

**Minutes of the meeting held at Kolkata (Ph-II) Project on 30 Apr 2014 with beneficiaries
alongwith Project Monitoring Committee members**

Reference is made to letter No.A-404/1 dated 09 Apr 2014 sent to all the beneficiaries of Kolkata (Ph II) housing scheme vide which the information regarding draw of specific floor and car parking was intimated. Vide the above referred letter, it was also informed that there will be an anticipated escalation of 13% over and above the announced cost other than the service tax. A number of correspondences were received from the beneficiaries through e-mail and by post to CEO as well as to the Ministry.

2. In this regard, the PMC members of Kolkata were contacted by CGEWHO so that meeting could be held at Kolkata to clarify all the points raised by beneficiaries. Accordingly, a meeting with PMC members alongwith the beneficiaries was conducted on 30 Apr 2014 at Kolkata in which following were present :

| CGEWHO | Members of PMC from beneficiaries | |
|---|--|--|
| Sh Gagan Gupta, Asst Dir (Tech) | Sh Ravi Ranjan | Around 34 beneficiaries alongwith their spouse. |
| Sh Arun Kumar Singh, Asst Dir (Admn) | Sh Biplab Pal | |
| | Sh A S Bhakta | |
| | Sh Chandra Mohan | |

3. Point-wise reply given by CGEWHO to the agenda points as projected by the PMC members is as under :

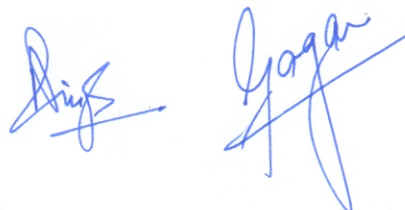
Point No. 1) Draw of lots for allotments for specific flat/ floor

As per the request made by PMC Members and majority of beneficiaries to conduct the draw manually at Kolkata (Ph II) site only, the schedule given vide letter No. A-404/1 dated 09 Apr 2014, was confirmed, which is as follows :

Draw for Types A & C on 26.05.2014 1000 hrs onwards

Draw for Types B & D on 27.05.2014 1000 hrs onwards

The methodology to be adopted during the manual draw was also discussed and it was explained that the draw will be conducted before a Committee of Officers consisting of Representative from Ministry of HUPA and CGEWHO in the presence of beneficiaries of respective types of DUs. It is also informed that if the car parkings are over-subscribed then the draw will be held on the same date and time.



(1)

Point No. 2) Completion of pending works including approachable (service) road by NHAI

It was informed that the efforts will be made to complete all the pending works in the month of July 2014 and if all the statutory completion certificates such as EIA clearance and Completion Certificate from Dumdum Municipality is received by the said date, the possession letters will be issued in the month of August 2014. As far as approachable road by NHAI is concerned matter shall be taken up with NHAI to complete the approachable service road, which is under progress.

Point No. 3) Security arrangement for the campus CGEWHO of Kolkata (Ph II) housing society

It was informed that the provision for inter-com facility is being provided at the Complex whereby each flat is being connected to the security gate and all the necessary conduits and cables are being provided as per the contract. The beneficiaries requested that the EPABX system may also be provided by CGEWHO at extra cost. CGEWHO officials informed that the same can be done on written request made by the PMC members on extra cost. It is also informed that as per the tender, compound wall alongwith the M S grill is to be provided to secure the complex but grill have been omitted full boundary wall with masonry have been provided for additional safety. PMC members also requested to provide barbered concertina coils over the boundary wall to provide more security to the complex. It was agreed that the concertina coil would be provided by CGEWHO at extra cost.

Point No. 4) Issue of completion certificate by the competent authority

It was informed that full efforts shall be made towards obtaining all the statutory completion certificates from the competent authorities before issuing the possession letters. It was also informed that all the works pertaining to CESC is more or less completed and only the transformers are to be procured and placed at site. The energization of the transformers will be done only after EIA clearance is issued.

Point No. 5) Handing over of the Possession of Dwelling unit/ flat to the beneficiaries

As explained above in Agenda No. 2, the possession letters will be issued in the month of August 2014, subject to the clearance from the EIA and subsequent energization of the complex.

Point No. 6) Penalty/ LD/Escalation Issues

It was informed that escalation to the contractor is given strictly as per Clause 10CC of CPWD and which is as per the contract agreement signed with the contractor. Since it is a turnkey contract and no escalation is paid on the land component. Although the contractor has asked for extension for 13 months from the stipulated period of completion which is June 2013 but only 03 months extension is being considered for escalation and 10 months extension is

given without any escalation, as the indices for the labour and materials are being frozen September 2013. The 03 months extension is being given to the contractor as initially the project was under-subscribed and CGEWHO was not able to supply cement & steel, as required at project site due to financial crisis. Hence, there will not be any additional financial implication on the project/ beneficiaries for the rest 10 months extension.

Point No. 7) Announcement of the anticipated increase of announced cost

The pre-final costing of Kolkata (Ph II) project giving the details of anticipated expenditure incurred in the various heads are being up-loaded on the website. It may be noted that a deficit/ surplus allocation of Rs.4.25 cr is given to the Kolkata (Ph II) project also an amount of Rs.3.87 cr is also credited to project on account of the equalization charges collected from the beneficiaries, to arrive on pre-final costing.

Point No. 9) Allotment of Stilt Parking Areas

In the scheme brochure it was clearly mentioned that few scooter/ car parking under stilts are provided on extra cost and as per the Notification CGEWHO will be going ahead with the allotment of stilt parking. It was also confirmed that the respective parking (if allotted) alongwith the DUs will be registered in favour of beneficiary. It is also intimated that the cost announced for the parking is an internal adjustment on project account and the amount recovered from car parking shall be credited to total project cost on which the DU cost is computed Accordingly the proportional benefit on receipt of parking is ploughed back to the project account as a whole, benefitting all beneficiaries to keep an equality on both beneficiaries who opt for covered car parking and otherwise.

Point No. 10) Documents/ information related to CGEWHO Kolkata (Ph II) housing scheme

Any documents/ information related to CGEWHO's Kolkata (Ph II) project may be inspected by any individual/ Committee formed by the beneficiaries on prior appointment at H.O.



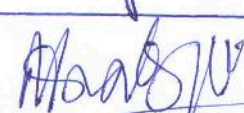
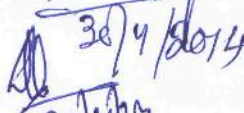
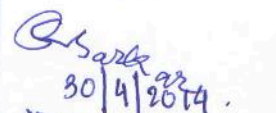
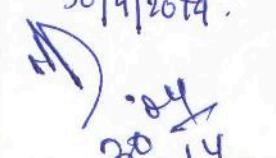
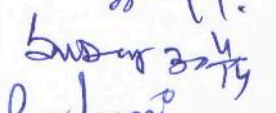
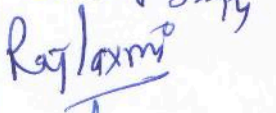
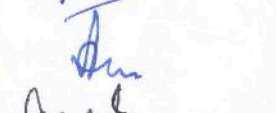
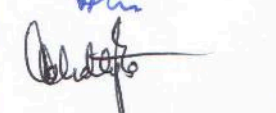
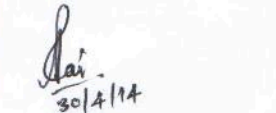
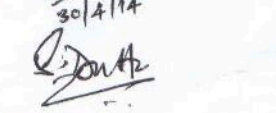
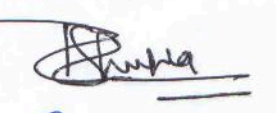


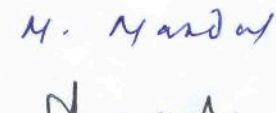
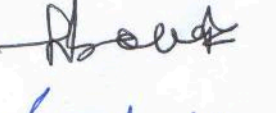
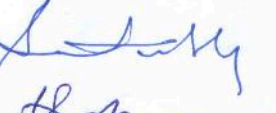
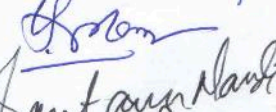
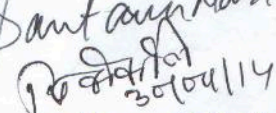
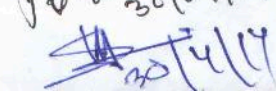

C G E W H O
KOLKATTA PHASE - II HOUSING SCHEME
PRE- FINAL COSTING



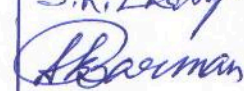
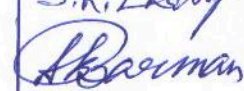

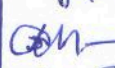
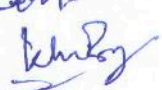
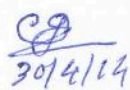
| SI No. | Particulars | Total Cost |
|--------------|---|----------------------|
| (1) | (2) | (4) |
| | | 1448378600.00 |
| 1 | Cost of DU's as per Contract including 449 Parking | 590785188.00 |
| 2 | Material & Labour Escalation | 0.00 |
| 3 | Service Tax payable to Contractor | 154000000.00 |
| 4 | Difference Cost of Cement & Steel | 17005466.00 |
| 5 | Registration & Stamp Duty | 12706277.00 |
| 6 | Cost of Project Management Consultancy | 1654500.00 |
| 7 | Proof Consultancy and Other Consultancy Charges | -42500000.00 |
| 8 | Deficit / Surplus Allocation (less) | 43544987.00 |
| 9 | CGEWHO Overheads | 15000000.00 |
| 10 | Deviation order(electrical &c.coil on B/W | 29362073.00 |
| 11 | Interest Paid to NHB Loan | (A) 2269937091.00 |
| | total | 2269937091.00 |
| | | 12500000.00 |
| Total | Misc & Contingencies | 2282437091.00 |
| 12 | | 34236556.00 |
| Total | Reserve Fund @ 1.5% of (A) above | 2316673647.00 |
| 13 | | 123475000.00 |
| Less: | Recovered on account of Parking (449 Nos @Rs.275000/-) | 2193198647.00 |
| | Cost Chargeable to DU & Parking | 2642.00 |
| | Cost per Sq Ft | |
| | Amount Credited to Project | 38698089.00 |
| Less: | Interest Credit on a/c of Equalisation Charges | 2154500558.00 |
| | Total Cost Chargeable to DU's | |
| | | 830184.00 |
| | Total Area | 2595.00 |
| | Final Cost per Sq Ft | 2284.00 |
| | Announces Cost | 13.62% |
| | % of Escalation | |
| | Service Tax @3% | |

STEEL:4768MT(4768*25000=11.92CR) COST ACTUAL 21.84 CR
CEMENT:24138+3000 MT(27138*4000=10.85 CR) COST ACTUAL 16.32 CR
DIFFERENCE:(21.84+16.32)-(11.92+10.85)=Rs15.39

(Signature)

(Meet at SG a.m. 30.04.2014)

| S.NO | Name of Beneficiaries Contact NO | Reg NO & Contact NO | Signature |
|------|-------------------------------------|--------------------------|--|
| 1 | Madan Mohan Mukherjee | KLDO710 |  30/4/2014 |
| 2 | Sh. B. D. Das | |  30/4/14 |
| 3. | SUMITA RAY SARKAR | KLBO423 |  30/4/2014 |
| 4. | NITIN NISHANT | KLDO492. (9748721320) |  30/4/14 |
| 5. | S. K. Dey | KLDO705 |  30/4/14 |
| 6. | Cept Reflaxmi | KLBO503 |  30/4/14 |
| 7. | Dr. Anjan Mukherjee | KLCO493 |  30/4/14 |
| 8. | A. K. Chatterjee | KLBO402 |  30/4/14 |
| 9. | ANJAN RAI | KLBO632 |  30/4/14 |
| 10. | Suvashish Dutta | KLDO535 |  30/4/14 |
| 11) | DEEPAK SHUKLA | KLDO669 |  30/4/14 |
| 12) | DR. SANTANU DHARA | KLBO400 |  30/4/14 |
| 15) | N. K. Ghosh | KLC 0386 |  30/4/14 |
| 20 | Mahitosh Mandal | KLC 0544 |  30/4/14 |
| 21. | S. N. Banerjee | KLD 0539 |  30/4/14 |
| 22. | Santanu Saha | KLD 0336 |  30/4/14 |
| 23. | Syamal Nasar | KLD 0753 |  30/4/14 |
| 24 | Santanu Mondal | KLBO 460 |  30/4/14 |
| 25 | Prosenjit Kumar Koley | KLA (A) type |  30/4/14 |
| 26 | Shailesh Kumar Mallick | KLA (B) type |  30/4/14 |

| S.NO | Name | Contact NO | Reg NO | Signature |
|------|---|------------|----------|---|
| 27 | S. K. Ghosh representative of Dr. S. S. Ghosh K | KLO 0178 | |  |
| 28. | A. S. Bhakta | 9432320930 | |  |
| 29. | Dr. S.K., L. Rattigie | 9432347733 | | S.K. L. Rattigie  |
| 30, | Dr. Alok Kumar Barman | 9748831531 | |  |
| 31 | Ravi Ranjan | 9230089777 | KLD00118 |  |
| 32 | Dr. D. Datta | 9831458520 | KLD0084 |  |
| 33 | Dr. S.K. Gangopadhyay | 9433479744 | KLB0323 |  |
| 34 | Chunilal Ghosh | 9674647163 | KLB471 |  30/4/14 |