

Tele No. 288228.

No.: CBK / Ord. Board / D-2037  
Office of the Cantonment Board,  
Chhaoni Parishad Karyalay,  
Kamptee – 441001. 07 March, 2019.

Minutes of the Ordinary Board Meeting held on 07-03-2019 at 1100 hrs. in the office of the Cantonment Board, Kamptee.

The following members were present:-

1. Brig. Pankaj Malhotra, President
2. Shri. Dinesh Permal Swamy, Vice-President
3. Shri. Mane Amitkumar Baburao, Member and Secretary
4. Col. R.A. Shetty, SEMO
5. Col. M.R. Nair, Representative of SSO
6. Lt. Col. Lakhvir Singh, Nominated Member
7. Maj. Robert, GE, MES. Nominated Member
8. Shri. Deepak Mohansingh Siriya, Elected Member, Ward No. 01
9. Smt. Vijayalaxmi Ashok Rao, Elected Member, Ward No. 03
10. Smt. Sima Kamal Yadav, Elected Member, Ward No. 04
11. Shri. Sunil Frank Francis, Elected Member, Ward No. 05
12. Shri. Bhutani Mahendra Diwanchand, Elected Member, Ward No. 06
13. Shri. Chandrashekhar Krushna Lanjewar, Elected Member, Ward No. 07

Absent :-

1. Dr. Vikas Mahatme,  
Hon'ble Member of Parliament, Rajya Sabha  
Govt. of India,
2. Shri. Krupal Tumane,  
Hon'ble Member of Parliament, Lok Sabha  
Govt. of India,
3. Shri. Chandrashekhar Bawankule,  
Hon'ble Member of Legislative assembly.  
Hon'ble Minister of Energy and New & Renewable Energy,  
Govt. of Maharashtra.
4. Shri. Ashwin Mudgal, DM, Nagpur

**PROCEEDING OF THE ORDINARY BOARD MEETING**  
**ON 07/03/2019 AT 11.00 HRS.**

Before commencement of the meeting proceedings, oaths was administered to GE Maj Robert by PCB, Kamptee.

**Agenda No. 163:- Confirmation of last board meeting.**

To confirm the Minutes of last Ordinary Board Meeting held on 22-01-2019. The minutes of the last Board Meeting are placed on the table.

**Resolution No. 163:-** Agenda No 141-Vice-president stated that with STP, water supply scheme and development projects with a financial assistance from State Govt, a permanent Junior Engineer is required to be recruited by surrendering the one post of Garden Mali. Board agreed to create a such 1 post of Junior Engineer and resolved to approach higher authorities for change in the establishment of Cantonment Board.

**Agenda No. 164:- Confirmation of last Finance Committee Meeting**

To confirm the Minutes of last Finance Committee meeting held on 12-02-2019. The minutes of the last Board meeting are placed on the table.

**Resolution No. 164:-** Confirmed.

Further Agenda No 06 [FC] - Board agreed to give permission to Smt. Pooja Prajapati to run a canteen on the same conditions, as mentioned in said agenda.

Agenda No. 07 [FC] - It is decided that GE, MES will study the tendering details of T.C. [Roads] for 2018-19 and then a decision will be taken by the board.

Agenda No. 08 [FC] - Considered and approved. PCB further mentioned that in order to get good network connectivity in all the areas, it is necessary that static towers to be installed at various places as proposed be reviewed. PCB stated that a meeting with all the parties [L<sub>1</sub>] to be called and matter to be discussed.

**Agenda No. 165:- Confirmation of Civil Area Committee Meeting**

To confirm the Minutes of Civil Area Committee meeting held on 05-02-2019. The minutes of the Civil Area Committee meeting are placed on the table.

**Resolution No. 165:-** Noted by the board.

**Agenda No. 166:- Confirmation of Land Use Plan Meeting**

To confirm the Minutes of Land Use Plan meeting held on 28-01-2019. The minutes of the Land Use Plan meeting are placed on the table.

**Resolution No. 166:-** Confirmed. Member and secretary informed the board that said minutes are for the noting of the board, and does not imply that Land use plan is finalized. Vice-president and other members raised their objection over the Buffer Zone. PCB stated that a separate meeting will be called for the discussion on Land Use Plan, and till then no finalization of land use plan. PCB also asked Member and secretary to check with State authorities with respect to buffer zone required to be earmarked.

**Agenda No 167: REVISION OF PAYSACLE OF CANTONMENT BOARD EMPLOYEES  
CONSEQUENT UPON THE REVISION OF PAY SCALE OF STATE  
GOVERNMENT EMPLOYEES W.E.F. 01.01.2016 AS PER  
MAHARASHTRA CIVIL (REVISED PAY) RULES 2019.**

To consider and approve the revision of pay scales of Employees of Cantt Board, Kamptee consequent upon the revision of pay scale of State Government Employees w.e.f. 01.01.2016 as per Maharashtra Civil Services (Revised Pay) Rules, 2019 vide Government of Maharashtra Finance Department Mantralaya Mumbai GR No. RPS 2019/CR-1/SER-9 dt. 30 Jan 2019 which is applicable in accordance with para 7 memorandum of settlement.

The total number of Employees affected by the revision is 125 and the financial implication works out to approx. Rs. 1,20,00,000/- P.A. The Board may recommend to the higher authorities for sanction.

The connected GR along with office report are placed on the table.

**Resolution No. 167:-** Considered and approved.

**Agenda No. 168: – SCHOOL UNIFORM FOR CANTONMENT HINDI UCCH  
PRIMARY SCHOOL : CANTONMENT BOARD KAMPTEE.**

To consider and approve the lowest rate received for the School uniform for the year 2018-19.

The three quotations were received by this office namely :

| <u>Name :</u>                          | <u>Total :</u> |
|--|----------------|
| 1. Mamta Readymade store.              | Rs. 2,07,420/- |
| 2. Varsha Readymade store & mens wear. | Rs. 2,01,450/- |
| 3. Pooja Dresses.                      | Rs. 1,73,010/- |

The Comparative Statement where L1 in each item marked in red ink is placed on the table.

**Resolution No. 168:-** Considered and approved. However, the members opined that the cloth quality of sports T-shirt should be improved.

**AGENDA NO. 169: NOTING BY THE BOARD THE EXPENDITURE INCURRED U/S 128 (2) OF THE CANTONMENT ACT, 2006.**

To note the expenditure incurred on the purchase of following-

| Sr.No. | Details of Item | Quotation Dated | Name of Supplier | Amount   |
|--------|-----------------|-----------------|------------------|----------|
| 1.     | Pathology items | 12.02.2019      | Icon Enterprises | 49,813/- |

The connected documents are placed on the table.

**Resolution No. 169:-** Noted.

**Agenda No: 170- SHOES AND CHAPPAL : CATONMENT BOARD KAMPTEE**

To consider and approve the lowest rate for the shoes and chappal items for the year 2018-19.

The three quotation were received by this office namely:-

1. Bata India Limited .
2. Mochi Shoes.
3. Softwalk.

The comparative statement where L1 in each item marked in red ink is placed on the table.

**Resolution No. 170:-** Considered and approved.

**Agenda No 171: Providing of ½” dia. public water stand post, cavalry Bazar, KampteeCantonment.**

- Ref 1 :- Joint Application received dated 18-06-2018 and 08-08-2018.  
Ref 2 :- CBR No. 157, dated 22-01-2019.

The residents of cavalry Bazar area residents requested for providing of ½” dia. public water stand post in cavalry Bazar area Kamptee Cantonment, as there is no public water stand post near to their houses. There are four houses exists from long back on B-4 land under the management of DEO Mumbai which are of the form of encroachment.

The residents are requesting for one public water stand post vide their joint application referred above enclosed. Board may consider accordingly.

The connected papers are placed on the table.

**Resolution No. 171-** Considered and approved on humanitarian grounds to provide one stand post in Cavalry Bazar.

**Agenda No. 172: – Formulating a policy for sale/transfer of properties on B<sub>2</sub> land.**

As decided in last Ordinary Board meeting date 22-01-2019, board can formulate policy for Sale/transfer of properties on B<sub>2</sub> land.

**Resolution No. 172:-** Board decided to follow following policy in NOC FOR Sale/transfer cases.

1. NOC for Sale/purchase directly from the developer.
  - a] NOC to be taken from the Cantonment Board.
  - b] No fee for NOC to be charged.
  - c] Fine- Rs. 5000/- for no taking 'NOC' from the Board.
2. NOC for Sale/purchase in all other cases.
  - a] Charges -Rs2/Sq ft.
  - b] Documents –
    - i] NOC from society, if such registered society exists.
    - ii] Id proof of both seller and purchaser – self attested.
    - iii] Notarised affidavit from both seller and purchaser.
    - iv] Updated/latest 7/12 copy from seller.
  - c] Fine for not taking NOC from the Board : Rs. 5000/-.

Mr. Bhutani, Member of ward No. 06 asked for maintaining a separate register for records for each society to mention such sale/transfer, which is agreed by the board.

PCB also directed to write to State authorities that no mutations be executed without NOC from Cantonment Board Kamptee.

**AGENDA NO 173: Building Application under Section 235 (1) of the Cantonment Act 2006 for Sanction of Building Plan for Proposed Construction of Ground Floor and First Floor on Plot No. 33, Kh. No. 22/1-2, 28 and 30/1-2, Ashthvinayak Co-operative Housing Society, on (B-2) Land (Private), Outside Civil Area (i.e. Society Area), within jurisdiction limits of Kamptee Cantonment.**

To consider the Building application under Section 235 (1) of the Cantonment Act 2006 dated 30-01-2019 received from the applicant / owner Shri Rajendra S/o. Shyamsunder Kalantri for Sanction of Building Plan of FSI 1.0 for Proposed Construction of Ground Floor and First Floor on Plot No. 33, Kh. No. 22/1-2, 28 and 30/1-2, Ashthvinayak Co-operative Housing Society, on (B-2) land (Private), Outside Civil Area (i.e. Society Area), within jurisdiction limits of Kamptee Cantonment.

The Building application is correct in all aspects and within purview of Kamptee Cantonment Layout Bye-laws 2003 as per Layout Specifications 2 (vi) and FSI Norm (b) and Building Bye-laws.

The Proposed Sanction of Building Plan is for FSI 1.0, Bye-laws No. 2 (vi) of Kamptee Cantonment Layout Bye-laws 2003 allows Sanction for FSI of 1.0, restricted to 0.50 on Ground Floor and remaining 0.50 on First Floor.

The Board may consider and Sanction the Building Plan subject to the following payment –

1. Building Permit Fee of **Rs. 5055 = 00** at the rate of Rs. 02.25 / Sq.ft. for built-up area of 2246.66 Sq.ft. (208.72 Sq.m.) for plot area 2001 Sq.ft to 3000 Sq.ft.
2. Tax of **Rs. 9000 = 00** on Vacant Plot.

The Building application can be sanctioned as per the Provisions of Kamptee Cantonment Layout Bye-laws 2003.

The Office report alongwith case-papers are placed on the table.

**Resolution No. 173:-** Considered and approved.

**AGENDA NO 174: MUTATION OF PROPERTY ON GLR SY.NO.136/114, GORA BAZAR, KAMPTEE CANTONMENT.**

Ref:(i) Shri Sudesh Maniram Patil (Successor-in-interest) application dated 03-10-2017, 04-04-2013 & 22/11/18.

(ii) PD, DE, SC Letter No.:9873/ DE/ SC/ L/ CB/ KPT/ Sy No.: 136/114 dt:31/07/2018.

As per GLR record the details of lease are as follow:-

- 1) Survey. No. : 136/114, Gora Bazar, Kamptee Cantonment.
- 2) Land Classification : B-3.
- 3) Area of House/ Property : 1221 Sq.ft (555 Sq.ft is on lease)
- 4) HOR : Dhaniram, Maniram, Ganiram sons of Laxman patil
- 5) Lease : Granted under schedule VI of CLAR 1925 Reg No. 1588 dated 15-08-1931

Building lease for a term of 30 years renewable at option of lease upto 90 years from 01-04-1930 to 31-03-1960 (I<sup>st</sup> Term) and 01-04-1960 to 31-03-1990 (II<sup>nd</sup> Term) and last and final Term from 01-04-1990 to 31-03-2020. The lease expired on 31-03-1960 and not renewed after that period.

This office has received the sanction for renewal of lease w.e.f 1<sup>st</sup> April 1960 to 31<sup>st</sup> March 1990 for 2<sup>nd</sup> Term and 1<sup>st</sup> April 1990 to 31<sup>st</sup> March 2020 for 3<sup>rd</sup> Term of lease vide PD, DE SC, Pune letter referred (ii) above.

With reference to letter referred (i) above this office has received an application for mutation of property along with the documents. The present occupier Shri Suresh Maniram Patil through his letter stated that he is the legal heir of Dhaniram, Maniram, Ganiram sons of Laxman patil (HOR).

The public notice, requesting for any objection from public with regards to mutation of subject property from Dhaniram, Maniram, Ganiram sons of Laxman patil (HOR) to Shri Sudesh Maniram Patil through inheritance was published in the local newspaper viz.: Dainik Bhaskare (Hindi) dated 18-09-2018 and Nagpur Post (English) dated 16-11-2018 (Copy enclosed). This office has not received any objection from public for mutation of subject property till date.

Hence, matter is placed before the Board for mutation of property on GLR Sy No.: 136/114, Gora Bazar, Kamptee Cantonment of area 555 Sq.ft on lease out of 1221 Sq.ft from Dhaniram, Maniram, Ganiram sons of Laxman patil (HOR) to Shri Sudesh Maniram Patil (Successor-in-interest).

The Office report along with case paper is placed on the table.

**Resolution No. 174:-** Considered and approved.

**Agenda No 175: RECONSTITUTION OF THE VARIOUS COMMITTEES OF  
CANTONMENT BOARD.**

As most of the committees were constituted more than 2 years ago, composition can be changed.

**Resolution No. 175:-**

A) Considered and approved that the following will be the composition of the Finance Committee.

1. Shri. Dinesh Permal Swamy, Vice-President
2. Shri. Mane Amitkumar Baburao, Member and Secretary
3. Col. Puneet Salhotra, Adm Comdt. Nominated Member
4. Lt. Col. Lakhvir Singh, Nominated Member
5. Shri. Deepak Mohansingh Siriya, Elected Member, Ward No. 01

B) Following members will be the members of the School Management committee.

1. Shri. Bhutani Mahendra Diwanchand, Elected Member, Ward No. 06 from Cantt Board office side.

C) The following persons will be member of the Tender opening committee.

1. Shri. Dinesh Permal Swamy, Vice-President
2. Shri. Mane Amitkumar Baburao, Member and Secretary
3. Shri. H.M. Pagade, O.S.
4. Shri. Bhutani Mahendra Diwanchand, Elected Member, Ward No. 06
5. Section Head (concerned)

Smt. Vijayalaxmi Rao, volunteered to inspect the hospital on regular basis and to raise the issues for improvement in board meeting.

PCB stated that Board shall discuss the matters pertaining to Schools and Hospitals as a special agenda in board meeting.



**Agenda No 176: FILING OF WRIT PETITION IN THE HON'BLE SUPREME COURT.**

Subsequent to the imposition of Goods & Service Tax (GST) all sources of revenue particularly viz. Octroi / LBT being collected as major sources of revenue by Cantonment Boards have been subsumed. The Boards are therefore facing severe financial crunch in execution of various development & maintenance works.

The State Authorities concerned in the country are collecting GST/ revenue from all commercial establishment located in the Cantonment areas as well but the share thereof is not being allotted to the Cantonment Boards. At the same time other local bodies and Municipalities are being allotted funds from the respective State Government but the Cantonment Boards are deprived of the same. The GST Compensation Act has been enacted with the object of providing compensation to the Local Authorities to whom loss of revenue has been occasioned as a result of enactment of GST. The Cantonment Boards in the Country squarely fall within the Category of such local Authorities and their non-inclusion is discriminatory and ought to be remedied.

The Pune Cantonment Board has therefore resolved to file a Writ Petition in the Hon'ble Supreme Court for which the requisite legal opinion has also been obtained from the Legal Counsel of Pune Cantonment Board at High Court, Mumbai as well as at Supreme Court, New Delhi. In the legal opinion, it has been opined that all affected Cantonment Boards should file the Writ jointly as this would be seen as a collective problem of majority of Cantonment Boards all across the Country leading to their functional disabilities and will provide more weightage to the arguments before the Hon'ble Court.

In view of the above, the matter is placed before the Board to give confirmation and concurrence in joining the Writ Petition being filed by Pune Cantonment Board. The major expenditure for incurring the legal expenses will be borne by Pune Cantonment Board and other participant Boards will have to pay partial expenditure only.

Board may consider and approve accordingly.

**Resolution No. 176:-** Considered and approved.

## SUPPLEMENTARY AGENDA

### Agenda No 177: FIXATION OF AMALGAMATION AND SUBDIVISION OF PLOTS ON PRIVATE (B-2) LAND WITHIN SANCTIONED LAYOUT, KAMPTEE CANTONMENT.

Ref :- CBR No. 154 dated 22-01-2019.

It was considered and approved that such charges for amalgamation and subdivision will be levied. Board also decided that exact amount of charges will be fixed after taking inputs from other Cantonments/Municipal bodies for such amalgamation and subdivision.

1. Amalgamation charges – Rs. 10,000/- or Rs. 25/sq m of amalgamated plot are which ever is higher.
2. Subdivision of plot :- Rs. 10,000/- or Rs 50/Sq m of subdivided plot whichever is greater.

Cantonment Board Kamptee may consider and approve accordingly.

**Resolution No. 177:-** Mr. Bhutani, Elected member of ward No. 06 stated that he will find out details of such charges in NMC and near by Nagar Parishad and inform the board accordingly. Board agreed for the same and decided that charges will be decided in next board meeting after all information is available.

**Agenda No.178:      TERM CONTRACT FOR MAINTENANCE OF STREET LIGHT AND DOMESTIC LIGHT OF KAMPTEE CANTONMENT**

Tender for maintenance of street light and domestic light of kamptee cantonment for the year 2019-2020 were called through e –procurement mode and scheduled to be opened on 06-03-2019. The tender is valued of Rs. 17.50 lakhs.

Following 3 bidders applied for said tender. Technical evaluation summary is as follows.

|    | Bidder                       | Technical Evaluation                         |
|----|------------------------------|--|
| 1. | V R. Associates, Nagpur      | Accepted                                     |
| 2. | Chandak Electric Co., Nagpur | Accepted                                     |
| 3. | Sadhana Electric works       | Rejected due to non-submission of documents. |

Two bidders qualified in technical evaluation. Financial bids opened for these 2 bidders only, details are as follows :-

|    | Bidder                       |    | Bid amount      |
|----|------------------------------|----|-----------------|
| 1. | V R. Associates, Nagpur      | -- | Rs. 14,62,375/- |
| 2. | Chandak Electric Co., Nagpur | -- | Rs. 17,49,265/- |

To consider and approve the lowest bid received Rs. 14,62,375/- from V R. Associates, Nagpur.

The Comparative statement and tender documents alongwith office report is placed on the table.

**Resolution No. 178:-** Considered and approved.

**Other matter discussed.**

1. Cantonment Board School : opening of new classes.

Member and Secretary informed the board that, Cantonment Board is not in a position to open 9<sup>th</sup> and 10<sup>th</sup> classes as infrastructure is inadequate. PCB asked to liaise and approach Principals of schools located in Cantonment area, to accommodate 8<sup>th</sup> pass students (Both Hindi and English medium) from Cantonment Board School.

2. Independent water supply scheme.

Member and Secretary informed the board that, the progress of the Independent water supply scheme under Nagarothan scheme of State Govt. of Maharashtra.

As per Directorate of Municipal administration, Govt of Maharashtra letter dated 20 February, 2019 (नगर विकास विभाग) Govt of Maharashtra is agreed to include Cantonment Board Kamptee in the said scheme.

3. Dog and Monkey menace

PCB asked member, secretary to have a budget provision for controlling dog and monkey menace. It is also decided by the board, to warn the cattle keeper from around Kamptee about illegal entry of cattle into Cantonment area.

4. Mapping of routes of mosques/temples located in Cantonment area.

Board decided that in the next meeting, routes to such places will be mapped and entry will be allowed through those routes on designated days and during a specific period of time to ensure safety and regulation of traffic in view of security situation.

5. Vehicle stickers.

PCB asked to issue new vehicle stickers every year, on which year of issue of such sticker to be printed. On such stickers details of vehicles number is to be mentioned, same is agreed by the board.

6. The PCB requested all members to garner support of their wards, for upkeep, maintenance and most importantly security within the Cantonment area. He mentioned that security is a collective responsibility and thus we all need to contribute effectively towards the same.

The board members all agreed in unanimity.

Sd/-x x x  
SECRETARY  
CANTT. BOARD, KAMPTEE  
(MANE AMITKUMAR BABURAO)

Sd/-x x x  
PRESIDENT  
CANTT. BOARD, KAMPTEE.  
(PANKAJ MALHOTRA)