

**Certain misinformation regarding the Agreement between JSV and DGH has emerged in the media recently:**

- In this regard, DGH would like to clarify that the entire deal was made in the most transparent manner with the company (JSV) applying thru an EOI (Expression of Interest) in the school website.
- JSV is supported by both central and state governments and IIT Guwahati in conducting similar paramedical training program in many states of India for last 9 years.
- The premises remain, at all times through this agreement, under full control and ownership of DGH. Nothing in this agreement construes any ownership of the premises by JSV.
- GO and ICs were kept aware of this from the beginning. All minutes of BOM were circulated from time to time.
- Further information regarding the deal is placed in the fact sheet

# FACT SHEET

Provided by the Board of Management

## Dr. Graham's School for Skills : Allied Health Sciences

A paramedical training school will be established on the grounds of Dr. Graham's Homes. This is a culmination of over ten (10) months of scrutiny, discussions, and negotiations with an external third-party to operate a Paramedical School.

Below are the significant facts of this strategic partnership and licence agreement between Dr. Graham's Homes, Kalimpong (DGH) and JSV Innovations Pvt Ltd., Kolkata (JSV) :

### GENERAL TERMS OF THE LICENCE AGREEMENT

<b>Agreed Name</b>	Dr. Graham's School for Skills : Allied Health Sciences
<b>Service Provider</b>	<ul style="list-style-type: none"><li>JSV Innovations Pvt.Ltd. a company registered under the Companies Act with their Registered Office in Kolkata.</li><li>JSV is a group of doctor-entrepreneurs.</li><li>One of JSV's objective has been setting up schools for skill development in various medical and paramedical spheres.</li><li>JSV has received a training mandate from the West Bengal SCST &amp; OBC Development &amp; Finance Corporation, Govt of West Bengal.</li></ul>
<b>Agreement Signed</b>	Tuesday, 12 July 2022 in Kalimpong
<b>Term of Agreement</b>	Initially five (5) years from 12 July 2022 i.e., to 11 July 2027 with option to extend, if necessary
<b>Date of Commencement</b>	<ul style="list-style-type: none"><li>To be Advised - - following completion of renovations etc.</li></ul>
<b>Premises</b>	<ul style="list-style-type: none"><li>DGH will provide the location from existing infrastructure and currently unutilised space on the ground floor of the Centenary Cottage building. Approx. 4000 sq.ft.</li><li>JSV will establish a Paramedical School with two (2) classrooms, Office, Library, Computer Room and Lab within this area.</li></ul>
<b>Other Obligations</b>	DGH will : <ul style="list-style-type: none"><li>Provide necessary compliance documentation</li><li>Overall guidance for continuing development of the school</li><li>Initiate discussions for further expansion of the school</li><li>Grant licence to JSV for use of the above premises</li><li>Grant licence to JSV to use the name "Dr.Graham's Homes" or variations for the name of the Paramedical School</li></ul>
	JSV will take full responsibility : <ul style="list-style-type: none"><li>for renovation work of the premises to meet the requirements of the school; including continuing maintenance costs of fitting &amp; fixtures</li><li>purchase of all school and medical equipment; books, teaching aids; furniture &amp; fixtures for compliance with the necessary affiliation bodies.</li></ul>

- to establish the school to meet all statutory and legal obligations
- to bear the cost to recruit the medical staff; enrol students
- for operating costs of the school including salaries, remunerations and other expenses, whatsoever
- to carry out and fulfil, at its own expense, all other duties as may be required for the smooth and valid operation of the school

### Structure of Paramedical School

JSV will, initially, provide necessary paramedical courses, as outlined below:

- Non-residential courses
- Course durations from 6 to 15 months each
- Paramedic courses – for the training of Technicians for Emergency Medical; phlebotomy; operating theatre; radiography; laboratory and dialysis
- Hands-on-training with a hospital in Kalimpong, Siliguri or Kolkata as necessary
- Tuition fee will be set by JSV for the respective courses

### SAFEGUARDING – Safety & Child Welfare

<b>DGH</b>	<ul style="list-style-type: none"><li>will install a fence, at strategic points, around the premises. This fence will provide boundaries and separation between the Paramedical School and the Homes Campus</li><li>future vocational training for Senior Students from <u>Dr.Graham's Homes</u></li></ul>
<b>JSV</b>	will ensure the strict quarantine and segregation of the operations of the Paramedical School from DGH's own students, staff, and employees

### COMMERCIAL AGREEMENT

<b>DGH and JSV Agreement</b>	<ul style="list-style-type: none"><li>The premises shall remain in joint possession of DGH and JSV.</li><li>DGH will have access to the premises for carrying out periodic inspection</li><li>JSV will have access to the premises for the duration of this Licence Agreement only</li><li>Nothing in this Licence Agreement is construed to create a lease, tenancy, or other similar right to JSV</li></ul>
<b>JSV's Licence Agreement</b>	<ul style="list-style-type: none"><li>JSV will pay DGH a licence fee of Rs.30,000/- per month</li><li>Payment will commence from 12 July 2022 and paid monthly</li><li>The monthly payment will increase, each year, by 5% of the current licence fee, for the duration of the agreement</li><li>In addition, JSV has agreed to provide a security deposit with DGH. This licence fee will be refunded (interest-free) to JSV at the expiry/ termination of this agreement, subject to deductions made in the event of any damage or loss to the premises</li><li>The security deposit is equal to three(3) months licence fee</li></ul>

For any further information please direct your enquiry to the Chairman, BOM.