

118

झारखण्ड केन्द्रीय विश्वविद्यालय  
**CENTRAL UNIVERSITY OF JHARKHAND**  
 (A Central University established by an Act of Parliament in 2009)



**MINUTES**  
**OF**  
**19<sup>TH</sup> MEETING OF THE BUILDING COMMITTEE**

held in CUJ Brambe Campus  
 on April 2, 2019 at 02.00 pm

*[Handwritten signatures and initials of committee members]*

117

Prof. Nand Kumar Yadav 'Indu', Hon'ble Vice Chancellor of the University chaired the meeting.

The following members / invitees were present: - -

S.N.	Name	Status
1	Prof. Nand Kumar Yadav 'Indu', Vice Chancellor	Chairman
2	Prof. Gopal Pathak, Professor-Dept. of Civil Engg. & Env. Science, BIT Mesra (on EOL) and Vice Chancellor, Jharkhand Technical University	Member
3	Prof. Ratan Kumar Dey, Professor, Department of Chemistry	Member
4	Prof. Manoj Kumar, Professor & Head, Department of Environmental Science	Member
5	Sh. Santosh Kumar, Finance Officer	Member
6	Sh. Shyam Lal Mehera, Chief Engineer (Tech. Cell) Urban Dev. & Housing Dept., GoJ	Member
7	Sh. Bira Ram, Retd. Engineer in Chief, Water Resources Development, GoJ	Member
8	Sh. Agam Prasad, Electrical Superintending Engineer, Energy Department, Govt. of Jharkhand	Member
9	Dr. Satyaki Sarkar, Associate Professor, Dept. of Architecture & Engg., BIT Mesra, Ranchi	Member
10	Er. Kumar Pankaj Anand Executive Engineer	Member
11	Prof. SL Harikumar, Registrar	Member Secretary

Invitees

S.N.	Name	Status
1	Sh. Rajiv Kumar, Member, Executive Council	Invitee
2	Sh. Sujit Kumar Pandey, Librarian and Chairman, Permanent Campus Development Committee	Invitee

The Chairman welcomed the members and invitees present in 19<sup>th</sup> meeting of Building Committee and expressed his pleasure & deep gratitude for their presence to provide guidance and advice towards development of the University.

Thereafter, the Chairman directed the Member Secretary to take up the agenda of the meeting one by one.

*(Handwritten signatures and initials)*

116

<b>Agenda No.</b>	<b>BC/2019/19/001</b>
<b>Agenda</b>	<p><b>To confirm the minutes of 18<sup>th</sup> meeting of the Building Committee held on 31.07.2017.</b></p> <p>The 18<sup>th</sup> meeting of the Building Committee held on 31.07.2017. The minutes of the meeting was placed as <b>Annexure - I.</b></p> <p>The minutes of meeting was placed before the Building Committee for perusal and confirmation.</p>

<b>Resolution</b>	<b>Agenda</b>	<b>Agenda Title</b>	<b>Confirmation / Further Advice</b>
	BC/2017/18/001	To confirm the minutes of the 16 <sup>th</sup> and 17 <sup>th</sup> meeting of the Building Committee held on 01.09.2014 and 21.10.2014.	Confirmed with advise to delete the words "hence, confirmation is not required." from the resolution contents.
	BC/2017/18/002	Preparation of Master Plan for the development of permanent campus of the University at Cheri-Manatu	Confirmed.
	BC/2017/18/003	Quality check and measurement of buildings fully or partially constructed by independent Govt. Agency or Undertaking and against whom the case is not registered by the CBI	Hon'ble Vice Chancellor informed the House that UGC officials - Dr.Jitendra Kumar Tripathi, Joint Secretary, UGC and Mr. R.C. Bhatt, Dy. Director (Audit), UGC during their meeting with Vice Chancellor of the University at its Brambe Campus on 28.06.2017 and 29.06.2017 mentioned in their report that the funds may be released for payment to the contractors who are not charge-sheeted by CBI and for those contractors, who are charge-sheeted, funds can be released only after no objection is given by CBI for them. CBI also in its letter dated 09.11.2016 intimated that the CUJ may release payments as per law against the firms, against whom CBI case has not been registered or who have not been charge-sheeted in CBI cases.

*[Handwritten signatures and initials]*

Chandru  
Sankar  
APB  
Abhinav

*[Handwritten mark]*

115

			<p>The Committee was informed that the Engineering Division of the University has taken steps to conduct quality check from CBRI Roorkee and NIT Jamshedpur, which have taken approximately one and a half year, which results in loss of time and money with no desired results.</p> <p>During the discussion, the records obtained from CBI was placed before the Committee for information, from which, it transpired that quality check has already been done.</p> <p>The Committee noted that the Executive Engineer misinformed the house about the quality report submitted by contractors before placing R.A. Bills for payment. He not only misled the UGC officials - Dr. Jitendra Kumar Tripathi, Joint Secretary, UGC and Mr. R.C. Bhatt, Dy. Director (Audit), UGC during their meeting with Vice Chancellor of the University at its Brambe Campus on 28.06.2017 and 29.06.2017, but also the Building Committee and University authorities on the requirement of quality check of the construction work at permanent campus for release of payment to the contractors. It is to be noted that the Executive Engineer - Mr. Kumar Pankaj Anand is the complainant of CBI enquiry. The Committee advised that an Inquiry Committee be set up in this regard.</p>
--	--	--	---

*[Handwritten signatures and initials in the table cells]*

*[Handwritten mark]*

			<p>Hence, the Committee strongly recommended to use the quality reports submitted by the contractors during their submission of R.A. Bills be utilized as confirmation of the recommended quality test / check. Therefore, the Committee decided to delete the word "quality check" from the agenda and resolution of the 18<sup>th</sup> Building Committee.</p> <p>Hence, the Committee recommended that the Engineering Division of the University be given the responsibility of measurement of the existing buildings one by one within 40 days. For this work, Executive Engineer is empowered to make necessary arrangements to complete the measurement work within the stipulated time.</p> <p>The Committee observed that there is no clear modality available for extrapolating the current test report, if done, with the five years old test report of the buildings.</p> <p>The development of the measurement work is to be reported in the next meeting of the Building Committee of the University, which is going to be held on 27.04.2019.</p>
<p><i>Donker</i></p>	<p><i>BC/2017/18/004</i></p>	<p>Appointment / selection of Project Maintenance Consultants (PMC)</p>	<p>Confirmed.</p>
<p><i>Chy</i></p>	<p><i>BC/2017/18/005</i></p>	<p>Discussion on buildings on which CBI has filed charge sheet</p>	<p>The Chairman of the Building Committee informed the members that a letter has been</p>

*[Handwritten signature]*

(113)

		received from CBI vide letter no. 5334/3/11/A/2014-R-Main dated 08.08.2018 stating that "the buildings at permanent campus at Cheri-Manatu may be taken over by the University as per procedure and CBI has no objection in this matter. In another letter received from CBI vide letter no. 4268/2/03/A/014-R dated 17.08.2017, it has been stated that "the University may take its own decision for release of payments to the contractors / architects in accordance with the findings of CBI investigation."
BC/2017/18/006	Repair and maintenance of Temporary Campus	Could not be taken up and needs to be placed in the next meeting.

<b>Agenda No.</b>	<b>BC/2019/19/002</b>		
<b>Agenda</b>	<b>Action Taken Report on the minutes of 18<sup>th</sup> meeting of the Building Committee held on 31.07.2017.</b>		
	<b>Agenda Title</b>	<b>Agenda Item</b>	<b>Action Taken Report</b>
	BC/2017/18/001	Confirmation of the minutes of 16 <sup>th</sup> and 17 <sup>th</sup> meeting of the Building Committee held on 01.09.2014 and 21.10.2014 respectively.	Noted.
	BC/2019/19/002	Preparation of Master Plan for the development of permanent campus of the University at Cheri-Manatu	The University has selected the Architect - M/s Development Architects Pvt. Ltd., Kolkata and awarded the work. A copy of the Agreement was placed as <b>Annexure - II.</b>  The Committee advised that rationality of the figures quoted

*Handwritten signatures and initials:*  
 Sankar  
 [Signature]  
 [Signature]  
 [Signature]  
 [Signature]  
 [Signature]

*Handwritten mark*

(112)

		by the bidders for appointment of the Architect for preparation of Master Plan be verified from the Architectural Council of India.
BC/2017/18/003	Quality check and measurement of buildings fully or partially constructed by independent Govt. Agency or Undertaking and against whom the case is not registered by the CBI.	CBRI Roorkee and NIT Jamshedpur submitted their offer for quality check of the buildings at the permanent campus of the University.  CBRI Roorkee has agreed to take up the work in project mode. The minimum duration to complete the work is one and a half years and cost involvement is Rs. 4.5 Crores approx. with a condition of no legal binding.  NIT Jamshedpur submitted that they are ready to conduct the re-test with the involvement of third party private agency and requires minimum six months.
BC/2017/18/004	Appointment / selection of Project Maintenance Consultants (PMC).	The R.F.P. has been floated and the technical and financial bids have been finalized.
BC/2017/18/005	Discussion on buildings on which CBI has filed charge sheet.	CBI has given NOC to take over the buildings from the contractors (copy enclosed as <b>Annexure - III</b> ).
BC/2017/18/006	Repair and maintenance of Temporary Campus.	Repair and maintenance of urgent nature has been taken up by the University.
<b>Resolution</b>	The Building Committee noted the action taken on the minutes of 18 <sup>th</sup> meeting of Building Committee held on 31.07.2017.  The Action Taken Report on Agenda No. BC/2017/18/006 could not be taken up and needs to be placed in the next meeting.	

*Arundhathi*  
*Arundhathi*  
*Arundhathi*  
*Arundhathi*

*Sushant*  
*Arundhathi*

*Arundhathi*

111

<b>Agenda No.</b>	<b>BC/2019/19/003</b>
<b>Agenda</b>	<b>Approval of Master Plan</b>  M/s Development Architects Pvt. Ltd., Kolkata has submitted the Master Plan for consideration and finalisation by the University ( <b>Annexure IV</b> ).  The matter was placed before the Building Committee for perusal and approval.
<b>Resolution</b>	M/s Development Architects Pvt. Ltd., Kolkata was called to make a presentation of the Master Plan prepared for permanent campus of the University.  After a detailed discussion on the presentation made by M/s Development Architects Pvt. Ltd., the Committee approved in-principle the proposed Master Plan for the University.  The Committee also advised that all concerned authorities including UGC and MHRD be informed about the Master Plan of the University.  The Committee further advised for vetting of DPR for the construction work to be taken up based on the above Master Plan by the appropriate Central/ State Govt. Department/s. UGC and MHRD be also informed in this regard.

<b>Agenda No.</b>	<b>BC/2019/19/004</b>
<b>Agenda</b>	<b>Approval of Revised Cost Estimate</b>  The University submitted the required data to UGC for Revised Cost Estimate and UGC has sanctioned the Revised Cost Estimate for the University ( <b>Annexure V</b> ).  The matter was placed before the Building Committee for perusal and approval.
<b>Resolution</b>	The Building Committee noted and welcomed the Revised Cost Estimate sanctioned by University Grants Commission for Central University of Jharkhand.

<b>Agenda No.</b>	<b>BC/2019/19/005</b>
<b>Agenda</b>	<b>Appointment of new Project Management Consultant</b>  The R.F.P. for appointment of Project Management Consultant was floated and 04 no. of Bids were received. Technical evaluation of the Technical Bid and

*Handwritten signatures and initials:*  
Amit Kumar  
S. K. Singh  
S. K. Singh  
S. K. Singh  
S. K. Singh



110

	<p><b>Financial Bid has been completed.</b></p> <p>The matter was placed before the Building Committee for perusal and approval.</p>
<b>Resolution</b>	<p>The members of the Committee were informed that the evaluation of Technical Bids and subsequently Financial Bids has been completed for appointment of new Project Management Consultant.</p> <p>The Committee accepted the minutes of meeting of the Committee constituted for finalizing the Technical Bids and Financial Bids for appointment of new Project Management Consultant placed before the House.</p> <p>After a thorough discussion and upon consideration, the Building Committee approved the appointment of M/s WAPCOS Ltd. as Project Management Consultant of the University.</p> <p>Further, Hon'ble Vice Chancellor informed the members of the Committee that the agreement with earlier Project Management Consultant - M/s Engineering Projects India Ltd. has been terminated and the University has blacklisted the organization for violation of the terms of agreement by them.</p> <p>The Committee accepted and approved the action taken by the University regarding termination of the agreement with M/s Engineering Projects India Ltd. However, after a detailed discussion and upon consideration, the Committee decided that the blacklisting of the organization be withdrawn.</p>

<b>Agenda No.</b>	<b>BC/2019/19/006</b>
<b>Agenda</b>	<p><b>Take over of the buildings at permanent campus and release of payments thereof.</b></p> <p>CBI has given its no objection for taking over the buildings, which has been charge sheeted by CBI, based on its report with reference to letter no. 4268/2/03/A/014-R dated 17.08.2017, the payment may be released to the contractors (<b>Annexure VI</b>).</p> <p>The matter was placed before the Building Committee for perusal and approval.</p>
<b>Resolution</b>	<p>The Building Committee advised to initiate the process of taking over of the buildings at permanent campus of the University. In this connection, the Committee authorized the Engineering Division to start measurement work of related superstructure of the buildings at permanent campus from the very next day of this meeting for release of payment to the contractors. The</p>

*Handwritten signatures and initials:*  
 - A. Anubhai  
 - [Signature]  
 - [Signature]  
 - [Signature]  
 - [Signature]

*Handwritten signature:* [Signature]

117

	<p>measurement may be done jointly with the representative of the contractor concerned and is to be ensured by Engineering Division of the University.</p> <p>The Committee also resolved that in the meantime, till the measurement work is completed by Engineering Division, 60% of the outstanding amount is to be released to all the contractors under intimation to CBI subject to all statutory deductions along with due security as per norms.</p>
--	--

<b>Agenda No.</b>	<b>BC/2019/19/007</b>
<b>Agenda</b>	<p><b>Restarting of construction work at permanent campus stalled due to non-release of capital fund by UGC &amp; CBI cases</b></p> <p>It is proposed to restart the construction work at permanent campus, which was stalled due to non-release of capital fund by UGC &amp; CBI cases.</p> <p>The matter is placed before the Building Committee for perusal and approval.</p>
<b>Resolution</b>	<p>The Committee resolved and advised to resume the construction work at permanent campus, which was stalled due to non-release of capital fund by UGC &amp; CBI cases.</p> <p>Since, CBI has not made any adverse comments against the contractors (not charge sheeted) and so the same contractors may be engaged with fresh agreements and terms &amp; conditions as may be mutually agreed to by the contractors. In this regard, necessary steps be taken to obtain consent from the existing contractors to complete the remaining construction work. A communication be also sent to CBI, UGC &amp; MHRD for their information.</p> <p>The Committee further advised that matter be referred to Legal Department for their advice either to continue with the existing contractors to complete the remaining construction work or fresh tender process may be initiated by Project Management Consultant appointed by the University for completion of remaining part of the existing construction work.</p>

*Handwritten signatures and initials:*  
Kamal  
S. Sankar

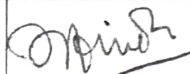
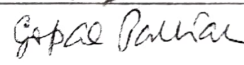


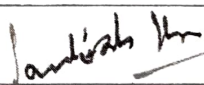
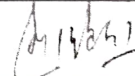

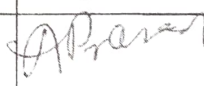
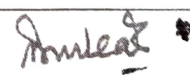
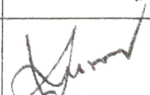
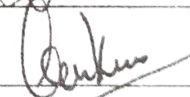

*Handwritten signatures and initials:*  
S. Sankar  
Chibbi

<b>Agenda No.</b>	<b>BC/2019/19/008</b>
<b>Agenda</b>	<p><b>Any other matter</b></p> <p>With the permission of Chair, it was brought to the notice of the Building Committee that as per UGC Guidelines for constitution of Building Committee, a representative of the CPWD or PWD Undertaking not below the rank of Executive Engineer is required, which has been requested several times, but it</p>

	was in vain.  Therefore, the matter was placed before the Committee for consideration and advice.
<b>Resolution</b>	Upon detailed discussion and consideration, the Committee advised that a letter may be sent to CPWD to nominate a representative of theirs not below the rank of Executive Engineer as per UGC Guidelines for the Building Committee of the University with a copy to concerned Ministry, UGC & MHRD.

Thereafter, the meeting ended with a vote of thanks to the Chair.

**Signature of the Members / Invitees:**

S.N.	Name	Status	Signature
1	Prof. Nand Kumar Yadav 'Indu', Vice Chancellor	Chairman	
2	Prof. Gopal Pathak, Professor-Dept. of Civil Engg. & Env. Science, BIT Mesra (on EOL) and Vice Chancellor, Jharkhand Tech. University	Member	
3	Prof. Ratan Kumar Dey, Professor, Department of Chemistry	Member	
4	Prof. Manoj Kumar, Professor & Head, Department of Environmental Science	Member	
5	Sh. Santosh Kumar, Finance Officer	Member	
6	Sh. Shyam Lal Mehera, Chief Engineer (Tech. Cell), Urban Dev. & Housing Dept., GoJ	Member	
7	Sh. Bira Ram, Retd. Engineer in Chief, Water Resources Development, GoJ	Member	
8	Sh. Agam Prasad, Electrical Superintending Engineer, Energy Dept., Govt. of Jharkhand	Member	
9	Dr. Satyaki Sarkar, Associate Professor, Dept. of Arch. & Engg., BIT Mesra, Ranchi	Member	
10	Er. Kumar Pankaj Anand Executive Engineer	Member	
11	Prof. SL Harikumar, Registrar	Member Secretary	
12	Sh. Rajiv Kumar, Member, Executive Council	Invitee	
13	Sh. Sujit Kumar Pandey, Librarian and Chairman, Permanent Campus Dev. Committee	Invitee	

\* Note - Residual strength testing for incomplete building must be taken up before resumption of work.