

Government of Punjab
Department of Medical Education and Research

No : DIR/ PIMS 69/ 208-13-Dated 13.7.2005

PROCEEDINGS OF MEETING OF BUILDING CONSTRUCTION COMMITTEE OF PUNJAB INSTITUTE OF MEDICAL SCIENCES JALANDHAR

AGENDA ITEM 1 :

Regarding proceedings of meeting dated 7.7.2004 :

Para 1

- Record is silent about the follow up and action taken on the report on causes of delay sent to Government by Director Principal vide No Spl 414 dated 15.7.2004.

Decision : DRME should examine the report on file and send his comments to the Government within 10 days.

Para 2

- There has been nothing on record to show that the High Court order has been acted upon. Director Principal and Xen PHSC state that as follow up action , the following decisions should have been taken :
 - (a) Whether the furniture is to be purchased through COS or from open market
 - (b) Decision regarding floating to tender notices, one for equipment, and the other for furniture, needs to be taken subject to decision on (a) above. If procurement has to be made through COS, should there still be two tenders?
 - (c)

Decision : A policy decision on the appropriate model of PPP is likely to be taken shortly by the Governing Council. Fresh tenders should not be floated till then.

Para 3 : Complied with. No further action required.

Para 4:

- Pre-qualification process carried out and 3 firms pre-qualified. Subsequent tendering led to only two firms participating , and the process was aborted due to high rates.
Therefore, the following decisions need to be taken:
 - (a) Should the pre-qualification criteria be re-worked out to broad base it, have more firms, generate more competition?
 - (b) Should we follow the PIDB/ PWD B&R/PUDA etc established mode of pre-qualification after a careful comparison of the criteria drafted by the PIMS Architect?

Decision : The Architect should redraft the pre qualification parameters and place the draft before a committee consisting of engineers of PHSC and PWD (B&R), also associating experts from PIDB and PUDA before finalizing the draft. The draft will be finally placed before this Committee 30 days.

Para 5:

- No action required as it is reported that construction agencies are themselves catering to the security needs.

AGENDA ITEM NO 2

- For a worthwhile review, there should be three additional columns viz time over-run, cost over-run, Reason thereof , against every item.
- PHSC should now prepare a detailed micro level specific deadlines for different components and different stages of completion of every construction work and send a fortnightly report to the Director Principal.
- A policy decision on the appropriate model of PPP is likely to be taken shortly by the Governing Council. Fresh tenders should not be floated till then.
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AGENDA ITEM NO 3

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AGENDA ITEM NO 4

- PSEB should now prepare a detailed micro level specific deadlines for different components and different stages of completion of construction work and commissioning of the 132 KV Sub Station and send a fortnightly report to the Director Principal.
- DRME will ensure an early issue of NOC from PUDA to PSEB.

AGENDA ITEM NO 5

The Director Principal requested to defer a decision on the matter to enable him to study the report dated 27.7.2004 arising out of the proceedings of the meeting dated 9.7.2004.

AGENDA ITEM NO 6

The agenda item states : "The reply from all quarters is still awaited". Director Principal should revise the agenda item after obtaining replies, analyzing them and recording his considered views thereon.

AGENDA ITEM NO 7

In such cases where Managing Director Health System Corporation specifically recommends extension due to circumstances beyond the control of the contractor and for reasons not attributable to the contractor, the Director Principal is authorized to issue extensions at his level.

AGENDA ITEM NO 8

Examine the representation in the light of the approved terms and conditions of the contract and redraft the agenda item with the specific recommendation of the Director Principal.

AGENDA ITEM NO 9

Agenda item be redrafted with a clear break up and justification of

- (i) Increase in the scope of work
- (ii) Escalation of cost due to time over run

AGENDA ITEM NO 10

It was decided that payment of bills of ongoing works should be made forthwith on specific certification of PHSC regarding entitlement of the contractor and his adherence to quality and quantity specifications as per prescribed scope of work.

It was decided to have a meeting of this committee at least once in three months.

(Sarvesh Kaushal, IAS)
Secretary Medical Education and Research
13.7. 2005

CIRCULATION

1. All Members as per list enclosed
2. Chief Secretary to Government of Punjab for kind information
3. Deputy Chief Minister and Minister in Charge for kind information