

भारतीय प्रौद्योगिकी संस्थान रुड़की
INDIAN INSTITUTE OF TECHNOLOGY ROORKEE
रुड़की-247 667 / ROORKEE - 247 667



भवन एवं निर्माण समिति की 35वीं बैठक का कार्यवृत्त
MINUTES OF THE 35th MEETING OF
THE BUILDING & WORKS COMMITTEE

DAY & DATE: FRIDAY, THE 05th DECEMBER 2016

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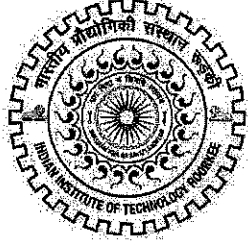
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35.3	आईआईटी रुड़की परिसर में योजना, डिजाइन और एसटीपी के निर्माण से संबंधित प्रस्ताव पर विचार करना । To consider the proposal related to Planning, Design and Construction of STP at IIT Roorkee Campus.	3
35.4	फ्रेम वर्क प्लान 2013 और बीओजी द्वारा अनुमोदित इसके कार्यान्वयन योजना के रूप में अगले पांच वर्षों के दौरान निर्माण कार्यों के प्रस्ताव पर विचार करना । To consider the proposal for construction during the next five years as per Frame Work Plan-2013 and its implementation plan approved by the BOG.	4

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App. 'A'	<p>भवन एवं निर्माण समिति की दिनांक 12.08.2016 को आयोजित 34वीं बैठक के कार्यवृत्त पर की गई कार्रवाई की रिपोर्ट ।</p> <p>Report on the action taken to implement the decisions of the 34th meeting of the Building & Works Committee held on 12.08.2016.</p>	5-10
App. 'B'	<p>आईआईटी रूडकी परिसर में एसटीपी की योजना, डिजाइन और निर्माण के लिए सलाहकार द्वारा प्रस्तुत विस्तृत परियोजना रिपोर्ट। (पृथक पुस्तिका संलग्न है)</p> <p>Detailed Project Report (DPR) submitted by the Consultant with respect to the Planning, Design and Construction of STP at IIT Roorkee Campus. (Separate Booklet enclosed)</p>	



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Minutes of the 35th meeting of the Building & Works Committee held on 5th December 2016 at 11.30 A.M. in the Board Room of the Institute.

The following were present:

- | | |
|--|-------------------|
| 1. Prof. P. K. Ghosh, Officiating Director | - Chairman |
| 2. Prof. Z. Ahmad, Chairman, E&W | - Member |
| 3. Er. Deepak Saini, Executive Engineer, UPCL
(on behalf of the Dy. G.M. UPCL, Roorkee) | - Member |
| 4. Prof. (Mrs.) Pushplata, Architecture & Planning | - Member |
| 5. Prof. Pramod Agarwal, Electrical Engg. Department | - Member |
| 6. Er. Ajay Sharma, Institute Engineer | - Member |
| 7. Prof. U.P. Singh, Dean, Finance & Planning | - Special Invitee |
| 8. Shri Prashant Garg, Registrar | - Secretary |

Communications for leave of absence were received over phone from Er. Pravendra Kumar, Director, MDC, U.P. Housing & Development, Lucknow and Prof. Pradeep Kumar, Department of Civil Engineering, IIT Roorkee.

The Chairman welcomed the members of the Building & Works Committee.

The B&WC also thanked Prof. Pradipta Banerji, Ex-Director and recorded its appreciation for his valuable guidance and contribution in the meetings of the B&WC.



Deliberations:

The B&WC took up the following agenda items for discussion, deliberation and consideration:

Item No. 35.1: To confirm the minutes of the 34th meeting of the Building & Works Committee held on 12.08.2016.

Having received a minor comment on replacement of word 'Old Teachers' Hostel' by 'New Teachers' Hostel', the minutes of the 34th meeting of the Building & Works Committee, as recorded and circulated, were **confirmed**.

Item No. 35.2: To receive a report on the actions taken to implement the decisions of the 34th meeting of the Building & Works Committee held on 12.08.2016.

The Building & Works Committee **noted** the actions taken on the minutes of the 34th meeting, as reported. **(Appendix 'A')** with the following observations:

Item No. 34.3: Noted that alternative proposed new location at vacant chunk of land on two points as advised in the 34th Meeting of the Building & Works Committee viz. the already laid down Sewer Lines Network levels and to avoid cutting of large number of teakwood trees only was found suitable for constructing STP. The same has been technically validated by the Consultant and approved by the Chairman, B&WC. It was clarified by the Institute Engineer that the fee of the Consultant, so hired by the IIT Roorkee, would be debited from the account of NBCC for the said work. The B&WC further emphasized that since the completion of this work is already over delayed so now onward there must be no further delay. Progress of the work be reported in the next meeting of the B&WC.

Item No. 34.4: The Institute Engineer apprised the current position to the committee that the NBCC floated fresh tenders for the work as their earlier appointed agency, to whom the work of STP construction was given, has denied to re-start the work.



The B&WC advised that reasons for delay in early commencement of work be sought from NBCC in writing. It was further suggested that penalty clause for delay in completion of work be reviewed in future MoU so that both PMC and Executing Agencies be remain accountable and sensitive for timely completion of work and also to prevent audit observations. After having confirmed from General Manager, NBCC Roorkee telephonically, the Institute Engineer ensured the Committee that the STP work is likely to be recommenced by the 1st week of January 2017.

Action taken starts on earlier meetings:

Item No. 32.3: The committee observed that the construction work completed by the NBCC, especially in Kasturba Bhawan, is of poor quality, hence, suggested that all future work should be duly monitored to ensure quality and adherence of time schedule. Suitable recovery clause for every stage of failure and legal binding be carefully incorporated in future agreements, if the quality of work is not as per the order.

Item No. 33.4: B&WC showed its concern over delay in installation of the remaining 18 lifts for Physically Disabled Persons and reiterated its earlier recommendations and advised to expedite the case. The rest 18 lifts be purchased immediately from M/S ThirdLeg Mobility Aids after negotiation of rate and ensuring prior recommendations as already approved by the Board of Governors vide resolution No. BG/38/2015. The B&WC advised Estate & Works to get feed back again after redressing of previous observation.

Item No. 35.3: To consider the proposal related to Planning, Design and Construction of STP at IIT Roorkee Campus.

The B&WC decided that the Detailed Project Report (DPR) dated 29.10.2016 submitted by the Consultant with respect to the Planning, Design and Construction of STP at IIT Roorkee Campus as given at **Appendix 'B'** be approved.

It has been emphasized that NBCC be asked to recommence the remaining work of implementation of Sewerage Scheme including STP with odorless technology at the earliest possible without any further delay. The NBCC

should start the work by the end of January 2017. The progress of work be monitored periodically and the same may be reported to the concerned authority. The Chairman further advised that grant allocated for this purpose be consumed by the 31st March 2018.

Item No. 35.4: To consider the proposal for construction during the next five years as per Frame Work Plan-2013 and its implementation plan approved by the BOG.

The B&WC deliberated on the proposed sequence of implementation plan in 7 stages and found in order as it is as per the Maser Plan 2013 approved by the Board of Governors. However, in view of funds limitations and changed priorities first in favour of hostels, faculty accommodation (as already felt in meeting current requirements and large gaps between actual availability and requirements) and then centres etc., need to be re-considered at appropriate forum like Deans' Committee and/or BOG for this phase project implementation in consonance of the Master Plan 2013.

The meeting ended with a vote of thanks to the Chair.

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Appendix 'A'
Item No. B&WC/35.2

Item No. 35.2 To receive a report on the actions taken to implement the decisions of the 34th meeting of the Building & Works Committee held on 12.08.2016 and pending actions on the minutes of the earlier meetings of the B&WC.

The status on actions taken on the decisions of the Building & Works Committee are reported as under:

Item No.	Abstract of the minutes	Status of action taken
Meeting dated 12.08.2016		
34.3	<p>The B&WC has taken a stock of progress on the earlier recommended STP project with odor less technology since its previous 33rd meeting held on 09.11.2015. The Detailed Project Report (DPR) prepared by the Consultant, so appointed for this purpose has been considered.</p> <p>The B&WC expressed its concern at the new proposed site located near the Earthquake Engineering Department behind the Kasturba Bhawan on the following grounds:</p> <p>1. The Kasturba Bhawan is located just near this proposed site which can be the</p>	<p>A site for construction of STP has been finalized after survey. A detailed agenda item No. 35.3 is being placed before the B&WC.</p>



cause of concern for hostel community.

2. Department of Earthquake Engineering and CBRI building exists in the vicinity, their administration can raise similar concern.

3. The site is a low level area and has lot of trees including of the teak wood.

Due to these reasons, the B&WC after due deliberations advised that the vacant chunk of land between old Teachers' Hostel and Shubhash Chandra Bose Club may be explored for construction of STP. The Consultant may be asked to visit the proposed alternate new site, access & evaluate the feasibility of construction of STP at site in the light of levels of the laid down Trunk Sewer Lines network as already terminated near this location. The revised approval be taken from the Director as the Chairman, B&WC.

Further advised that if this new proposed site found suitable, the

	<p>local authority, who had earlier raised objection, be taken into confidence and obtain the necessary permission and all other clearances before commencement of the STP. Since, the construction of STP is required to be taken up on high priority, all the actions including location finalization and permission from city authority be taken up swiftly in consultation with the Consultant. The recommendations alongwith permission so obtained, be placed before the Board of Governors in its meeting scheduled to be held on 6th September 2016.</p>	
34.4	<p>The B&WC after deliberation on the issue recommended that NBCC may be asked to complete the remaining work of STP and Sewerage System within its sanctioned cost as per MoU. However, it is further recommended that technology for covering parts of the STP to reduce odor may also be included in the STP of Saharanpur Campus. Additional, financial projected</p>	<p>As approved by the B&WC, NBCC has been asked to complete remaining work of the STP and sewerage system vide our letter E&W/IE/296 dated September 29,2016. They were further conveyed about covering the parts of the STP to reduce the odor.</p> <p>The GM, NBCC Ltd. informed vide letter NBCC/GM/Roorkee/Ph-II/2016 /482 dated 4-11-2016 that they are pursuing with the existing agency for recommencement of the work, however, till date work has not been recommenced by the NBCC inspite of our repeated reminders.</p>

	<p>implication approximately of Rs. 20.00 lacs be approved for this purpose.</p>	
<p>34.5</p>	<p>The B&WC considered the proposal as per Master Plan-2013. The B&WC advised that the Institute Architect be asked to prepare the implementation plan of this Master Plan keeping in view of the need and priority of the Institute and the same be placed before the next meeting of the Board of Governors.</p> <p>The Chairman, B&WC desired that since there is shortage of space for development of Centre of Excellence and other academic and research areas, therefore, the academic buildings be taken up on priority. Presently, the space housing the Student Club, Hobbies Club, Workshop etc. be taken up for planning such buildings. The present residential area of the Amod Kunj after suitably re-allocated its residences, be also included into the development of such Academic Areas.</p>	<p>A Separate detailed agenda item No. 35.4 on this matter is being placed before the B&WC.</p>

	It was observed that after the completion of Married hostel-cum-Transit accommodation buildings which are under construction, will provide the sufficient residential area for time being required for faculty.	
Pending action of the earlier meetings of the B&WC		
32nd meeting dated 18.12.2014		
32.3	Construction of the following buildings in the IIT Roorkee campus	The financial and physical progress of each building on 30.11.2016 is given below :
	Name of the Building	Approved Cost (Rs. in crore)
		Financial Payment (A) (Rs. in crore)
		% of Financial Payment Status
		Building Construction Progress Level
	1. Lecture Hall Complex -II	65.61
	2. Boys' Hostel	68.48
	3. Students' Activity Centre	25.03
	4. Transit Accommodation/ Married Students' Hostel	72.33
		19.54
		19.98
		6.70
		38.92
		29.78%
		29.18%
		26.77%
		53.81%
		35%
		34%
		30%
		60%
		Further, the work of Transit Accommodation/Married Students' Hostel and Lecture Hall Complex-II was commenced on 25.02.2016 and other two projects out of total four above were commenced on 15.05.2016 after clearance of site. The total time period of NBCC for completion of the project is 24 months and total approved cost is Rs. 231.34 Crore for all the four buildings.
33rd meeting dated 09.11.2015		
33.4	The B&WC technically considered the proposal of	As approved by the BOG in its 49th meeting and special directions of B&WC in its 34th meeting, the committee was constituted to

<p>replacement of mechanical doors system both for Phase-I and Phase-II with automatic doors & recommended for approval the Phase-II of the proposal comprising the installation of lifts in rest of the 18 Departments/Centres. The B&WC further suggested that the negotiation with existing vendor M/S ThirdLeG Mobility Aids be carried out to reduce the cost for the proposed replacement of the doors and additional requirement of the lifts.</p> <p>It is recommended that a Committee for Negotiation with the above mentioned firm be constituted.</p> <p>The B&WC has recommended the preliminary estimated cost of Rs. 320.00 lacs for installation of 18 lifts with automatic doors and replacement of automatic door system in the existing 6 lifts for the physically challenged persons.</p>	<p>carry out the negotiations with the existing vendor M/s ThirdLeG Mobility Aids both for replacement of Mechanical door system for Phase-I as well as for supply and installation of rest of the 18 nos. of Lifts with automatic door system. After negotiation the Agency agreed to give the discount of Rs. 59,000.00 per lift and thus the cost of 18 nos of lifts has been worked out to Rs. 305.00 Lacs. The same was approved by the Competent Authority.</p> <p>The cost of replacement of six nos. of mechanical doors with automatic door has been worked out Rs. 31.20 Lacs and the same was approved by the Competent Authority.</p> <p>Both the cases have been forwarded to the Material Management Section for placing the order with M/s ThirdLeG Mobility Aids.</p>
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