

भवन एवं निर्माण समिति की 26वीं बैठक की कार्यवृत्त /
MINUTES OF THE 26th MEETING OF BUILDING AND WORKS
COMMITTEE OF IIT BHILAI
HELD ON 09th October 2024 AT IIT BHILAI CAMPUS

Members Present

1. Prof. Rajiv Prakash, Director IIT Bhilai	Chairman
2. Shri Sail Rai Shrivastava, Engineer-in-Chief, NRANVP	Member (over MS team)
3. Prof. C.S.P. Ojha, Dept of Civil Engg, IIT Roorkee	Member (over MS team)
4. Prof. Rajesh Kumar, Dept of Civil Engineering, IIT BHU	Member (over MS team)
5. Wg.Cdr. Dr Jayesh C S Pai (Retd), Registrar, IIT Bhilai	Secretary
6. Shri Subhash Pandey, Administrative Advisor, IIT Bhilai	Invitee
7. Dr. Mayil Murugan, Chairman, IWD, IIT Bhilai	Invitee
8. Dr. Rishi Ranjan Singh, Assistant Professor, IIT Bhilai	Invitee
9. Shri Manem Srinivas, Assistant Executive Engineer, IIT Bhilai	Invitee
10. Shri Manish Sahu, Assistant Executive Engineer, IIT Bhilai	Invitee
11. Shri Shwetabh Pradhan, Assistant Executive Engineer, IIT Bhilai	Invitee
12. Shri Rajesh Mangwani, Junior Superintendent (Tech), IIT Bhilai	Invitee
13. Shri Naveen Rai, Assistant (Technical), IIT Bhilai	Invitee
14. Shri Kamlesh Patel, Assistant (Technical), IIT Bhilai	Invitee
15. Shri Minketan Pradhan, Junior Assistant, IIT Bhilai	Invitee
16. Shri Jatin Kumar Nayak, Exe. Engineer (Civil), CPWD	Invitee
17. Shri Ashutosh Tiwari, Assistant Engineer (Civil), CPWD	Invitee
18. Shri Sanjay Karvinde from DP1 Consultant	Invitee
19. Ms. Tanuja B K from DP1 Consultant	Invitee
20. Ms. Sandeep Kushu, from DP2 Consultant	Invitee
21. Shri Akshaya Jain from DP3 Consultant	Invitee

Item 1 - Welcome and opening remarks by the Chairman.

- At the commencement, the Chairman welcomed the members and invitees present physically and those who joined online.
- The Chairman apprised the committee that all the documents concerning the phase B project proposal have been submitted to the MoE. The chairman acknowledged the effort of the horticulture committee to beautify the institute as the campus looks very good, and a lot of plantations have been done till now. He apprised the committee that the entire horticulture work will be taken



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care of by the institute itself, and various agricultural and horticulture-related conferences have been organized by the institute in this reference.

Item 2- Confirmation of minutes of the 25th meeting of the Building and Works Committee (BWC) held on 05th June 2024.

The minutes of the 25th BWC meeting had been circulated to all the members. The secretary invited comments from the members on the floor, and with the concurrence of all present, the circulated minutes of the 25th BWC meeting were confirmed. The BWC passed the following resolution:

“The minutes of the 25th BWC meeting of IIT Bhilai held on 5th June 2024 are confirmed.”

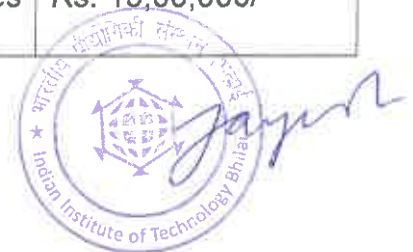
Item 3 - Action taken report on the previous meetings of the Building and Works Committee (BWC).

“BWC noted the action taken report.”

Item 4 – Update on the Funds reimbursed to IIT Bhilai and appraisal on Balance of funds. (by CPWD)

CPWD funds summary:

S.N	Description	Amount (in Rs.)
1	Total funds disbursed to CPWD till date	Rs. 878,20,48,202/-
2	Expenditure declared by CPWD till date (Aug 2024)	Rs. 841,73,43,918/-
3	Balance unspent deposit with CPWD	Rs. 36,47,04,284/-
4	Funds reimbursed by CPWD to IIT Bhilai after March 2024:	
	a) Compensation due to delay in project completion	Rs. 3,83,14,987/-
	b) Amount returned in respect of Furniture works subhead	Rs. 1,11,35,193/-
	c) Amount returned in respect of Audio-Visual services works subhead	Rs. 1,31,29,555/-
	d) Amount returned in respect of Horticulture services works subhead	Rs. 15,00,000/-



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	e) Amount returned in Sept 2024 under undisclosed head -1	Rs. 28,77,27,183/-
	f) Amount returned in Sept 2024 under undisclosed head-2	Rs. 2,12,631/-
	g) Total sum of funds reimbursed	Rs. 35,20,19,549/-
5	Balance with CPWD	Rs. 1,26,84,735/-

- Mr. Jatin Kumar Nayak, EE (Civil), informed the committee that the office of CPWD at IIT Bhilai has been closed as of date, and all further communication will be dealt with from their Raipur office. He will act in charge of the IIT Bhilai campus-related works. CPWD informed the committee that they have returned some funds recently and have some running work; after the completion of the same balance, the amount will be returned to IIT Bhilai.
- Chairman informed the committee that the funds received will be used for infrastructure/works related to the campus.
- The secretary apprised the committee that MoE is sending a team to IIT Bhilai in November 2024 for audit-related activities and the phase A construction work. BWC asked CPWD to give an expenditure statement of the contingency amount, payment/reimbursement statement of EPF/ ESIC, total payment details under the respective head of work with supporting RA bills and measurement details, and building-wise cost details. CPWD agreed on that and shall submit the document within 07 days, i.e., 16th October 2024.

BWC noted the above and asked IIT to utilize the balance fund received before 20th February 2025.

Item No 5. Appraisal on the pending works and works executed under clause 12(ii) of GCC and agreement. (by CPWD)

- The secretary apprised the BWC that CPWD has carried out some work without informing the IIT, which dilutes the MoU and clause of DLP. CPWD informed the committee that those works are being carried out from the withheld amount of L&T against the leftover works.
- The Chairman asked CPWD to provide details of pending works to IIT, and CPWD shall confirm the pending work in a separate meeting.

BWC took note of the above.



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Item No 6. Appraisal of concerns over issues handled by CPWD under DLP clause.

- The secretary apprised the BWC of various pending issues that fall under DLP and have been pending for a long time. Various issues due to poor workmanship and lack of supervision, like improper drainage, Seepage, loose fittings of electrical equipment, and pathways/road uplifting/cracking issues, were observed inside the IIT Bhilai campus presented before the committee.
- BWC members expressed their displeasure over the present progress of compliance with DLP-related issues.

BWC members expressed concern for all these issues and asked EE and CPWD to pursue them. They also asked CPWD to inform L&T to comply with all the pending observations in the next 10 days, with intimation to IIT.

Item No 7. Status update of submittals from CPWD and Consultants.

- CPWD apprised the committee that a team is vetting as-built drawings.
- It was discussed and decided by BWC that all the architectural and structural drawings will be submitted by the consultant to IIT.
- CPWD will submit all the services-related drawings to IIT after consultant vetting. CPWD informed the committee that they would submit all the service drawings within 7 days, i.e., by 16-10-2024, highlighting the changes in drawings.
- IIT raised concerns regarding the built stage 3D BIM model submitted by CPWD, which are incomplete models and do not reflect the level of detail mentioned in the NIT clause.
- The committee expressed displeasure in this regard as the BIM model is highly helpful for future Operation and maintenance. The committee asked CPWD to take necessary action and comply with the concerns raised by IIT. CPWD agreed to review and vet the BIM models submitted by L&T.

BWC took note of the above.

Item No 8. Appraisal on the matters with CSPDCL.

a) Land to be allotted to CSPDCL for 132/33 kV Substation.

- After IIT's instruction, CSPDCL resurveyed the land and concluded that the location proposed by IIT was not feasible.
- CSPDCL has proposed a new location for the 132/33 kV substation and requested IIT for permission for allotment, the same vide letter dated 08/10/2024. (ref Annexure -1)



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- Revised location has been presented before the committee, and the Committee consented to allot the land to CSPDCL. The committee asked IIT to ensure that the construction of the approach road to the substation is included in the scope of CSPDCL.

b) Electrical Load enhancement for campus

- IIT was apprised that a 1500 kVA electrical load was initially considered for obtaining an HT connection for the campus. Since IIT is fully operational and due to various lab operations and research activities, electrical load consumption has been increased.
- IIT has initiated the process to increase the electrical load of 1500 to 2500 kVA from CSPDCL. CSPDCL has issued a demand note for the load enhancement (1000 kVA) of Rs 49,00,000/-. (Annexure- 2)

BWC consented to the new location for the 132/33 kV substation and recommended increasing the demand to 2500 kVA.

c) Provision of a suitable pathway to CTPT unit.

- The secretary apprised the BWC that no existing road beyond the STP to CTPT unit terminal is available. CSPDCL has requested IIT for the provision of an approach road from the meter room (near STP) to the CTPT unit terminal for routine maintenance and meter reading. (ref Annexure - 3)

BWC took note the same and recommended the all-weather approach road.

Item No 9.

a) Status update on construction of Water Supply Scheme for IIT Bhilai by State Government.

- The secretary apprised the BWC that the Government of Chhattisgarh sanctioned a water supply scheme for IIT Bhilai. PHED Durg had engaged a construction agency and issued a LoC for the construction of the Water supply scheme on 23rd March 2023, and the period of completion of work was 18 months.
- At present, 60% of the work has been completed, and a time overrun has been observed. As per IIT's view, at least six more months will be required to complete the job.



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BWC expressed displeasure over the delay in constructing a dedicated WTP for the IIT Bhilai and asked to raise this issue with the higher authorities of PHED and GoCG.

b) Appraisal on the fresh application to seek permission to withdraw water from Shivrath River.

- The committee was apprised that the Water Resource Department of Chhattisgarh (CGWRD) has allotted 1.6 MLD of water from the Shivrath River for the domestic use of IIT Bhilai. As per the CGWRD, the allottee must start water use within four years of allocation. However, due to delay by PHED in construction of the WTP, IIT failed to use the allotted water from the CGWRD. A fresh application along with the commitment charges is required to be submitted for water allocation.

BWC took note of the same and asked to submit the fresh application.

Item No 10. Appraisal on the painting and repairing work of GEC, Raipur campus buildings occupied by IIT Bhilai during transit phase.

- The secretary apprised the BWC that as per the conditions mentioned in the allotment letter of GEC campus buildings to IIT Bhilai, repairing and painting works needed to be done by IIT Bhilai at the time of vacating the buildings.
- GEC Raipur has submitted an estimate of Rs. 134.10 Lacs based on CG PWD SOR 2015 for repair and painting works for repair and painting works of the building occupied by IIT Bhilai.

BWC noted the above and advised IIT to write a letter to the Department of Technical Education, Chhattisgarh, for a waive-off of the painting and repair cost.

Item No 11. Appraisal on the O&M tender to be taken over by IIT from CPWD.

- IIT apprised the committee that the tenure of the operation and maintenance agency (O&M), M/s Unique, will be ended on 10th November 2024. Considering this fact, a new O&M agency must be appointed to ensure the campus's uninterrupted and efficient operation and maintenance.
- IIT apprised the committee that the tendering process has been started.
- BWC member gave their consent for inviting tender of engagement of O&M agency. The committee also consented to extend the tenure of the present



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operation maintenance agency, M/S Unique, until the next O&M agency is appointed by IIT Bhilai if needed.

BWC noted the above and asked IIT to float the tender for the same.

Item No 12. Status update on construction of sports facility in IIT Bhilai campus.

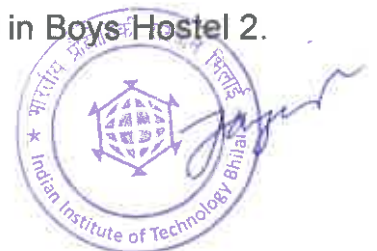
- The secretary apprised the BWC that the complete sports facility for the student is planned in Phase B of the IIT Bhilai project, and presently, very limited sports facilities are available for the students.
- BWC, in its earlier meeting, approved the development of an alternate sports area for volleyball, basketball, Football, Athletics, and Cricket. The tender for the civil work has been invited, and the work is in progress.
- The total electrical/illumination of sports area work is divided into two parts: In the first part, the proposal is to illuminate the basketball court, volleyball court, and Half of the football court, which is for athletics also. The estimated cost for the illumination, cabling, and associated foundation works for this first part is Rs. 1,37,66,515/-, which was presented to the committee.

BWC agreed to this arrangement and gave the go-ahead for a floating tender.

Item No 13. Appraisal of works executed/ to be executed by IWC and Estate.

List of proposed Civil works-

1. Construction of Road from meter room to electric pole near boundary wall, as requested by CSPDCL team. Approx. length is 200m.
2. Deployment of an additional 17 Mali for DP1 area horticulture maintenance work.
3. Water tanker for irrigation of horticulture area.
4. The shower area partition works in the hostel to prevent the water from flowing from one shower area to another.
5. Fixing the GI net in the exterior area of the hostel up to a height of 1.5m to prevent the entry of dogs and snakes.
6. Construction of a toilet at STP.
7. Sand filling for high jump and making volleyball court in Boys Hostel 2.
8. MS platform for the crossing services on the terrace.



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List of proposed Electrical works-

1. SITC of Inverters for the Guest house flat units in the residential towers at IIT Bhilai.

To provide power backup to the Guest house flat units during the power outage, installing the Inverters for the light load electrical items in each of the flats (11 nos.) with a running time of 2 hours is proposed. The scope of work includes the capacity of 3500VA Inverters for the five no flats in Delta (including the flat of the BOG chairman) and six no flats in the gamma and Beta towers. The estimated cost for the work, including the calibration of the existing distribution network, is **Rs. 12.07 Lacs**.

List of NIQ and NIT-

1. Construction of Food digester pit near Mess Block of IIT Bhilai- cost Rs 1.77 Lacs
2. Fixing of glass partition in toilets in Boys Hostel-2 at IIT Bhilai
3. Providing PVC sheets and accessories to IIT Bhilai
4. Fixing of GI Net in Hostels at IIT Bhilai
5. Fixing of Aluminum partition as per requirements of IIT Bhilai on a need-to-need basis for initially 6 months- cost Rs. 25.4 Lacs
6. Day to Day Maintenance and Operation for Civil and Electrical Works on the Campus of Indian Institute of Technology Bhilai at Kutelabhata, Durg, Chhattisgarh, costing Rs. 4,99,76,775/-

BWC took note of the above and gave authority to the Chairman BWC to decide on the final approval.

The meeting ended thanks to the chair.


सचिव /Secretary

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Building Works Committee, IIT Bhilai

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Wing Cdr. Dr. Jayesh Chandra S. Pai (Retd.)
कुलसचिव/Registrar
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Indian Institute of Technology Bhilai

