

SRS RESIDENCY RESIDENTS WELFARE ASSOCIATION

Office: Below Tower C-9 Ramp, SRS Residency, Sector- 88 Faridabad (Haryana)

Email: billpaymentssrsrrwa@gmail.com , Ph: 0129-4134250

(Registration No.HR019201300295)

Minutes of the Meeting of Annual General Body meeting (Collegium Members) of SRS Residency Residents Welfare Association held on 28th March 2021 at 11:00 am at Club basement hall.

The attendance sheet of the Collegium (53 members) present in the meeting has been marked and maintained separately

As the quorum of the meeting was not achieved by the scheduled time of 11:00 am, the meeting was adjourned for 15 minutes and reconvened at 11:15 am.

General Secretary welcomed all the Collegium Members who attended the first Collegium meeting and requested Shri Vijay Jasuja, President to chair the meeting.

The President took the chair and called the meeting in order.

1. Agenda No. 1 -

Shri Vikash Poddar (Treasurer) presented the Annual Report (Balance Sheet, Profit & Loss statement and Audit Report) for the Financial Year ending 31st March 2020.

The members have been informed that the copy of the balance sheet has already been provided to the Collegium Members of the Society. After presentation of the Annual reports, following members gave their suggestions in this respect:

1. Shri Vinay Agrawal suggested to bring all assets in society capital, Shri Vikash Poddar replied that he will take up the point with society CA.
2. Shri Vinay Agrawal raised the query with respect to explain the nature of Opening Balance Diff of Rs.1,43,38,696/- under Capital Account, to which Shri Vikas Poddar replied that since earlier the accounts were maintained by maintenance agencies (Last one being Rotopower) which left the society in midnight in 2016 without proper handover, so this balance is appearing since then and it will be tried to get details of the same, however, it may be a lengthy process as the legal cases are pending against each earlier agency.
3. Shri Manoj Jha questioned about the fees 1.2 lakh of special audit, Shri Vikash Poddar replied that the special audit was conducted by DRCS Faridabad, and the fees of the audit was also decided by the DRCS.

After discussion in detail, the majority of the members decided and resolved as under:

"Resolved that the Annual Report (Balance sheet, Profit & Loss account including auditor report) of the Society for the Financial Year ending March 31, 2020 be and is hereby adopted and approved"

2. Agenda No. 2 -

The members have been informed by Shri Vikash Poddar that an application dated 11-02-2020 was filed by one of the member of the Society namely Shri D.K Shrivastava in the office of District Registrar of Societies Faridabad, challenging the procedures

Vikash Poddar

adopted by the then Governing Body of the Society for approval of CAM rate. The said application was disposed of by the DRCS Faridabad vide order dated 20.02.2020, advising the society to place the issue of enhancement of CAM charges from Rs. 1.83 psf to Rs.2.25 psf before the AGM / SGM of the society for decision. The members have also been informed that out of 1132 residents, about 1100 have already been making the enhanced rate of CAM Charges since long. In compliance of the order dated 20.02.2020 passed by DRCS Faridabad, this item of agenda has been placed before the AGM. In this context, the members have also been informed in detail through PPT. After presentation of the CAM charges calculation, following members gave their suggestions and asked questions in this respect:

1. Shri Priyendu Bhatnagar, suggested that if society increase budget for purchasing new electrical equipment so that monthly maintenance cost on electrical equipment can be reduced. The point is well noted.
2. Shri Navneet Gupta suggested to maintain DG generators on AMC from a 3rd party vendor. The point is well noted and Shri Vijay Jasuja replied that will work on cost involved and measures.
3. Shri Navneet Gupta also asked the question related to STP cleaning cost and suggested to outsource the services to 3rd party. Shri Vikash Poddar replied that quotes for outsource would be taken.
4. Shri J P Sharma suggested about security deployment brief records, job chart the point is well noted to discuss in next meeting.
5. Smt Rashmi Mathur ji suggested to reduce the man power of the security agency to reduce the monthly cost. Shri Vijay Jasuja replied that will take up the point, the point is well noted.
6. Shri Harsh ji asked questions that why exterior painting work is not the part of annual budget, Mr. Vikash Poddar replied that exterior paint is a high cost work and can not be a part of CAM, residents financial support will be required for that, a separate working will be required and accordingly it will be taken up in future.
7. Shri Arvind Mahajan asked why club maintenance part is not added in the budget, Mr Vikash Poddar replied that Club maintenance is not the part of CAM charges and a separate budget is prepared.
8. Shri Arpit Jauhari suggested that the budget for betterment of society should be taken care. The point is well noted.

After discussion, the majority of the members have decided and resolved as under:

"Resolved that the issue of enhancement of Common Area Maintenance charges from Rs. 1.83 psf to Rs. 2.25 psf proposed by the ex-governing body be and is hereby ratified.

Resolved further that the enhancement of the aforesaid CAM Charges as being paid by majority of residents from 1st July 2018 shall continue to take effect from 1st July 2018 for all the residents/members."

Vikash Poddar

3. Agenda No 3 -

The members have been informed by Shri Vikash Poddar about the outstanding of Cloud facility and Indian Security agency and also informed that outstanding amount has not increased after October 2019.

Shri Vikash Poddar requested the house to vote for Cloud services satisfaction and possibility of replacement of Cloud agency. After presentation of the voting form following members gave their suggestions and asked questions in this respect:

1. Smt Rashmi Mathurji suggested to have an agency with skilled manpower and SLA/penalty clause.
2. Few other members also suggested to have new agency with SLA/Penalty clause.

After discussion the majority of the members have decided and resolved as under:

"Resolved that the governing body of the society is authorized to negotiate with the Cloud Agency to settle the outstanding payment upto the limit of 60% of total outstanding with mutual agreement of no statutory liability on the society and peaceful exit of Cloud without any legal issue."

4. Agenda No 4 -

The members have been informed by Shri Vijay Jasuja (President) about the pending legal cases which are as under:

1. SRS RWA V/S ROTO POWER PROJECT PRIVATE LIMITED, criminal case
2. SRS RWA V/S PRAMOD MINOCHA & OTHERS,
3. SRS RWA V/S SRS REAL ESTATE, IFMS Case in NCDRC
4. SRS RWA V/S ROTO POWER PROJECT PRIVATE LIMITED, appeal against arbitration.
5. SRS RWA V/S INTELLECARE, appeal against arbitration
6. SRS RWA V/S STATE OF HARYANA,
7. SRS RWA V/S SRS REAL ESTATE, School building case.

After presentation and discussion, the members have decided that the Society shall continue to contest the cases and the Society shall defend the same in the interest of the Society.

5. Agenda No -

The members have been informed by Shri Arvind Singh about Internal corridor wall painting jobs and the three vendors shortlisted for further negotiation. The scope of work was discussed in the house and after discussion, the majority of members have decided and resolved as under.

Vikash Poddar

Arvind Singh

" Resolved that the agenda point be and is hereby accepted and the governing body be and is hereby authorized to further work on the point in the best interest of the Society and members thereof."

6. Agenda No 6 -

The members have been informed by the President that this issue is related with item no. 2 which has already been ratified by the majority of the members enhancing the CAM Charges @ 2.25 psf from **1st July 2018**. Basis the decision taken in item no. 2, the majority of the members have decided and resolved that the recovery process from those members who have not been paying the enhanced CAM charges be initiated.

7. Agenda No 7 -


The members have been informed about the issued of recovery of GST penalty proposed on the EX-GB members. The members have also been informed that a petition bearing no. 83 was filed by Sh. Jitender Garg and others, challenging the decision of imposition of penalty taken by the Adhoc Committee of the society. While disposing of the said petition, the District Registrar of Societies, Faridabad had directed the society vide order dated 28-02-2020 to get the issue of recovery of penalty be placed before the AGM of the society for taking further decision. After discussion, the majority of the members have decided and resolved as under.


"Resolved that the initiation of recovery process of penalty from the Ex-GB members namely Shri Jitender Garg, Shri Ajeet Pratap Kundan, Shri Ravinder Kumar Verma be and is hereby approved."

"Resolved further that before initiating recovery process, the necessary advice be also sought from the office of District Registrar of Societies, Faridabad in this regard."

8. The Chair informed the members that it has just approx. 45 days since formation of RWA and all the promises which were made at the time of elections will be achieved in the tenure of current RWA keeping in mind the priority and available funds.

The Meeting was ended with a vote of thanks to the Chair.

Sd/- 
Vijay Jasuja
President

Sd/- 
Arvind Singh
General Secretary
*Implementation of
All above points
are as per Act & Rules
of HRS Act 2012.*

Sd/- 
Vikash Poddar
Treasurer