

Minutes of the weekly meeting held on Friday 6th April 2017

Location: RWA Office, 11th floor, Prakashdeep Building

Date: 06th April 2017

Time: 4:30pm to 5:30pm

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

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

Mr. Lokesh Kumar - Secretary (LB-11)

Mr. Kailash- Member (UB-05)

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

Agenda of meeting:- General discussion

1. Updates on building Rehabilitation/Strengthening work implementation.

- a) Discussion on basement work progress found satisfactory, Member took a round at site and suggested Contractor's supervisor to take all safety measures while performing work.

2. DG No. 3 has abnormal smoke, injector pump calibration.

- a) M/s OVN has submitted quotation for D-Check for 3 nos. DG set of Rs. 2 lacs approx, members has kept on hold for next meeting.

3. Discussion on main Lift Lobby, washroom renovation project.

- a) Kept on hold for next meeting.

4. Tools for maintenance Team

- a) Members suggested having proper tools for building maintenance team on society expense as these tools will be under society control and will be society's asset.

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.

3. Replacement/Modernization of 2 nos. KONE elevators
4. File Cabinet (Fire Proof) for Estate Office to upkeep the filing system.
5. CCTV Camera & TV relocation/ re-organized, re-wiring and system need to be connected to Estate office computer through switcher control.
6. Cash Box Requirement for Estate Office.
7. Profac account settlement and staff dues adjustment with Profac Payout.
8. Surface parking and back side area repair and paint.
9. Terrace parapet walls repair- loose concrete is very dangerous.
10. Conference room and RWA office to be designed at 11th floor refugee area.
5. Estate office interior re-designing and expansion project along with renovation of pantry and toilet area.
6. Replacement of building Fire Alarm, PA and Talk Back system.
7. Upper Basement Floor repairing/New flooring.
8. Vertical fire pipe lines need replacement on priority.
9. Out of 18 hose reel drums right away 6 nos. drums need replacement as these are more than 30 years old now and slowly all has to be replaced.
10. Boom Barrier AMC Renewal, lowest quote is Rs. 30,000/- (Non-Comprehensive) plus tax @15%
11. Fire Hose Reel Box 3 nos. need to be replaced on urgent basis.
12. 3 nos. DG sets needs replacement phase wise.
 - a) 250 kva dg set tentative cost would be: - Rs. 13,50,000/- plus tax & installation
 - b) 125 kva dg set tentative cost would be: - Rs. 6,70,000/- plus tax & installation
 - c) Installation/ commissioning charges: - Rs. 2, 90, 000/- tentative