

**MANAGING COMMITTEE**

2013-2014

**PRESIDENT**  
Vimal Shah

**IMMEDIATE PAST PRESIDENT**  
Paras Gundecha

**PRESIDENT-ELECT**  
Dharmesh Jain

**VICE PRESIDENTS**  
Mayur Shah  
Nayan Shah  
Deepak Goradia  
Boman Irani

**HON. SECRETARY**  
Nainesh Shah

**HON. TREASURER**  
Sukhraj Nahar

**CEO**  
S. Shahzad Hussain  
I.A.S. (Retd.)

**HON. JOINT SECRETARIES**  
Harish Patel  
Ashok Mohanani  
Sandeep Runwal  
Bandish Ajmera

**JOINT TREASURERS**  
Lakshman Bhagatani  
Mukesh Patel

**CO-ORDINATORS**  
Rasesh Kanakia  
Jagdish Ahuja  
Pujit Aggarwal  
Parag Munot

**COMMITTEE MEMBERS**  
Sujal Shroff  
Rajan Bhandekar  
Vikas Walawalkar  
Jayesh Shah  
Nayan Bheda  
Sanjay Chhabria  
Rajendra Chaturvedi

**PAST PRESIDENT**  
Sunil Mantri  
Pravin Doshi  
Mohan Deshmukh  
Mofatraj Munot  
Niranjan Hiranandani  
Rajni S. Ajmera  
G. L. Raheja  
Lalit Gandhi  
Babubhai Majethia

**MCHI-CREDAI UNITS**

**President, Thane**  
Shailesh Puranik

**President, Kalyan-Dombivli**  
Johar Zojwalla

**President, Raigad**  
Rajesh Prajapati

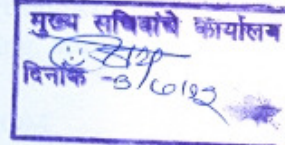
**President, Navi Mumbai**  
Arvind Goel

**MCHI - CREDAI**

Ref. No. MCHI/CEO/13-14/024

July 3, 2013

To,  
Hon'ble Shri Jayant Banthia (I.A.S.)  
Chief Secretary  
Government of Maharashtra  
1st Floor, Main Bldg.,  
Mantralaya,  
Mumbai - 400032



**Sub: Draft Minutes of the Meeting held on 27<sup>th</sup> June 2013 at 11:30 am**

Dear *Shri Banthia Sir,*

Greetings from MCHI-CREDAI

Thank you for giving us an opportunity to meet you on Thursday, June 27, 2013 in your office.

The draft of Minutes of the discussions, which were held during the meeting with your goodself on 27<sup>th</sup> June, 2013 at 11:30 am, is being sent with compliments for your information and consideration please.

*With best personal regards*

Yours Sincerely

S. S. Hussain, I.A.S. (Retd.)  
C.E.O  
MCHI-CREDAI

To,  
Hon'ble Shri Jayant Banthia (I.A.S.)  
Chief Secretary  
Government of Maharashtra  
1st Floor, Main Bldg.,  
Mantralaya,  
Mumbai - 400032

**MINUTES OF THE 2<sup>ND</sup> MEETING WITH TECHNICAL STUDY GROUP  
(HIGH RISE COMMITTEE) HELD ON 27<sup>TH</sup> JUNE 2013 AT 11:30 AM  
IN COMMITTEE HALL OF CHIEF SECRETARY'S OFFICE, MANTRALAYA, MUMBAI**

**Members Present from Government**

1. Shri J. K. Banthia (I.A.S.), Chief Secretary, GOM
2. Shri U. P. S. Madan (I.A.S.), Commissioner, MMRDA
3. Shri Sitaram Kunte (I.A.S.), Commissioner, MCGM
4. Smt. Valsa Nair Singh (I.A.S.), Secretary, Environment
5. Shri Sanjay Kurve, Dy. Director Town Planning, Mumbai
6. Shri L. S. Whatkar, Direct (ES&P), MCGM
7. Shri Sanjay Banait, Under Secretary, UDD, GOM

**Members Present of MCHI-CREDAI**

1. Shri S. S. Hussain I.A.S. (Retd.), CEO
2. Shri Avadhoot Rane, General Manager, Liaison

The meeting was chaired by Shri J K Banthia (IAS), Chief Secretary

- (1) Chief Secretary welcomed all the Members.
- (2) Municipal Commissioner-MCGM stated that HRC tenure will be ending on 2<sup>nd</sup> of September 2013 and through this committee we have to either extend the tenure of HRC, or, if any amendments are needed, to deliberate on the important issues related to High Rise Building. Municipal Commissioner also briefed that as decided in the last meeting of Technical Study Group with Chief Secretary, various groups were supposed to submit their representations on structural stability related to High Rise issues but the committee received a presentation from MCHI-CREDAI only.
- (3) CEO, MCHI-CREDAI replied that the current High Rise Committee is neither statutory nor administrative, as pointed out by the Hon'ble Municipal Commissioner of MCGM in month of March & October 2012. Also, this committee doesn't have any adequate powers to control the structural engineers. This committee is also not able to carry on any in-depth study of High Rise Buildings. It was pointed out that in the last meeting with the Hon'ble Chief Minister, it was proposed and stressed to have Peer Review and IIT, VJTI consultancies etc. The idea was to have a scrutiny and review of only the structural stability and Geo Technical aspects as per the height of the High Rise buildings as follows;

Height of Structure	Process of Approval
1) 120 Mtrs. & not 70 mtrs.	High Rise
2) 120 Mtrs. - 200 Mtrs.	Peer Review
3) 200 Mtrs. & above	Experts' Panel of International Consultants.

- (4) On this point, MC of MCGM replied that the given representation by MCHI will be forwarded to the International Consultants, along with the forwarding letter of Government authorities to the Consulates of Japan, United Arab Emirates (UAE), Singapore, Malaysia and USA. He also briefly mentioned, that we should ask particulars of Technical info from the Structural Engineers and Government Authorities of that country as to what exact procedure are being followed and adopted in their country to approve High Rise Building.
- (5) Besides this point the MC-MCGM also said the Technical Study Group committee should try to find out what is the legal regime prevailing in some of the countries which are famous for High Rise structures: Petronas Twin Towers, Kuala Lumpur, Malaysia & Burj Khalifa in Dubai, Empire State Building in USA etc. The TSG could therefore acquire knowledge of the structural safety measures and norms while clearing the respective projects.
- (6) Commissioner-MMRDA suggested that Government should make an official panel of Structural Engineers specifically to take a decision on High Rise buildings. This panel could study what exact systems could be put in place, to deliberate on all the projects, which are approved by experts. Notwithstanding the HRC, this panel could monitor all the technical compliances related to the High Rise Buildings.
- (7) He also suggested that MRTP Act could be amended by the State Government, as in current Act there are very nominal penalties and minor punishments for defaulter structural engineers who are found guilty in their work. It could be made more stringent and infringements could be dealt with very seriously.
- (8) MC of MCGM stated that a new chapter in MRTP Act could be brought in for the obligation, responsibility, including penalties, for violations, by Structural Engineers, developers.
- (9) Secretary, Environment also suggested that every building developer shall give detailed information of their past, ongoing and current projects on their website portal with brief specifications of land and high rise structure in technical terms.
- (10) CEO, MCHI-CREDAI put forward a very strong case for abolishing High Rise Committee and to adopt a Peer Review of High Rise buildings through officially certified structural consultants from the government. The responsibilities should be for the certifying engineers for the stability and fire safety measures. It was also reported that there are duplication and overlapping among the 3 committees asking for same compliances. It was decided that such overlapping of compliances are to be collated and reported. The repeating points to be informed.
- (11) Chief Secretary instructed that a letter be sent to Consulate Generals of Japan, U.A.E., Malaysia and USA from State Government level. MCHI will also write a letter to concerned Consulates with reference of to the State Government's correspondence.

Chief Secretary ended the meeting with a Vote of Thanks.