



# PRAKASH DEEP FLAT OWNERS WELFARE SOCIETY (REGD.)

11<sup>th</sup> FLOOR, PRAKASHDEEP BUILDING NO.7, TOLSTOY MARG, NEW DELHI-110001.

## Minutes of meeting held on Monday 14th April 2018 at Society Office.

**Location:** RWA Office, 11<sup>th</sup> Floor, Prakashdeep Building, New Delhi.  
**Date:** 14<sup>th</sup> April 2018  
**Time:** 3:30pm to 5:30pm

Mr. Ashok Kumar Jain	- President
Mr. Ravi Sharma	- Vice President
Mr. Lokesh Kumar	- Secretary
Mr. Tarun Vohra	- Treasurer
Mr. Kailash Sharma	- Executive Members
Mr. Balbir Mehta	- Executive Members
Mr. Gurmeet Sethi	- Flat Owner (709)
Mrs. Tirpat Bawa	- Flat Owner (809)
M/s Sainka Constructions	- Contractor
M/s BSS Infrastructure	- Contractor
Mr. Bablu	- Contractor
M/s Siddhi Infrastructure	- Contractor

### 1. **Adjoining property matter.**

- District Magistrate officials have visited adjoining plot no 9 and 7, Prakashdeep building pursuant our complaint regarding cracks in the drive way of our building due to plot no 9 construction.
- Meeting with DM officials and plot no 9 contractors & Owner's representative was held on 12<sup>th</sup> April 2018 at society office (11<sup>th</sup> floor Prakashdeep)
- DM officials has taken the photographs of adjoining plot and our building and requested estate office to arrange 10-12 Arial Pics of building through Drone Camera.

### 2. **Water proofing work for open parking area.**

- After finalization of BOQ by Structural consultant and discussed with members according to the process which needs to be applied during water proofing work, the BOQ has been shared with interested contractors and based on the site visit by all the contractors, they have submitted their quotes as follows:

- |                                |  |
|--------------------------------|--|
| (1) M/s Siddhi Infrastructures | :- 4346250/- (not mentioned the extra item cost) |
| (2) M/s BSS Infrastructures    | :- 5662750/- (cost added for extra items)        |
| (3) Bablu                      | :- 4000000/- (Cost added for extra items)        |
| (4) M/s Sainka Constructions   | :- 5746000/- (Cost added for extra items)        |

During the 1<sup>st</sup> negotiation meeting two contractors M/s BSS Infrastructures and M/s Sainka Constructions has raised issues on BOQ after visiting the site, according to them two items not being added in the BOQ. One is PCC removal and other is debris clearing cost. As per consultant Mr. Piyush Arora and Mr. Mehta discussion along with other members, it was decided that pcc removal is very much required if proper water proofing work needs to be implemented with the guarantee of 20 years minimum. Therefore all the contractors asked to give revised quotes to add the cost of discussed items and requested them to come forward to join negotiation meeting on 25<sup>th</sup> April 2018.

### 3. Rain Harvesting pit provision to be made in the building.

- The NGT officials have visited our building to check the rain harvesting pit. But unfortunately we do not have the harvesting pit in our building; accordingly he suggested minimum 2 harvesting pits in the building to meet NGT norms. According to NGT Law every commercial property should equipped with harvesting pits to recharge earth through rain water. Society members agreed and instruct Facility Manager to coordinate with NGT officials for dimensions of harvesting pits and arrange to get the quotations from interested contractors for society approval.