



PARAM PUNEET COOP. GROUP HOUSING SOCIETY LTD.

PLOT.NO. 27, SECTOR 6, DWARKA, PHASE-1, NEW DELHI-110075, PH.: 25074212

C I R C U L A R

The tenure of present Management Committee (MC) including President and Vice President is being completed on 2nd May 2024. A re-election is to be conducted before the completion of present tenure of Management Committee. For smoot conduct of election process, Mr. H K Maan resident of B 604, K M Apartments, Plot No. 12, Sector 12, Dwarka, New Delhi-110077 as Returning Officer has been appointed as per the norms of Delhi Cooperative Society Act 2003.

In reference to the circular dated 11th December 2023, it was announced that for completion of different essential security and maintenance work of the Society, individual members have to contribute approx. Rs 1.00 lac which should be collected in 3 installments. During the process of execution of different works / project, it has been found that present contribution of Rs 70,000/- (i.e. 1st & 2nd installments) from each member is adequate for the time being. Hence the contribution of third installment of Rs 30,000/- from each member/flat is being deferred. However, after completion of all works depending on the total expenditure incurred, if required, individual members will be informed regarding the individual contribution. It is pertinent to note that if any member has paid last installment may ask for refund and provide bank details for the same.

The present lease period (i.e. 30 years) of the Society with land owning agency Delhi Development Authority is expiring on 31st December 2024. Hence the Ground Rent contribution per flat will be increased as per DDA perpetual Lease Agreement. So Individual members who have not converted their flat from lease hold to free hold are requested to complete the process before the due date. As per the Perpetual Lease requirements the amount of ground rent will be enhanced from 1st January 2025.

Like previous years Holi will be celebrated on 25th March 2024. Thandi and pakora during the celebrations has been arranged. Poori, Aloo, raita and subzi has been arranged for lunch along with Gujia. All are cordially invited to celebrate HOLI after 9 AM to 2 PM in the Society premises in front of Community Hall. The lunch has been arranged in the Community Hall.



Keshvi Bani

It has been observed that some members have installed CCTV cameras covering the common area. This is against the norms of the society. Moreover, these CCTV cameras are interfering with the privacy of other members. However, for individuals' security if any member needs any additional security camera for individual flat, they can install in front of their entrance door focusing only the entrance of the individual flat. For any clarification, they can approach the Management Committee.

In spite of repeated reminders it was found that the individuals who are using common passages for their personal purposes like keeping flowerpots, plants, shoe rack etc etc. has not been cleared yet. This has resulted into safety hazards and inconvenience to other co-residents. Hence it is strictly advised that all common passage must be cleared by 30th March 2024 otherwise Management Committee will take necessary action as deemed fit.

It has also been observed for last few months that few members of the society are implanting different types of plant in the premises of the Society on their own without the permission of the Management Committee. It is strictly advised that no individual will implant any type of plant anywhere in the Society premises or in the common area without the permission of the Management Committee. Whatever plants are already implanted, individual cannot claim the ownership of that plant. It is the property of the Society which will be maintained as per the Society norm.

For **PARAM PUNEET CGHS LTD**


(SUDHIR SONI)
Secretary

Date : 11th March, 2024

