

**MINUTES OF 198TH MEETING OF THE FINANCE AND CONTRACT COMMITTEE
HELD ON 26.7.2010 AT 3.00 P.M. IN THE COMMITTEE ROOM OF THE MUNICIPAL
CORPORATION, CHANDIGARH**

PRESENT :-

1.	Smt. Anu Chatrath	Mayor
2.	Dr.Roshan Sunkaria, IAS	Commissioner
3.	Dr. Amrit Bolaria	Councillor
4.	Sh. Chander Mukhi Sharma	Councillor
5.	Sh. Pardeep Chhabra	Councillor
6.	Sh. Ram Lal	Councillor
7.	Sh. P.K. Sharma, HCS	Secretary

OFFICERS PRESENT :-

1.	Sh. T.P.S.Phoolka, PCS	Joint Commissioner
2.	Sh. S.S.Bida	Chief Engineer
3.	Sh. Mukesh Anand	S.E.(B&R)
3.	Sh. R.K.Goyal	S.E.(P.H.)
4.	Dr. G. Dewan	M.O.H.
5.	Sh. Vishal Gupta	XEN (Roads-I)
6.	Sh. Jai Pal Singh	XEN (Roads-II)
7.	Sh. Bhupinder Singh	XEN (Roads-III)
8.	Sh. Des Raj	CAO
9.	Sh. Kamal Joshi	XEN (Electrical)
10.	Sh. R.S. Bedi	XEN (P.H. Div. No.1)
11.	Sh. R.S. Ahluwalia	XEN (P.H. Div. No.2)
12.	Sh. K.S.Sihag	XEN (P.H. Div.No.3)
13.	Sh. V.K.Garg	XEN (P.H. Div. No.4)
14.	Sh. Arun Kansal	XEN (Horticulture)

At the out-set the Secretary welcomed the Mayor, members of the Committee, Commissioner and officers in the meeting. He introduced the new officers namely Sh. Jai Pal Singh, Executive Engineer Roads-II & Sh. Vishal Gupta, Executive Engineer, Roads-I, who joined the Corporation recently.

The Mayor on behalf of fellow Councillors welcomed the new officers.

AGENDA ITEM NO. 1

Confirmation of the minutes of 197th meeting of F&CC held on 02.07.2010 at 3.00 p.m. in the Committee Room of MC, Chandigarh.

The Secretary put up agenda item No.1 before the Committee for confirmation.

The Committee considered & confirmed the minutes 197th meeting of F&CC held on 02.07.2010 at 3.00 p.m.

AGENDA ITEM NO. 2

Regarding of development and maintenance of Roundabouts and Green patches along V-4/V-5 roads and parkings through public participation.

The Secretary put up agenda item No.2 before the Committee for consideration.

***“The Committee considered & approved the proposal for development & maintenance of Roundabouts and Green patches along V-4/V-5 roads and parkings through public participation.
The Committee also approved the bid documents and terms & conditions attached with the agenda.”***

AGENDA ITEM NO. 3

Auction of condemned Vechicle No. CH-01-G-0336 (Swaraj Mazda) under the charge of Executive Engineer, M.C.P.H. Division no. 1, Chandigarh.

The Secretary put up agenda item No.3 before the Committee for consideration.

“The Committee considered & approved the proposal of auction of condemned Vechicle No. CH-01-G-0336 (Swaraj Mazda) under the charge of Executive Engineer, M.C.P.H. Division no. 1, Chandigarh.

The Committee approved the proposed reserve price of the vehicle as Rs. 1,35,000/- and also approved the terms & conditions of the auction notice.”

AGENDA ITEM NO. 4

Purchase of Gypsy for Fire & Emergency Wing of Municipal Corporation, Chandigarh.

The Secretary put up agenda item No.4 before the Committee for consideration.

“The Committee considered & approved the proposal to purchase a Gypsy (Maruti) for Fire & Emergency Wing of the Municipal Corporation, Chandigarh from the authorized dealer on the DGS&D rates at an estimated cost of Rs. 4.90 lac.”

AGENDA ITEM NO. 5

Auction of Kiosks No. 1, 2, 5,6 & 8 of Night Food Street Sector-14, Chandigarh.

The Secretary put up agenda item No.5 before the Committee for consideration.

Sh. Pardeep Chhabra pointed out that sanitary condition of the area surrounding the night food street is very bad and he desired that the lessee of the kiosks should be made responsible to keep the area clean. He was of the view that the concept of night Food Street was to facilitate the public and not earning the revenue by the Corporation. He further pointed out that the licensee of kiosks have allowed ice-cream vendor and cigarette vendor in the corners and they are charging money from them.

The Commissioner directed to incorporate a condition of imposing fine in case of insanitation and encroachment by the licensee. It should be Rs. 500/- for first time & Rs. 1000/- for second time. He also directed that there should a clause for cancellation of licence in case of violation of terms and conditions for 3rd time.

The Mayor pointed out that the public toilet situated near the night food street is stinking. She asked for proper maintenance of the said toilet for convenience of the public. She further said that the licensee should have experience of catering atleast for 3 years.

Sh. Pardeep Chhabra was of the view that the present licensees who have not paid rent to the Corporation should not be allowed to take part in the auction as they have caused loss to the Corporation.

The Commissioner endorsed the view point of Sh. Pardeep Chhabra.

“The Committee considered & approved that the sealed bids for Kiosk No.1,2,5,6 & 8 of night food street, Sector-14, Chandigarh, be invited for which an amount of Rs. 40,000/- per month was fixed as reserve price. It was also resolved that the rent will be increased @ 10% per annum on the rent of preceding year extendable upto three years.

The Committee further resolved that the terms & conditions as desired by the Committee be incorporated in the bid documents and placed before it for approval.”

AGENDA ITEM NO. 6

Appointment of Councillors for Community Centres to be run by the Corporation under the WEC.

The Secretary put up agenda item No.6 before the Committee for consideration.

“The Committee considered & resolved that a report from the Director Social Welfare, be obtained whether they have such facility in their department.”

AGENDA ITEM NO. 7

Automatic Access System (Automatic Controller Barriers) for the Parking Lots under Municipal Corporation, Chandigarh.

The Secretary put up agenda item No.7 before the Committee for consideration.

The Joint Commissioner explained the agenda and said that in the 196th meeting of F&CC held on 11.6.2010 , the matter of PPA of sector-34, Zone-II was also discussed but it has not been mentioned in the decision.

The Mayor said that in the first instance it be introduced in Sector 17, 22 & 35 only and then after seeing its success, we can consider for other sectors.

The members were of the view that it should be the duty of the contractor to install automatic access system in the paid parking areas. The members were of the view that in case the contractor leave the contract after one year, he should be refunded the cost after deducting the depreciation value of automatic controller barrier. The refund will be @ 50% of the cost before or after one year, 25% of the cost after two years and 10% after three years.

“The Committee considered & resolved that Fully/Semi Automatic Access System will be installed by the contractors of the paid parking areas themselves.

The Committee further resolved that the depreciation value for automatic controller barrier installed by the contractor will be refunded to him @ 50% of the cost before or after one year, 25% of the cost after two years and 10% after three years in case he wish to discontinue the contract.

The Committee further resolved that the system will be installed by the contractor within a period of 45 days from the date of taking over the possession of the paid parking area failing which he shall be liable to pay a penalty of Rs.2500/- per day.”

AGENDA ITEM NO. 8

Rent to be charged from Vita/Verka milk booth owners.

The Secretary put up agenda item No.8 before the Committee for consideration.

Sh. Pardeep Chhabra said that there are about 300 Verka/Vita Milk booths in the city which are located on the municipal land. The allottees of these

booths are paying rent to the Verka/Vita authorities which should have been deposited with the Corporation.

The Mayor desired that all the relevant documents pertaining to the allotment of these booths be collected from Chandigarh Administration and brought before the Committee for taking appropriate decision.

“The Committee considered & resolved that all the relevant documents pertaining to the allotment of Verka/Vita Booths be collected from Chandigarh Administration and brought before the Committee along with agenda in its next meeting for taking appropriate decision.”

AGENDA ITEM NO. 9

Regarding enhancement of rent of shops situated in villages Maloya, Kajheri Palsora, Badheri, Buterlla , Burail and vacant sites of village Palsora.

The Secretary put up agenda item No.9 before the Committee for consideration.

The Mayor pointed out that there is discrepancy in the proposed enhancement in the rent of the shops situated in villages. She desired that basis of enhancement in rent and difference of rent for the shops of same area should have been explained in agenda.

The Joint Commissioner explained that the proposed enhancement in the rent has been recommended by the Committee constituted for this purpose.

Sh. Pardeep Chhabra pointed out that there are reports of subletting of these shops as a result the original allottees are earning money.

The Commissioner desired that there should be provision of cancellation of lease in the terms & conditions. He was also apprised that the Chandigarh Administration has decided that the commercial property should be disposed off

through auction. He also directed that survey of rented shops be got done to ascertain the cases of subletting.

“The Committee considered & approved the proposed enhancement of rent of the shops situated in villages as mentioned below :-

1. Village Maloya

Sr. No.	Shop No.	Size of Shop/Sites	Present monthly rent	Enhanced Rent per month
1	1	9' x14'-3"	Rs. 500/-	2500/-
2	2	9' x14'-3"	Rs. 535/-	2500/
3	3	9' x14'-3"	Rs. 515/-	2500/
4	4	9' x14'-3'	Rs. 515/-	2500/
5	5	9' x14'-3"	Rs. 515/-	2500/
6	6	9' x14'-3"	Rs. 515/-	2500/
7	7	9' x14'-3"	Rs. 580/-	2500/
8	8	9' x14'-3"	Rs. 560/-	2500/
9	9	9' x14'-3"	Rs. 525/-	2500/
10	10	9' x14'-3"	Rs. 515/-	2500/
11	11	9' x14'-3"	Rs. 520/-	2500/
12	12	9' x14'-3"	Rs. 520/-	2500/
13	13	9' x14'-3"	Rs. 425/-	2500/
14	14	9' x14'-3"	Rs. 570/-	2500/
15	15	9' x14'-3"	Rs. 370/-	2500/
16	16	9' x14'-3"	Rs. 415/-	2500/
17	17	9' x14'-3"	Rs. 650/-	3000/-
18	18	9' x14'-3"	Rs. 525/-	3000/-
19	Exchange Site	Not Available	Rs. 1200/-	4000/-
20	Tower Site	Not Available	Rs. 3000/-	5000/-
21	Post Office premises	Not Available	Rs. 600/-	1500/-
22	Pernam Gas Godown	1000 sq yds	Rs. 3700/-	14000/-
23	Jai Gas Service Godown	1000 sq yds	Rs. 3700/-	14000/-

2. Village Kajheri:-

Sr. No.	Shop No.	Size of Shop/Sites	Present Monthly rent	Enhanced Rent
1	1	13' x 23'	Rs 840	2000/-
2	2	13' x 23'	Rs 1995	5000/-
3	3	13' x 23'	Rs1368	3500/-

4	4	13' x 23'	Rs 1232	3500/
5	5	13' x 23'	Rs1234	3500/
6	6	13' x 23'	Rs1149	3500/
7	7	13' x 23'	Rs 1264	3500/
8	8	13' x 23'	Rs1294	3500/
9	9	13' x 23'	Rs 1294	2500/-
10	10	13' x 23'	Rs 1341	2500/-

3. Village Palsora:-

Sr.No	Name of the tenant	size of site	Present monthly rent	Enhanced Rent
1	Sh Raman Khana	14'x11'	Rs 2150	5000/-
2	Sh Balwinder Singh	18'x6 ½	Rs 110	2000/-
3	Sh R.K. Arora	19'x 40'	Rs 1000	4500/-
4	Sh P.S. Khera	18'x40'	Rs 1325	13000/-
5	Sh P.S. Khera	20'x22'	Rs. 250	
6	Sh P.S. Khera	18'x31'	Rs 300	
7	Sh Vinod Kumar	40'x 45'	Rs 900	4000/-
8	Sh Santok Singh	15'x8'	Rs 250	3000/-
9	Sh Paramjit Kaur	20'x22'	Rs 300	3500/-
10	Sh Sukhdev Singh	36'x22'	Rs 380	3500/-

The Committee further resolved that the vacant shops in the villages should be disposed off through open auction. The committee also resolved that officials will get a survey conducted that no shop has been sublet and will submit report."

SUPPLEMENTARY AGENDA ITEM NO. 1

Estimate for providing water feature Three Layered Cascading Water Trinklets in green belt, Sector 39 C&D, Chandigarh.

The Secretary put up Supplementary Agenda Item No.1 before the Committee for consideration.

"The Committee considered & approved the rough cost estimate amounting to Rs.23.30 lac for providing water feature 'Three Layered Cascading Water Trinklets' in green belt, Sector 39 C&D, Chandigarh."

SUPPLEMENTARY AGENDA ITEM NO. 2

Estimate for the work of construction of drinking water stand posts in Milk Colony Complex, Near Gaushala of Maloya Colony, Chandigarh.

The Secretary put up Supplementary Agenda Item No.2 before the Committee for consideration.

“The Committee considered & approved the rough cost estimate amounting to Rs. 17.14 lac for the work of construction of drinking water stand posts in Milk Colony Complex, Near Gaushala of Maloya Colony, Chandigarh .”

SUPPLEMENTARY AGENDA ITEM NO. 3

Rough Cost Estimate for providing and fixing 60 mm thick paver block at left out portion of V-4, V-5 and other portion in Sector-23, Chandigarh.

The Secretary put up Supplementary Agenda Item No.3 before the Committee for consideration.

“The Committee considered & approved the rough cost estimate amounting to Rs.16.34 lac for providing and fixing 60 mm thick paver block at left out portion of V-4, V-5 and other portion in Sector-23, Chandigarh.”

SUPPLEMENTARY AGENDA ITEM NO. 4

Permission for free usage of the Community Centre, Sector-8 or Sector-15, Chandigarh.

The Secretary put up Supplementary Agenda Item No.4 before the Committee for consideration.

The Mayor apprised that Samarpan Foundation has informed her that since the Community Centre of Sector 8 is under renovation and Community Centre of Sector 15 is also under consideration for demolition so their request be treated for Sector 11 Community Centre.

“The Committee considered & allowed the Samarpan Foundation to use Community Centre, Sector 11 as they are doing social job, subject to condition that they will not keep anything there and will not lock any part of the premises and if the Community Centre is booked by any party for function then the party who has got it booked will be given preference.”

TABLE AGENDA ITEM NO. 1

To identify the liquor vends situated on the land of Municipal Corporation and receipt of rent from them.

The Secretary put up Table Agenda Item No.1 before the Committee for consideration.

Sh. Pardeep Chhabra pointed out that an amount of Rs. 50.00 lac is outstanding as rent of liquor vends situated on municipal land. He asked why such a huge amount has been piled up for recovery and why timely action has not been taken.

The Commissioner directed to issue notice to all the defaulters to deposit the rent within 15 days, otherwise remove them.

“The Committee considered & resolved that the rent due toward the liquor vends situated on the municipal land be recovered within one month otherwise the defaulters should be removed from the municipal land and the action taken report be placed before Finance & Contract Committee.”

TABLE AGENDA ITEM NO. 2

Development work & problems faced by the Residents of Chandigarh Housing Board, Sector 51-A, Chandigarh.

The Secretary put up Table Agenda Item No.2 before the Committee for consideration.

The Mayor said the residents of Sector 51 met her and submitted a representation duly signed by about 400-500 residents in which it has been mentioned that a licensee of Vita Milk Booth situated opposite H.No.237-244 has encroached upon

the green belt area by installing railing, where he park taxis and wash them and create nuisance for the residents. She was of the view that all the Verka/Vita booths situated on the municipal land be got surveyed and the encroachment made by them if any, should be removed immediately. She further said that since the land has been transferred to the Municipal Corporation, Chandigarh, the lessees of these booths should pay rent to the Corporation. She desired that the terms & conditions on which these booths were allotted should be taken from the Chandigarh Administration and placed before Finance & Contract Committee for information. She further said that due to encroachment by the lessee of this milk booth, the green belt is not in straight line.

The Commissioner directed the officers to get the survey of all booths conducted and issue notice for encroachment.

“The Committee considered & resolved that the survey of all Verka/Vita booths situated on municipal land be conducted and notices issued for encroachment, if any and then get it removed.

The Committee further resolved that all the documents pertaining to allotment of milk booths alongwith terms & conditions be collected from Chandigarh Administration and placed before the Finance & Contract Committee for information.

The committee further resolved that the encroachment made by the lessee of milk booth situated opposite H.No.237-244, Sector 51-A, Chandigarh be removed immediately.

It was also resolved that these Milk Booths should not be allowed in any Green Belt and be shifted in undeveloped small parks.”

TABLE AGENDA ITEM NO. 3

Providing additional trunk main sewer line from Phirni road of Village Palsora to sewerage sump pump, Sector-55, Chandigarh.

The Secretary put up Table Agenda Item No.3 before the Committee for consideration.

“The Committee considered & approved the rough cost estimate amounting to Rs.24.29 lac for providing additional trunk main sewer line from Phirni road of Village Palsora to sewerage sump pump, Sector-55, Chandigarh.”

TABLE AGENDA ITEM NO. 4

Estimate for strengthening of Old Sewerage System by providing additional sewer lines from Samadhi Gate to Dehra Sahib Main Road at Manimajra, U.T. Chandigarh.

The Secretary put up Table Agenda Item No.4 before the Committee for consideration.

“The Committee considered & approved the rough cost estimate amounting to Rs.32.46 lac for strengthening of Old Sewerage System by providing additional sewer lines from Samadhi Gate to Dehra Sahib Main Road at Manimajra, U.T. Chandigarh.”

The Mayor desired that the action taken report on the decisions taken by the Finance & Contract Committee since 1st January, 2010 be placed before the Committee for information in next meeting.

The meeting ended with a vote of thanks to the chair.

**Secretary,
Municipal Corporation,
Chandigarh.**