

## **Minutes of the weekly meeting held on Saturday 07<sup>th</sup> October 2016.**

**Location:** RWA Office, 11<sup>th</sup> floor, Prakashdeep Building

**Date:** 07<sup>th</sup> Oct 2016

**Time:** 4:00pm to 5:30pm

Mr. Ashok Kumar Jain- President (Flat No.-302)

Mr. Ravi Sharma- Vice President (Flat No. -1007)

Mr. Lokesh Kumar Gupta- Secretary (LB-11)

Mr. Kailash- Member (UB-05)

Mr. Tarun Vohra- Treasurer (Flat No. 105)

Mr. Arun Jain- Member (Flat No. 507)

Mr. Balbir Mehta- Member (Flat No. 710-11)

Mr. Anil Arora (Flat No. 1109)

### **Agenda of meeting and further Discussion & Decisions.**

#### **1. Billing Software.**

- a) First phase of work completed successfully, we are ready to dispatch the maintenance bill now.
- b) There is some area where team needs some time to understand, where vendor is on task to assist the team and providing complete support to make this possible.

#### **2. Main HT power cable (other source) to be connected through NDMC.**

- a) Awaiting vendor to come for negotiation meeting. It is approved by all the members and decides to complete this work ASAP.

#### **3. Column for three basements, rehabilitation/Retrofitting work.**

- a) Work is under progress and will be completed by 15<sup>th</sup> October 2016.

#### **4. Entire Fire pipeline ( 6" & 3") located in plant room and up to DG room need replacement.**

- a) After receiving quotation from interested vendors, members jointly negotiate the total cost of labour by keeping the bench marking of lowest bidder which was Rs. 1 Lac and finalized the renowned vendor whose work has already seen. Finally rates were negotiated from Rs. 1,39,500/- to 90,000/- including some basic material like paint, nut-bolt, angle etc. to M/s Ikramudin.

#### **5. Under ground water tank MS cover and other sewer main whole cover needs replacement.**

- a) This work included with above mentioned work.

6. Meeting with structural consultant to finalize for next building rehabilitation work.
  - a) Members discussed with few consultant to provide their professional charges and discuss the building area to which rehabilitation work has to start.
  - b) All the members has jointly taken the decision that all the indentified work will be completed phase wise as per following planning:
    - i) **1<sup>st</sup> Phase** :- All three basement water proofing and strengthening of column & beams
    - ii) **2<sup>nd</sup> Phase** :- Terrace, Lift Machine room, overhead tank repair & water proofing.
    - iii) **3<sup>rd</sup> Phase** :- Building façade, side and back walls repair, Chajja repairing work, Provisioning of AC drainage, Painting of exterior walls & inside of building common area, stairs, shafts & lift lobbies.
    - iv) **4<sup>th</sup> Phase** :- Renovation of Lift Lobby, building face lifting (front & back)

### **Work on hold**

1. **Power/Energy Audit pending since Apr 2012 to Mar 2016**  
**(Apr-12 to Mar-13, Apr-13 to Mar-14, Apr-14 to Mar-15, Apr-15 to Mar-16)**
2. **A main Bank Account no (5034) viewing right is needed through net banking. (Pending).**
  - a) Dependency will be Zero to the Bank for getting Statement of Bank account.
  - b) Expedite entry in to tally and immediate verification of online payment through NEFT/RTGS.
7. **Car Top Balustrade to be installed on the rooftop of elevators (KONE Make)**
  - To be **discussed**.
3. **Replacement of 2 nos. KONE elevators**
  - a) Kept on Hold.
4. **File Cabinet for Estate Office to upkeep the filing system.**
5. **Standby DG self starter.**
  - a) Quotation awaited.
6. **CCTV Camera & TV relocation, re-wiring & system needs to be connected to Estate office computer through switcher control.**
  - a) Under Discussion.
7. **CCTV Control room to be re-organized to avoid large no. of complaints.**
  - a) Under Discussion.