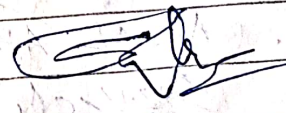
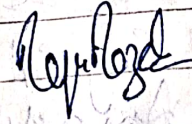


(I) ANNUAL GENERAL BODY MEETING OF GHALIB COOP G.H. SOCIETY CALLED ON 22nd SEPTEMBER, 2024 AT MEETING HALL, KALI BARI MANDIR, PUSHPANJALI ENCLAVE, PITAMPURA, DELHI-110034 AT 11:00AM TO DISCUSS ON THE FOLLOWING AGENDA :-

1. To pay homage to the deceased members/residents of the society.
2. To read out and take on record of the secretary Report - Copy enclosed.
3. To adopt Audited Accounts of society for the period 1st April, 2023 to 31st March, 2024 alongwith Auditor's compliance report thereon - Copy Enclosed.
4. To approve annual budget of the Society as per Sec. 93 of DCS Act 2003. Copy enclosed.
5. To discuss Special Audit & further course of action.
6. To discuss, heighten and implement Security and maintenance of the Society.

(I) Members Present are :-

#	Name	FLAT No	SIGNATURE
1.	SAJID RAZA KHAN	104	
2.	RAJU RAZDAN	78	

Name	Flat No.	Signature
3. Sanjeeva Raina	32	<i>[Signature]</i> 22/11/2024
4. Ajay Kumar Puri	46	<i>[Signature]</i> 22/11/2024
5. Ramesh Chander Gulati	95	<i>[Signature]</i>
6. AJAZ AHMED	39	<i>[Signature]</i>
7. ABDUL CAFFAR	253	<i>[Signature]</i>
8. Smt Kamlesh Desai	281	For <i>[Signature]</i>
9. Ashok Kumar	298	<i>[Signature]</i>
10. VP GUPTA	288	<i>[Signature]</i>
11. SUPRISOSE	266	<i>[Signature]</i>
12. S-Smt (Premlata)	15	<i>[Signature]</i>
13. Mohd Azhar	65	<i>[Signature]</i>
14. Subhash Gable	195	<i>[Signature]</i>
15. Bunde	22	<i>[Signature]</i>
16. Usha Dhru	159	<i>[Signature]</i>
17. Phala Kaul	116	<i>[Signature]</i>
18. R.K. ZIDOO	92	<i>[Signature]</i>
19. A.E. Amar	165	<i>[Signature]</i>
20. K. Anand Prasad	287	<i>[Signature]</i>
21. Mohd Shamir	81	<i>[Signature]</i>
22. Tajuddin Chaudhary	39	<i>[Signature]</i>
23. Anshu	85	<i>[Signature]</i>
24. Dr. R. Gaha Majumdar	242	<i>[Signature]</i>
25. Gautam Dhir (Attendance only)	80	<i>[Signature]</i>
25. P. Ramesh	93	<i>[Signature]</i>
26. AFZAL AHAD	261	<i>[Signature]</i>
27. Suresh A.S.	126	<i>[Signature]</i>
28. Raj An	294	<i>[Signature]</i>
28. Anjyoth	216	<i>[Signature]</i>

29	V. Dhanil Perumey	215	
30	AMAND GUP 104	181	
31	AVTAR Singh	183	
32	Arjun Cawteem	72	
33 ✓	S. H. Akhtar Zaidi	200	
34	Vijay Shama	54	
35	Arvind Salkota	18	
36	Yogendra Kumar	127	
37	B.K. MITTAL	163	
38	Sh. B. I. SARAF. on behalf of father.	229	
39	Madeha Meece	33	
40	English Kumar Jangir	291	
41	Manika Pandey	130	
42	Randhir Singh	297	
43	V.P. Sharma	12	
44	Z. H. CHATTAJ	137	
45	Mrs. Anubhava Agarwal	240	
46	Abdul Malik	256	
47	R.S. RATHEE, NO MEMBERSHIP 143 Provided and Defunct list		
48	Sharda Gupta	139	
49	Dixan Kumar Shama	294	
50	A. Chatterjee	208	
51 ✓	KARL ANITA (Only Attendance)	191	
52 ✓	Lajpat Sandhu (Only Attendance)	209	
53	Mace Mace	169	
54	Ayil K. Redu	49	
55	Vijay Vali	243	
56	Shibau Krishna Mirakher	27	
57	Dr R.P. Singh	31	
58	K.G. Numan	293	

59	Mohammad Ali	280	Mohammad Ali
60	J. Wilfredo Hernandez	219	
61	Arzu Gulati	156	
62	Sanjay Kapoor	182	
63	MARVIN TINKLE	05	
64	Narender Kumar	90	
65	DEEPA BHASIN	205	(only attendance)
66	SACHIN KARKAR	224	
67	Bharvi Biswas	134	Bharvi Biswas
68	Kunal Subhara	138	
69	Jophden Nath Subhara	170	
70	Visha Dhir	159	

(II) QUORUM

Meeting was adjourned for 15 minutes as Quorum was not complete. It was again adjourned for 15 minutes to complete the quorum. The meeting was then started agenda wise after deliberate nuisance created by some residents to disturb the meeting.

(III) Homage was paid to the heavenly members of the Society.

(IV) Secretary report is read by Hony. Secretary Sh. Raju Razdan from 1 to 26 & was duly adopted.

The annual report as circulated among the members with the GBM notice was read over and explained to the members with all 26 points mentioned therein when the

members were also apprised about the pending litigations in connection with DCHFC matter who assailed the orders passed by the honourable DCT and the court of the Assistant Collector in favour of Society as mentioned in para (25) of the Secretary report.

(V) Audited Accounts of the Society for the period commencing from 01-04-2023 to 31-03-2024 alongwith auditors compliance report with Audit objections presented before the general house explaining each point in the audit report of the statutory Auditor on the panel of the RCS in Part A, B & C with Statement of Income & Expenditure was duly signed on 25-08-2024. The same was duly signed by the office bearers of the managing Committee duly authenticated & certified by the auditor. Same was approved & adopted by the general house with a decision for one modification in the balance sheet on account of DCHFC loan shown as on 31-03-2024 as payable & recoverable.

In this connection, it has been resolved to send a communication to the RCS office that balance sheet need to be modified as DCHFC loan liability no longer exists after 31-03-2023 as DCT by its order dated 22-03-2023 clarifies the same and as per the order of Assistant Collector dated 23-06-2023 dismissing the application of DCHFC for issuance of recovery certificate against Ghahis Society.

(VI). The annual Budget of the Society as presented by the Managing Committee, which was duly circulated with notice and duly adopted the same for the total estimation of sum of Rs. 48,50,000 (Rupees forty eight lakhs and fifty thousand only).

It was further discussed & resolved that focus should not be on reducing cost on litigation but quality of experts should be hired/engaged at this stage even at additional cost in taking up cases which are already at critical stages.

Special expertise should also be taken up and written submissions at a cost to present our cases strongly for arguments & orders especially for BNFC matters.

(VII) SPECIAL AUDIT - Hon'y Secretary informed the General house that only few members (approx. 60 members) submitted their receipts of payments for special audit which was to be done within 60 days from the date of order release by new auditor. There is still some record which has not been provided by EOW. We also have missed receipt books. Based on the above facts, we have written a letter dated 06-09-2024 to RCS for seeking instructions for non-availability of the relevant records for conducting the special audit which was also observed by statutory auditor appointed by the office of RCS for the financial year 2023-24 in view of the audit objections raised

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by Auditor in Part A of his Audit Report & further objections to that report made in Part C. The members present in the BSBM meeting were apprised that the managing committee has been reconciling the accounts of each member of the society for loan and other liabilities against them. It is resolved to await the instructions of the RCS in view of the letter dated 06-09-2024 submitted to them and in view of the facts of the order dated 25-11-2022, appointing the auditor for conducting this special audit of the society by the office of RCS, wherein appointed auditor was directed to submit the report within 60 days, has expired. No further extension has been sought by the auditor for extending the period for conducting this special audit till date.

Further course of action will be taken up accordingly to return amount to residents ^{in 90 days (minimally)} who have paid for special audit account.

(VIII) Security & maintenance affairs were discussed as mentioned in the Secretary report.

It was resolved to strictly implement the Entry/Exit of resident's vehicles through the already installed BOOM BARRIER. Strict restrictions should be imposed for outside/visitor's vehicles. Team of volunteers will be constituted under managing committee to support & look into this matter.

It was resolved that NOBROKERHOOD App which is installed for Entry/identification & approval for visitors/delivery persons need to be properly approved or rejected by the respective resident after getting intimation.

It was resolved to send notices to regular maintenance defaulters & impose late payment charges on monthly basis as mentioned in Secretary report of para 21. Further, long pending defaulter's list need to send to recovery officer of RCS for further action.

It was resolved to issue notices to the residents who have still not paid the GROUND RENT as per the demand raised by DDA. Penalty & interest need to be charged accordingly which has been fixed as Rs. 100/- (one hundred) per month for maintenance defaulters.

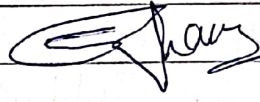
With the permission of the chair, the Hon' Secretary informed the general house that in terms of the notice issued for update of members register, as of now about 60 members have submitted their requisite information as required by Rule 28 of the DCS Rules, 2007. The members who have not submitted their requisite information till now need to submit it immediately which need to check, verify & register about 2 months before expiry of the term of present Managing Committee, else they will not be eligible to cast their votes or contest the elections for the next managing committee of the Society.

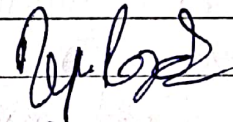
It was resolved that next election scheduled to be held in March 2025 as per Sec. 35 of DCS Act 2003 will be processed as per Schedule II of Rule 53 of DCS Rules 2007 by the Managing Committee.

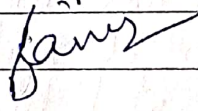
The next election scheduled to be held in March, 2025 as per Section 35 of the DCT Act, 2003 will be processed as per Schedule II of Rule 53 of DCS Rules 2007 by the Managing Committee.

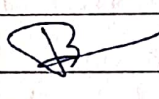
NOTE OF THANKS

The Chairman thanked all the members for participating in the GBM and meeting ended with buffet lunch for all.

1) Sajid Raza Khan (President) 

2) Raju Razdan (Secretary) 

3) Sanjeeva Raina (Member) 

4) Bindu Bala (Treasurer) 

5) USHA DHIR (Member) 