

## **CRITERION IV – INFRASTRUCTURE AND LEARNING RESOURCES**

### **4.4 Maintenance of Campus Infrastructure**

#### **4.4.2 Maintenance policy**



**Pimpri Chinchwad Education Trust**  
**S. B. Patil Institute of Management,**  
Sector No.26,Pradhikaran,Nigdi,Pune-44, Ph.No.020-2765 6900  
E-mail ID: [sbpatilmba@gmail.com](mailto:sbpatilmba@gmail.com) Website: [www.sbpatilmba.com](http://www.sbpatilmba.com)



#### 4.4.2 Maintenance Procedure:

S B Patil Institute of Management maintains physical and academic facilities for effective teaching and learning. The computer systems and other sensitive equipment (servers, Projectors, Printers, Scanners, Xerox machines, Bio-metric machines) are provided with UPS backup system to avoid any damage during power outages.

S B Patil Institute of Management has installed a 62.5 KVA transformer, 92.5 KVA generator and UPS with 20KVA, 10KVA. The institute has provided sufficient generator, enough batteries for backup and proper earthing connection to ensure safe power source. The UPS batteries are regular checked once in a month. The servicing of diesel generator is done twice in a year for effective functioning.

1. Anyone in need of repair and maintenance work has to register their complaint in the office giving the details of the maintenance required.
2. Technician visits the site and completes the maintenance as required.
3. Head of admin department signs after the Job Completion.
4. Bill is generated and processed through the concerned authorities and forwarded through for final payment.
5. The institute has Annual Maintenance Contracts for computer related repairs and maintenance, Drinking water cooler maintenance, power backup systems, fire extinguishers and pest control for Building. The housekeeping work is outsourced to Professional company which takes care of cleaning work of complete building.

The institute maintenance policy and procedure is applicable to usage of both Physical academic and the support facilities. The physical facilities include classrooms and computer labs etc. are made available for the institute students. Institute classroom infrastructure is regularly used by institute during its teaching schedule and during the lean period it is made available for conducting the exams like CMAT, GPAT etc. The maintenance and classroom cleaning responsibility is shared by the administrative staff and housekeeping staff. The institute campus garden is maintained by the gardener appointed by the institute. The institute has adequate number of the computers with internet connections and the required utility software's at all working places such as office, library, placement cell, staff rooms etc. The computer lab is having LAN facility open for the students according to their lecture schedule. All the office computers are also connected through the LAN which makes work easier and systematic but accessible to office staff only. LAN facility is available on library computers along with Vriddhi software. Every faculty and staff have computer with internet at their desk. The institute website has maintained and updated regularly by Dreamworth Solutions Pvt. Ltd. The maintenance contract for UPS is signed with U & Kay Power systems Pvt. Ltd. Generator servicing is regularly done by E M Associates. All Plumbing maintenance is taken care with the help local skilled personnel's. The institute has allotted exclusive infra facility to support student's academic as well as professional development through rich library, sports equipment, competitive examination cell etc.



  
**Director**  
S. B. Patil Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune-411 044.

Established Systems and Procedures for Maintaining and Utilizing Physical, Academic and Support Facilities the Institute ensures the availability of latest equipment and up-to-date infrastructure in the campus. There is a systematic procedure for the purchase as well as maintenance of these infrastructural facilities including all sorts of equipment's which is as follows:

- Submission of requirement in the form of a proposal
- Evaluation by Purchase Committee and Maintenance Committee
- Approval by the Director
- Call for quotations and verification of prices and availability of the items
- Approval from the Management
- At the end of financial year stock verification is undertaken for various departments and a detailed report is compiled. Based on this policy the perspective plan for the maintenance, repair, writing off and purchase of relevant infrastructure facilities is formulated.
- The College Administrative Officer regularly monitors and supervises the available infrastructure and ensures its upkeep, repair and other maintenance of the infrastructure.

There is a dedicated committee in the institute which takes care of overall institute maintenance and upkeep.

Lab in charge of the institute looks after the computer labs and Language Lab responsible for the maintenance and up gradation of computer related hardware and software. Admin department maintains a dead stock register and conduct annual stock checking of their respective departments.

SBPIM has library Advisory Committee LAC regularly monitors the library collection, i.e. books ebooks, journals, ejournals . The Librarian channelizes the requirement of books and journals submitted by various head of departments and their timely purchase to facilitate the smooth functioning of the academic sessions. The committee regularly monitors and updates the other resources like NDL, NPTEL, and SWAYAM.

To promote students for sports, SBPIM sports in charge regularly encourage students to participate in sports activities, along with. Maintains sports facilities through regular monitoring of the equipment for indoor games and outdoor sports. The institution has a well-maintained infrastructure for sports like cricket, basketball, volleyball, throw ball and badminton.

Institute has outsourced 24x7 security contract for the Campus along with provision of lady watchman near girl's hostel. These personnel ensure entry of genuine students, staff, guests and visitors by proper checking at each entrance point.


Tie-ups with service providers ensure infrastructural up gradation.

The critical equipment of electricity, generator, water pumps, etc. has been installed outside the Institute building to avoid any accident.

Fire Extinguishers have been installed and regularly maintained at identified locations. Safe and Clean Drinking Water is ensured through ROs and Water Coolers.

Institute conducts complete inspection and verification of dead stock at the end of every year. Emergency repairing work is done through local agency. Requirement of financial resources for maintenance and upgrading of existing facilities are prepared and presented to trust. The civil and electrical work is monitored and maintained by the trust.



  
**Director**  
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Sector No. 26, Nigdi,  
Pradhikaran, Pune-411 044.



## Coronavirus (COVID-19) Institute Policy - 2020

This **Coronavirus (COVID-19) policy for Pimpri Chinchwad Education Trust's S. B. Patil Institute of Management**, includes all the essential guidelines that employees must follow during the coronavirus outbreak as well as temporary alterations of existing sick leave and work from home policies.

### Policy Brief & Purpose

This policy includes the measures that SBPIM is actively taking to mitigate the spread of coronavirus. Employees are kindly requested to follow all these rules diligently, to sustain a healthy and safe workplace in this critical environment. It's important that everyone responds responsibly and transparently to these health precautions.

This coronavirus (COVID-19) company policy is susceptible to changes with the introduction of additional governmental guidelines. If so, it will be updated and communicated to the employees as soon as possible.

### Scope

This coronavirus policy applies to all SBPIM employees who physically work in SBPIM. It is strongly recommended that all the employees read through this action plan, to ensure that we collectively and uniformly respond to this challenge.

### Policy elements

Following is the outline of the required actions that employees should take to protect themselves and their co-workers from a potential coronavirus infection:

#### General Guidelines:

- Employees must follow all guidelines provided by WHO and National and Local Public Health authority meticulously, inside and outside of the campus.
- Work spaces, common areas and washrooms in the campus must be regularly sanitized.
- Hand wash and Sanitizers provided to the employees must be used as per guidelines for better safety.



## Pimpri Chinchwad Education Trust's S. B. Patil Institute of Management

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- Employees must avoid using Biometric system or other devices that requires physical contact.
- Employees must stay aware of the latest information on the COVID-19 outbreak, available on the World Health Organization website and through your national and local public health authority.
- In case of fever, cough and difficulty breathing, employees must seek medical attention, and if possible, call by telephone in advance and follow the directions of the local health authority. Employees must inform about their health condition to the Head/Director.

### General hygiene rules:

- Wash your hands with an alcohol-based hand rub or wash them with soap and water after using the toilet, before eating, and if you cough/sneeze into your hands (follow the [20-second hand-washing rule](#)).
- Use clean and sanitized face masks at all times when you are in campus.
- Do not spit anywhere in the campus as it may increase the chances of spread of Covid to other employees.
- Do not sneeze or cough without mask.
- Make sure you, and the people around you, follow good respiratory hygiene. Cough/sneeze into your sleeve, preferably into your elbow. If you use a tissue, discard it properly and clean/sanitize your hands immediately.
- Avoid holding/touching other employees' Tiffin, Purse, Handbag, Pen, Stationary, Files or other such stuff. If you do so, make sure to wash your hands properly and do not touch your face.
- Open the windows regularly to ensure open ventilation.
- Avoid touching your face, particularly eyes, nose, and mouth with your hands to prevent from getting infected.
- If you find yourself coughing/sneezing on a regular basis, avoid close physical contact with your coworkers and take extra precautionary measures (such as requesting sick leave).

### Social Distancing at Work:

- Essential and required employees working on campus should maintain physical distance from others of at least 6 feet.
- Employees must avoid coming in physical contact with each other, handshaking or hugging.
- Employees must avoid touching surfaces or sanitize surfaces before touching.
- Employees must avoid gathering or crowding at one place.
- Avoid In-person meetings/gatherings; for employee safety, conduct virtual online meetings.
- Employees must not remove their masks when around two or more people. In case one wishes to remove their mask, he/she must go out in an open place/corridor where no other person is present and then remove it.
- Employees must avoid gathering for Lunches and any other Celebrations. Find an alternative online or virtual Celebration platform.

**Director**  
S. B. Patil Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune-411 044.

***Be Healthy, Be Alert, Be Safe, Be Supportive***



Pimpri Chinchwad Education Trust's

**S. B. P. I. M.**

**SAMARTH ENTERPRISES**

HOUSEKEEPING CONTRACT

2019-20



  
Director  
Pimpri Chinchwad Education Trust's  
S. B. Pait Institute of Management  
Sector No. 29, Nigdi,  
Pradhikaran, Pune - 411 044.



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अनु.क्र. १६४७८ दि. २७/०६/१९ मु.शु.रकम. ५००

वरतक्या प्रकार ..... ७२१२५१५१

जस्त बँकची सहाय्य घ्यायला येत आहे का? होय/नाही.

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मुद्रांक घेण्यासाठी घेण्याचे नाव .....  
पत्ता .....  
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करते व्यक्तीचे नाव .....  
सहकाय .....  
मुद्रांक विकत घेणाऱ्याची सही

समर्थ उदयप्रयास  
आ.कु.डी.उणे  
P.C.E.T. S.B.P.A.  
सागर उदय

सौ. व्ही. बी. शिंदे  
परवाना क्र. २२०११५२  
विहलवाडी, आकुडी, पुणे-३५

वर्तमान कोषागार अधिकारी  
पुणे

20 JUN 2019

प्रथम मुद्रांक लिपिक  
कोषागार पुणे करिता

## Agreement

This agreement is made and entered into at Pune in the Republic of India on the **Jul 2019**  
 Between – **S B PATIL INSTITUTE OF MANAGEMENT**. A company duly incorporated under the laws of India and having its registered office at sect No 26, Pradhikaran, Nigdi, Pune - 411044. (hereinafter referred to as the 'Client' which term or expression as herein used shall mean and include the said **S B PATIL INSTITUTE OF MANAGEMENT** and its successors and assigns) of the **ONE PART**

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Director  
 Pimpri Chinchwad Education Trust's  
 S. B. Patil Institute of Management  
 Sector No. 26, Nigdi,  
 Pradhikaran, Pune - 411 044.

And

**SAMARTH ENTERPRISES** a company duly incorporated under the companies law of India and having its registered office / principal place of business at **Kadam Wada, Shivshakti Chauk, Akurdi, Pune-411035** (herein referred to as the '**Contractor**' which term or expression as herein used shall mean and include the said **SAMARTH ENTERPRISES** and its successors and assigns) of the **OTHER PART**

Whereas the **Client** desires to obtain **Specialised House keeping Services** at its premises from the **Contacto**r.

And whereas the **Contractor** maintains the capabilities to satisfactorily provide services.

Now this agreement witnesses and it is hereby agreed as follows –

**Duration:**

1.This agreement shall be operative for a period of one year commencing from **01/07/2019** and ending on **30/06/2020** (hereinafter referred to as the **Term**) which **Term** shall be renewable at the discretion of the **Client**.

**Services:**

- 1.The **Contractor** shall provide the **conservancy services** described in detail in **Annexure – 1** attached herewith.
- 2.Subject to any variations made by the **Client** the **Contractor** shall during the term provide continuous and uninterrupted services in an efficient and professional manner.
- 3.The services would be provided using cleaning regular equipment. The **Client** will allow the **Contractor** the use of the existing cleaning equipment & accessories if any.

**Personnel of the Contractor:**

1. The **Contractor** shall provide trained and competent personnel who are capable of providing the services in an efficient and effective manner with due care and to the satisfaction of the **Client**.
- 2.The personnel employed at the premises of the **Client** by the **Contractor** in pursuance of this contract shall be employees of the **Contractor** and the **Contractor** shall be responsible for all statutory obligations in regard to its personnel including that of payment of Employee's Provident Fund contributions, compliance with Wages Boards orders and regulations, etc. and will hold the **Client** indemnified and harmless against any prosecution, fine, imposition whatsoever in that respect. (It being expressly agreed that their employer is the **Contractor** and not the **Client**).
- 3.The normal **FIVE (5)** numbers of Janitorial personnel to be deployed at the premises of the **Client** and their service hours and shifts are contained in **Annexure – 3**.

adam

### Contract Value & Payment Terms :

- 1.The negotiated and finalized monthly value of the services for the premises as defined in **Annexure 4** will be Rs 75496/- (**Rupees Seventy Five Thousand Four Hundred Ninty Six Only**). This is for the current strength of 05 Janitors , at Nigdi College.
- 2.Any additions in areas and any additional requirement in manpower for the same will be subsequently added vide an addendum to this agreement.
- 3.The contract value does not include any service tax and the same would be applied at the prevailing rate. Any other taxes or duties if levied by the government would be to the **Clients** account.
- 4.Subsequently the **Client** will make the monthly payments within 7 days of receiving the **Contractors** invoice.
- 5.The **Contractor** will present this invoice on the last working day of the month.
- 6.In case of reallocation of men and material by the **Client** and the cost and consequence arising therein, shall be borne by the **Client**
- 7.This is a services contract & not a labour supply contract. In case of absenteeism where no support has come from our end, a deduction of per day minimum wage can be made by the client.

### Obligations of the Client:

- 1.The **Client** shall allow the **Contractor** and its authorized personnel access to the premises during the week as required for the proper performance of the services.
- 2.In the event of any investigation or inquiry undertaken by the **Contractor** or any matter connected with this Agreement, the **Client** shall give all assistance to the **Contractor** in recording statements from the **Client's** staff and make available any documents, etc. connected with such investigations or inquiry.
- 3.The client shall provide to the contractor a lockable room to keep the machinery and chemicals, tools and tackles used to perform the contract and an area for changing of clothes/uniforms of the cleaners and space for the Supervisor to maintain the administration functions pertaining to the contract.

### Termination:

- 1.If the **Contractor** wishes to terminate the said **Contract** without assigning valid reasons before the expiry of the **Term**, the **Contractor** shall give a (1) month's notice to the **Client** thereof.
- 2.The **Client** may terminate the **Contract** at any time by giving one (1) month's notice to the **Contractor** or one (1) month's monthly charges in lieu thereof.


adam



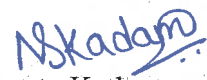
  
Director  
Pimpri Chinchwad Education Trust's  
S. B. Padi Institute of Management  
Sector No. 29, Nigdi,  
Pradhikaran, Pune - 411 044.

While this agreement is to serve as a guideline for operation of this contract both parties shall always strive to work towards mutual benefit and growth.

Signed by -


1.   
Director  
S B Patil Institute Of Management.  
Nigdi, Pune 44.

For Samarth Enterprises

  
Mrs Namrta Kadam  
Director

2.   
Secretary, PCET, Nigdi, Pune-411044

WITNESS:-

  
( S R Kasar )  
Rector, PCCOE, Pune-411044.



  
Director  
Pimpri Chinchwad Education Trust's  
S. B. Patil Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune - 411 044.



**Annexure – 1**

**General cleaning schedule for your premises.**

Area	Activity	Frequency	Mechanization
<b>BULDING ·A,B,C,D,E,,SBPIM,GIRLS HOSTEL,ENGG. COLLEGE BUILDING, MECHANICAL BUILDING, ENGG OFFICE, BOYS HOSTEL, WORKSHOP &amp; OUT SIDE AREA</b>			
Common passages	Dry & wet mopping	Once daily	Manual
All classrooms/Labs	Dusting & mopping	As and when required	Manual
All offices	Dusting & mopping	Once Daily	Manual
All toilets	General Cleaning	Twice in Daily	Manual
All toilets	Deep Cleaning	Once in week	Manual
Door glasses	Wiping	Once daily	Manual
All available glasses reachable heights	Wiping	Once in week – Part of daily activity	Manual
<b>Weekly</b>			
All toilets	Deep cleaning and floor scrubbing	Once in week & as and when required	Manual & Machines
Common passages	Floor scrubbing	Weekly in phased manner, Once in month	Machines
Offices & Classrooms	Floor scrubbing	Weekly in phased manner, Once in month	Machines
<b>Fortnight activity</b>			
Cobweb Reachable heights	Cleaning	Once in fifteen days	Manual
Electrical fixtures Reachable heights (6.5 feet )	Dusting	Once in fifteen days	Manual
Dustbin	Cleaning	Daily	Manual

**Notes:**

26. Dry and wet mopping would be carried out with antistatic mops, wringer trolleys, etc.
27. A thorough detailing for each area would ensure a genuinely clean environment.
28. The schedule is suggestive in nature and will be modified to suit site specific needs.
29. Other tasks such as dustbin emptying, etc. will also be carried out routinely.
30. We shall work in the facility in 1<sup>shift</sup> 6 days a week.

*adam*



  
**Director**  
 Pimpri Chinchwad Education Trust's  
 S. B. Patil Institute of Management  
 Sector No. 29, Nigdi,  
 Pradhikaran, Pune - 411 044.

Annexure - 2

Cleaning Machines for PCCOE		
SR NO	Machine Name	Quantity
1	Single Disc Scrubber	1
2	Wet And Dry Vacuum	1
3	High Pressure Water Jet	1
4	Flipper	1
	<b>Total Machines</b>	<b>4</b>

Snapshot of the Operating Team.

Annexure -03

Particulars		Nos.
<b>Housekeeping Service</b>		
<b>1</b>	Janitors	<b>5</b>
<b>2</b>	Supervisor	<b>--</b>
	<b>Total Manpower Deployment</b>	<b>5</b>

*adam*



*[Signature]*  
 Director  
 Pimpri Chinchwad Education Trust's  
 S. B. Patil Institute of Management  
 Sector No. 26, Nigdi,  
 Pradhikaran, Pune - 411 044.

**Commercial Offer with terms and conditions.**

No.	Description		Contract Value (Rs.)
1	<p>The cleaning would be carried out using 'Nilfisk' equipment (from <b>Eureka Forbes</b>) &amp; <b>high quality cleaning agents</b>.</p> <p><b>The proposal is for cleaning in 1st shift (6 DAYS).</b></p> <p>The contract price includes all the cleaning consumables (chemical &amp; equipment) that would be used at your premises.</p> <p><b>No toiletries</b> have been considered in our proposal.</p>		Rs.75496/- (Per month)
	<b>Total contract value per month (Rs.)</b>		<b>Rs. 75496/-</b>

*adam*



Director  
Pimpri Chinhead Education Trust's  
S. B. Patil Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune - 411 044.



**Sub:- Appointment of Housekeeping Services**

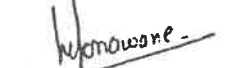
The housekeeping contract of Varad Enterprises expires on 30 Jun 2019. The agency is working with us since 2017-18. The services provided by the agency are good and satisfactory. Also our housekeeping services are admired by various committees visit to our campus. Also our campus cleaning is appreciated by the visitors. The contractor also monitors the cleaning services closely. The supervisors are working in close contact with college staff and cleaning staff.

Committee reviewed the work of Housekeeping agency and recommends extending the services for one more year i.e. up to 30 June 2020.


As per our contract with Varad Enterprises last year, the contractor will keep the rates of Janitors same as last year i.e. Rs 13892/- up to 2020-21. Only the rates of supervisor will be increased by Rs 1000/- every year, so the rate of Supervisor will be Rs 15490/- Last year the agency has provided us 30 Janitors, one extra Janitor for SBPIM and two supervisors. Total 31 Janitors and 02 supervisors. So the contract value was Rs 445740/- plus Rs 13892/- i.e. Rs 459632/- This year as 02 floors have been increased and placement office shifted to fifth floor of Architecture building, so we require 03 more Janitors for increased area. So total we require 34 Janitors and 02 Supervisors. The contract value of 34 Janitors and 02 Supervisor will be Rs 5,03,308/- The services provided by Varad Enterprises are good. The agency has given the request letter to extend their existing contract for next one year i.e. for the academic year 2019-20. Committee discussed the point and recommended to extend the housekeeping contract for next one year i.e. 2019-20. The request letter is enclosed herewith for your ready reference.

  
R. Kasar

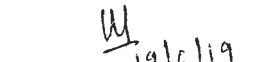
Director

  
(Dr. M.H. Sonawane)

Principal SBPCOAD

  
(Dr. Daniel Penkar)

Director SBPIM

  
(Prof. Mrs. Vidya Byakod)

Principal PCP

  
(Dr. A.M. Fulambarkar)

Principal PCCOE

Treasurer

Secretary

Chairman



Submitted for approval.

**Sub:- EXTENTION OF BOTH MESSES/ CANTEEN / TRUPTI XEROX /HOUSEKEEPING / SECURITY/SAZ TANK CLEANING CONTRACT & BOTH HOSTEL SOLAR AMC**

R/ Sir,

The meeting was held on 14/06/2019 at 1430 Hrs to decide the extension of messes, canteen, Trupti Xerox, Housekeeping, security, Saz Tank cleaning & both hostel solar water heating AMC. Also to decide the monthly rent and electricity charges of the messes, canteen and Trupti Xerox. Committee also reviewed the bill sharing formula as follows:-

- 1) PCCOE - 45%
- 2) PCP - 25%
- 3) SBPIM - 15%
- 4) SBPCOAD - 15%

Enclosed please find the minutes of above said committee meeting for your kind approval.

Yours faithfully,

Date: - 17 Jun 2019

  
(S R Kasar)  
Rector

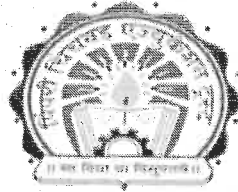
To,  
The Principal,  
PCCOE,  
Nigdi, Pune- 44

We may agree for above and offer approval  
for extension of contracts for 2019-20. W.e.f.  
01-7-2019 to 30-6-20.

Amangar  
17-06-19



Director  
Pimpri Chinchwad Education Trust's  
S. B. Patil Institute of Management  
Sector No. 25, Nigdi,  
Pradhikaran, Pune - 411 044.



Pimpri Chinchwad Education Trust's

**S.B.P.I.M.**

Sector No. 26, Pradhikaran, Nigdi, Pune – 411 044

**SWARAJ SECURITY SERVICE**

SECURITY CONTRACT

**2019-20**



  
Director  
Pimpri Chinchwad Education Trust's  
S. B. Patil Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune - 411 044.




महाराष्ट्र MAHARASHTRA

2018

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 21 JUN 2019  
 उपकोषाध्यक्ष, न्यायिक, खेड

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**AGREEMENT**

This AGREEMENT made at Nigdi on this Jul 2019, between Pimpri Chichwad Education Trust's , S B Patil Institute Of Management, Sector No 26, Pradhikaran, Pune , a trust registered under the prevalent Act, with its registered office at Nigdi Sector No 26, Pradhikaran, Nigdi Dist. – Pune – (herein after referred to as 'the Trust' of the first part)



Director  
 Pimpri Chichwad Education Trust's  
 S. B. Patil Institute of Management  
 Sector No. 26, Nigdi,  
 Pradhikaran, Pune - 411 044.

*(Handwritten signature)*

And

**Swaraj Security Service, Flat No.201, Krystal City, Pearl – B-, Gate No-98/99, Moshi, Pune, 411062.**  
engaged in providing services such as security personnel & undertakes assigned contracts of Security (hereinafter referred to as 'the Contractor' of the second part).

And whereas the contractor has approached the Trust with his willingness to provide these services and where as the Trust has accepted to have a contract in the area of Security Personnel Contractor having submitted his quotation for these services & after discussions between the parties, they entered into an agreement on the following terms and conditions:-

**TERMS AND CONDITIONS OF THE CONTRACT:**

- 1) The Contractor shall be responsible for rendering the daily services of Security services, as agreed between the Trust and the Contractor, through their personnel on daily basis, with effect from 1 Jul 2018. The Personnel so engaged will be under the supervision of the staff appointed by Contractor and shall carry out jobs assigned to them.
- 2) The Contractor shall be responsible for the supervision and control of personnel and also for allocation of duties to them. The Contractor shall co-ordinate the day to day assignments with administrative department of the Trust.
- 3) The Contractor will be required to rotate his workmen in shift and shall assign the work as per exigencies and requirements.
- 4) The Contractor should not change the guards frequently.
- 5) The contractor shall provide the security man power as follows:-
  - a) Security guards -4 (3 Security guards during Day and 01 during Night)
  - b) Security Supervisor – NIL
- 6) Security guards and Supervisor should wear a smart uniform and contractor shall make sure that the turnout of the security personnel is proper at all time.
- 7) The payment of the employees as follows:-
  - a) Security Supervisor- **Rs 15200/- per month for 12 Hrs**
  - b) Security Guard - **Rs 13200/- per month for 12 Hrs**
  - c) Service Tax extra (till such time exemption is taken)
  - d) The rates tax are subject to change in case of any increase in minimum wages for security personnel by govt. or as promulgated by the district guard board.
- 8) The responsibility of safe guarding the campus and property of trust institutes will solely lie on the contractor.



Director  
Pimpri Chinchwad Education Trust's  
S. B. PILLI Institute of Management  
Sector No. 26, Nigdi,  
Prachikaran, Pune - 411 044.

(b) That Contractor undertakes to engage, employ and provide the above mentioned number of trained security personnel. The number of security personnel actually deployed may increase / decrease depending on the requirement with mutual consent.

17) The Trust shall make payments to the Contractor within one week on receipt of bill which will be supported by the proof of having actually paid the exact amounts as agreed. The contractor will produce his monthly bill on 1<sup>st</sup> day of the following month.

18) The contractor shall provide at his own cost and expense, all necessary protective equipment necessary for proper execution of their duties, such as umbrellas, raincoats, gloves and torches, to the personnel working on his behalf at site

19) The responsibility of the Contractor is to get the work done in a manner satisfactory to the officers of the Trust, by personnel on daily basis for rendering the daily services.

20) In case the Contractor fails to perform any of the jobs as or leave them incomplete, the same shall be completed by the Trust and the cost thereof shall be deducted from the monthly bill payable to the Contractor.

21) The tenure of this contract will be for a period of one year from the commencement and it will commence **from 1 Jul 2019. After its expiry i.e. 30 Jun 2020** the contract may be renewed between the parties for a further period.

22) This Contract is liable to be terminated by either of the parties, by giving the other a notice of one month, in writing. However, the Trust has right to terminate the contract without giving any notice to the contractor for breach of agreement committee by the contractor in case the same is legally established.

23) No termination of agreement due to whatever reason, all dues of the contractor will be cleared before the last day of contract, by the Trust before the charges of security can be handed over.

24) The Trust cannot employ personnel of the contractor directly or indirectly for a period of one year, even after termination of the contractor an amount equivalent to one year's contract rate amount of each person so employed.

25) No amendment, change or modification of this Agreement shall be valid unless in writing and signed by both the parties hereto.

26) If any provision of this Agreement or any portion thereof is held to be invalid and unenforceable, then the remainder of this Agreement shall nevertheless remain in full force and effect.

27) The obligation of the Contractor will be suspended when the services under the said contract are subject of Force Majeure. Force majeure for the purposes of this agreement shall mean earthquake, storm, tempest, floods and acts of god, that affect the premises of the company and not otherwise.



  
Director  
Pimpri Chinchwad Education Trust's  
S. B. Patil Institute of Management  
Sector No. 29, Nigdi  
Pradhikaran, Pune - 411 044.





## Sub: - Appointment of Security Contract

The security contract was given to Swaraj Facilities for previous year 2018-19. The agency contract expires on 30 Jun 2019. This security agency is providing security services to us since two years i.e. since 2017-18. The services provided by the existing agencies are good. Also all the college events including social gatherings are handled in professional manner by the existing security agency. The services provided by the existing agency i.e. Swaraj Facilities good and satisfactory. The security supervisors take more efforts to maintain the discipline in the campus. Also security is more alert for duties of like CAP and RAC.

The Committee reviewed the performance of security services and recommends to extend the security contract for one year i.e. up to 30 June 2020.. The Swaraj Facilities agency kept the same rates of previous year i.e. Rs 13200/- per security guard and Rs 15200/- per security Supervisor for 12 Hrs duties. The agency agreed to provide the security staff as per following rates:-

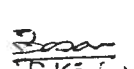
- 1) Security Guard Rs 13200/- Per month for 12 Hrs duty
- 2) Security Supervisor Rs 15200/- per month for 12 Hrs duty

So the committee recommends the Swaraj Facilities for our college campus security as the services provided by the existing agency to us are good.

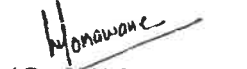
Our requirement of security staff is as follows:-

- 1) Security Guards – 14 during day time and 08 during night
- 2) Security Supervisor- 02 during day time


This is for your kind approval.

  
R. Kasar


Rector

  
(Dr. H. Sonawane)

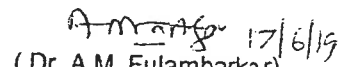
Principal SBPCOAD

  
(Dr Daniel Penkar)

Director SBPIM

  
19/6/19  
(Prof. Mrs Vidya Byakod)

Principal PCP

  
17/6/19  
(Dr. A.M. Fulambarkar)

Principal PCCOE

Treasurer

Secretary

Chairman



**Sub:- EXTENTION OF BOTH MESSSES/ CANTEEN / TRUPTI XEROX /HOUSEKEEPING / SECURITY/SAZ TANK CLEANING CONTRACT & BOTH HOSTEL SOLAR AMC**

R/ Sir,


The meeting was held on 14/06/2019 at 1430 Hrs to decide the extension of messes, canteen, Trupti Xerox, Housekeeping, security, Saz Tank cleaning & both hostel solar water heating AMC. Also to decide the monthly rent and electricity charges of the messes, canteen and Trupti Xerox. Committee also reviewed the bill sharing formula as follows:-

- 1) PCCOE - 45%
- 2) PCP - 25%
- 3) SBPIM - 15%
- 4) SBPCOAD - 15%

Enclosed please find the minutes of above said committee meeting for your kind approval.

Yours faithfully,

Date: - 17 Jun 2019

  
(S R Kasar)  
Rector

To,  
The Principal,  
PCCOE,  
Nigdi, Pune- 44

We may agree for above and offer approval  
for extension of contracts for 2019-20. W.e.f.  
01-7-2019 to 30-6-20.

Amranga  
17.06.19





Director  
Pimpri Chinchwad Education Trust's  
S. B. Padi Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune - 411 044.

**PIMPRI CHINCHWAD  
COLLEGE OF ENGINEERING**

**Sec. No 26, Pradhikaran,**


**Nigdi, Pune - 44**

**SURYA SNACK CENTER**

**CANTEEN CONTRACT**

**2019-20**



  
Director  
Pimpri Chinchwad Education Trust's  
S. B. Patil Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune - 411 044.

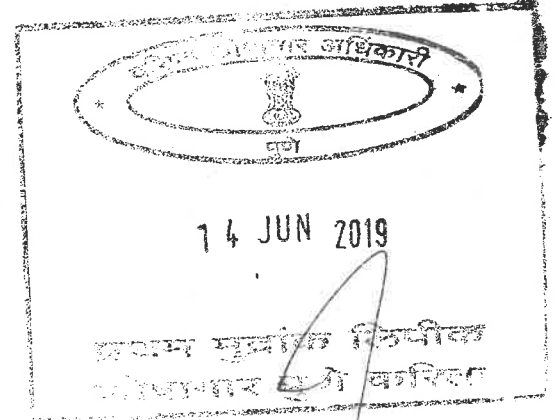


महाराष्ट्र MAHARASHTRA

2018

AR 458123

दि. २१/०६/२०१९ मु. शु. रकम. ५००/-  
स्ताया प्रकार .....  
स्तु नोंदणी करणार आहेत का ? होय/नाही.  
वेळकतीचे वर्णन .....  
मुद्रांक विकत घेणाऱ्याचे नांव .....  
स्ता .....  
स्तया पक्षकाराचे नांव .....  
स्त व्यक्तीचे नांव .....  
स्त. शोभा म. डोळे  
परधाना क्र. २२०११४९  
मुद्रांक विकत घेणाऱ्याची सही .....  
सह. प्रमुख बँक. मॅन रोड. काळेवाडी, पुणे - ४११००४



ज्या कारणासाठी ज्यानी मुद्रांक खरेदी केल्या त्याना त्याच कारणासाठी  
मुद्रांक खरेदी केल्या पासून 6 महिन्यात वापरणे बंधनकारक आहे

एक वर्षाचा लिह अॅण्ड लायसेन्स करारनामा  
“डिड ऑफ लिह लायसेन्स अॅग्रीमेंट”

कारणे एक वर्षाचा लिह अॅण्ड लायसेन्स करारनामा (डिड ऑफ लिह अॅण्ड लायसेन्स अॅग्रीमेंट) आज दि. माहे ०७ इसवी २०१९ ते दिवशी पिंपरी चिंचवड कॉलेज ऑफ इंजिनिअरींग, तर्फे प्राचार्य, डॉ. ए. एम. फुलंबरकर, वय वर्षे ५९ -- धंदा -- नोकरी, रा. सेक्टर नं. २६; प्राधिकरण, निगाडी पुणे ४४.

लिहून घेणार



Director  
S. B. Patil Institute of Management  
Sector No. 26, Nigd,  
Pradhikaran, Pune - 411 044.

gedy

.....यांसी,  
मे. सुर्या स्नॅक सेंटर,  
तर्फे प्रोप्रायटर,  
श्री. महावीर रामचंद्र गादिया,  
वय वर्षे ४५, व्यवसाय व्यापार,  
सोनिगरा टाऊनशिप, रो हाऊस फेज नं.०२  
केशवनगर चिंचवडगांव.

लिहून देणार

कारणे एक वर्षाचा लिव्ह अॅण्ड लायसेन्स करारनामा लिहून देतो कि,

१) मिळकतीचे वर्णन :

तुकडी पुणे पोस्ट तुकडी ता हवेली सब रजिस्टारसाहेब हवेली कं १४ यांचे हद्दीतील तसेच पिंपरी चिंचवड महानगरपालिका यांचे हद्दीतील गांव मौजे निगडी तसेच पिंपरी चिंचवड नवगर विकास प्राधिकरण यांचे हद्दीतील सेक्टर नं. २६ येथील पिंपरी चिंचवड एज्युकेशन ट्रस्टच्या आवारातील कॅन्टीन चालविण्याकरीता रुम मिळकत यांसी कॅन्टीन रुम यांसी क्षेत्र ७५०० स्क्वेअर फुट तसेच त्याकरीता ठेवलेले टेबल, खुर्च्या, मिक्सर, व इतर खालील परिशिष्ट "अ" मध्ये वर्णन केलेल्या वापरण्याचे फर्निचर व इतर वस्तूसह दरोबस्त.

- १) डायनिंग टेबल ९२ इंच बाय ३० इंच बाय ८ स्टुल सह ४४-नग अंदाजे किंमत रु. ७,०६,८७५/-
- २) लाकडी काऊंटर -०३,
- ३) टेलीफोन इंस्ट्रुमेंट -०१,
- ४) वेट मसाला ग्राईंडर, सुजाता कंपनी क्षमता ५लि, १-नग, अंदाजे किंमत रु.१५,५००/-
- ६) ३ बरनर इंडियन कुकिंग रेंज, साईज १८०० बाय ६०० बाय ७५०, १-नग, अंदाजे किंमत रु. २१,५००/-
- ७) अँक्वागार्ड क्लासीक वॉटर प्युरिफायर ०३-नग अंदाजे किंमत रु. २१,७५०/-
- ८) वॉटर कुलर ०१ नग अंदाजे किंमत रु.२७५००/-
- ९) सोलिड डिश नग १ अंदाजे किंमत रु. २१८००/-
- १०) ४ सेल्फ रॅक नग २ अंदाजे किंमत रु ४२०००/-
- ११) ३ सेल्फ पोट रॅक नग २ अंदाजे किंमत रु. २२०००/-
- १२) ट्रोली नग १ अंदाजे किंमत रु १३५००/-
- १३) २ बरनर इंडियन गॅस रेंज नग १ रु २१०००/-
- १४) स्नॅक काऊंटर नग १ अंदाजे किंमत रु ४५०००/-
- १५) स्नॅक काऊंटर नग १ अंदाजे किंमत रु ५८५००/-
- १६) ३ सिंग युनिट नग १ अंदाजे किंमत रु २८०००/-
- १७) क्लीन प्लेट टेबल नग १ अंदाजे किंमत रु १९०००/-
- १८) ४ पॉट बेनमेरी नग १ अंदाजे किंमत रु १८५००/-
- १९) सिंगल सिंग युनिट नग १ अंदाजे किंमत रु १०५००/-
- २०) सॉलीड डीश लॉडींग टेबल विथ सेल्फ नग १ अंदाजे किंमत रु २१८००/-
- २१) ३ सेल्फ पॉट रॅक नग १ अंदाजे किंमत रु २२०००/-
- २२) स्टॅंडिंग टेबल नग १० अंदाजे किंमत रु. १,००,०००/-

येणे प्रमाणे सर्व वस्तुंची किंमत अंदाजे रक्कम रुपये १२,७९,९७५/- (अक्षरी रुपये बारा लाख एकोन अंशी हजार नऊशे पंच्या हत्तर फक्त) इतकी आहे. येणे प्रमाणे कॅन्टीनकरीता जागा मिळकत कॅन्टीन चालवण्याचे अधिकारासह व सदर जागा वापरण्याचे सर्व हक्कासह व त्यातील विद्युत मिटरचे वापराचे अधिकार तसेच त्यातील लाईट फीटिंगसह दरोबस्त या पुढे उल्लेख सदर मिळकत.

१२/५



Director  
S. B. Patil Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune - 411 044.

११) अन्न औषधी विभागाचा (फुड अँड ड्रग्स डिपार्टमेंट) परवाना राहिल. तसेच त्यातील तरतूदी व नियमांनुसार पदार्थाचा दर्जा व गुणवत्ता राखणे आपणांस बंधनकारक राहिल. सदर बाबतीत काही समस्या आल्यांस आपण सर्वस्वी जबाबदार भरणार.

येणे प्रमाणे करारनामा आम्ही आमचे राजीखुशीने, अक्कलहुशारीने समजून उमजून लिहून दिला असून नियम आपल्या वाली वारस यांचेवर बंधनकारक राहिल. त्यांचे सत्यतेकरीता आपण आपल्या स्वाक्ष-या दोन साक्षीदारासमक्ष निगडी, पुणे मुक्कामी केल्या आहेत.

लिहून देणार

Bodys

लिहून घेणार

१. Armantra

प्राचार्य

पिंपरी चिंचवड कॉलेज ऑफ इंजि.

निगडी, पुणे - ४४

२. W

प्राचार्या

पि.सी.पी.

निगडी, पुणे - ४४.

३. W

डायरेक्टर

एस.बी.पी.आय.एम.

निगडी, पुणे - ४४.

४. Dr. M. H. Sawane

प्राचार्य

आय/सी आर्किटेक्चर

निगडी, पुणे - ४४.

साक्षीदार :

सही.

नांव श्री सोमनाथ राठोड, कार्याल

पत्ता कोनिगरा, रानेत, पुणे

dyg

क्र.सं.	पदार्थाचे नांव	दर २०१८-१९	दर २०१९-२०
२	पोहो सॅम्पल सहित	२०	२०
३	उपमा	१८	१८
४	मिसळ पाव	३५	३५
५	वडा पाव	१२	१२
६	वडा सांबर	२८	२८
७	मेंदु वडासांबर	२८	२८
८	इडली सांबर	२८	२८
९	मसाला डोसा	३०	३०
१०	उताप्पा	३०	३०
११	चहा	१०	१०
१२	दुध	१५	१५
१३	कॉफी	१४	१४
१४	व्हेज सॅडवीच	२०	२०
१५	चिज सॅडवीच	२५	२५
१६	भाजी	२०	२०
१७	सरबत	१७	१७
१८	शाबुदाणा खिचडी	१५	१५
१९	समोसा	१४	१४
२०	मसाले भात कढी	३५	३५
२१	पुरी भाजी	३५	३५
२२	छोले भटोरे	३५	३५
२३	सोया मिल्क	३०	३०
२४	ब्रेड बटर	१५	१५
२५	कॉल्ड कॉफी	२५	२५
२६	पिठल भाकरी	३५	३५
२७	झुनका भाकरी	३५	३५
२८	मिल्क शेक	२५	२५
२९	आलु पराठा	३५	३५

*S.R. Kasar*  
(S.R. Kasar)  
Rector

*M. Sonawane*  
(Dr. M. Sonawane)  
Principal SBOCOAD

*Daniel Penkar*  
(Dr. Daniel Penkar)  
Director SBPIM

*V. Vidya Byakod*  
(Prof. Mrs Vidya Byakod)  
Principal PCP

*A.M. Fulambarkar*  
(Dr. A.M. Fulambarkar)  
Principal PCCOE

Treasurer

Secretary

Chairman



*A.M. Fulambarkar*  
Director  
Pimpri Chinchwad Education Trust's  
S. B. Patil Institute of Management  
Sector No. 29, Nigdi,  
Pachhikaran, Pune - 411 044.



Sub: - 1. Extension of both messes contracts:-

The Surya Caterer of Boys and Surya Snack Center of Girls hostel mess contractors are running messes since fifteen years and ten years respectively. The contract of both messes expires on 30 Jun 2019. Both contractors have given the request letters for extension of their respective mess contracts.

Committee discussed on the extension of both messes contract. By referring the previous fifteen years record of Surya caterer of Boys hostel mess and ten years record of Surya snack center of Girls hostel mess, committee felt that the food quality and the service provided by both contractor is good. The cleanliness in the messes and in canteen is of high standard. The store of food grains and of other commodities is also kept very clean and properly.

All delegates and parents who visit to our college campus appreciate the messes and canteen's food quality, services and cleanliness. Committee members asked both contractors to further maintain the quality of food and messes standard at high.

Every month the mess committee meetings are held and the shortcomings are communicated to the contractor. The corrective measures are taken by the contractor. However committee emphasized that contractor should take more care in providing good food and should maintain the standard of both messes.

The contractor is providing the mess services to our college since fifteen years. He has given best mess services to our campus and we never come across the serious complains. Also the contractor is providing best services to our important committees which visit to our campus during inspections. This time contractor requested to extend messes and canteen contract for one year. By seeing the overall performance and hospitality of the mess contractor the committee recommended to extend the messes' contract for one year i.e. for academic year 2019-20,



  
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2) Fixation of mess charges:-

The mess contractor has not increased the mess charges for last two years. This year the contractor has increased mess charges by Rs 1000/- So the mess charges will be Rs 34000/- for complete academic year vide letters dated 24 May 2019. In this case the mess contractor will charge mess fees for ten months but will provide mess facility for complete academic year which comes almost for eleven months. Committee members compared the rates quoted by Surya caterers / Surya Foods and the rates obtained from the nearby messes / hotels, Dr D Y Patil Institute Of Technology, Pimpri and Dr D Y Patil Institute of Technology Nigdi, Pune. The outside rates of unlimited meals are from Rs 39000/- to Rs 42000/- for the ten months for two times meal. So the rates quoted by the mess contractors are less than the outside rates of messes for unlimited meals.

Committee members also recommended to fix the mess charges at the end of every academic year. The contractor agreed with committee decision.

Committee decided the other rules and regulation of messes as follows:-

- i) Both time messes is compulsory for the students who take admission in the hostel. Fees for two times meal Rs 34000/- for complete academic year and should be paid in advance in hostel office at the time of admission.
- ii) Our college students who stay outside the campus shall be permitted to have mess facility provided they book the meal in advance.
- iii) The mess charges for our college students those who stay outside the campus on monthly basis shall be Rs 1800/- for one time meal. They shall be required to pay the above mentioned fees as per their choice directly to the contractor.
- iv) The mess charges for staff and our college non-hostelite students shall be Rs 60/- per plate unlimited without sweet and Rs 75/- per plate unlimited with limited sweet.
- v) The mess timings of Dinner for Hostel students will be from 07:15 PM to 08:30 PM and for non-hostelite students from 08:15 to 09:00 PM

3) Extension of Canteen contract:-

Committee also reviewed the canteen food quality and services provided by the contractor. By considering the previous eight years record of canteen contractor, committee felt that the food quality and services provided by the contractor are good. Committee members asked contractor to maintain the standard. The canteen contractor is briefed about the minor short comings also i.e. quality of tea and number of items to be increased; he agreed to improve on that.

The contractor requested to extend the contract up to one year. Considering the all above points committee recommended extending the canteen contract up to one year i.e. up to 30 June 2020



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The contractor kept same rates as per previous year 2018-19. Committee discussed the point and also compared the contractor's rates with outside canteen rates and felt that the rates quoted by contractor are less than the outside canteen / hotel rates. The finalized price list of items is enclosed as Appendix 'A'. So the mess charges will be as per the contractor's rates. Electricity charges by Re...

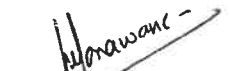
**5) Fixation of messes / canteen rent :-**

Committee also discussed the both messes / canteen rent and electricity charges. The committee proposed the rent hike by almost 6% every year and electricity charges at actual. The new rates are as per the enclosed Appendix 'B'. The messes and canteen rent will be for ten months only as per the previous order.

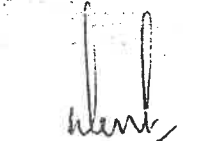
Committee forwards the proposal for your kind approval.

  
(S.R. Kasar)


Rector

~~  
( Dr. M.H. Sonawane)~~

Principal SBPCOAD

  
(Dr Daniel Penkar)

Director SBPIM

  
(Prof. Mrs Vidya Byakod)

Principal PCP

  
( Dr. A.M. Fulambarkar)

Principal PCCOE

Treasurer

Secretary

Chairman



  
Director  
Pimpri Chinchwad Education Trust's  
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Sector No. 26, Higd,  
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## Appendix - "B"

### RENT FIXATION MESS, CANTEEN, XEROX CABIN 2019-20

Sr. No	Name Of Agency	Carpet Area	Rent 17-18	Rent 18-19	Rent 19-20
1	Trupti Xerox	200 sq ft	Rs.9500/-	Rs 10000/-	Rs 11000/-
2	Surya Caterers (Boy's Mess)	7500 sq ft	Rs.33000/-	Rs 35000/-	Rs 37000/-
3	Surya Foods (Girls Mess)	3000 sq ft	Rs.14000/-	Rs 16000/-	Rs 18000/-
4	Surya Snack Center (Canteen)	7500 sq ft	Rs.33000/-	Rs 35000/-	Rs 37000/-
5	Electrical Charges	At actual	At actual	At actual	At actual

*Basar*  
(Dr. M.H. Sonawane)  
Rector

*M. Sonawane*  
(Dr. M.H. Sonawane)  
Principal SBPCOAD

*Daniel Penkar*  
(Dr. Daniel Penkar)  
Director SBPIM

*W*  
19/6/19  
(Prof. Mrs Vidya Byakod)  
Principal PCP

*A.M. Fulambarkar*  
17/6/19  
(Dr. A.M. Fulambarkar)  
Principal PCCOE

Treasurer

Secretary

Chairman



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**PIMPRI CHINCHWAD  
COLLEGE OF ENGINEERING**

**Sec. No 26, Pradhikaran,  
Nigdi, Pune - 44**

**SURYA FOODS**

**GIRL'S MESS CONTRACT**

**2019-2020**



  
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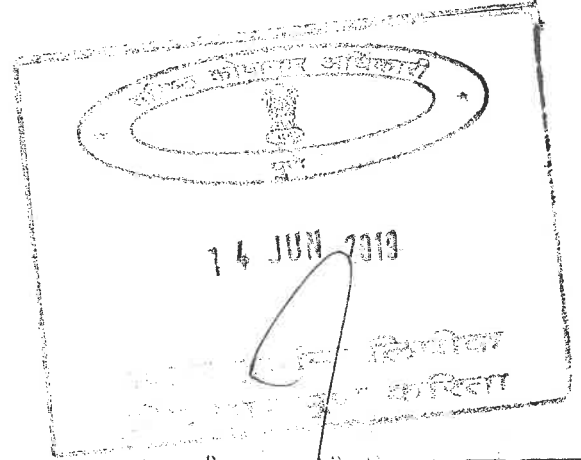
महाराष्ट्र MAHARASHTRA

2018

AR 458125

दि. 21 JUN 2019 मु. शु. रकम 400/-

साचा प्रकार .....  
ज नोंदणी करणार आहेत का ? होय/नाही.  
मेळकतीचे वर्णन .....  
पुस्तक विकत घेणाऱ्याचे नांव .....  
जस .....  
दुसऱ्या पक्षकाराचे नांव .....  
इस्ते व्यक्तीचे नांव व पत्ता .....  
नों. शशिका म. डोळे  
परधाना क्र. २२०११४९  
पुस्तक विकत घेणाऱ्याची सही बाजीप्रभु चौक, मेन रोड, कालेवाडी, पुणे.



ज्या कारणामुळे ज्यानी मुद्राक खरेदी केल्या त्याना त्याच कारणासा  
मुद्राक खरेदी केल्या पासुन 6 महिन्यात वापरणे बंधनकारक आहे

एक वर्षाचा लिक्व अॅण्ड लायसेन्स करारनामा  
“डिड ऑफ लिक्व लायसेन्स अॅग्रीमेंट”

कारणे एक वर्षाचा लिक्व अॅण्ड लायसेन्स करारनामा (डिड ऑफ लिक्व अॅण्ड लायसेन्स  
अॅग्रीमेंट) आज दि. माहे ०७ इसवी २०१९ ते दिवशी पिंपरी चिंचवड कॉलेज ऑफ इंजिनिअरींग,  
तर्फे प्राचार्य,  
डॉ. ए. एम. फुलंबरकर,  
वय वर्षे ५९ - धंदा - नोकरी,  
रा. सेक्टर नं. २६; प्राधिकरण,  
निगडी पुणे ४४.

लिहून घेणार



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Pradhikaran, Pune - 411 044.

...यांसी

मे. सूर्या फुड्स,  
तर्फे प्रोप्रायटर,  
श्री रोहित अनिल गदिया,  
वय वर्षे - २७, धंदा - व्यापार,  
सोनिगरा टाऊनशिप, रो हाऊस फेज नं.०२  
केशवनगर चिंचवडगांव.

लिहून देणार

कारणे एक वर्षाचा लिव्ह अँड लायसेन्स करारनामा लिहून देतो की;

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### मिळकतीचे वर्णन :

तुकडी पुणे पोट तुकडी; ता. हवेली; सब-रजिस्टारसाहेब हवेली; कं १४ यांचे हद्दीतील तसेच पिंपरी चिंचवड महानगरपालिका यांचे हद्दीतील गांव मौजे निगडी तसेच पिंपरी चिंचवड नवनगर विकास प्राधिकरण यांचे हद्दीतील सेक्टर नं. २६ येथील पिंपरी चिंचवड एज्युकेशन ट्रस्टच्या आवारातील मेस चालविण्यासाठी रुम मिळकत यांसी मेस रुम यांसी क्षेत्र ३००० स्क्वेअर फुट, तसेच त्याकरीता ठेवलेल्या टेबल, व इतर तसेच खालील परिशिष्ट "अ" मध्ये वर्णन केलेल्या वापरण्याचे फर्निचर व इतर वस्तूसहित दरोबस्त.

- १) डायनिंग टेबल ९२ इंच बाय ३० इंच बाय ३० इंच आठ फोल्डींग स्टूलसह १५-नग अंदाजे किंमत रु.२,५३,१२५/-
- २) एस. एस. बेन मेरी टेबल सह ७२ इंच बाय २४ इंच ३० इंच २८ इंच चार भांडी व इलेक्ट्रीक हिटरसह ०१-नग अंदाजे किंमत रु.२४,०००/-
- ३) एस एस किचन टेबल ७२ इंच बाय २४ इंच बाय ३४ इंच ०२-नग अंदाजे किंमत रु. ३४,०००/-
- ४) एस एस किचन टेबल ७२ इंच बाय २४ इंच बाय ३४ इंच दौन सेल्फसह ०२-नग रु. ४८,९००/-
- ५) चपाती प्लेट बफर सह ५० इंच बाय २६ इंच बाय ३४ इंच तवा ३६ इंच बाय २६ इंच बाय १२ एमएम ०१-नग अंदाजे किंमत रु. २७,०००/-
- ६) अँक्वागार्ड क्लासीक वॉटर प्युरिफायर ०१-नग अंदाजे किंमत रु. ७,१९०/-
- ७) वॉटर कुलर ०१-नग अंदाजे किंमत रु.२६,८३१/-

येणे प्रमाणे सर्व वस्तूंची किंमत अंदाजे रक्कम रु. ४,२१,०४६/- "अक्षरी रुपये चार लाख एकवीस हजार सेहचाळीस फक्त" इतकी आहे. येणे प्रमाणे मेसकरीता जागा मिळकत मेस चालवण्याचे अधिकारासह व सदर जागा वापरण्याचे सर्व हक्कासह व त्यातील विद्युत मिटरचे वापराचे हक्कासह तसेच त्यातील लाईट फिटींगसह दरोबस्त. या पुढे उल्लेख सदर मिळकत.

२. वर कलम १ यांत वर्णन केलेली मिळकत हि लिहून घेणार यांचे मालकीचे असून त्यांनी लिहून देणार यांना दहा महिन्यांच्या मुदतीकरीता १० महिन्यांचे लिक्व अँड लायसेन्स तत्वावर वापरण्याकरीता लिहून घेणार यांनी देण्याचे कबुल केले आहे. त्याचबरोबर वर परिशिष्ट - अ मध्ये उल्लेख केलेल्या वस्तू, फर्निचर व इतर वस्तु व साहित्य वापरावयास दिले आहे.

३. वर कलम १ यांत वर्णन केलेली मिळकत ही लिहून घेणार यांचे मालकी व ताबे वहिवाटीची आहे. लिहून देणार हे व्यवसायाने कॅटरिंगचे व्यावसायिक आहेत लिहून देणार हे त्यांचे कॅटरिंग व्यवसायाकरीता योग्य अशा मिळकतीचे पोधात असताना लिहून घेणार यांना सदर मेस कोणास चालवावयास देणे असल्याचे कळाले त्यामुळे लिहून देणार यांनी लिहून घेणार यांचेकडे संपर्क साधला असता लिहून घेणार हे लिहून देणार यांना वर कलम १ यांत वर्णन केलेली सदर मिळकत हि



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१. वर कलम १ यांत वर्णन केलेल्या मिळकतीचा वापर करीत असताना मेसचा परवाना व आवश्यक ते परवाने लिहून देणार यांनी त्यांचे स्वखर्चाने मिळावयाचा आहे. त्याची तोशीश लिहून घेणार यांचेवर असणार नाही.

१०. वर कलम १ यांत वर्णन केलेल्या मिळकतीचा वापर करीत असताना लिहून देणार यांना संस्थेचे मेस संबंधातील सर्व नियम व अटीचे पालन करणे बंधनकार असेल. लिहून देणार यांचे सर्व नोकर-चाकर, मॅनेजर यांना संस्थेच्या परिसरामध्ये बिडी, सिगारेट, तंबाखु, गुटखा व मद्यपान इत्यादि व्यसनांचा त्याग करावा लागेल. त्याबाबत कोणतीही तक्रार आसल्यास त्याचे निवारण करण्याची जबाबदारी लिहून देणार यांची राहिल.

११. वर कलम १ यांत वर्णन केलेल्या मिळकतीमध्ये लिहून देणार यांनी स्वतः प्रोपरायटर म्हणून मेस चालविणेची असून सदर मेसमध्ये अन्य कोणताही पोट भाडेकरू ठेवू नये, अगर पुन्हा भाड्याने देवू नये. लिहून देणार यांनी वर कलम १ यां वर्णन केलेल्या रुम मिळकत कोणत्याही ति-हार्डत व्यक्तीस पुन्हा भाड्याने दिल्यास अगर पोट भाडेकरू ठेवल्यास तो या कराराचा भंग ठरेल व अशावेळी सदर करारनामा रद्द करून वर कलम १ यांत वर्णन केलेल्या मिळकतीचा ताबा घेण्याचा अधिकार लिहून घेणार यांना राहिल व अनामत रक्कम जप्त होईल.

१२. वर कलम १ यांत वर्णन केलेल्या मिळकतीचा वापर करण्याचे कालावधीमध्ये लिहून देणार यांनी सदर मिळकतीमध्ये कोणतेही बांधकाम, तोडफोड, अगर बदल करू नये. अगर अत्यावश्यक बदल करावयाचे असल्यास लिहून घेणार यांची लेखी परवानगी घेतल्यानंतर असा बदल करता येईल. बदल करण्याकरीता होणारा संपूर्ण खर्च लिहून देणार यांनी करावयाचा आहे.

१३. अ) वर कलम १ यांत वर्णन केलेल्या मिळकतीमध्ये मेस चालवित असताना लिहून देणार यांच्या मेसमध्ये जेवू इच्छिणा-या विद्यार्थ्यांना लिहून घेणार हे पुढे नमूद केलेल्या रेट प्रमाणे जेवण पुरवतील.

ब) वस्तीगृहात राहणा-या विद्यार्थ्यांना दोन्ही वेळेस मेस मध्ये जेवण घेणे अनिवार्य आहे. त्यासाठी विद्यार्थ्यांना रु.३४०००/- अक्षरी रुपये चौतिस हजार फक्त संपूर्ण शैक्षणिक वर्षासाठी दयावा लागेल जमलेली मेस फी मेस ठेकेदार यांना दहा महिन्यामध्ये देण्यात येईल. आपल्या कॉलेजमध्ये शिकणारे परंतु होस्टेल मध्ये राहत नसलेले विद्यार्थी मेस मध्ये जेवण घेवू शकतात. त्या विद्यार्थ्यांना एक वेळच्या जेवणासाठी मासिक रुपये १८००/- "अक्षरी रुपये एक हजार आठशे फक्त" व दोन वेळच्या जेवणासाठी मासिक रुपये ३४००/- "अक्षरी रुपये तीन हजार चारशे फक्त" आकार दयावा लागेल. मात्र ह्या विद्यार्थ्यांना महिन्याचा मेसचा आकार आगावू भरावा लागेल. वेळे परतवे कॉलेज मधील विद्यार्थी व स्टाफ यांना मेस मध्ये जेवण घ्यावे लागले तर त्याचा आकार रुपये ६५/- "अक्षरी रुपये साठ फक्त" विना स्वीट व रुपये ७५/- "अक्षरी रुपये पंच्याहत्तर फक्त" स्वीट सह प्रति जेवण राहिल. दुपारचे फक्त एक वेळ जेवण घेणा-या विद्यार्थ्यांस वेळपरतवे रात्रीचे जेवण घ्यावयाचे असल्यास ते स्वखर्चाने व रोखीने घ्यावे लागेल त्यासाठी दुपारच्या जेवणाच्या वेळीच लिहून



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केल्यास कराराच्या मुदतीपूर्वी एकतर्फी सदरचा करार रद्द करण्याचा लिहून घेणार यांना अधिकार राहिल.

१७. वर कलम १ यांत वर्णन केलेल्या मिळकतीचे या कराराचे कालावधीमध्ये लिहून देणार यांचे व्दारे अगर लिहून देणार यांचे मॅनेजर, नोकर-चाकर यांचेव्दारे कोणतेही नुकसान झाल्यास त्याची नुकसान भरपाई लिहून देणार यांना दयावी लागेल.

१८. लिहून देणार यांचेव्दारे अगर लिहून देणार यांचे मॅनेजर, नोकर-चाकर यांनी सदरचे करारातील अटीचा भंग केल्यास लिहून

घेणार यांनी लिहून देणार यांना एक महिन्याची आगावू लेखी नोटीस देवून वर कलम १ यांत वर्णन केलेल्या मिळकतीचा ताबा परत मागण्याचा हक्क राहिल. व त्यावेळी लिहून देणार यांनी नोटीसीची मुदत संपल्याबरोबर वर कलम १ यांत वर्णन केलेल्या मिळकतीचा ताबा लिहून घेणार यांना ताबडतोब देण्याचा आहे.

१९. वर कलम १ यांत वर्णन केलेल्या मिळकतीमध्ये लिहून देणार यांनी फक्त मेसचा व्यवसाय करावयाचा आहे. लिहून देणार यांचेव्यतिरीक्त इतर कोणीही व्यक्ति सदर मिळकतीमध्ये व्यवसाय करण्यास अपात्र आहे.

२०. वर कलम १ यांत वर्णन केलेल्या मिळकतीमध्ये विद्युत पुरवठ्यासाठी स्वतंत्र मीटर बसविलेला आहे. तरी विद्युत पुरवठ्याच्या बिलाचा भरणा लिहून देणार यांनी दिलेल्या कालावधीमध्ये करावयाचा आहे. विद्युत बिलाचा दर लिहून देणार यांनी त्या मुदतीत वापरलेल्या प्रत्येक युनिटला त्या महिन्यात आलेल्या बिलाच्या रेट प्रमाणे दयावा लागेल. दर महिन्यात या बिलाचा भरणा लिहून देणार यांनी कार्यालयात भरून त्याची पावती घ्यावी.

२१. वर कलम १ यांत वर्णन केलेल्या मिळकतीचे महानगरपालिका करांचा भरणा लिहून घेणार यांनी करावयाचा आहे. मुलींच्या वस्तीगृहातील मेस मध्ये जेवणासाठी तसेच मेसच्या साफसफाईसाठी फार थोडे पाणी वापरले जाते. तसेच वस्तीगृहातील लागणारे पाण्याचे प्रमाण हे मेस पेशा जास्त आहे. वस्तीगृहामध्ये १ इंच पाण्याचे कनेक्शन आहे. तेव्हा मेस कॉन्ट्रक्टर यांच्याकडून पूर्ण शैक्षणिक वर्षासाठी रु.१५००/- "अक्षरी रुपये एक हजार पाचशे फक्त" पाण्याच्या बिलापोटी घेण्यात यावे लिहून घेणार व लिहून देणार यांचेमध्ये घरमालक भाडेकरू म्हणून कधीही नातेसंबंध नव्हते व नाहीत. लिहून घेणार व लिहून देणार यांचेमध्ये लायसेन्सार व लायसेन्सी असेच नातेसंबंध आहेत व राहतील.

येणे प्रमाणे करारनामा आम्ही आमचे राजीखुशीने, अक्कलहुशारीने, समजून - उमजून लिहून दिला असून त्यातील अटी व नियम आपल्या वाली - वारस यांचेवर बंधनकारक राहिल. त्याचे सत्यतेकरीता आपण आपल्या स्वाक्ष-या दोन साक्षीदारासमक्ष निगडी, पुणे - ४४ मुक्कामी केल्या आहे.



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Sub: - 1. Extension of both messes contracts:-

The Surya Caterer of Boys and Surya Snack Center of Girls hostel mess contractors are running messes since fifteen years and ten years respectively. The contract of both messes expires on 30 Jun 2019. Both contractors have given the request letters for extension of their respective mess contracts.

Committee discussed on the extension of both messes contract. By referring the previous fifteen years record of Surya caterer of Boys hostel mess and ten years record of Surya snack center of Girls hostel mess, committee felt that the food quality and the service provided by both contractor is good. The cleanliness in the messes and in canteen is of high standard. The store of food grains and of other commodities is also kept very clean and properly.

All delegates and parents who visit to our college campus appreciate the messes and canteen's food quality, services and cleanliness. Committee members asked both contractors to further maintain the quality of food and messes standard at high.

Every month the mess committee meetings are held and the shortcomings are communicated to the contractor. The corrective measures are taken by the contractor. However committee emphasized that contractor should take more care in providing good food and should maintain the standard of both messes.

The contractor is providing the mess services to our college since fifteen years. He has given best mess services to our campus and we never come across the serious complains. Also the contractor is providing best services to our important committees which visit to our campus during inspections. This time contractor requested to extend messes and canteen contract for one year. By seeing the overall performance and hospitality of the mess contractor the committee recommended to extend the messes' contract for one year i.e. for academic year 2019-20,

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## 2) Fixation of mess charges:-

The mess contractor has not increased the mess charges for last two years. This year the contractor has increased mess charges by Rs 1000/- So the mess charges will be Rs 34000/- for complete academic year vide letters dated 24 May 2019. In this case the mess contractor will charge mess fees for ten months but will provide mess facility for complete academic year which comes almost for eleven months. Committee members compared the rates quoted by Surya caterers / Surya Foods and the rates obtained from the nearby messes / hotels, Dr D Y Patil Institute Of Technology, Pimpri and Dr D Y Patil Institute of Technology Nigdi, Pune. The outside rates of unlimited meals are from Rs 39000/- to Rs 42000/- for the ten months for two times meal. So the rates quoted by the mess contractors are less than the outside rates of messes for unlimited meals.

Committee members also recommended to fix the mess charges at the end of every academic year. The contractor agreed with committee decision.

Committee decided the other rules and regulation of messes as follows:-

- i) Both time messes is compulsory for the students who take admission in the hostel. Fees for two times meal Rs 34000/- for complete academic year and should be paid in advance in hostel office at the time of admission.
- ii) Our college students who stay outside the campus shall be permitted to have mess facility provided they book the meal in advance.
- iii) The mess charges for our college students those who stay outside the campus on monthly basis shall be Rs 1800/- for one time meal. They shall be required to pay the above mentioned fees as per their choice directly to the contractor.
- iv) The mess charges for staff and our college non-hostelite students shall be Rs 60/- per plate unlimited without sweet and Rs 75/- per plate unlimited with limited sweet.
- v) The mess timings of Dinner for Hostel students will be from 07:15 PM to 08:30 PM and for non-hostelite students from 08:15 to 09:00 PM

## 3) Extension of Canteen contract:-

Committee also reviewed the canteen food quality and services provided by the contractor. By considering the previous eight years record of canteen contractor, committee felt that the food quality and services provided by the contractor are good. Committee members asked contractor to maintain the standard. The canteen contractor is briefed about the minor short comings also i.e. quality of tea and number of items to be increased; he agreed to improve on that.

The contractor requested to extend the contract up to one year. Considering the all above points committee recommended extending the canteen contract up to one year i.e. up to 30 June 2020




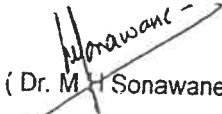
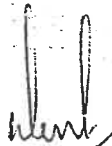
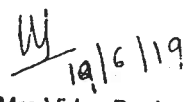
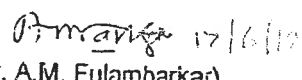
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Pradhikaran, Pune - 411 044.

The contractor kept same rates as per previous year 2018-19. Committee discussed the point and also compared the contractor's rates with outside canteen rates and felt that the rates quoted by contractor are less than the outside canteen / hotel rates. The finalized price list of items is enclosed as Appendix 'A'. The messes changed will be...

**5) Fixation of messes / canteen rent :-**

Committee also discussed the both messes / canteen rent and electricity charges. The committee proposed the rent hike by almost 6% every year and electricity charges at actual. The new rates are as per the enclosed Appendix 'B'. The messes and canteen rent will be for ten months only as per the previous order.

Committee forwards the proposal for your kind approval.

 (S.R. Kasar) Rector	 ( Dr. M. Sonawane ) Principal SBPCOAD	 (Dr Daniel Penkar) Director SBPIM	 (Prof. Mrs Vidya Byakod) Principal PCP	 ( Dr. A.M. Fulambarkar ) Principal PCCOE
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Treasurer

Secretary

Chairman



Director  
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## Appendix - "B"

### RENT FIXATION MESS, CANTEEN, XEROX CABIN 2019-20

Sr. No	Name Of Agency	Carpet Area	Rent 17-18	Rent 18-19	Rent 19-20
1	Trupti Xerox	200 sq ft	Rs.9500/-	Rs 10000/-	Rs 11000/-
2	Surya Caterers (Boy's Mess)	7500 sq ft	Rs.33000/-	Rs 35000/-	Rs 37000/-
3	Surya Foods (Girls Mess)	3000 sq ft	Rs.14000/-	Rs 16000/-	Rs 18000/-
4	Surya Snack Center (Canteen)	7500 sq ft	Rs.33000/-	Rs 35000/-	Rs 37000/-
5	Electrical Charges	At actual	At actual	At actual	At actual

*R. Kasár*  
R. Kasár  
Rector

*M. H. Sonawane*  
(Dr. M. H. Sonawane)  
Principal SBPCOAD

*Daniel Penkar*  
(Dr Daniel Penkar)  
Director SBPIM

*Vidya Byakod*  
19/6/19  
(Prof. Mrs Vidya Byakod)  
Principal PCP

*A. M. Fulambarkar*  
17/6/19  
(Dr. A.M. Fulambarkar)  
Principal PCCOE

Treasurer

Secretary

Chairman



*S. B. Patil*  
Director  
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**PIMPRI CHINCHWAD  
COLLEGE OF ENGINEERING**

**Sec. No 26, Pradhikaran,  
Nigdi, Pune - 44**

**SURYA CATERERS  
BOY'S MESS CONTRACT**

**2019-20**



  
Director  
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Pradhikaran, Pune - 411 044.



महाराष्ट्र MAHARASHTRA

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स्ताचा प्रकार कराळा

स्त नोंदणी करणार आहेत का? होय/नाही.

मळकतीचे वर्णन

मुद्रांक विकत घेणाऱ्याचे नांव सुनी केटरी

ना केशवनाथ चिंचवड ४०१३

सन्ध्या पत्रकाराचे नांव पी.सी.सी.को.ई कॉलेज

से व्यक्तीचे नांव व पत्ता महाविश्ववादीया वरिण्डनाजी

ns

नों. शोभा म. डोबे

पर्याना क्र. २२०११४४

मुद्रांक विकत घेणाऱ्याची सही बलीप्रभु चौक, मेन रोड, काळेवाडी, पुणे - १

ज्या कारणासाठी ज्यांनी मुद्रांक खरेदी केल्या त्यांना त्याच कारणासाठी मुद्रांक खरेदी केल्या पासून ६ महिन्यात वापरणे बंधनकारक आहे

14 JUN 2019

एक वर्षाचा लिव्ह अॅण्ड लायसेन्स करारनामा  
“डिड ऑफ लिव्ह लायसेन्स अॅग्रीमेंट”

कारणे एक वर्षाचा लिव्ह अॅण्ड लायसेन्स करारनामा (डिड ऑफ लिव्ह अॅण्ड लायसेन्स अॅग्रीमेंट) आज दि. माहे ०७ इसवी २०१९ ते दिवशी पिंपरी चिंचवड कॉलेज ऑफ इंजिनिअरींग.

तर्फे प्राचार्य,

डॉ.ए.एम.फुलंबरकर,

वय वर्षे ५९ - धंदा - नोकरी,

रा.सेक्टर नं.२६; प्राधिकरण,

निगडी पुणे ४४.



Director  
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लिहून घेणार



Director  
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S. B. Patil Institute of Management  
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Pradhikaran, Pune - 411 044.

..... यांसी

मे. सूर्या केंटरर्स,  
तर्फे प्रोप्रायटर,  
श्री अनिल रामचंद्र गदिया,  
वय वर्षे - ४७; धंदा - व्यापार,  
सोनिगरा टाऊनशिप, रो हाऊस फेज नं.०२  
केशवनगर चिंचवडगांव.

लिहून देणार

कारणे एक वर्षाचा लिव्ह अॅण्ड लायसेन्स करारनामा लिहून देतो की;

१५

## 1- मिळकतीचे वर्णन :

तुकडी पुणे पोट तुकडी; ता. हवेली; सब-रजिस्टारसाहेब हवेली; कं १४ यांचे हद्दीतील तसेच पिंपरी चिंचवड महानगरपालिका यांचे हद्दीतील गांव मौजे निगडी तसेच पिंपरी चिंचवड नवनगर विकास प्राधिकरण यांचे हद्दीतील सेक्टर नं.२६ येथील पिंपरी चिंचवड एज्युकेशन ट्रस्टच्या आवारातील मेस चालविण्याकरीता रुम मिळकत यांसी मेस रुम यांसी क्षेत्र ७५०० स्क्वेअर फुट, तसेच त्याकरीता ठेवलेल्या टेबल, खुर्चा, मिक्सर व इतर तसेच खालील परिशिष्ट "अ" मध्ये वर्णन केलेल्या वापरण्याचे फर्निचर व इतर वस्तूसहित दरोबस्त.

### १. फर्निचर...

- १) डायनिंग टेबल ९२ इंच बाय ३० इंच बाय ३० इंच ८ फोल्डींग स्टूलसह ४१-नग अंदाजे किंमत रु.६,१५,०००/-
- २) डोसा प्लेट, साईज ६०० बाय ११०० बाय ८५०, १-नग, अंदाजे किंमत रु. १२,०००/-
- ३) सिंगल युनिट साईज ६०० बाय ५०० बाय ७००, १-नग अंदाजे किंमत रु ५०००/-
- ४) वर्क टेबल सेल्व्हजसह, साईज १५०० बाय ६०० बाय ८५०, १-नग, अंदाजे किंमत रु. ८५००/-
- ५) एस एस वर्क टेबल साईज ७२ इंच बाय २४ इंच बाय ३४ इंच १-नग अंदाजे किंमत १७०००/-
- ६) चपाती रोलिंग टेबल, वर कडप्पा व सेल्व्हजसह साईज १५०० बाय ६०० बाय ८५०, १-नग, अंदाजे किंमत रु. २५,५००/-
- ७) ६ भांड्याचे बेन मेरी सर्व्हिस काउंटरवरील झाकणासह, साईज १८०० बाय ६०० बाय ८५०, १-नग, अंदाजे किंमत रु. २५,५००/-
- ८) सर्व्हिस काउंटरवरील झाकणासह, साईज २२५० बाय ६०० बाय ८००, ०१- नग, अंदाजे किंमत रु. २२,५००/-
- ९) स्टॉग बिनस साईज १०० बाय ४५० बाय ४५० ३ नग, अंदाजे किंमत रु. ५,६००/-
- १०) एक्वागार्ड ०४ नग अंदाजे किंमत रु. २९,७५०/-
- ११) वॉटर कुलर ०२ नग अंदाजे किंमत रु. ४०५००/-
- १२) २ बर्नर इंडिअन गॅस रेंज अंदाजे किंमत रु. २१०००/-
- १३) ३ पॉट बेनमेरी विथ टेबल २ नग अंदाजे किंमत रु. १०८०००/-
- १४) २ सिंक टेबल अंदाजे किंमत रु. २२०००/-
- १५) क्लीन प्लेट टेबल अंदाजे किंमत रु. १९०००/-
- १६) वर्क टेबल नग १ अंदाजे किंमत रु. १७५००/-
- १७) २ सिंक युनिट नग १ अंदाजे किंमत रु. २२०००/-
- १८) ४ सेल्फ रॅक नग २ अंदाजे किंमत रु ४२०००/-
- १९) कटिंग टेबल नग १ अंदाजे किंमत रु २१०००/-



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६. वर कलम १ यांत वर्णन केलेली मिळकत लिहून घेणार यांनी लिहून देणार यांना दि. ०१/०८/२००४ रोजी दिला असून सदर मिळकतीचे वस्तू देखभाल सिक्क्युरिटी डिपॉझिट म्हणून लिहून देणार यांनी लिहून घेणार यांना दि. ०१/०८/२००४ रोजी रक्कम रुपये ५०,०००/- "अक्षरी रुपये पन्नास हजार फक्त" रोख स्वरूपात दिले आहे. लिहून घेणार यांनी लिहून देणार यांना सदर जागा सोडताना सदर सिक्क्युरिटी डिपॉझिट रक्कम रुपये ५०,०००/ "अक्षरी रुपये पन्नास हजार फक्त" एवढी रक्कम बिनव्याजी एक रक्कमी रोख स्वरूपात परत करावयाची आहे.

७. वर कलम १ यांत वर्णन केलेल्या मिळकतीचा वापर फक्त मेस चालवण्याच्या कारणाकरीता करण्याची परवानगी आहे. लिहून देणार यांना मेस चालवण्या व्यतिरिक्त इतर कोणत्याही कारणासाठी, उदा - राहण्याकरीता, प्रदर्शन, वर्कशॉप, गोडावून इत्यादी करिता सदर मिळकत वापरता येणार नाही.

८. वर कलम १ यांत वर्णन केलेल्या मिळकतीचा वापर फक्त मेसकरीता असल्या कारणाने मेसची वेळ सकाळी ७ वा. पासून रात्री १० वाजेपर्यंत असेल. मात्र लिहून देणार यांना अगर त्यांचे मॅनेजर, आचारी, नोकर-चाकर यांनावर कलम १ यांत वर्णन केलेल्या मिळकतीमध्ये त्यांना वरील कारणास्तव २४ तास वापर करता येईल.

९. वर कलम १ यांत वर्णन केलेल्या मिळकतीचा वापर करित असताना मेसचा परवाना व आवश्यक ते परवाने लिहून देणार यांनी त्यांचे स्वखर्चाने मिळावयाचा आहे. त्याची तोशीश लिहून घेणार यांचेवर असणार नाही.

१०. वर कलम १ यांत वर्णन केलेल्या मिळकतीचा वापर करित असताना लिहून देणार यांना संस्थेचे मेस संबंधातील सर्व नियम व अटीचे पालन करणे बंधनकार असेल. लिहून देणार यांचे सर्व नोकर-चाकर, मॅनेजर यांना संस्थेच्या परिसरामध्ये बिडी, सिगारेट, तंबाखु, गुटखा व मद्यपान इत्यादि व्यसनांचा त्याग करावा लागेल. त्याबाबत कोणतीही तक्रार आसल्यास त्याचे निवारण करण्याची जबाबदारी लिहून देणार यांची राहिल.

११. वर कलम १ यांत वर्णन केलेल्या मिळकतीमध्ये लिहून देणार यांनी स्वतः प्रोपरायटर म्हणून मेस चालविणेची असून सदर मेसमध्ये अन्य कोणताही पोट भाडेकरू ठेवू नये. अगर पुन्हा भाड्याने देवू नये लिहून देणार यांनी वर कलम १ यां वर्णन केलेल्या रुम मिळकत कोणत्याही ति-हार्डत व्यक्तीस पुन्हा भाड्याने दिल्यास अगर पोट भाडेकरू ठेवल्यास तो या कराराचा भंग ठरेल व अशावेळी सदर करारनामा रद्द करून वर कलम १ यांत वर्णन केलेल्या मिळकतीचा ताबा घेण्याचा अधिकार लिहून घेणार यांना राहिल व अन्नामत रक्कम जप्त होईल.



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१५ वर कलम १ यांत वर्णन केलेल्या मिळकतीमध्ये मेस चालवित असताना लिहून देणार यांनी लिहून घेणार यांना त्यांचे विद्यार्थ्यांसाठी जेवणाचा मेनू व रेट ठरवून दिले आहेत. तसेच जेवणाच्या चवीत बदल होता कामा नये. व तशी तक्रार सूध्दा येता कामा नये. तशी तक्रार आल्यास आपणांस पुर्व सूचना देण्यात येतील. त्यामध्ये सूधारणा न झाल्यास आपल्याशी झालेला करार रद्द करण्याचे सर्व अधिकार लिहून घेणार यांचेकडे असतील.

१) लंच व डिनरसाठी : चपाती, राईस, डाळ/सांबर, २ भाज्यापैकी एक ग्रेव्ही, दहि, पापड, लोणचे अथवा सलाड इ, यांचा समावेश असेल. दर रविवारी व सणावाराच्या दिवशी गोड अनलिमिटेड जेवण दिले जाईल.

यासाठी दोन्ही वेळच्या जेवणासाठी रक्कम रुपये ३४०००/- “अक्षरी रुपये चौतिस हजार फक्त” व आपल्या कॉलेज मधील व वस्तीगृहात न राहणा—या विद्यार्थ्यांना रुपये ३४००/- “अक्षरी रुपये तीन हजार चारश फक्त” व एक वेळच्या जेवणासाठी रुपये १८००/- “अक्षरी रुपये एक हजार आठशे फक्त” दरमहा दर आकारला जाईल.

२) फक्त स्टाफ व इतर सर्वांना प्रत्येक जेवणाचा अनलिमिटेड रुपये ६० /- “अक्षरी रुपये साठ फक्त” वीना स्वीट व स्वीटसह रुपये ७५/- “अक्षरी रुपये पंच्याहत्तर फक्त” आकार रोखीने दयावा लागेल.

वरील प्रमाणे मेनू व रेट हे लिहून देणार यांना मान्य व कबूल आहे.

१६. वर कलम १ यांत वर्णन केलेल्या रूम मिळकतीचे या कराराचे कालावधीपूर्वी लिहून देणार यांना सदर करार संपुष्टात आणावयाचा असल्यास त्यांनी लिहून घेणार यांना एक महिना आधी लेखी पुर्व सूचना देण्याची आहे अशी सूचना मिळाल्यानंतर एक महिन्याच्या आंत लिहून घेणार यांनी लिहून देणार यांना सिक्क्युरीटी डिपॉजिट पोटी घेतलेली रक्कम रोख व एक रक्कमी मात्र बिनव्याजी परत करावयाची आहे. तसेच लिहून देणार यांनी करारातील अटी व शर्तीचा भंग केल्यास कराराच्या मुदतीपूर्वी एकतर्फी सदरचा करार रद्द करण्याचा लिहून घेणार यांना अधिकार राहिल.

१७. वर कलम १ यांत वर्णन केलेल्या मिळकतीचे या कराराचे कालावधीमध्ये लिहून देणार यांचे व्दारे अगर लिहून देणार यांचे मॅनेजर, नोकर—चाकर यांचेव्दारे कोणतेही नुकसान झाल्यास त्याची नुकसान भरपाई लिहून देणार यांना दयावी लागेल.

१८. लिहून देणार यांचेव्दारे अगर लिहून देणार यांचे मॅनेजर, नोकर—चाकर यांनी सदरचे करारातील अटीचा भंग केल्यास लिहून घेणार यांनी लिहून देणार यांना एक महिन्याची आगावू लेखी नोटीस देवून वर कलम १ यांत वर्णन केलेल्या मिळकतीचा ताबा परत मागण्याचा हक्क राहिल. व त्यावेळी लिहून देणार यांनी नोटीसीची मुदत संपल्याबरोबर वर कलम १ यांत वर्णन केलेल्या मिळकतीचा ताबा लिहून घेणार यांना ताबडतोब देण्याचा आहे.



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१. Amang  
प्राचार्य  
पिंपरी चिंचवड कॉलेज ऑफ इंजि.  
निगडी, पुणे - ४४

२. W  
प्राचार्या  
पि.सी.पी.  
निगडी, पुणे - ४४.

३. Wend  
डायरेक्टर  
एस.बी.पी.आय.एम.  
निगडी, पुणे - ४४.

४. Dr. M.H. Sonawane  
प्राचार्य Sonawane  
आय/सी अफिलिटेड  
निगडी, पुणे - ४४.



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साक्षीदार :

सही. Sonawane  
नांव श्री सोमनाथ राऊ कासार  
पत्ता सोनिगरा अंगण, रावेत, पुणे.

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Nigdi Pune - 44

1. Extension of both messes contracts:-

The Surya Caterer of Boys and Surya Snack Center of Girls hostel mess contractors are running messes since fifteen years and ten years respectively. The contract of both messes expires on 30 Jun 2019. Both contractors have given the request letters for extension of their respective mess contracts.

Committee discussed on the extension of both messes contract. By referring the previous fifteen years record of Surya caterer of Boys hostel mess and ten years record of Surya snack center of Girls hostel mess, committee felt that the food quality and the service provided by both contractor is good. The cleanliness in the messes and in canteen is of high standard. The store of food grains and of other commodities is also kept very clean and properly.

Delegates and parents who visit to our college campus appreciate the messes and canteen's food quality, services and cleanliness. Committee members asked both contractors to further maintain the quality of food and messes standard at high.

Every month the mess committee meetings are held and the shortcomings are communicated to the contractor. The corrective measures are taken by the contractor. However committee emphasized that contractor should take more care in providing good food and should maintain the standard of both messes.

The contractor is providing the mess services to our college since fifteen years. He has given best mess services to our campus and we never come across the serious complains. Also contractor is providing best services to our important committees which visit to our campus during inspections. This time contractor requested to extend messes and canteen contract for one year. By seeing the overall performance and hospitality of the mess contractor the committee recommended to extend the messes' contract for one year i.e. for academic year 2019-20,



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### Fixation of mess charges:-

The mess contractor has not increased the mess charges for last two years. This year the contractor has increased mess charges by Rs 1000/- So the mess charges will be Rs 34000/- for complete academic year vide letters dated 24 May 2019. In this case the mess contractor will charge mess fees for ten months but will provide mess facility for complete academic year which comes almost for eleven months. Committee members compared the rates quoted by Surya caterers / Surya Foods and the rates obtained from the nearby messes / hotels, Dr D Y Patil Institute Of Technology, Pimpri and Dr D Y Patil Institute of Technology Nigdi, Pune. The outside rates of unlimited meals are from Rs 39000/- to Rs 42000/- for the ten months for two times meal. So the rates quoted by the mess contractors are less than the outside rates of messes for unlimited meals.

Committee members also recommended to fix the mess charges at the end of every academic year. The contractor agreed with committee decision. Committee decided the other rules and regulation of messes as follows:-

- i) Both time messes is compulsory for the students who take admission in the hostel. Fees for two times meal Rs 34000/- for complete academic year and should be paid in advance in hostel office at the time of admission.
- ii) Our college students who stay outside the campus shall be permitted to have mess facility provided they book the meal in advance.
- iii) The mess charges for our college students those who stay outside the campus on monthly basis shall be Rs 1800/- for one time meal. They shall be required to pay the above mentioned fees as per their choice directly to the contractor.
- iv) The mess charges for staff and our college non-hostelite students shall be Rs 60/- per plate unlimited without sweet and Rs 75/- per plate unlimited with limited sweet.
- v) The mess timings of Dinner for Hostel students will be from 07:15 PM to 08:30 PM and for non-hostelite students from 08:15 to 09:00 PM

### Extension of Canteen contract:-

Committee also reviewed the canteen food quality and services provided by the contractor. Considering the previous eight years record of canteen contractor, committee felt that the food quality and services provided by the contractor are good. Committee members asked contractor to maintain the standard. The canteen contractor is briefed about the minor short comings also i.e. quantity of tea and number of items to be increased; he agreed to improve on that.

The contractor requested to extend the contract up to one year. Considering the all above committee recommended extending the canteen contract up to one year i.e. up to 30 June



  
Director  
Pimpri Chinchwad Education Trust's  
S. B. Patil Institute of Management  
Sector No. 29, Nigdi,  
Pradhikaran, Pune - 411 044.

The contractor kept same rates as per previous year 2018-19. Committee discussed the rent and also compared the contractor's rates with outside canteen rates and felt that the rates noted by contractor are less than the outside canteen / hotel rates. The finalized price list of items is enclosed as Appendix 'A'.

**Fixation of messes / canteen rent :-**

Committee also discussed the both messes / canteen rent and electricity charges. The committee proposed the rent hike by almost 6% every year and electricity charges at actual. The new rates are as per the enclosed Appendix 'B'. The messes and canteen rent will be for ten months only per the previous order.

Committee forwards the proposal for your kind approval.

*[Signature]*  
Kasari  
Director

*[Signature]*  
Sonawane  
Principal SBPCOAD

*[Signature]*  
Penkar  
Director SBPIM

*[Signature]*  
19/6/19  
Prof. Mrs Vidya Byakod  
Principal PCP

*[Signature]*  
17/6/19  
Dr. A.M. Fulambarkar  
Principal PCCOE

Treasurer

Secretary

Chairman



*[Signature]*  
Director  
Pimpri Chinchwad Education Trust's  
S. B. Patil Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune - 411 044.

Appendix - "B"

RENT FIXATION MESS, CANTEEN, XEROX CABIN 2019-20

No	Name Of Agency	Carpet Area	Rent 17-18	Rent 18-19	Rent 19-20
	Trupti Xerox	200 sq ft	Rs.9500/-	Rs 10000/-	Rs 11000/-
	Surya Caterers (Boy's Mess)	7500 sq ft	Rs.33000/-	Rs 35000/-	Rs 37000/-
	Surya Foods (Girls Mess)	3000 sq ft	Rs.14000/-	Rs 16000/-	Rs 18000/-
	Surya Snack Center (Canteen)	7500 sq ft	Rs.33000/-	Rs 35000/-	Rs 37000/-
	Electrical Charges	At actual	At actual	At actual	At actual

(Dr. M.H. Sonawane)

(Dr. M.H. Sonawane)  
Principal SBPCOAD

(Dr. Daniel Penkar)  
Director SBPIM

(Prof. Mrs. Vidya Byakod)  
Principal PCP

(Dr. A.M. Fulambarkar)  
Principal PCCOE

Treasurer

Secretary

Chairman



Director  
Pimpri Chinchwad Education Trust's  
S. B. Patil Institute of Management  
Sector No. 26, Nigdi,  
Pradhikaran, Pune - 411 044.