

**Indian Institute of Information Technology Guwahati**

**Minutes of the Twenty Fourth Meeting of the Building and Works Committee**

**Members/Invitees Present:**

*Prof. Gautam Barua, Chairman BWC (Thru V.C.)*  
*Mr. Kaushik Basu, Representative of TCS, Member (Thru V.C.)*  
*Prof. Arvind Kr. Singh, Professor IIT Guwahati, Member (Nominee of MoE) (Thru V.C.)*  
*Prof. Anjan Dutta, Professor IIT Guwahati, Former Dean(IW), Member (Thru V.C.)*  
*Prof. Ferdous A. Barbhuiya, Dean (Administration), IIITG, Member(Thru V.C.)*  
*Mr. G. C. Das. Ex S. E. PWD (Bldg.) Assam (Thru V.C)*  
*Mr. N. Roy, Addl. S. E. IIT Guwahati, Special Invitee (Thru V.C)*  
*Dr. P. Baruah, SE& EO, IIITG, Secretary (Thru V.C.)*

**Item No. 1: Confirmation of the Minutes of the Twenty Third Meeting of the Building and Works Committee held on 25.07.2023:**

The minutes of twenty Third BWC meeting held on 25.07.2023 were confirmed.

**Item No. 2: Action Taken Report on the decisions of the Twenty Third meeting of the BWC:**

The Committee noted the Actions taken report as placed before it.

**Item No. 3: Status of Construction Works in the permanent campus:**

The committee noted that Building works of Phase-2 involving construction of the 2<sup>nd</sup> Boys hostel & girls hostel extension, a town hall and the student activity center (SAC) are already complete & occupied. Currently, few minor site development works surrounding the buildings & improvement of the approach towards those being taken up now.

The committee was further apprised about the status of sports ground & courts, where in the concerned contractor has suspended his activities for the work from last 3 (three) months without any reasonable cause, thereby leading the Institute to put up for termination of the contract now.

**Item No.4: Allotment of work for "Construction of Vertical expansion for Classrooms of Academic cum Admin Building at Indian Institute of Information Technology Guwahati"**

The committee examined the evaluation reports as placed before it. The committee found that to be in order.

Therefore, the committee accepted the recommendations of the evaluation committee & decided to award the work to the lowest bidder Sri Narayan Deka at his quoted price of **Rs.94,97,508/-**

**Item No.5: To decide on continuation of the work for Sports Ground & Courts:**

The committee was apprised about suspension of work activities by the contractor M/s Girdhari Lal & Sons Sports Pvt Ltd., Delhi-62 for last 3 months without any reasonable cause vis. a vis. communications to him from the Institute regarding the work progress/completion. The committee was also apprised about Institute's intentions to utilize the dry season for completing the work.

The committee examined the correspondences to the contractor from the



Institute side and noted that there is hardly any serious effort/intension of the contractor to finish up this job.

After a threadbare discussion on the issue, the committee advised the Institute to give him notice of termination under contractual provisions and call him for joint measurements of the work done by him. Further, committee advised the Institute for taking up the balance work through fresh tendering and at the risk & cost of M/s Girdhari Lal.

Item  
No.6:

**To Consider and deviation statement for the work of Student's Activity Centre:**

The committee was apprised about the upto date deviations including incorporation of extra items as per technical/site requirements as well as functional utilities. The committee noted that major reasons were as follows:

- (i) Earth filling by the southern & front side of SAC building as well as eastern side of the sports field (as agreed in-principle by BWC-22 @ Rs.15 Lakh)
- (ii) Providing a grade slab in Badminton area and raising of that floor level (as agreed in-principle in BWC-22 @ Rs.7.5 Lakh)
- (iii) Construction of a motorable pathway (with paver blocks) around the SAC building and also approach to town hall. Further, new Boys hostel approach is also considered.
- (iv) Construction of a RCC culvert over the main water supply pipe line on the approach road to SAC building.
- (v) Procuring & installing of PVC Toilet cubical which were not part of original items
- (vi) Water supply arrangements from the old Girls hostel block to SAC building

The extra items involved during coarse of executions are (i) Filling of local earth in and around SAC & Sports field (rate of town hall item as agreed in BWC-22), (ii) PVC toilet cubical (market rate analysis), (iii) Items for construction of motorable pathway & approach to town hall (DSR-21 rate with 6% escalation for difference in applicable GST), (iv) white cement based putty for inner walls (DSR-21 rate with 6% escalation). The committee was further apprised that the current cost index of Guwahati over DAPR-21 is 125, hence rates considered for extra /deviated items are reasonable.

After detailed discussions, the committee having found the reasons valid & rates justified, **resolved to approve** total upto date deviated amount of **Rs. 33,40,742/-** (7.78% more than the original awarded value). The summary & the detailed deviation is attached in **Annexure-1**.

Item  
No.7:

**To Consider and deviation statement for the work of Town Hall:**

The committee was apprised about the upto date deviations including incorporation of extra items as per the site. The committee noted that major reasons for the deviation were:

- (i) Increase in the size of stage area as well as the level of stage as per inputs from user.
- (ii) Floor level changes in main hall area as per site/functional requirement.
- (iii) Installation of peripheral railing.
- (iv) Closing of the gable portion with aluminium composite panel sheets.



- (v) Providing granite floor strips in stage front ramp as per site/functional requirement.

It was also appraised that Sl. No. (i) & (ii) above are already agreed in principle by the BWC in its 22<sup>nd</sup> meeting (@ Rs.2 Lakh).

The lone extra items involved during course of executions is (i) ACP sheets in gable end of the roof & stage front portion (rate for the item is analysis based on market invoice).

After a detailed discussion, the committee having found the reasons valid & rates justified, **resolved to approve** total upto date deviated amount of **Rs 5,40,190/-** (7.58% more than the original awarded value). The summary & the detailed deviation is attached in **Annexure-2**.

Item  
No.8:

**To Consider and deviation statement for the work of 96 seater Boys hostel & Extension of Girls Hostel:**

The committee elaborated on the upto date deviations including incorporation of extra items as per technical/site requirements as well as on functional utilities. The committee noted that major reasons were as follows:

- (i) Conversion of entrance & mid lobby portions in Boys hostel blocks into rooms thereby increasing total number of rooms to 60 from 48.
- (ii) Construction of connecting corridor between the two blocks of Boys hostel
- (iii) Construction of connecting corridor to the Girls Extension block from the old block of Girls Hostel
- (iv) Constructing 4 rooms in earlier recreation hall of the old Girls Hostel block.
- (v) Water supply arrangements from the old Boys Hostel block to the new Boys hostel blocks & from old Girls Hostel to the Girls Extension block.
- (vi) Earth filling in between the old Boys Hostel Block & new blocks to avoid water logging including for making of pathways.
- (vii) Increase in GST rates in tendered items from 12% to 18% w.e.f. July-2022 (after the tender submission date) as per Cl.34 of G.C.C.

The committee further noted that BWC in its 22<sup>nd</sup> meeting had agreed in-principle for the works mentioned in sl. No. (i) to (iii) above @ Rs.19 Lakh. Further, the additional cost (@ Rs.36.36 Lakh) due to increase in GST rates w.e.f. 18<sup>th</sup> July 2022, is as per contractual provision.

The extra items involved during course of executions are (i) white cement based putty for inner walls (DSR-21 rate with 6% escalation). (ii) Polyethylene water storage tank (DSR-21 with 6% escalation) (iii) C. P. brass stop cock (DSR-21 with 6 % escalation) (iv) extra cement over item no. 2.01 for concrete in floors (DSR based analysis) (v) batten holders (M. R. analysis) (vi) Starter switch for A.C. (M. R. analysis). As the current cost index of Guwahati over DAPR-21 is 125, rates were accordingly checked with DSR-18/ 21 with applicable escalations & rates considered for extra /deviated items are found reasonable.


After detailed discussions, the committee having found the reasons valid & rates justified, **resolved to approve** total upto date deviated amount of **Rs. 26,82,858/-** (4.29% more than the original awarded value). The summary & the detailed deviation is attached in **Annexure-3**.

**Item  
No.9:****To consider extension of Completion time for the following works:**

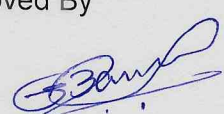
The committee noted that all the Building works are over by the date mentioned & get occupied. Minor site development works & few additional works like construction of pathways are expected to be completed shortly. Therefore, the committee agreed for the completion time as follows:

| Sl. No. | Name of Work   | Completion date /Remarks   |
|---------|--|--|
| 1       | Construction of a 96 Seater Boys Hostel & Extension of the Girls Hostel at IIIT Guwahati | Building works : <b>15-09-2023</b> .<br>Site development works (including connecting corridor/ pathways etc.) : <b>15-12-2023</b> .                |
| 2       | Construction of Student Activity Centre  | Building Works: <b>15-11-2023</b><br>Site development works (including additional works of pathway, roads, front culvert etc.: <b>31-12-2023</b> . |

As there was no other agenda for discussions, the meeting ended with a vote of thanks to the Chair.

  
( Pallav Baruah)  
Secretary

Approved By

  
(Gautam Barua)  
Chairman