

Minutes of PMC Meeting held on 22 Nov 2014

The Project Monitoring Committee Meeting (PMC) was held under the Chairmanship of Sh Akhilesh Kumar, Chief Executive Officer, CGEWHO on 22 Nov 2014 at Project Office, CGEWHO Housing Project, Phase-II, Mohali (Punjab). The following members were present in the meeting:

CGEWHO	M/o HUPA	PMC
Sh Gagan Gupta, Dy Dir (Tech)	Sh A N Jha, Under Secretary (AA)	Sh S C Gulyani
Sh Bant Singh, Project Manager		Sh Vivek Verma
		Sh S K Joshi
		Sh Mohinder Pal Singh
		Sh Bhagat Singh

The Chairman welcomed all PMC members and other beneficiaries of the housing scheme whoever present in the meeting. All members introduced themselves in the meeting and afterwards, the meeting proceeds further.

The following points were discussed in the meeting:

- (i) It was intimated that due to shortage of funds, the progress of the project is not as per schedule. It was assured by the Chairman that necessary steps are being taken to come out from the financial crunch in the project so that the projects financial position is improved and it is expected that the project will come out from the financial crunch in a month or so for which pro-active action will be taken in the H.O. Around 117 DUs are still unsold and there are around 78 defaulters from the existing beneficiaries. PMC members were asked to convey the same to the existing allottees so that the payments can be made in time. The PMC members also asked that CGEWHO to provide e-mail ID of all the beneficiaries in soft copy so that necessary information can be passed on to all the beneficiaries for timely payments. Besides this, Chairman assured that the project will be completed by November 2015.

With regard to Phase III project consisting of 147 DUs an alternate proposal will be put up to the Executive Committee, CGEWHO and it is proposed that instead of having 147 DUs, provision for the parking spaces for Phase II allottees will be made although the proposal is in a preliminary stage, the modalities will be worked out in detail and put up before the competent authority. However, in case the proposal is through, additional cost of land component shall have to be apportioned on parking/ dwelling units.

- (ii) It was decided that the efforts shall be made to hold the PMC meeting after every four months. However, the officer concerned at the HO, who is looking after project shall brief PMC members whenever he visit the site possibly on monthly basis, so

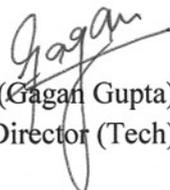
that PMC members are able to make queries about the project. It was also decided that the monthly progress of the project will be up-loaded on CGEWHO website.

- (iii) Photocopies of the Report given by Proof Consultant, Punjab Engineering College during monthly visit was also given to PMC members. Chairman gave directions that the quarterly report may be published on CGEWHO website.
- (iv) It was clarified by Chairman that the ground floor cannot be converted into covered parking as the columns are not provided as per parking details and it will not be feasible to convert the ground floor in covered parking.
- (v) Chairman also ensured the members that the interim costing will be provided within a period of 30 days after making all the provisions for parking, escalation and other expenses.
- (vi) PMC members were given a list of make/ quality of the fixtures to be used in the DUs by PM, CGEWHO. PMC members pointed out that the kitchen sink provided in the sample flats is of smaller size bowl, although it has been provided as per contract to which Chairman instructed PM to have 3 – 4 samples of different sizes kitchen sink and get it approved from the PMC members. He also pointed out that D type sample flat may be completed at the earliest.
- (vii) The beneficiary members have asked the details of dwelling units including non subscription in the Project. The details of dwelling units under CGEWHO Housing Scheme Phase II are as under:

Type of DUs	No. of DUs	Status of DUs in Phase-II (as on 19.11.2014)	
	Phase-II	Allotted	Vacant
A	104	50	54
B	199	190	09
C	160	152	08
D	152	106	46
Total	615	498	117

It was also pointed out by the PMC members that a proper advertisement in different State Govt Deptts of Punjab may be given to the members with clearly mentioning the location of site as Sector 125, Mohali instead of Kharar, Mohali, as being done in the earlier advertisement. It will definitely give a positive response.

At the end, the meeting concluded with vote of thanks to the chair.


(Gagan Gupta)
Dy Director (Tech)