

**KENDRIYA VIHAR-II APARTMENT OWNERS' ASSOCIATION**  
COMMUNITY CENTRE, KENDRIYA VIHAR PHASE-II, BELGHARIA EXPRESSWAY  
169, BADRA NORTH, SHAKTIGARH, BIRATI, KOLKATA-700051

MINUTES OF GENERAL BODY MEETING OF KENDRIYA VIHAR-II APARTMENT OWNERS' ASSOCIATION, HELD ON 21<sup>ST</sup> MARCH, 2016 (MONDAY) AT 5.00 PM AT COMMUNITY CENTRE, KENDRIYA VIHAR PHASE-2, KOLKATA

At the outset, president welcomed all flat owners present in the meeting and greeted in advance for "Holi festival" all flat owners and their family members. He also informed that CGEWHO has written a letter to form formal AOA as they will leave the campus by 31<sup>ST</sup> March, 2016.

**Agenda No.: 1 : Construction of Website**

**Resolution:** The issue as per above Agenda was deliberated in the Meeting in details and it was unanimously decided that such a website is a must and launched immediately with proposed the domain name of

'www.kendriyaviharphase2kolkata.org'

**Agenda No.: 2 : Adoption of bye laws (draft)**

**Resolution:** The final bye laws (draft) were uploaded in the official website of CGEWHO. It was, therefore, considered to have been read and understood by the General Body. A copy of the said bye laws was also provided to each member before the GBM for deliberation. The bye laws were discussed comprehensively and adopted by majority voting (i.e. 25 nos. in favor, and 7 nos. refrained from voting) with following suggestions.

- a) **Day of Meeting:** It was urged that GBM/AGMs should be held on Sundays and Holidays for convenience of the flat owners. This issue was discussed and it was decided unanimously to hold the GBM/AGM on Sundays and Holidays (except festival days).
- b) **Quorum for Meeting:** It was pointed out that the quorum should not be 60 nos. as proposed in the bye laws (draft) and it should be 1/3<sup>rd</sup> of the total eligible members of the Association. This suggestion was discussed and accepted for inclusion in the bye laws unanimously.
- c) **Re-convening of Meeting after Adjournment:** Since most of the allottees are staying outside the complex, it was urged that in the event of non-fulfillment of quorum, the adjourned meeting should be re-convened on the same day and place after one hour of adjournment so as to facilitate maximum participation in the meeting. This was discussed threadbare and it was unanimously agreed that necessary provisions may be incorporated in the bye laws to this effect.
- d) **Redefining common areas:** It was argued that the allotted parking areas should not be shown as common areas as mentioned in the bye laws [Clause 2 g (iii)], though these should be maintained by the Association. This was deliberated and it was decided by majority that necessary clarificatory modifications will be made in the bye laws accordingly.
- e) **Inclusion the word Ad-hoc in "MEMBERS OF EXECUTIVE COMMITTEE" [P. 6 of the draft bye laws]:** Since the existing committee is Ad-hoc committee, it was suggested by

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some flat owners that "Ad-hoc" word should be included before EXECUTIVE COMMITTEE [P.6 of the draft bye laws]. It was readily agreed by the Chair.

- f) **Increase in the number of EC members from existing 15 to 20.** This issue was extensively dwelt upon in the meeting. Out of the present 32 members only 12 members supported and hence it was dropped.

All these suggestions will be duly included in the bye laws and the same will be modified accordingly and the modified bye laws are treated as adopted with said modifications for the purpose of formation of AOA (regular) as per West Bengal Apartment Owners' Act, 1972.

**Agenda No.: 3:** Discontinuation of PIC , CGEWHO office after 31.03.2016: In the face of repeated insistence by the CGEWHO to discontinue after 31.03.2016, further course of action in this regard was elaborately discussed in the meeting and it was unanimously agreed that in continuation to President, AOA, Ad-hoc Executive Committee earlier letter dated 14.03.2016, another reminder should immediately be issued to CGEWHO for their continuance for another six months in the interest of the complex.

**Agenda No.: 4:** Other issues raised with the permission of the Chair:

- i) Parikshit Basu, C4-101:

Q: Clarification was sought as to whether only members having registered their flats can take part in voting or otherwise.

A: All 582 members may be eligible for voting. However, legal opinion in this regard will be taken as it is required.

- ii) P.K.Misra, B1-503:

Q: Raised the issue of immediate appointment of at least one Electrician, one additional plumber and one supervisor.

A: Clarified that complete office of the association with necessary furniture, equipment & manpower will be set up as per the acceptance by the majority, which will include appointments of two Electricians, two plumbers, four malis and one supervisor.

- iii) Suvashish Dutta, D9-409:

Q: Whether any date has been fixed for AOA election.

A: A date will be fixed after completion of WB assembly election, 2016 which will be intimated well in advance.

- iv) Sumit Deb Barman, B5-101:

Q: How the rate of Rs 3,000/- has been fixed for booking of Community Centre.

A: Clarified that this rate was fixed by the Secretary and it can be reviewed after formation of AOA.

- v) Goutam Ganguly, B4-503:

Q: Construction of toilet and security hut at the second gate.

A: One additional toilet and security hut will be constructed by the CGEWHO, as has been agreed by them in writing.

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vi) Manaranjan Sahoo, C1-105:

Q: Status of completion of Project work.


A: Clarified that in-house inspection is already under progress with the help of volunteers in response to notice mailed and displayed on the Notice board. However, as suggested by majority this inspection can be finally checked by outsourcing.


vii) Subratasaha, C3-203:

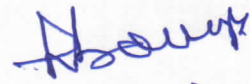
Q: Providing recreation facility in Community Centre.

A: Clarified that this aspect will be taken care of by the formal AOA.

On conclusion of deliberations there was vote of thanks followed by NATIONAL ANTHEM and the GBM was ended.

  
21/03/2016  
Ex. Main/64

  
21/03/2016  
(Jt. Secretary)

  
(President)

**GENERAL BODY MEETING**  
 21<sup>st</sup> March 2016  
 KENDRIYA VIHAR (Phase-2), KOLKATA  
 ATTENDANCE SHEET

SL NO.	NAME	BLOCK NO	FLAT NO	MOBILE NO	EMAIL	SIGNATURE
1	S. N. BANERJEE	D1	404	9748731098	snb2004@gmail.com	
2	T.P. BAGCHI	D-8	501	9007841428	bagchi.tp@hotmail.com	
3	T. K. Chakraverty	C-1	602	9910633076	tkchkrvty@gmail.com	
4	Dr. P.K. Pal	B-4	403	9810449519	drpkpkr@yahoo.co.in	
5	P.K. MISRA	B-1	503	08895200974	Misra Pradyot@gmail.com	
6	S. Mandal	B-5	105	8895500509	s.mandal@satelabs.co.in	
7	A.K. Ghosh	C-2	301	9433445035		
8	Mannayya Sahu	C-1	105	9547896125	mannayya.dhps@gmail.com	
9	A.S. Bhakta	C-5	407	9432320930	asb1637@gmail.com	
10	D. Mukherjee	B/3	403	9832582804		
11	G. Ghosh	B/2	208	9838612188		
12	K. Nunkopadhyay	C4	303	9532489062	knunkopadhyay@gmail.com	
13	Xilip Kumar Ghosh	B4	406	9903985137	dkc2209@gmail.com	
14	Dr. M. M. Mukherjee	D8	601	9836281371	murari05mukherjee@yahoo.co.in	
15	PARIKSHIT DAS	C4	101	9830716003	paribasua@gmail.com	
16	ANJAN RAI	B2	302	8017458977	anjana.raia@gmail.com	
17	AB Chakraverty	D2	203	9897242007		
18	Sivashish Datta	D9	409	9007863093	suvashish-datta@yahoo.co.in	

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SL NO.	NAME	BLOCK NO	FLAT NO	MOBILE NO	EMAIL	SIGNATURE
19	Mrs MAHA DEB	B4	502	9874519278	mala.dh123@gmail.com	
20	DR. MANDRANJAN PAIK	D6	603	9163082160		
21	Saibhik Pan	B2	301	9831736999	saibhikpan@rediffmail.com	
22	Jyotish Pillai	B4	603	9836028645	jyotish@yeshas.com	
23	A.K. Jha	B4	302	9830415152	amf@yeshas.com	
24	S.K. Mallick	B4	302	8582924904	mallick@yeshas.com	
25	G. C. SAHA	B1	602	8014158463	gch@rediffmail.com	
26	T.K. Pal.	B4	305	9435347658	tkp@rediffmail.com	
27	Aneek Ghose +2	B4	304	9830453583	aneek@rediffmail.com	
28	Silparata Saha	D-3	303	778259273	silparata@yeshas.com	
29	Bivas Mandal	E-3	203	943509912	bivas@yeshas.com	
30	P. D. Barmann	B-5	605	9969573382	pd@yeshas.com	
31	N.K. SENITA	B-5	101	9330914883	senita@yeshas.com	
32	Rupak Kumar	B-3	406	9434011909	rupak@yeshas.com	
33		B-3	302	81w990968	bob.rupeskr@gmail.com	