

NATIONAL INSTITUTE OF TECHNOLOGY KARNATAKA, SURATHKAL

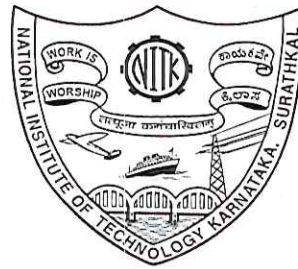
Srinivasnagar Post, MANGALURU – 575 025

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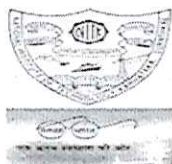
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**Minutes of 45th meeting of the
BUILDING & WORKS COMMITTEE
held on 24-September-2021 (Friday) at 11:00AM
through video conference.**


Azadi Ka
Amrit Mahotsav



Minutes of the proceedings of 45th meeting of the Building and Works Committee held on 24-September-2021 (Friday) at 11:00AM through Video Conference (Google Meet) / at CCMT Hall, NITK, Surathkal.

Members present/ attended the meeting:

Sl. No.	Name		Mode of participation
1	Prof. K Umamaheshwara Rao, Director, NITK, Surathkal, Mangaluru – 575025.	Chairman	In-person
2	Shri Anil Kumar Director – Finance, Ministry of Education, Govt. of India, Dept. of Higher Education, No. 213-C, Shastri Bhavan, New Delhi – 110001.	Member	Through Video conference (Google Meet)
3	Prof. K S Babu Narayan, Dean (P&D), NITK, Surathkal, Mangaluru – 575 025.	Member	In-person
4	Prof. Lakshman Nandagiri, Professor, Dept. of Water Resources & Ocean Engg., NITK, Surathkal, Mangaluru – 575 025.	Member	Through Video conference (Google Meet)
5	Shri Suneet K Dadheech, Superintending Engineer cum Project Director, CPWD, NITKS Project Circle Office, NITK campus, Mangaluru – 575025.	Member	In-person
6	Shri K Ravindranath, Registrar, NITK, Surathkal, Mangaluru – 575 025.	Member Secretary	In-person

Special Invitees present/ attended the meeting:

Sl. No.	Name		Mode of participation
1	Prof. M S Bhat, Dean (Faculty Welfare), NITK, Surathkal, Mangaluru – 575 025.	Special Invitee	Through Video conference (Google Meet)

2	Prof. Subhash C Yaragal, Immediate Former Dean (P&D) & Professor, Dept. of Civil Engineering, NITK, Surathkal, Mangaluru – 575 025.	Special Invitee	In-person
3	Shri G Vivekananda Swamijee, Executive Engineer (Civil), CPWD, NITKS Project Division -1, NITK Campus, Srinivasnagar, Mangaluru – 575025.	Special Invitee	In-person
4	Prof. B R Jayelaksmi, Professor & Head, Dept. of Civil Engineering, NITK, Surathkal, Mangaluru – 575 025.	Special Invitee	Through Video conference (Google Meet)
5	Shri Y Ram Mohan, Joint Registrar, NITK, Surathkal, Mangaluru – 575 025.	Special Invitee	In-person
6	Dr. Prashanth M H, Faculty in-charge of Estate & Works, NITK, Surathkal, Mangaluru – 575 025.	Special Invitee	In-person
7	Dr. P Parthiban, Faculty in-charge of Electrical Works, NITK, Surathkal, Mangaluru – 575 025.	Special Invitee	Through Video conference (Google Meet)
8	Shri Mohamod Firoze Khaza, Resident Engineer (i/c) & Executive Engineer (Electrical), NITK, Surathkal, Mangaluru – 575 025.	Special Invitee	In-person
9	Dr. Raviraj H Mulangi, Designated Resident Engineer (i/c) from 30-09- 2021 & Assistant Professor (Grade-I), Dept. of Civil Engineering, NITK, Surathkal, Mangaluru – 575 025.	Special Invitee	Through Video conference (Google Meet)

The Chairperson of the Building and Works Committee extended a warm welcome to all the members. The Chairperson introduced new members namely (i) Shri Anil Kumar, Director-Finance, Ministry of Education, Government of India; and (ii) Prof. K S Babu Narayan, Dean (P&D) to the Committee. The Committee extended warm welcome to them. After a brief discussion, with the permission of the Chair, the committee began its proceedings.



Item No. 45.1	Reading and Confirmation of the minutes of 44th meeting of the Building and Works Committee held on 17-May-2021 – Reg
	The minutes of 44 th meeting of the Building and Works Committee held on 17-May-2021 were read. Since no comments have been received, the B&WC resolved to confirm the minutes.

Item No. 45.2	To consider the Report on Action Taken on the resolutions of 44th meeting of the Building and Works Committee held on 17-May-2021 – Reg
	The action taken on various resolutions passed in the 44 th meeting of the Building and Works Committee held on 17-May-2021 were noted and approved.

Item No. 45.3	Items placed before the present 45th meeting dated 24-September-2021 for discussion and consideration:
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Item No. 45.3.1	To note							
	(i) The latest progress (physical & financial) of various works/ buildings under construction (Projects entrusted to CPWD as well as the works being executed by the Institute under Grant-in-Aid); and							
	(ii) information regarding latest position of grants received, expenditure incurred and unspent balance available in respect of building works (under Capital grants – Grant-in-Aid) – Reg.							
	After discussion on the progress of on-going projects, the following resolutions were passed:							
	<table border="1"> <thead> <tr> <th>Sl. No.</th> <th>Name of work</th> <th>Resolution passed</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Const. of New Boys' hostel building of 500 single occupancy rooms (10th block)</td> <td>The B&WC noted the progress as reported in the Agenda Note The SE/Project Director, CPWD informed that 280 numbers of rooms have already been handed over to the Institute; and are occupied; and 100 more rooms are completed which would be handed over within a couple of days. The SE/Project Director, CPWD further informed that 70 more rooms would be completed and handed over to the Institute by the end of November, 2021; and balance 50 rooms, kitchen & dining block and external yard developmental works would be completed by December, 2021; and would be handed over to the Institute in January, 2022.</td> </tr> </tbody> </table>		Sl. No.	Name of work	Resolution passed	1	Const. of New Boys' hostel building of 500 single occupancy rooms (10 th block)	The B&WC noted the progress as reported in the Agenda Note The SE/Project Director, CPWD informed that 280 numbers of rooms have already been handed over to the Institute; and are occupied; and 100 more rooms are completed which would be handed over within a couple of days. The SE/Project Director, CPWD further informed that 70 more rooms would be completed and handed over to the Institute by the end of November, 2021; and balance 50 rooms, kitchen & dining block and external yard developmental works would be completed by December, 2021; and would be handed over to the Institute in January, 2022.
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1	Const. of New Boys' hostel building of 500 single occupancy rooms (10 th block)	The B&WC noted the progress as reported in the Agenda Note The SE/Project Director, CPWD informed that 280 numbers of rooms have already been handed over to the Institute; and are occupied; and 100 more rooms are completed which would be handed over within a couple of days. The SE/Project Director, CPWD further informed that 70 more rooms would be completed and handed over to the Institute by the end of November, 2021; and balance 50 rooms, kitchen & dining block and external yard developmental works would be completed by December, 2021; and would be handed over to the Institute in January, 2022.						

		<p>The Committee advised the SE/Project Director, CPWD to communicate his commitments to the Institute.</p> <p>Chairman, B&WC, stressed that the CPWD needs to work towards maintaining their commitments to the Institute.</p>
2	<p>Construction of building for Security Office and Security Gate at the main entrances of the campus (Eastern and western side).</p>	<p>The B&WC noted the progress as reported in the Agenda Note.</p> <p>The B&WC noted that due to COVID-19 lockdown/ restrictions, the progress of work has hindered.</p> <p>The SE/Project Director, CPWD informed that the eastern side Gate would be completed by 10th October, 2021; and the entire work including western gate would be completed by November, 2021.</p> <p>The Committee advised the SE/Project Director, CPWD to communicate his commitments to the Institute.</p> <p>Chairman, B&WC, stressed that the CPWD needs to work towards maintaining their commitments to the Institute.</p>
3	<p>Construction of Concrete testing Laboratory and Environmental Engineering Laboratory for Department of Civil Engineering (G+1 floor as annex to the existing building)</p>	<p>The B&WC noted the progress as reported in the Agenda Note.</p> <p>The B&WC noted that due to COVID-19 lockdown/ restrictions, the progress of work has hindered.</p> <p>The SE/Project Director, CPWD informed that the entire work would be completed by November, 2021.</p> <p>The Committee advised the SE/Project Director, CPWD to communicate his commitments to the Institute.</p> <p>Chairman, B&WC, stressed that the CPWD needs to work towards maintaining their commitments to the Institute.</p>
<p>The B&WC noted that out of 20 projects completed physically (and handed over to the Institute), final settlement of accounts/ reconciliation of accounts of only two</p>		

Deeds

	<p>projects have been made so far. The B&WC advised the CPWD for furnishing the final statement of accounts/ reconciliation of accounts of completed works, which are free from arbitration cases, immediately.</p> <p>As regards to other completed works which are having arbitration cases, the B&WC advised the CPWD to pursue the pending cases; and settle the works accounts at the earliest possible.</p>
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Item No. 45.3.2	<p>To note the status of the work of “Construction of SKY-TRACK (Foot over bridge) across National Highway -66 to connect eastern and western parts of the campus” - Reg.</p>
	<p>B&WC noted the status of the work as reported in the Agenda note. The B&WC suggested the Institute to follow up the matter with the NHA for immediate commencement of the work.</p>

Item No. 45.3.3	<p>HEFA Infrastructure term loan project (Window-I): To note the status of the work of “Construction of New building for School of Interdisciplinary Studies (to house different Centers of Excellence) and Central Research Facility (CRF)” – Reg.</p>
	<p>B&WC noted the status of the work as reported in the Agenda note. The B&WC satisfied with the progress of work.</p>

Item No. 45.3.4	<p>HEFA Infrastructure term loan project (Window – IV; now shifted to Grant-in-Aid): To note the status of the work of “EWS Reservations - Construction of New Boys’ Hostel of 200 triple occupancy rooms (Block No. 11)” – Reg.</p>
	<p>B&WC noted the status of the work as reported in the Agenda note. The B&WC satisfied with the progress of work.</p>

Item No. 45.3.5	<p>To note the information on closure of HEFA Loan account in respect of the on- going work “EWS Reservations - Construction of New Boys’ Hostel of 200 triple occupancy rooms (Block No. 11)” considering shifting of project debit head to Grant-in-Aid (OH-35) – Reg.</p>
	<p>The B&WC noted the remittance of outstanding loan amount in connection with the work of EWS Reservations - Construction of New Boys’ Hostel of 200 triple occupancy rooms (Block No. 11); and closure of loan account with the HEFA Board.</p>

Deeds

Item No. 45.3.6	HEFA Infrastructure term loan project (Window - I): To note the status of the work of "Construction of New Girls Hostel with modified 427 capacity (212 double occupancy + 3 single occupancy for differently abled persons) [Block No. 6 - Sowparnika]" – Reg.
	B&WC noted the status of the work as reported in the Agenda note.

Item No. 45.3.7	To note the information on the loan disbursement taken from the HEFA Board towards Infrastructure projects (Till 31-August-2021) – Reg.
	B&WC noted the details of loan disbursement obtained till 31-August-2021 from HEFA Board as reported in the Agenda Note.

Item No. 45.3.8	To consider the status of arbitration/ court cases between CPWD and the contractors engaged by the CPWD and to consider depositing of money in respect of the arbitrations awarded in favour of the contractor (cases lost by the CPWD) – Reg																													
	<p>The B&WC noted the details of arbitration / court cases between the CPWD and the contractors engaged by the CPWD, as reported in the Agenda note.</p> <p>The B&WC noted that the following eight arbitration cases have been awarded in favour of the CPWD; but are challenged by the contractor in the Civil Courts:</p> <table border="1"> <thead> <tr> <th>Sl. No.</th> <th>Name of work</th> <th>Amount awarded in favour of CPWD.</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Vertical extension of Applied Mechanics building (present WROE)</td> <td>₹ 73.324 lakh + interest at 9%</td> </tr> <tr> <td>2</td> <td>Additional building for Library (Library annex)</td> <td>₹ 49.936 lakh + interest at 11%</td> </tr> <tr> <td>3</td> <td>Extension of Basic Sciences building</td> <td>₹ 18.755 lakh + interest at 11%</td> </tr> <tr> <td>4</td> <td>Const. of Sports Complex (Case No. 1 – M/s Sri Krishna Shelters)</td> <td>₹ 190.696 lakh + interest at 10%</td> </tr> <tr> <td>5</td> <td>Const. of Type III and Type IV apartments</td> <td>₹ 99.514 lakh + interest at 11%</td> </tr> <tr> <td>6</td> <td>Const. of Boys Hostel (Block No. 10)</td> <td>₹ 380.664 lakh + interest at 11%</td> </tr> <tr> <td>7</td> <td>Vertical Extension of Mechanical Engg. Building</td> <td>₹ 139.573 lakh + interest at 5%</td> </tr> <tr> <td>8</td> <td>Const. of Type V and Type VI apartments</td> <td>₹ 362.89 lakh + interest at 10%</td> </tr> <tr> <td colspan="2" style="text-align: right;">Total</td> <td>₹ 1,315.352 lakh + interest</td> </tr> </tbody> </table> <p>The B&WC noted that the following four arbitration cases have been awarded in favour of the contractor and are accepted by the competent authorities of the CPWD based on the legal opinion rendered by the Ministry of Law and Justice, Government of India:</p>	Sl. No.	Name of work	Amount awarded in favour of CPWD.	1	Vertical extension of Applied Mechanics building (present WROE)	₹ 73.324 lakh + interest at 9%	2	Additional building for Library (Library annex)	₹ 49.936 lakh + interest at 11%	3	Extension of Basic Sciences building	₹ 18.755 lakh + interest at 11%	4	Const. of Sports Complex (Case No. 1 – M/s Sri Krishna Shelters)	₹ 190.696 lakh + interest at 10%	5	Const. of Type III and Type IV apartments	₹ 99.514 lakh + interest at 11%	6	Const. of Boys Hostel (Block No. 10)	₹ 380.664 lakh + interest at 11%	7	Vertical Extension of Mechanical Engg. Building	₹ 139.573 lakh + interest at 5%	8	Const. of Type V and Type VI apartments	₹ 362.89 lakh + interest at 10%	Total	
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Sl. No.	Name of work	Amount awarded in favour of CPWD.
1	Furniture and other furnishings to Ladies Hostel Block - 5	₹ 2.31 lakh + interest at 8%
2	Const. of Ladies hostel (Block No. 5)	₹ 38.53 lakh
3	Const. of LHC (C) [Western side Teaching block]	₹ 316.548 lakh
4	Const. of Sports Complex (Case No. 2 – M/s MIA Construction)	₹ 140.51 lakh
Total		₹ 497.898 lakh + interest

After discussion, the B&WC passed the following resolutions:

(i) The B&WC resolved that the Institute shall ask the CPWD to pursue the cases in which the arbitration is awarded in favour of the CPWD; and get the awarded amount at the earliest.

(ii) The B&WC resolved to recommend to the Finance Committee for approval of depositing the money equal to the awarded amount + applicable interest to CPWD for the works in which the CPWD has lost the arbitration case.

Item No. 45.3.9	<p>To consider approval for demolishing old Bachelors Staff quarters (Block 1 and 2 – Total 10 dwelling units) – Reg.</p> <p>The B&WC noted the contents as reported in the Agenda note. After discussions, the following resolution was made:</p> <p>'The B&WC resolved to recommend to the Finance Committee for approval of demolishing the below mentioned old staff quarters':</p> <table border="1"> <thead> <tr> <th>Sl. No.</th> <th>Type of building</th> <th>Number of dwelling units</th> <th>Year of construction</th> <th>Built up area of the building</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Bachelors type staff quarters: Block No. 1</td> <td>2 numbers (Quarters No. B-1 & B-2)</td> <td>1987 -1988</td> <td>145.76Sqm</td> </tr> <tr> <td>2</td> <td>Bachelors type staff quarters: Block No. 2</td> <td>4 numbers (Quarters No. B-3 to B-6)</td> <td>1987 -1988</td> <td>291.52 Sqm</td> </tr> <tr> <td>3</td> <td>Bachelors type staff quarters: Block No. 3</td> <td>4 numbers (Quarters No. B-7 to B-10)</td> <td>1987-1988</td> <td>291.52 Sqm</td> </tr> </tbody> </table>	Sl. No.	Type of building	Number of dwelling units	Year of construction	Built up area of the building	1	Bachelors type staff quarters: Block No. 1	2 numbers (Quarters No. B-1 & B-2)	1987 -1988	145.76Sqm	2	Bachelors type staff quarters: Block No. 2	4 numbers (Quarters No. B-3 to B-6)	1987 -1988	291.52 Sqm	3	Bachelors type staff quarters: Block No. 3	4 numbers (Quarters No. B-7 to B-10)	1987-1988	291.52 Sqm
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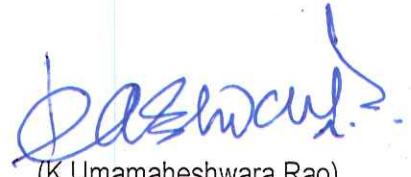
Item No. 45.3.10	To re- note the information on exemption from obtaining Environmental clearance under EIA notifications of Ministry of Environment, Forest and Climate Change, Govt. of India in respect of developmental works of the campus – Reg.
	The B&WC resolved that the Institute shall obtain the opinion from CPWD regarding applicability of requirement of Environmental clearance under EIA notifications of Ministry of Environment, Forest and Climate Change, Govt. of India in respect of developmental works of the campus.

Item No. 45.3.11	To consider any other matters with the permission of the Chair – Reg.
	No other matters were considered for discussion.

With the above, the meeting was concluded with thanking the Chair.



(K Ravindranath)
Member Secretary,
Building and Works Committee,
NITK, Surathkal.



(K Umamaheshwara Rao)
Chairman,
Building and Works Committee,
NITK, Surathkal.