



A. N. Chowdhry
Chief Engineer (Construction)

22/6

PTU PUNJAB
TECHNICAL
UNIVERSITY
ਪੰਜਾਬ ਟੈਕਨੀਕਲ ਯੂਨੀਵਰਸਿਟੀ ਜਲੰਧਰ

Ref. No. Prot.Const/G.B.C.C.-02/354-359/8646

Date : 17-06-2009

1. ✓ Sh.N.S.Kalsi, IAS,
Joint Secretary (CS),
Room No.193-A/Z North Block,
Ministry of Home Affair Govt.of India,
New Delhi-1.
2. Dr.R.S.Khandpur, DG, PGSC,
SCO 60-61, Sector 34-A Chandigarh.
3. Sh.Chandra Mohan Member BOG,
H.No.202 Sector-36 A Chandigarh.
4. Sh.S.L.Kaushal,
Advisor (Architecture),
2865 Sector 42-C Chandigarh.
5. Ms.Sarojini Gautam Sharda, PCS,
Registrar PTU-Jalandhar.

Subject: Construction of New Campus of PTU-20th Meeting of the Standing Building Construction Committee.

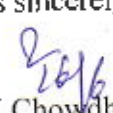
Dear Sir,

20th Meeting of the Standing Building Construction Committee shall be held under the Chairmanship of Ms.Tejjinder Kaur, IAS, Principal Secretary, Technical Education Punjab at 10.30 A.M. on 22/6/2009 in her office in Mini Secretariat, Sector-9 Chandigarh.

You are requested to kindly make it convenient to attend the meeting.

Thanking you,

Yours sincerely,


(A.N. Chowdhry)
Chief Engineer-PTU
C.C.

1. PS to Principal Secretary, Technical Education, Govt. of Punjab for kind information of the Principal Secretary please.

Encl. Agenda and Agenda Note.

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PUNJAB TECHNICAL UNIVERSITY-JALANDHAR

SUBJECT: **Agenda for the 20th Meeting of the Standing Building Construction Committee.**

- Item No.20.1 Extension of Time period of Contract of M/S IVRCL,Civil Contractor.
- Item No.20.2 Approval of Tender of Bituminous Road Work at the Gate -
Rs.1,91,585/-
- Item No.20.3 Approval of Detailed Estimate of Landscaping Work of Additional
Area Around Administration Building in New Campus of PTU.
- Item No.20.4 Status of Phase-II of Construction.
- Item No.20.5 Extension of Services of Staff of Construction Cell.
- Item No.20.6 Recasting of Committees regarding Design/Construction Procedures.
- Item No.20.7 Lumpsum Payment of Rs.6.00 lacs to M/S Archigroup Delhi for extra
work for submission of drawings of Phase-II for approval from
JDA,PPCB and Environment Clearance.
- Item No.20.8 Any other point with the permission of Chair.

PUNJAB TECHNICAL UNIVERSITY-JALANDHAR

Subject:- Agenda note for the 20th Meeting of the standing Building Construction Committee.

Agenda Item No. 20.1 :-Extension of Time period of Contract of M/S IVRCL,Civil Contractor.

The work of Construction of Wing A, B, C and Core in the New Campus of PTU was allotted to M/S IVRCL I&P Ltd vide Ref No. PTU/Const/001/378-380 dated 20/01/2006 for a time limit of 10 months for the Front C Wing and 18 months for the Rear A,B and Core Wings. Last extension in the time limit as applied by the Agency upto 15/2/2008 for the Front Block and upto 31/10/2008 for the Rear Block was approved by the Committee in its 19th meeting held on 11/04/2008.

The Agency could not complete the work by the extended date and submitted applications for time extensions as under:-.

- (i) Vide No.IVRCL/PTU/08-09/59 dated 22/10/2008 upto 31/12/2008.
- (ii) Vide No.IVRCL/PTU/08-09/67 dated 29/12/2008 upto 31/01/2009.
- (iii) Vide No.IVRCL/PTU/08-09/70 dated 05/02/2009 upto 28/02/2009.
- (iv) Vide No.IVRCL/PTU/08-09/70-A Dated 27/02/2009 upto 31/03/2009.

The work has been virtually completed by 31/03/2009
Comments by the Executive Engineer in annotated form on the reasons put forward by the Agency are enclosed as Annexure-'A' (Page 5).

As per Clause No.6 Page 078 of the Contract Agreement (Annexure 'B' Page 8),competent authority to grant time extension is this Committee.

Put up for the decision of the Committee.

Agenda Item No. 20.2 :- Approval of Tender of Bituminous Road Work at the Gate-Rs.1,91,585/-

Bituminous Road work at the Gate of the University could not be completed in full width as removal of trees in the forest land along the Jalandhar Kapurthala got delayed due to late receipt of clearance for G O I. For the completion of the work tenders were invited and received on 10/02/09. Two Agencies submitted the tenders & Photocopy of comparative statement is attached as Annexure 'C' (Page 11). Lowest offer of M/S Satish Aggarwal at Rs 1,91,585/- gives a saving of Rs 5161/- i.e. 2.62 % over the present day analytical rates.

Committee may approve the award of work to the lowest tenderer as mentioned above .

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Agenda Item No. 20.3:- Approval of Detailed Estimate of Landscaping Works of Additional Area Around Administration Building in New Campus of PTU.

The proposal of landscaping of additional area around Administration Building comprising of grassing of 10 m wide strip along the front diversifying roads and plantation of remaining trees and bushes stands approved by the Architectural Sub Committee in its meeting held on 18/11/2008. Detailed estimate amounting to Rs. 18,31,500/- also stands approved by the Sub Committee in its meeting held on 24/02/2009. Selection of trees & bushes is as per plan of the Architects. Tenders have been invited to be received on 2/7/2009.

The Committee may approve the detailed estimate so that work is carried out.

Agenda Item No.20.4:- Status of Phase-II of Construction.

It is proposed to start construction of Residences for Staff, Registrar's Residence, V.C.'s Residence, Guest House, Convention Centre and Sports Complex. The Project is likely to cost Rs.40.00 crores. Before starting construction the approval of drawings from Jalandhar Development Authority and Environmental Clearances from State Environment Impact Assessment Authority are required. Drawings and reports for submission to Jalandhar Development Authority are awaited from Architect. Notice for prequalification of civil agencies has been advertised.

This is for the information of the Committee.

Agenda Item No.20.5 :- Extension of Services of Staff of Construction Cell.

Extension in the services of the staff mentioned below stand approved upto 31/01/2009. Further extensions are required upto 31/03/2010 except in the case of at Sr. No. 7 below who has left and whose extension is required upto 31/03/2009.

Sr. No.	Name	Designation	Date
1	Sh. A. N. Chowdhry	Chief Engineer	31-03-2010
2	Sh. N. S. Bhatti	Advisor (Electrical)	31-03-2010
3	Sh. Amarjeet Singh Soni	AEE (Electrical)	31-03-2010
4	Sh. R. S. Ball	AEE (Civil)	31-03-2010
5	Sh. V. D. Sharma	AEE (Civil)	31-03-2010
6	Sh. Resham Chand	AE (AC)	31-03-2010
7	Sh. Shingara Singh Safri	AE (Electrical)	31-03-2009
8	Sh. Sunil Bhasin	AE (Civil)	31-03-2010
9	Sh. Remesh Chander Sharma	AE (PH)	31-03-2010
10	Sh. Baldev Singh	Quantity Surveyor	31-03-2010
11	Sh. Ram Parkash	Sr. Auditor	31-03-2010
12	Sh. Dilbag Singh	Quantity Surveyor	31-03-2010
13	Sh. Surinder Pal	Pvt. Secretary	31-03-2010

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At present the staff is engaged in finalization of accounts and planning of Phase-II. Accounts are likely to be finalized by the end of August when requirement of staff engaged on the job shall be reviewed. Such a staff has consented to go on leave without pay till their services are required for construction of Phase-II.

Committee may approve the extension of the staff upto the date mentioned against each.

Agenda Item NO.20.6 :-Recasting of Committees regarding Design/Construction Procedures.

Following Committees regarding Design/Construction Procedures stand constituted with Dr.R.S.Khandpur D.G.,PGSC and member BOG as Chairman and work of Phase-I has been completed with the stearnanship of these Committees:-

1. Architectural Sub Committee.
2. Committee for the approval of N.S.Items.
3. Tender Evaluation Committee.
4. Pre-bid Committee.

Dr.R.S.Khandpur has desired to be relieved of the Chairmanship of the Committees but has agreed to be a member of the Committees. It is proposed to appoint V.C.as Chairman of these Committees and appoint Dr.R.S.Khandpur as member in addition to other members.

Put up for the approval of the Committee.

Agenda Item No.20.7 :- Lumpsum Payment of Rs.6.00 lac to M/S Archigroup Delhi for extra work for submission of drawings of Phase-II to JDA for approval and PCB for Environment Clearance.

Before starting construction above approvals are mandatory. We have given an undertaking to State Level Environment Impact Assessment Authority that Environment Clearance shall be obtained before starting construction and on this undertaking, violation on our behalf of in case of Phase-I was condoned.

Architects were requested to supply plans vide Reference No.PTU/const/Phase-II/160/3618 dated 04/09/2008. Four sets of plans indicating following requirement of JDA were asked for vide NO.PTU/const/Phase-II/277/6869 dated 17/03/2009:-

- (a) Site Plan.
- (b) Plans, Elevations and sections of proposed Buildings.
- (c) Water Supply, drainage plans, Scheme for fire safety and electrical system for air conditioning.

Architects vide their Reference No.AA (R)/PTU/3002 dated 08/04/2009 (Annexure 'D' Page 15) submitted that supply of drawings is not in their scope and demanded extra fee for it which works out to Rs.12.00 lacs approximately. A meeting was convened with them under the Chairmanship of Dean (Academics) on 21/04/2009 in which they were intimated that preparation of Drawings and Reports is already contained in the Agreement and there is no question of paying any additional fees. They were informed of the same position vide Ref.No.PTU/const/PH-II/309/7651 dated 24/04/2009.(Annexure 'E' Page 16). A Photo copy of the Clause 2.0 of the Contract Agreement defining scope of the work is enclosed as Annexure 'F' Page 17.

When the plans were not forthcoming a meeting was convened with them under the Chairmanship of V.C.on 12/05/2009 in which above position was explained. Sh.S.L.Kaushal Advisor (Architecture) who has been associated with the Project right from the beginning stated in the meeting that much work is not involved which has to be done in any case for the preparation of the final plans. However Sh.S.S.Bais,Principal Chitkara School of Planning and Architecture Rajpura stated that Municipal drawings are different and payment of Architects on man-hour basis can be considered.

V.C.constituted a Committee comprising of Sh.S.L.Kaushal Advisor (Architecture),Sh.S.S Bais,Principal Chitkara School of Planning and Architecture,Rajpura and Sh.A.N.Chowdhry,Chief Engineer to consider the issue. The report of the Committee is as under:-

"The Committee met on 5/6/2009 at Chandigarh. It is observed that preparation of Drawings for Municipal (JDA) approval is not in the scope of the Architect as per the Agreement. Architect has to do extra work and has to prepare as many as 28 drawings as reported by him. For extra work ,extra fee was negotiated with him. The Committee recommends that lumpsum amount of Rs.6.00 Lacs may be paid to him which is acceptable to him."

The recommendation of the Committee is acceptable to the University. However as per decision of the Board of the Governors in its 23rd meeting, Building Construction Committee has been authorized to approve all expenditure inconnection with construction.

The Committee may therefore approve the payment of Rs..6.00 lacs to M/S Archigroup, Architect New Delhi.

Agenda Item No.20.8:- Any other point with the permission of Chair.

ANNOATED REPLY

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Question

Subject: Construction of Wing A, B & C at PTU site, Jal. Kapurthala Highway -
-Request for Extension of Time limit upto 31/3/09.

Name of Agency:- M/S IVRCL I&P Ltd
Dear Sir,

All the major Cement works have since been completed and the house keeping works is in progress. 98% of the total work has been completed. Work amount i.e. 40 lakhs is balance due to sister agencies. Due to non completion of some works of other agencies and the non approval of rates for the NS Item the following mentioned works were incomplete.

In continuation to our letter NO.IVRCL/PTU/08-09/38 Dated 01/03/08, we invited your kind attention to the following points for granting us further time extension for wing A, B and Core upto 31st December 2008 and further requested vide no. IVRCL/PTU/0-8-09/067 dated 29/12/2008 for extension upto 31/01/2009 and letter no. IVRCL/PTU/08-09/70 dated 5/2/09 for extension upto 28/2/09 & letter no. IVRCL/PTU/08-09/70 dated 27/2/09 for extension upto 31/3/09.

Application dated 22/10/2008

1. The lift agency has not yet given clearance for the lift wall cladding work, due to which the total cladding works is incomplete in all the lifts (i.e.) Passenger Lifts and Goods Lift.

The work of construction of Wing A, B, C & Core Area in New Campus of PTU on Jalandhar Kapurthala Road was allotted to M/S IVRCL I&P Ltd. vide letter No. PTU/XEN/Const/001/378-380 Dated 20/01/06. The last extension in time limit was granted upto 15/2/2008 for the front block G+3 (Four storey building) and upto 31/10/2008 for the rear G+7 (Eight storey + basement). The front C Block (G+3) was virtually completed by 15/2/2008 and the University started functioning there as per its requirements and convenience. The Rear Block including basement i.e. G+7 was not completed by the agency upto extended date i.e. 30/10/2008. Comments regarding Letter of IVRCL I&P Ltd. No. PTU/08-09/59 Dated 22/10/2008 and further extension upto 31/1/2009 vide No. IVRCL/PTU/08-09/67 D6.29/12/2008 and letter no. IVRCL/PTU/08-09/70 dated 5/2/09 for extension upto 28/2/09 & letter no. IVRCL/PTU/08-09/70 dated 27/2/09 for extension upto 31/3/09 are given as under in annotated from:-

1. Agreed-The lift agency M/S Kone Elevator India Pvt. Ltd. delayed clearance for cladding work on walls of goods lift and lift in G+3. Clearance was given by M/S Kone Elevator India Pvt Ltd on 25/3/2009 but the agency could not complete remaining work upto the last date of extension viz. 31/10/2008.

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<p>2. The approval for Basement Expansion Joint work has been issued vide your letter No.PTU/SE/IVRCL/1189 dt.26/09/08 but rate for this NS item is not yet approved. In absence of approval of rate for N.S.item, we are not in a position to place the order for the required materials. The urgency for approval of rate was already expressed vide our letter NO.IVRCL/PTU/08-09/56 dt.10/10/08.</p> <p>3. Similarly the NS rate analysis for Race way stands submitted vide our letter No.IVRCL/PTU/08-09/51 dt.24/09/08. But the race has not so far been approved which has again resulted delay in procurement of material for raceway.</p> <p>4. The unexpected high intensity rains during July and August has interruptedly disturbed our internal and external works.</p> <p>5. The A.C.agency has not given clearance for the false ceiling work in some part, so false ceiling and painting works is balance.</p> <p>6. We are not in a position to test the electrical system in fully as there is not PSEB supply available at the site as on today.</p> <p>7.The disbursement of our RA bills from your side was abnormally delayed than the stipulated time as per the Contract Agreement. Thus the delayed payment had affected abnormally delay in procurement of materials. The payment details were enclosed as per annexure -1.</p>	<p>2. M/S IVRCL I&P were supposed to submit shop Drawing for expansion Joint which were submitted at a later stage on 12/09/2008 and the approval for the same was given vide no. PTU/SE/IVRCL/1189 dated 26/09/08. The approval for N. S. item rate of expansion joint was also sanctioned vide No. PTU/IVRCL/1162-68 dated 25/11/08.</p> <p>3. Not agreed. N.S. rate were submitted by IVRCL vide No.IVRCL/PTU/08-09/57 dated 24/9/2008 and the same was sanctioned vide No .PTU/SE/IVRCL/1262-66/5103 Dated 25/28-11-08 after proper verification of rates from the market.</p> <p>4. Not agreed. Rainy season has been normal.</p> <p>5. Not agreed. Agency to whom Air Conditioning work is allotted could not give clearance for false ceiling to be done by M/S IVRCL I&P Ltd.because of the non availability of power in G+7. M/S Suvidha Engineer India Pvt Ltd completed Air Conditioning work on 15/2/09, so M/S IVRCL I&P Ltd. required more time beyond 15/2/09 to complete false ceiling work.</p> <p>6. Not agreed.M/S IVRCL I&P Ltd.never asked in writing for providing three phase electric supply . The same would have been given as the Generators stand installed/commissioned at site.</p> <p>7. Agreed.</p>
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Application dated 29/12/2008.

8. Due to extreme prevailing cold weather and extreme fog in the end of December 08, the progress of work has hampered significantly.

9. The decision for providing external special quality paint instead of snocem in shafts was conveyed very late. The rate of special quality paint was submitted by us vide No.IVRCL/PTU/08-09/30 Dt.5/5/2008 and approved vide No.PTU/SE/Wing/1106-1110 dt.14/8/2008

10. The University started functioning in G+3 in February, 2008, so as the construction work in G+7 block was in progress University started to shift material which hampered the progress of work as the work had to be executed with high precautionary measures to avoid any accident with the labour shifting University material through same stairs which are also used for construction purpose.

Application Dated 5/2/2009

11. Expansion joint material is not available in India and is being imported which is likely to reach the site by 7/2/2009.

8. Winter season was normal.

9. Not agreed, because only snocem has been got done in shafts.

10. Work has been hampered to some extent but agency should have completed the work by 31/10/2008 and such a situation could have been avoided..

Not agreed, it was well known that expansion joint material was to be got imported, agency should have arranged the same earlier.

[Signature]
15/5/09

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ANNEXURE - B

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The Punjab Technical University - Jalandhar

5.4 Claims, disputes and other matters in question relating to the performance of the Work or the Interpretation of the Contract Documents shall be referred in writing to the Engineer, who will review the referred matter, and convey his decision to the contractor.

5.5 The Engineer shall invite the consultants and contractor as necessary for the co-ordination meetings at which the contractor shall present progress reports, plans and everything that may be required to assess the work status and related matters

6 Time schedule and delays

6.1 Contract time: The time of completion of the different blocks shall be as follows:

- a. Wing A Wing B and Core (Basement + G + 7 floors) - 18 calendar months from the date of Commencement; and
- b. Wing C (G + 3 floors) - 10 calendar months from the date of Commencement.

6.2 Commencement of works: The contractor shall commence performance of the work on ward of LOI.

6.3 Time is the essence of the contract and contractor shall undertake to complete the work within stipulated time. In the event the contractor does not complete the work the Employer shall suffer irreparable financial losses and damage which the contractor shall have to make good subject to the terms and conditions of the formal agreement.

6.4 The contractor shall have complete control of the works and shall effectively direct and supervise the work so as to ensure conformity with the contract documents and completion of the works within the time stipulated. He shall be solely responsible for construction means, and methods, techniques sequences and procedures and for coordinating various parts of the works, whether performed by him or by any sub-contractors.

6.5 The totality of this project covered by this contract shall be completed in all respects within the stipulated time. The contractor shall guarantee completion of the works within the stipulated time, or any extension thereof pursuant to general conditions of contract.

6.6 Within 5 days of the award of the contract, the contractor shall furnish the Engineer a detailed program chart for the works, critical path analysis, procurement schedules and all related manpower and other resource schedules (using MS PERT). The schedule shall be reviewed

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For IVRCI, Infrastructure & Projects Ltd.

Authorised Signatory

Archgroup Architects (P) December 2005