

**Minutes of the 16th Meeting of the Building and Works Committee held
on 28th July, 2022 at 11:00 AM
(Through Hybrid Mode)**

The following members were present:

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| 1. Prof. Lalit Kumar Awasthi, Director, NIT Uttarakhand | - Chairman |
| 2. Shri M. L. Soni, Director (NITs), Ministry of Education | - Member |
| 3. Shri Anil Kumar, Director (Finance), Ministry of Education | - Member |
| 4. Prof. Ganesh Kumbhar, Assoc. Prof., Electrical Engg. Dept., IIT Roorkee | - Member |
| 5. Dr. Rajib Chowdhury, Asso., Prof., Civil Engg. Dept., IIT Roorkee | - Member |
| 6. Dr. G. S. Brar, Dean (P&D), NITUK | - Member |
| 7. Dr. Dharmendra Tripathi, I/c. Registrar | - Member Secretary |

At the outset Member Secretary, Building and Works Committee welcomed the Chairman and all the members, and requested Chairman, Building and Works Committee to preside over the today meeting of the Building and Works Committee (BWC).

Er. C. B. Singh, Superintending Engineer (CPWD), Karnal & Chandigarh Division could not attend the meeting due to prior commitments.

The Committee discussed the following agenda:

BWC 16.01: To confirm the minutes of the 15th Building and Works Committee meeting.

The minutes of the 15th Building and Works Committee are enclosed as **(Annexure BWC 16.01)**.

The Building and Works Committee is requested to confirm the same.

Resolution: Confirmed.

BWC 16.02: Action Taken Report on the proceedings of the 15th meeting of Building and Works Committee.

The Action Taken Report is as below:

Item no.	Items	Action Taken
BWC 15.02	Action Taken Report.	Noted
BWC 15.03	Approval regarding Conceptual Drawing and master plan submitted by NBCC (INDIA) Ltd for Main Campus of NIT Uttarakhand at Sumari	NBCC (India) Ltd has submitted the final DPR and the same is being presented to BWC for deliberation and necessary approval vide agenda item no 16.03
BWC 15.04	Directions related to further payment to CPWD against the work of construction (Phase-I) of extension campus of NIT Uttarakhand at Srinagar (Garhwal).	Payment amounting to ₹8,35,13,226/- has been made in F/o CPWD as per the BWC resolution vide item no 15.04.

BWC 15.05	Status of construction and to deliberate upon the latest programme chart submitted by CPWD for the construction (Phase-I) of Extension campus of NIT Uttarakhand at Srinagar (Garhwal).	Physical progress as per MPR of June 22 is 64%.
BWC 15.06	To approve the proposal regarding conversion of top floor of under constructed Hostel block E into Hon'ble Directors residence & Institute Guest House.	Implemented.

The Building and Works Committee is requested to note the same.

Resolution: *Noted.*

BWC 16.03: To deliberate over the DPR submitted by NBCC for construction of main campus of NIT Uttarakhand at Sumari.

Subsequent to the signing of MoU with NBCC (India) Ltd., and the approval of Conceptual Drawings and Master Plan NBCC (India) Ltd. NBCC has submitted the Detailed Project Report (DPR) to NIT Uttarakhand vide letter no. NBCC/SBG/N&U/GM/2022/294 on dated 15.07.2022 enclosed as **(Annexure BWC 16.02)** for the construction and development of main campus of NIT Uttarakhand at Sumari.

The Detailed Project Report (DPR) was reviewed by Institute Level Project Monitoring Committee (ILPMC) in its 17th meeting held on 20th July, 2022 and recommendations of ILPM committee are as under:

The committee has gone through all the provisions of Detailed Project Report (DPR) for the construction and development of the main campus of NIT Uttarakhand at Sumari submitted by NBCC (India) Ltd. and finds that it matches with the scope of work and integrity as mentioned in MoU except the cost towards statutory charges to be deposited with statutory bodies /authorities and certification of Green Building/ GRIHA rating as per the terms & conditions of MoU. ILPMC has also looked into the scope of work, the cost as per MoU and found all of them in order except the cost towards statutory charges to be deposited with statutory bodies /authorities and certification of Green Building/ GRIHA rating.

Institute Level Project Monitoring Committee (ILPMC) recommends that the NBCC (India) Ltd. be allowed to invite the tender for construction and development of main campus of NIT Uttarakhand at Sumari immediately subject to adhering to the original cost and scope of work as per MoU.

Hence the Detailed Project Report (DPR) of the main campus of NIT Uttarakhand at Sumari is presented to Building and Works Committee for deliberation and necessary approval.

Building and Works committee is requested to approve the same.

Resolution: *Committee approved the Detailed Project Report (DPR) for the main campus of NIT Uttarakhand at Sumari. The cost towards statutory charges to be deposited with statutory bodies/ authorities. Certification of Green Building/ GRIHA rating shall be within the overall capping of the project i.e. Rs. 596.75 Crores. BWC also authorizes ILPMC to approve tender document and programme/ bar chart on their submission subject to adhering the terms & conditions of DPR and MoU with NBCC (India) Ltd. After, tendering the cost will be deliberated in BWC before award of work.*

The Table 1 & 2 containing the cost building wise submitted by the NBCC are as under:

Table 1

Sl.No	Description of Items	As per Annexure A of MoU			As per Preliminary Estimate			
		Civil Component (Rs.)	Electrical Component (Rs.)	Total Amount (Rs.)	Civil Component (Rs.)	Internal Electrical (Rs.)	Internal Fire Fighting (Rs.)	Total Amount (Rs.)
I	II	III	IV	V=III+IV	VI	VII	VIII	IX
	AS PER ANNEXURE A OF MOU							
1	ADMINISTRATIVE BUILDING	8,33,15,150.00	7,42,68,500.00	15,75,83,650.00	8,09,37,760.56	1,49,06,950.44	39,27,000.00	9,97,71,711.00
2	ACADEMIC BUILDING	1,02,68,59,413.00	46,90,04,264.00	1,49,58,63,677.00	95,82,66,889.83	18,62,77,355.16	4,87,91,050.00	1,19,33,35,294.99
3	RESIDENTIAL BUILDING FOR G+3 STRUCTURES	1,06,29,09,923.00	26,77,51,599.00	1,33,06,61,522.00	1,02,80,25,164.37	18,08,35,940.84	26,46,000.00	1,21,15,07,105.21
4	COMMON AMENITIES	19,60,08,368.00	6,31,14,719.00	25,91,23,087.00	24,06,75,490.75	4,56,73,685.95	1,18,93,000.00	29,82,42,176.70
5	10 BEDDED DISPENSARY	98,19,500.00	1,29,79,500.00	2,27,99,000.00	81,37,119.77	15,91,391.68	4,11,600.00	1,01,40,111.45
6	DEVELOPMENT WORK (only for 3.7 km) (Roads+ Footpaths + Retaining walls, EtC as per MoU)	79,38,82,750.00	20,24,23,000.00	99,63,05,750.00	77,60,56,398.31			77,60,56,398.31
7	WATER TANKS AND FIRE FIGHTING	3,03,12,000.00	50,00,000.00	3,53,12,000.00	4,54,00,000.00			4,54,00,000.00
8	ELECTRIC SUB STATION	5,31,52,320.00	1,12,21,910.00	6,43,74,230.00		28,43,09,229.65		28,43,09,229.65
	SUB TOTAL-(A)	3,25,62,59,424.00	1,10,57,63,492.00	4,36,20,22,916.00	3,13,74,98,823.58	71,35,94,553.72	6,76,68,650.00	3,91,87,62,027.31
9	32 NUMBER OF 13 PASSENGER CAPACITY LIFTS	1,15,20,000.00	4,60,80,000.00	5,76,00,000.00		6,97,60,000.00		6,97,60,000.00
10	UNITARY AC'S LUMP SUM		5,00,00,000.00	5,00,00,000.00		2,58,42,856.00		2,58,42,856.00
11	EXTERNAL WATER AND ELECTRICITY STRUCTURES	10,00,00,000.00	5,00,00,000.00	15,00,00,000.00	5,00,00,000.00			5,00,00,000.00
12	EXTRA DEVELOPMENT COST FOR G+2 STRUCTURES FOE ALL BUILDINGS INSTEAD OF G+3	30,72,80,000.00	7,68,20,000.00	38,41,00,000.00	38,41,00,000.00			38,41,00,000.00
	SUB TOTAL-(B)	41,88,00,000.00	22,29,00,000.00	64,17,00,000.00	43,41,00,000.00	9,56,02,856.00	-	52,97,02,856.00
	SUB TOTAL OF WORKS AS PER ANNEXURE 1 OF MOU	3,67,50,59,424.00	1,32,86,63,492.00	5,00,37,22,916.00	3,57,15,98,823.58	80,91,97,409.72	6,76,68,650.00	4,44,84,64,883.31
	ADDITIONAL WORKS NOT CONSIDERED IN ANNEXURE 1 OF MOU							

13	ADDITIONAL COST OF ROADS+FOOTPATHS+RETAINING WALLS FOR 3.22 KM IN EXCESS OF 3.7 KM				60,72,88,158.61		60,72,88,158.61
	SUB TOTAL-C ADDITIONAL WORKS NOT CONSIDERED IN ANNEXURE 1 OF MOU	-	-	-	60,72,88,158.61	-	60,72,88,158.61
	TOTAL (A+B+C)	3,67,50,59,424.00	1,32,86,63,492.00	5,00,37,22,916.00	4,17,88,86,982.20	80,91,97,409.72	6,76,68,650.00 5,05,57,53,041.92
	ADD COST INDEX @8% ON (A+B)- (II)	29,40,04,753.92	10,62,93,079.36	40,02,97,833.28			ADD COST INDEX @8% 40,09,45,914.82
	TOTAL ESTIMATED NET AMOUNT (INC COST INDEX) III= I+II	3,96,90,64,177.92	1,43,49,56,571.36	5,40,40,20,749.28			5,45,66,98,956.74
				SAY RS. 540.40 CRORE.			SAY.RS 545.66 CRORE
	ADD CONTINGENCY @ 3% ON III (IV)	11,90,71,925.34	4,30,48,697.14	16,21,20,622.48			ADD CONTINGENCY @ 3% 16,37,00,968.70
	ADD EPF & ESI @ 4.25% ON III - (V)	16,86,85,227.56	6,09,85,654.28	22,96,70,881.84			ADD EPF & ESI @ 4.25% 2,07,88,749.27
	TOTAL-VI (=III+IV+V)	4,25,68,21,330.82	1,53,89,90,922.78	5,79,58,12,253.60			TOTAL-VI (=III+IV+V) 5,62,03,99,925.44
	ADD TPQA CHARGES @ 0.5% ON VI - (VII)	2,12,84,106.65	76,94,954.61	2,89,79,061.27			ADD TPQA CHARGES AS PER PAR 2,07,88,749.27
	TOTAL-VIII (VI+VII))	4,27,81,05,437.47	1,54,66,85,877.40	5,82,47,91,314.87			TOTAL-VIII (VI+VII)) 5,64,11,88,674.71
	ADD CONSULTANCY CHARGES @ 2.5% ON VIII - (IX)	10,69,52,635.94	3,86,67,146.93	14,56,19,782.87			ADD AGENCY CHARGES @ 4.90% 27,64,18,245.06
	ADD GST @ 18% ON NBCC CENTAGE						ADD GST @ 18% 4,97,55,284.11
	GRAND TOTAL (VIII+IX)	4,38,50,58,073.41	1,58,53,53,024.33	5,97,04,11,097.74			GRAND TOTAL (VIII+IX) 5,96,73,62,203.88
				SAY RS 597.04 CRORE			SAY RS 596.74 CRORE
	GRAND TOTAL COST CAPPED BY NIT UTTARAKHAND			5,96,75,00,000.00			5,96,73,62,203.88
				SAY RS 596.75 Cr			SAY RS. 596.74 Cr

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Table 2

S.No	Building Designation (Name/Block of Building)	No. of Blocks	Plinth Area (Each Block)	Total Plinth Area in Sqm (As per Building area details)	Cost Per Block	Total Amount
1	Administrative Building (B-01)	1.00	2,805.00	2805.00	11,32,38,127.71	11,32,38,127.71
2	Library/Computer Center (B-02)	1.00	3,248.00	3248.00	13,28,40,112.28	13,28,40,112.28
3	Auditorium (B-03)	1.00	1,450.00	1450.00	6,33,17,843.10	6,33,17,843.10
4	Heavy Department (B-04)	5.00	3,084.00	15420.00	12,09,05,177.80	60,45,25,888.98
5	Light Department (B-05)	2.00	2,605.00	5210.00	10,32,26,626.62	20,64,53,253.24
6	Workshop (B-06)	3.00	909.25	2727.75	3,48,56,299.69	10,45,68,899.08
7	Classroom (B-07)	2.00	2,707.00	5414.00	10,68,51,716.54	21,37,03,433.08
8	Drawing Hall (B-08)	1.00	661.00	661.00	2,46,81,520.55	2,46,81,520.55
9	130 Capacity Girls Hostel (B-09)	1.00	1,477.00	1477.00	4,41,81,722.31	4,41,81,722.31
10	200 Capacity Girls Hostel (B-10)	2.00	1,106.00	2212.00	3,30,16,961.36	6,60,33,922.73
11	Single Seater Girls Hostel (B-11)	2.00	784.00	1568.00	2,19,90,907.80	4,39,81,815.60
12	Center of Excellence (B-12)	1.00	1,260.00	1260.00	4,88,46,097.44	4,88,46,097.44
13	200 Capacity Boys Hostel (B-13)	6.00	1,068.70	6412.20	3,19,21,304.91	19,15,27,829.47
14	Single Seater Boys Hostel (B-14)	4.00	588.00	2352.00	1,64,92,683.38	6,59,70,733.50
15	Guest House (B-15)	1.00	669.00	669.00	1,87,74,403.26	1,87,74,403.26
16	Marriage Accomodation (B-16)	2.00	525.00	1050.00	1,47,25,610.16	2,94,51,220.31
17	Mess (B-17)	3.00	630.00	1890.00	2,35,23,990.84	7,05,71,972.52
18	Director's Bunglow (B-18)	1.00	252.00	252.00	70,81,679.48	70,81,679.48
19	Type-V Quarters (B-19)	4.00	979.50	3918.00	2,92,89,774.23	11,71,59,096.94
20	Type-IV Quarters (B-20)	16.00	831.00	13296.00	2,48,49,211.22	39,75,87,379.50
21	Type-III Quarters (B-21)	18.00	493.50	8883.00	1,47,57,022.55	26,56,26,405.84
22	Student Activity Center (B-22)	1.00	2,554.00	2554.00	9,73,21,390.81	9,73,21,390.81
23	Faculty Club (B-23)	1.00	994.00	994.00	3,73,33,464.95	3,73,33,464.95
24	Estate/ESS Building (B-24)	1.00	2,587.00	2587.00	9,29,95,771.17	9,29,95,771.17
25	Institute Canteen & Multipurpose Hall (B-25)	1.00	1,820.00	1820.00	3,35,10,313.62	3,35,10,313.62
26	Dispensary (B-26)	1.00	294.00	294.00	1,10,34,149.43	1,10,34,149.43
	TOTAL PLINTH AREA			90451		
	SUB TOTAL -(A) BUILDING COST					3,13,58,28,760.51
27	Site Development					1,90,84,20,121.47
	SUB TOTAL -(B) SITE DEVELOPMENT					1,90,84,20,121.47
28	MEP Cost					43,32,38,824.02
	SUB TOTAL -(C) MEP COST					43,32,38,824.02
	TOTAL (A+B+C) including TPQA charges					5,47,74,87,706

BWC 16.04: Status of work construction (Phase-I) of Extension campus of NIT Uttarakhand at Srinagar (Garhwal).

Institute Level Project Monitoring Committee (ILPMC) visited the site along with CPWD officials on 20.07.2022 and committee instructed CPWD to handover at least Block A, B and E along with Dining block and fully functional STP at the earliest. CPWD was also instructed to submit the revised and final bar/ programme chart for the work phase-I. The physical progress of the work is 64% as per Monthly Progress Report (MPR) submitted by CPWD for the month of June 2022. Copy enclosed as **(Annexure BWC 16.03)**.

Building and Works Committee is requested to note the same.

Resolution: *Noted.*

BWC 16.05: Directions related to further payment to CPWD against the work of construction (Phase-I) of extension campus of NIT Uttarakhand at Srinagar (Garhwal).

CPWD vide its letter no. 54(833) /ए.बी./का0अभि0-(गढ़वाल)/842, date 22.04.2022 **(Annexure BWC 16.04)**, has submitted the bills towards construction phase-I of NIT Uttarakhand at Srinagar. CPWD has mentioned in the above letter that amount of ₹9,62,54,385/- has been expended towards civil works and ₹1,00,00,000/- is transferred to electrical wing. In addition to above the expenditure ₹36,52,604 has been done towards contingencies expenses.

Moreover, the Building and Works Committee of NIT Uttarakhand in its 15th meeting vide agenda item no BWC 15.04 has resolved that "The amount ₹ 8,35,13,226/- (the total expenditure as per MPR, December 2021) may be released to CPWD subject to submission of bills/copy of bill. Further payment should be released on monthly basis as per Form 65 along with bills/ copy of bills within the approved cost as per MoU". The same has been initiated and the payment of ₹ 8,35,13,226/- has been released to CPWD.

Now, the Institute has received the MPR for the month of June 2022 **(Annexure BWC 16.03)** and as per the MPR expenditure occurred till June 2022 is ₹ 10,43,78,930/-.

Institute Level Project Monitoring Committee deliberated over the above in its 17th meeting held on 20.07.2022 and committee recommended the following:

As the payment amounting to ₹8,35,13,226/- is to be made to CPWD and now remaining amount as per Monthly Progress Report (M.P.R.) is also required to be paid to CPWD . The ILPMC recommends to release of remaining payment to CPWD (as per the MPR of June 2022, excluding the amount of ₹8,35,13,226/- recently to be paid subject to approval of Building and Works Committee.

The payment amounting to ₹ 8,35,13,226/- has now been paid to CPWD on dated 22.07.2022. Hence, the item is submitted before Building and Works Committee for deliberation and approval.

Building and Works Committee is requested to approve the same the same.

Resolution: **BWC recommend that the payment of ₹ 2,08,65,704/- be released to CPWD subjected to submission of bills/ copy of bills.**

BWC 16.06: Status of work of construction (Phase-II) of extension campus of NIT Uttarakhand at Srinagar (Garhwal) through HEFA.

MoU was signed with CPWD on 29th August, 2020 **(Annexure BWC 16.05)** for the construction and development of residential and non-residential buildings at extension campus of NIT Uttarakhand at Srinagar. CPWD was assigned the work of preparation of

conceptual drawings, master plan and tender document for work of construction phase-II of NIT Uttarakhand at Srinagar. The construction cost of phase-II is Rs. 40.13 crores. The HEFA loan has been sanctioned to the Institute. Once the drawing, master plan and tender document is finalized and approved, the institute needs to pay and advance amounting 33.33% of the tendering cost as per MoU.

The Building and Works Committee is requested to please note.

Resolution: *Noted. Building & Works committee authorizes ILPMC to approve conceptual drawings, master plan and tender document for work of construction phase-II of NIT Uttarakhand at Srinagar subject to adhering the terms & conditions of MoU and MoE approval. AA&ES may be released after the tendering process and disbursement of HEFA loan.*

BWC 16.07: Any other item with the permission of Chairman, BWC.

BWC 16.07(A): Renaming of the campuses of NIT Uttarakhand.

NIT Uttarakhand started functioning from the Govt. Polytechnic, Srinagar (Garhwal) in 2010. Few temporary buildings were built on a piece of ITI land allocated temporary to NIT Uttarakhand in 2014. Govt. of Uttarakhand allotted a permanent land measuring approx. 10.75 acres belonging to ITI and Resham farm for upgradation of existing campus in 2020 (**Annexure BWC 16.06**).

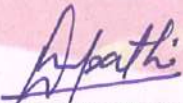
Presently, NIT Uttarakhand has permanent land measuring 10.75 acres at Srinagar and 310 acres at Sumari village. Institute is building infrastructure with budget of Rs. 78.45 Crores at Srinagar and Rs. 596.75 Crores at Sumari village. The Institute campuses are presently called by multiple names e.g. temporary, existing, main, NIT Srinagar, NIT Sumari etc.

It is proposed that existing temporary campus at Srinagar is to be named as '**NIT Uttarakhand - Srinagar Campus**' and campus being developed at Sumari village is to be named as '**NIT Uttarakhand - Sumari Campus**'.

The Committee is requested to approve the proposal.

Resolution: *The nomenclature of campus at Srinagar and at Sumari are approved as proposed..*

The meeting ended with vote of thanks to the Chair.



(Dr. Dharmendra Tripathi)
I/c. Registrar & Member Secretary,
Building and Works Committee


Approved/Not Approved

(Prof. Lalit Kumar Awasthi)
Chairman, Building and Works Committee