

**Pandit Dwarka Prasad Mishra
Indian Institute of Information Technology,
Design & Manufacturing Jabalpur**

**Minutes of the 22nd Meeting of the Building & Works Committee
Held on May 3, 2016 from 10:30 hrs.
Onwards in the Conference Hall of PDPM IIITDM Jabalpur**

The following members were present in the meeting:

Prof. Pramod Kumar Jain Director, PDPM IIITDM Jabalpur	Chairman
Prof. Puneet Tandon Dean (P&D), PDPM IIITDM Jabalpur	Member
Shri N Varma SE, IIT Indore	Member
Shri D. K. Singh EE (O&M), MPKV Co. Ltd. Jabalpur (Representative of Shri Anil K Pandey)	Member
Shri D. M. Gupta Member BOG, PDPM IIITDM Jabalpur	Special Invitee
Shri V. K. Dubey EE, PDPM IIITDM Jabalpur	Special Invitee
Shri R. P. Dwivedi Registrar, PDPM IIITDM Jabalpur	Secretary (B&WC)

The following member expressed his inability to attend the meeting and was granted leave of absence:

Shri Ajay Singh	Member
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B&WC/2016:22.01	Opening remarks by the Chairman
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The Chairman B&WC welcomed all the members. The Chairman added that this is his 1st B&WC meeting after joining the Institute. He informed that the projects under construction by the CPWD have been laying stopped since last few months due to paucity of funds. The CPWD has communicated the decision of foreclose of works,

taken at their own end. It has been communicated by the Institute to the CPWD, not to hand over the works on "As is where is" basis as proposed by the CPWD after their decision for foreclose of works. The repeated requests are being made by the Institute to the CPWD to defer the decision of foreclose of works. The continuous efforts are also being made with the MHRD for release of funds.

The CPWD has reported the completion of some of the buildings. Unfortunately, a number of defects and deficiencies and unavailability of the basic amenities like permanent sewerage disposal system, electrical supply, water supply has been observed in most of these buildings. In such circumstances, the buildings are not ready to use by the Institute. Therefore, requests are being made to the CPWD for necessary action on defect rectification work and to complete the balance works. Some other essential buildings are at a very advance stage of construction. We are planning to release the funds, building wise. The permanent sewerage disposal system is a crucial issue against functionality of buildings in academic area and in residential area. As the work has not yet been started by the CPWD, the issue is being proposed for discussions in this meeting.

B&WC/2016:22.02	Confirmation of Minutes of 2015/1st meeting of the Building & Works Committee (21st meeting) held on August 01, 2015.
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The minutes of the 21st meeting of the Building & Works Committee were circulated to all the members. No comments were received. The Committee confirmed the minutes of B&WC 21st meeting held on August 01, 2015.

B&WC/2016:22.03	To discuss and consider the estimate received from the CPWD for the work of Internal and External painting of Hall of Residency – I and Hall of Residency – III at the IIITDM Campus, Jabalpur.
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The committee discussed at length the estimate received from the CPWD for the work of internal and external paintings for Hall of Residence – I and Hall of Residence – III. The B&WC observed that the estimates seems to be on a higher side. In addition, the present paucity of funds was also taken in account. It was decided that the estimate would be reexamined by the EE of the Institute and a fresh estimate with justification may be submitted for consideration.

B&WC/2016:22.04	To discuss and consider the estimate received from the CPWD for the work of A/R & M/O for HOR-I (Hostel Buildings) and Core Lab Complex (Office Building) at IIITDM Jabalpur.
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The estimates received from the CPWD for the work of A/R & M/o for HOR-I (Hostel buildings) and Core Lab Complex (Office building) was discussed at length. The Committee observed that the estimates given by CPWD seems to be on higher side and contain a major component of salaries of work charge staff against which the values of material cost for maintenance work was observed to be on a very lower side.

It was decided to send the estimate to the EE of the Institute for reexamining and to submit a report with justification.

B&WC/2016:22.05	To consider the reporting items.
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The B&WC has gone through the works/projects undertaken by the Institute within the power of Director and Dean (P&D) from August 1, 2015 to April 28, 2016. The B&WC has noted A/A & E/S amount given against each works and asked the EE (Civil) to give the status of works and probable date of completion / action. The same is enclosed.

B&WC/2016:22.06	Any other items with the permission of the Chair.
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B&WC/2016:22.06(1) To discuss for exploring the additional construction agencies for completing the pending construction works and/or assignments of new projects.

It is informed to the Committee that the CPWD has stopped the construction works since September 2015 onwards due to non-release of funds from MHRD. The CPWD vide letter No. 23(5)JPED/2015-16/34 dated February 27, 2016 took one sided decision and conveyed to the Institute about foreclose all the ongoing works. It has been asked to the Institute to take over the work on "As-is-where-is" basis. The works which are completed are also having defects and certain incomplete works against which no serious action has been taken by the CPWD till date. The works related with essential services like, water supply, electrical supply, sewerage disposal system, firefighting works etc. are lying pending by the CPWD on the pretext that funds are not available with them. It was decided that the details of measurement proposed for payment would be sought from the CPWD for different buildings. The same would be examined by the EE of the Institute and the actual status of works would be finalized in a joint inspection by a representative of the CPWD, a representative of the Institute and a representative of the Institute architectural consultant. Further decision would be taken on the basis of the joint inspection report.

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It was also decided the empanelment of Architects, Structural consultant and Construction contractors would be done at the Institute level for all the new projects. Sh. N. Varma had kindly agreed to provide necessary assistance in empanelment of agencies. The committee recommended that the empanelment of construction contractors may be done under following two categories with different class of contractors against each category:

(1)	Contractors for Maintenance	
	(a) Civil works (b) Electrical works	(i) Work value upto 10 Lacs (ii) Work value upto 20 Lacs (iii) Work value upto 100 Lacs
(2)	Construction for New works	
	(a) Civil works (b) Electrical works	(i) Work value upto 5 crores (ii) Work value upto 15 crores (iii) upto 30 crore

The committee opined that some registration fee may be charged from the applicants for empanelment in addition a security deposit may also be taken in the form of FDR.

B&WC/2016:22.06(2) Proposal to hire external consultant(s) to supervise and advice for Civil Construction projects.

The B&WC agreed that the proposal for appointing a senior level experienced, Civil Engineer as a consultant/adviser to foresee the construction works and to advise on related matters. The term and condition will be decided by the Institute.


B&WC/2016:22.06(3) Performance Report of existing architects: It has been observed that the existing architects who have been given huge amount against the consultancy charges the scope of work as per the agreement with consultants includes providing clearance from the statutory authorities periodic supervision of construction works and providing feedback and a certificate of completion of completed buildings. The consultants are observed not to be serious about their work. The BWC decided that the Dean (P&D) will give a report on the performance of all the three consultants as soon as possible.


B&WC/2016:22.06(4) Installation of 2 STPs in Institute campus: The estimates for installation of 2 STPs costing Rs. 2.07 crores was placed before the Board in its meeting held on December 7, 2015. The Board observed that the estimates are on higher side and CPWD is to be asked to bring down the cost. The CPWD was accordingly informed, in turn the CPWD has not reduced the cost. It

was recommended that the work may be taken up at the Institute level after reviewing the estimate.

B&WC/2016:22.06(5) On site visit of IIITDMJ Campus: It was decided to visit the sites whose CPWD has reported completion of work or more than 90% work. Accordingly members of BWC accompanied by Dean (P&D) visited the sites.

The meeting ended with thanks to the Chair.


04/05/2016
(Ram Phal Dwivedi)
Officer-in-Charge (Estate),
Registrar & Secretary B&WC


04/05/16
Chairperson, B&WC