

**SANDEEP VIHAR (AWHO) WELFARE & MAINTENANCE SOCIETY,**  
**GHS-79, SECTOR-20, PANCHKULA**

**MINUTES OF THE MANAGEMENT COMMITTEE MEETING : 24 AUG**  
**2020**

1. A meeting of the newly elected Management Committee was held on 24 Aug 2020. All eleven members were present.

**Agenda.**

2. Agenda points circulated in advance were as under:-

(a) Approval of Resolution for change in authorization to operate bank accounts in respect of General Secretary and Treasurer.

(b) Coordination on points from members, if any.

**Proceedings**

3. Welcoming all members, Col R S Rathee, (Retd) President, pointed out that the number of Covid cases was rising in Sector 20. All residents needed to take full precautions in order to ensure that the virus did not spread in our society. He exhorted all members in particular and residents in general, to check and advise any resident/visitor found without wearing a mask, within the Society

**Agenda Point No.1 - Approval of Resolution for change in authorization to operate bank accounts.**

4. The General Secretary informed that the bankers of the Society had been approached to change the names of the authorized signatories to operate the accounts after the new management assumed office. However, the bankers advised that there was a requirement for the managing committee to pass a Resolution which would be attached with the application.

5. The Resolution was unanimously approved and signed by all members.

**Agenda Point No. 2 - Coordination on points from members**

6. Points raised by members are enumerated in succeeding paras.

**Points from Lt Col Kulwant Singh, (Retd)**

7. Balance Sheet of Society as on 13 Aug 2020. Lt Col Kulwant Singh opined that balance sheet of the Society must be prepared as on 13 Aug 2020, in order to indicate the balance taken over by new management. The point was agreed to.

8. State of Lifts. Lt Col Kulwant Singh,(Retd) informed that after examining the lifts of the Society, the following points had emerged:-

(a) The Control cabins had not been white washed since long, nor had the hand railings been painted. Additionally, many of the exhaust fans were missing or unserviceable.

(b) Lifts in U1 and U2 blocks had been installed with a common power cable, as a result of which when a fault developed in any single lift, the lift of both blocks became non functional.

(c) Contract for lifts would terminate on 31 Aug 2020.

9. He informed that he had submitted Noting Sheets, placing the above on record.

10. Lift Charges from Members Carrying out Renovation of Flats. Lt Col Kulwant Singh (Retd) observed that members who carried out renovation of flats caused damage to lifts by carrying heavy stores in them. He suggested that lift charges should be applicable to them, in the same manner, as those moving into flats. The General Secretary informed that an SOP on the subject was under formulation.

11. The President stated that the Noting Sheets would be processed for necessary action. The General Secretary informed that action to renew the contract had been initiated.

12. NCDRC Case. Lt Col Kulwant Singh (Retd) stated that the NCDRC case was due for final arguments and that the Sub Committee wanted the details of expenditure incurred on repair prematurely deteriorated roads, grit wash, green marbles and firefighting system to be compiled. The General Secretary informed that he and the President had attended numerous hearing in the High Court with regard to the LEC case. The Court only heard evidence which was already on record in the form of writ or affidavits. Arbitrary figures not on record would not be accepted. He further clarified that compilation of such figures from the time of taking over from AWHO would mean an effort beyond the resources of the society, viz. one clerk. It was pointed out that the case had come up for final hearing on two earlier hearings prior to the present Sub Committee taking over responsibility. On both occasions planning for final arguments was done with our Counsel, but this requirement had never been asked for. However, he stated that since Lt Col Kulwant Singh (Retd) was insistent, the best that could be done was to try to compile the details from the records on Tally.

Points from Col Rajeev Singh (OiC Sanitation)

13. Repair of Toilet of Community Centre. Col Rajeev Singh, (Retd) informed that the public toilet behind the Community Centre

required the replacement of the Toilet Seat and repair of the door. The President confirmed that the same would be attended to.

14. Disposal of Compost. Col Rajeev Singh,(Retd) informed that he was endeavouring to dispose off the compost which had collected during the Lockdown period. OiC Lawns and Gardens requested that the requirement for the society amounting to 20 bags be set aside.

Points from Lt Col Arvind Bali,(Retd), (OiC Lawns and Gardens)

15. Update on Preparations for the Winter Season. Lt Col Arvind Bali (Retd) informed that seeds for the winter season had been procured and preparation of beds had commenced.

16. Cleaning of the Overgrown Areas Outside Boundary Walls. Lt Col Arvind Bali (Retd) informed that the Congress Grass and other undergrowth which had come up outside the boundary walls had been cleared. He was requested to examine a permanent solution to the problem by planting of Bougainvillea plants. He was also requested to have the area along the Sector 21 Road similarly cleaned.

Point from Col Rajeev Khanna

17. Automation of Complaint System. Col Rajeev Khanna (Retd) opined that the system of registering complaints for repairs must be automated. The General Secretary informed that this provision existed in MyGate App, implementation, of which had started. By the end of Sep 2020, it was expected to complete the onboarding process and move entirely to the automated complaint system.

Date : 17 Sep 2020



(Col R S Rathee, Retd)  
President



(Brig D K Mohan, Retd)  
Gen Secy