

Minutes of the RAS Club Construction and Maintenance Committee meeting dated 8th May, 2017

Subject- Project Meeting Review		Venue: DLB	Date: 08.05.2017, Time: 01:00 PM
Chaired by ShPawanArora			
Participants:			
Responsibility	Organization	Representatives	Legends
DEVELOPER	RASO'I (RAS Officers' Institute)	Mr.PawanArora	RAS
		Mr.Rajender Shekhawat	
		Mr. Ajay Aswal	
		Mr.GirishParashar	
		Mr.Jagveer Singh	
		Mr.Rakesh Sharma	
		Mr Aslam Sher Khan	
		Mr. Hemant Mathur	
	RAS Officers Team		
Architect	Architectural Design & Services	Mr Lokesh Joshi	Architect
PMC	SUPERSTRUCTURES	Mr Kulwinder Singh	PMC

A meeting of the Club Construction and Maintenance Committee chaired by Sh Pawan Arora was held on 8th May, 2017. As special invitees, representatives of selected PMC M/s Superstructures and Architect Sh Lokesh Joshi were also present. President Sh Arora reviewed the progress on the issues discussed last time. Apart from this, certain fresh issues were also discussed.

Among the fresh issues, more and more involvement of more and more of RAS Officers in the project was discussed. Sh Ajay Aswal submitted before the committee that on the website of RAS Association, regular details of the progress of the club should be posted. Four more hyperlinks in this regard can be created. Mr Girish Parashar suggested that membership cards be got printed and issued to the Private Members. The forms can be got filled by 20th May and the Membership cards be distributed during the launching ceremony. Sh Aslam Sher Khan emphasised the importance of contacting the vendors of building material at the earliest. Sh Kulvinder Singh of PMC detailed about the planning and expenditure involved for creating/renovating the on site offices for the construction and building management committee as also for PMC and Architect. He submitted an estimate for creating a site office for PMC in the south east corner. To save costs, it was decided that for the time being, the existing rooms in the south west corner be renovated and used by RAS officers as well as the PMC for office purpose. For this, Sh Aslam consented to coordinate for the material required. Sh Vinod Purohit mentioned that fire NOC for the building has been obtained on 5th May 2017. Sh Rakesh Sharma told that now only the building maps need to be got stamped from Nigam for fire NOC and submitted to JDA for release of the JDA Maps. The Architect Sh Lokesh Joshi apprised that he has provided maps for this purpose today so that the JDA process can be expedited now. The PMC provided a draft of the tender document for hiring of the labour contractor. The Architect also provided a draft of the same. The same were referred for finalisation to the Sub-committee/ Working Group formed for the purpose. Sh Rajender Shekhawat emphasised the need for collection of more funds through new members. A review of progress on the issues discussed in the last meeting is tabulated below:

F= Fresh A = Active P = Pending C = Complete / Closed						
S. No.	Task	Discussion/Decision Taken	Status	Action TO BE Taken By	Current Progress	Target date
1.	Total Station Survey	TSS to be done and report to be shared with architect immediately	C	ShJagveer Singh + PMC + Architect	PMC apprised that TSS has been done and	04.05.2017

		(as detailed in the PMC table below)			report shared with architect	
2.	Soil Testing	Quotations to be taken immediately and work to be awarded	P	Sh Aslam + ShHemantMathur + PMC	As directed, the concerned were contacted well before 08.05.2017 and work shall be completed in a couple of days.	08.05.2017
3.	Work orders	Work orders for PMC to be prepared keeping in view the duties of Architect (to be modified accordingly) and Labour Contractor so that there is no duplicity of work	A	Sh Ajay Aswal + ShGirishParashar + Architect + PMC	Under consideration by the committee	ASAP
4.	Tender for Labour Contractor	Tender document to be prepared by PMC/Architect. Both suggested that item wise tender be done	F	ShGirish Parashar + ShJagveer + Sh Ajay Aswal+ PMC+ Architect	A draft has been submitted by Architect as well as one by the PMC which shall be looked into by the committee now.	ASAP
5.	Boards on site	Attractive boards to be put up on the site before launching ceremony	F	ShShaheen + SmtAshu + Sh Rakesh Sharma + Architect	Designs are being prepared by the Architect	20.05.2017
6.	Brochures	Brochures highlighting the proposed features to be prepared	F	SmtAshu + ShRakesh Sharma + Architect	The architect suggested agencies of Mr Punit and Mr Vijay for this	ASAP
7.	Launching Ceremony	As soon as leveling of the present structure is done, a grand launching ceremony of the club be done before excavation	F	Smt. Ashu + ShVinodPurohit + Sh. HemantMathur + Sh Rakesh Sharma	Planning for the same is being done	Tentative date for the function is 27.05.2017
8.	Payment Committee	Payments to be done after certification by the committee keeping in view the advice of PMC/Architect/Labour Contractor	F	ShBachaneshAgarwal + Sh Ajay Aswal + ShAslam (based on certification by PMC/Architect)	Committee shall adhere to the directions issued earlier	On as and when basis
Procurement Committees :						
9.	Cement	Suitable specifications matching our project to	F	ShRajendraShekhawat + ShSukhveer +	PMC told that to have a better	ASAP

		be provided by PMC and estimated quantities to be provided by Architect. PMC to provide a comparative chart of the market rates of the quality required by us		ShAslam + ADM Chittorgarh + SDM Nimbahera	rate, we need to have a PAN no., TIN no., CST no. and letter head of RASO'I. PMC to provide the specifications and the architect to provide the quantity.	
10.	Marble	Marble/granite to be taken as per the colour matching scheme	F	ShSukhveer + ShAslam + Sh Ajay Aswal + SH Dhaka + ADM Ajmer + SDM Kishangarh	PMC to provide the specifications and the architect to provide the quantity.	Required at a later phase of construction
11.	Steel	PMC recommended to use TATA / SAIL /VIZAG steel up to Ground Floor level. In above floors other brands may be used.for cost saving. PMC to provide a comparative chart of the market rates of the quality required by us	F	ShJagveer Singh + Sh Sunil Bhati + Sh Jai Singh + OSD (Infra), RIICO + DC (Commercial Taxes)	PMC to provide the specifications and the architect to provide the quantity.	ASAP
12.	Rodi + Bajri	A good quality source to be used. PMC to provide a comparative chart of the market rates of the quality required by us	F	Sh Sunil + ShGaurav + ShHanuman Dhaka + ADM Tonk	PMC to provide the specifications and the architect to provide the quantity.	ASAP
13.	Bricks	PMC recommend using eco friendly and light weight bricks, Decision will be taken later.PMC to provide a comparative chart of the market rates of the quality required by us	F	Sh. Awadesh Singh + Sh. Hanuman Dhaka + Sh. Jai Singh + ADM Hanumangarh + SDM Bassi	PMC to provide the specifications and the architect to provide the quantity. For all the above materials PMC said that exact specs and rates can be provided only after structural	ASAP

[drawings are finalised and the rates vary with time. He was asked to provide the tentative rates.](#)

The progress on the following issues raised by PMC in the last meeting (some of these have already come up in the table above) is as follows :

F= Fresh A = Active P = Pending C = Complete / Closed						
S. No.	Issue Raised	Discussion/Decision Taken	Status	Action TO BE Taken By	Current Progress	Target date
1.	Labour Hutment decision	To be decided with civil contractor and other agencies latter.	F	All	As discussed earlier.	-
2.	SPT Agency to be finalized ASAP	As discussed above	P	As discussed above	As above	ASAP
3.	Water Test Report - • Water Quality Testing will be done and one another bore well will be made after taking location from Architect.	Water quality test be done. Permission be taken for deepening of the existing bore	F	ShJagveer Singh + Sh Sunil Bhati	As discussed earlier.	ASAP
4.	TS Survey is completed and drawing will be shared with Architect today evening i.e . 04/05/2017.		C	ShJagveer Singh + PMC + Architect	As above	08.05.2017
5.	Excavation layout - • Architect will provide.	To be done ASAP	F	Architect	Architect apprised that it is ready.	ASAP
6.	Bricks decision - • PMC recommend using eco friendly and light weight bricks, Decision will be taken later.	As detailed in the table above	F	Sh. Awadesh Singh + Sh. Hanuman Dhaka + Sh. Jai Singh	As above	ASAP

7.	Architect will provide design of main sign board of project/ building.	As detailed in the table above	F	ShShaheen + SmtAshu + Architect	As above	ASAP
8.	Steel - • PMC recommended to use TATA / SAIL /VIZAG steel up to Ground Floor level. In above floors other brands may be used.	As detailed in the table above	F	As detailed in the table above	As above	ASAP
9.	"PPC" Cement will be used for construction.	As detailed in the table above	F	As detailed in the table above	As above	ASAP-
10.	PMC asked to provide JDA approved drawings for study purpose. RASO'I will arrange asap..	Fire permission be taken at the earliest by depositing the fees required and maps be got released	F	ShBachanesh + ShAslam + ShVinodPurohit+ Architect	As above	ASAP

The meeting ended with a vote of thanks .