

Purbanchal Housing Apartment Owners' Association

House No:91, Barthakur Mill Road, Ulubari, Guwahati-781007

Regd. No: RS/KAM(M)-03/263/14 of 2023-2024 under Societies Registration Act XXI of 1860

Email: purbanchalhousing19bmr@gmail.com

Telephone: 0361-3135562

Bhupati Adhikary
President

Mob:94351-06158

Shantanu Choudhury
Secretary

Mob: 94350-00731

Pranab Kumar Keshori
Treasurer

Mob:94357-22217

No: PHAOA/Minutes/EC/2023-24/05

Date:31-03-2024

Minutes of Meeting of Executive Committee held on 30-03-2024

A meeting of Executive Committee of Purbanchal Housing Apartment Owners' Association was held on **30-03-2024 at 7-00PM** under the Presidentship of Sri Bhupati Adhikary to discuss the following Agenda Points:

1. Report on the Infrastructure Development Works.
2. Fixation of rate of Water Bill post availed Jal board connection.
3. Enhancement of monthly maintenance subscription.
4. Fixation of date of AGM for the year 2023-2024
5. Miscellaneous.

At the outset President welcome all the EC members present in the meeting & read out the agenda points of the meeting & requested Secretary to proceed as per the agenda points.

The list of participants is attached as Annexure-I

1. Report on the Infrastructure Development Works.

Secretary shared a written statement in this regard with the members present in the meeting wherein it was stipulated that apart from one flat owner namely Dr.R. Zilli, all the flat owners paid their respective subscription and the total collected subscriptions came to Rs.8,74,000.00 and total expenditures made was Rs.9,04,100.00 so there will be an overall shortfall of Rs.7100.00 even after receipt of the said unpaid subscription.

After a brief discussion on the issue, **the house unanimously accepted the aforesaid statement submitted by the Secretary.**

2. Fixation of rate of Water Bill post availed Jal board connection.

The Secretary shared a statement before the august house with detailed calculations regarding amount expended for buying water from outside source & the amount to be paid to the Jal board based on the total consumption & tariff fixed for the same according to the official circular issued in this regard vide no: GJB/Regulation/20/2015/336 dtd 21/10/2022.

After threadbare discussion on the statement submitted by the Secretary, tariff chart of Jal Board etc. & in-depth analysis of all other relevant factors, the house unanimously decided **to decrease the rate of consumption of water from 12 Paise per liter to 8 paisa per liter w.e.f. 01-04-2024 i.e from the month of March'2024.**

3. Enhancement of monthly maintenance subscription.

The Secretary shared a detailed calculation sheet with the members present in the meeting justifying the immediate enhancement of Monthly Subscription.

The same proposal was submitted by the Secretary in the earlier meeting also considering the increased cost of maintenance & staff salaries etc. but the august house opined that once Jal Board water connection is made available the enhancement of the Monthly subscription may be considered to neutralize the additional financial burden cropped up due to the increased water bill.

The Members present in the meeting discussed the issue in details based on the statement submitted by the Secretary & taking into consideration all the relevant aspects of the matter, the house unanimously adopted a resolution **to enhance the monthly subscription from Rs.1500/ per month to Rs.1700/ per month w.e.f 01-05-2024.**

The proposal will be placed in the upcoming AGM for ratification & final implementation.

4. Fixation of date of AGM for the year 2023-2024

The House unanimously decided to hold the AGM for the Year 2023-2024 on **28th April'2024(Sunday)** **at 11-00AM**

5. Miscellaneous:

(a) Hiring of Security Guard from the Approved Agencies.

The house authorizes Secretary to contact with the Approved Security Agencies to hire a security guard for our campus so as to man the activities of the complex efficiently as two security guards are not able to maintain the activities of the campus properly.

(b) Water Proofing Treatment of roofs on both the buildings

The house authorizes Secretary to collect the quotations from different painting companies to chalk out the total expenditures & may be placed in the upcoming AGM to take a final call.

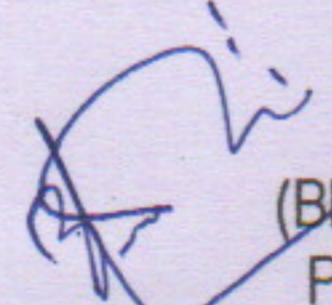
(c) Annual Membership Fees

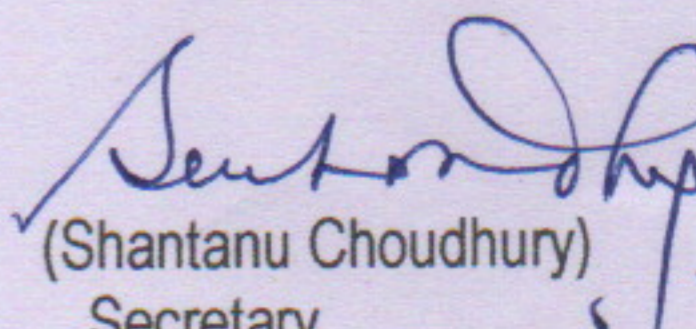
Secretary shared a list with the members whose Annual Membership Fees are pending up to the year 2023-24 & requested all the members to clear the outstanding amount with the monthly maintenance subscription of April'2024. The said list will also be shared in the relevant WhatsApp group.

As there are no other matters for transaction, the meeting came to an end with vote of thanks from the Chair.

Copy for information to:

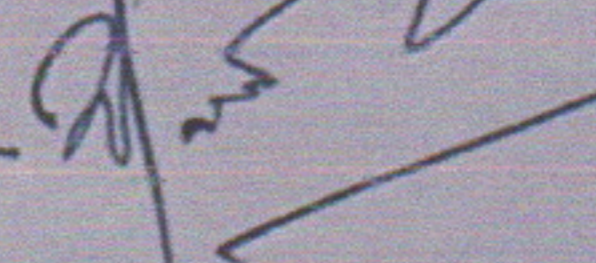
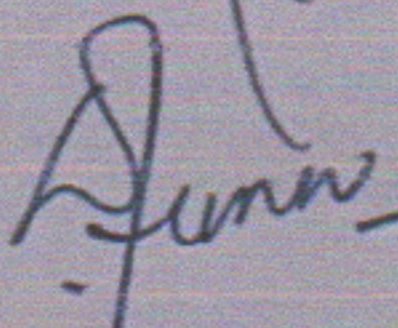
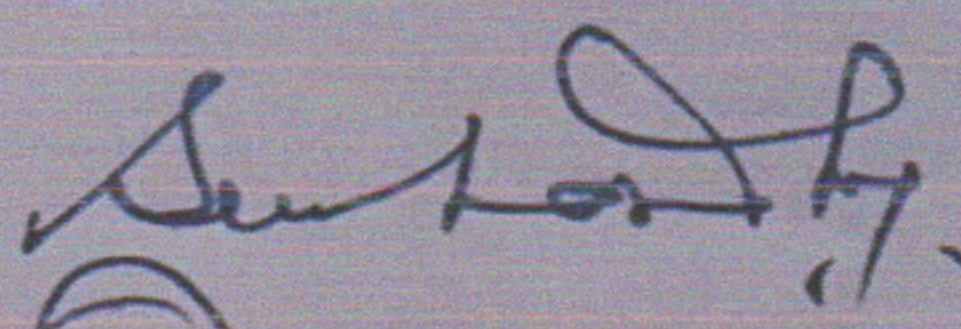
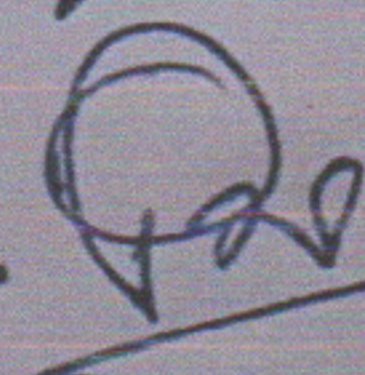
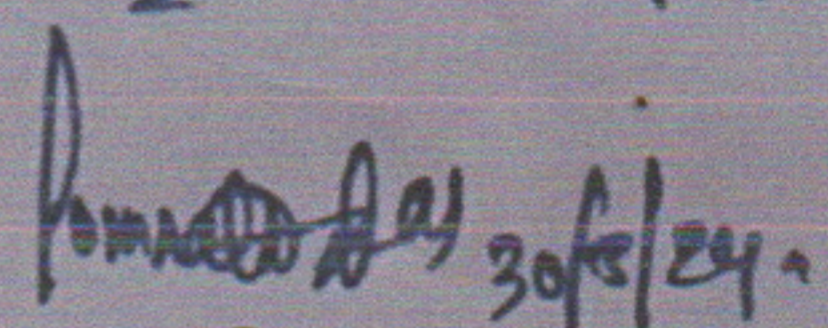
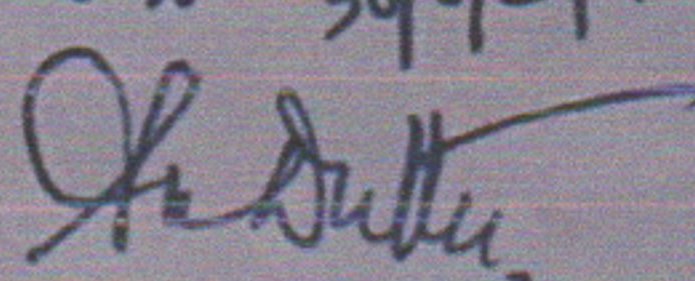
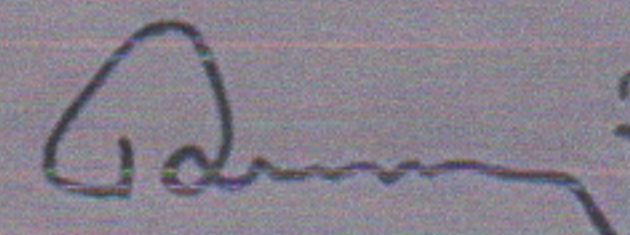
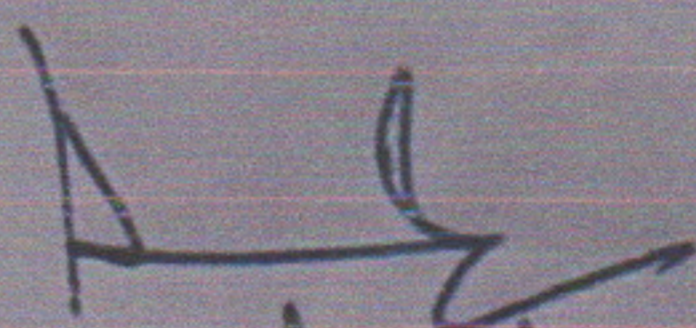
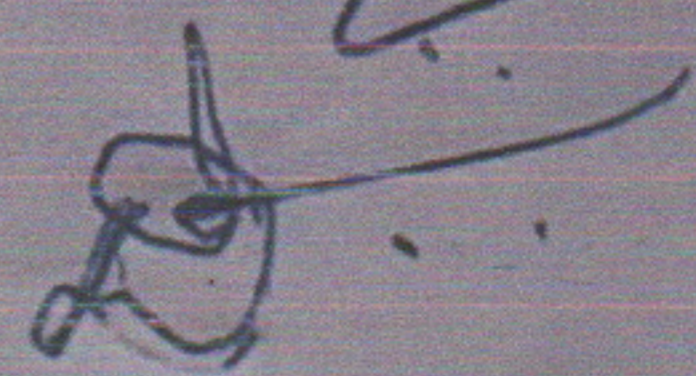
1.All Flat Owners & tenants of Purbanchal Housing Complex.


(Bhupati Adhikary)
President


(Shantanu Choudhury)
Secretary

Anaoure - I

The following members are present in the

- ① Bhupati Afhori — 
- ② Kena Das — 
- ③ Shantam Chaudhary — 
- ④ Prasad Kr. Keshori — 
30/3/24
- ⑤ Somnath Das — 
30/3/24
- ⑥ Sujit Kr. Datta — 
- ⑦ Prabir Bhattacharjee — 
- ⑧ Soumen Das — 
- ⑨ Debansh Das — 
- ⑩ Jayashree Bhattacharjee — 