

MINUTES OF ANNUAL GENERAL BODY MEETING
SANDEEP VIHAR (AWHO) WELFARE MAINT.SOC. GHS -79, SECTOR -20 PKL
HELD ON 28 JUL 2013

1. The AGBM was held on 28 Jul 2013 as scheduled by the Management which was attended by 40 (forty) members to discuss/deliberate, resolve and adopt the following agenda points:-
 - (a) Presentation on present state of finance/local audit/CA's report for F.Y. 2012-13 and also on grey areas i.e. lift and electricity;
 - (b) Austerity measures adopted by the Ad-hoc Management;
 - (c) Presentation on Bye-Laws and registration of Society under Haryana Co-op Soc. Act 1984;
 - (d) Any other point(s) with the permission of Chair.
2. Opening address. The President, Col B S Chowdhary (Retd) welcomed all the members and briefly highlighted the salient features of Bye-Laws, co-operative functioning i.e. autonomous functioning professional management, democratic control and transparency in the functioning of all society affairs.
3. The Vice-President Col Subash Chander Joshi briefed the house on austerity measures, general problems being faced by the Society and Management.
4. He also informed the House that action has been taken to convert/transfer the Non-Domestic Supply-443 of electricity connection to Domestic Supply whereas since the very inception the electricity bill (commercial) has been on the name of Project Director AWHO causing huge electricity bill amounting to Rs. 3.50 lakhs appx per month which is a cause of big concern for the members.
5. Bye-Laws Col Dal Bir Singh apprised the House with regard to the tremendous efforts, nitty-gritty in framing the Bye-Laws. He made an effort to acquaint the members with regard to the provisions of Housing Co-op Society, Haryana RCS Model Bye-Laws, Rules and Regulations and Act on the subject. Thereafter, the Draft Bye-Laws were put before the House for passing.
 - (a) Brig K C Sood proposed the Bye-Laws to be passed and Lt Col Rohit Mittal seconded the same
 - (b) The Bye-Laws under co-operatives were unanimously approved by the House. House also directed the Management to get these registered under the Haryana Registrar Co-operative Societies Act 1984 and House also unanimously approved to repeal the Society Bye-Laws dt 12th Oct 2009/07th Oct 2012. The President and Secretary were empowered to make necessary correspondence with the office of Registrar (RCS).
6. Lifts Lt Col Suresh Sharma gave a presentation on the state of lifts to the House and the following points were raised and approved by the House:-

	<u>Proposal</u>	<u>Decision of the House</u>	<u>Remarks/Action</u>
(a)	Inspection of lifts by OEM i.e. M/s Johnson & Johnson costing a sum of Rs. 48,000/- is required	Unanimously approved	Lt Col Suresh Sharma
(b)	Since OEM is a costly affair in r/o AMC vis-à-vis funds available, he suggested to explore other sources Under the aegis of Mgt.	Approved	Lt Col Suresh Sharma & Mgt.

7. Electricity Col S K Chauhan gave a photographic presentation of electricity fixtures which need immediate repairs.

(a)	<u>Points raised</u>	<u>Decision of the House</u>	<u>Remarks/Action</u>
	Repairs/replacement of burnt connections/wires/fuses/thimbols etc. costing Rs. 3 to 4 lakhs appx.	Approved to carry out the job in phases subject to availability of funds	Col SK Chauhan & H/Capt Bhatt.
(b)	Replacement of MCB from 6 amp to 10 amp & reduction of security Lights inside the Blocks	Tech view of an expert Elect. Engr be taken prior to implementation. Reduction of light pts not approved.	-do-

8. Internal audit Brig Sarjit Singh & Col Kulwant Singh, Treasurer briefed the House on various funds statements, nature of expenditure incurred on minor and major projects during the F.Y. 2011-12 and 2012-13. They suggested to adopt double entry system of acctg to ensure more transparency in flow of cash/funds. Dicisions on all financial matters should be management decisions and not by the individuals. House did not agre to pass the a/cs for FY 2012-13 but opined that this be got done under the aegis of duly elected next Mgt Committee. They further suggested to conduct regular (monthly) Mgt Committee/Annual Genral Body meetings and also on requirement basis.
9. Col G S Jeryal expressed that in view of shortage of funds for repair of lifts/roads, there is a need to take up the case properly with HUDA/AHWO for refund of Interst money on refund of land cost and also the interest on Corpus Money held for 4 ½ years + the shortfall of corpus money. The same was unanimously agreed/approved by the House. The Secretary was asked to take up the case with concerned authorities.
10. Elections Sh. Subhash C. Pathania requested the House to decide to hold the election of Management Committee by 30th of Sept 2013 and also nominate/elect the Returning Officer. This point was not agreed to by the House. On the contrary, the House directed to first get the Bye-Laws registered and the election point may be considered in the next Spl GBM.
11. Summing-up. The President, Col B S Chowdhary (Retd) thanked all the members for their active participation, Co-operation in decision making and having displayed a very high level of patience hearing.
12. The meeting was declared Closed at 1430 hrs.

Secretary

President

No. 04 RWA/GH-79

Dated : 29 July 2013.