

THE PUNDRIK COOPERATIVE GROUP HOUSING SOCIETY LIMITED
D-177, Pundrik Vihar (Opp. D-Block, Sarswati Vihar) Pitampura, Delhi-110034
[Regd No. 61(H) Dated 14-7-1971]

Dated 2nd June, 2022

ANNUAL GENERAL BODY MEETING OF THE SOCIETY

Dear Members,

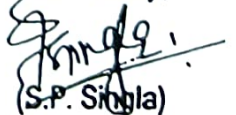
In accordance with the provisions under section 31 (1) of the Delhi Cooperative Societies Act, 2003, it has been decided by the Managing Committee to hold the Annual General Body Meeting (AGM) of the Society on **Sunday, the 19th June, 2022 at 10.00 AM** at Satsang Bhawan, Pundrik Vihar, Delhi. In the absence of requisite quorum within 30 minutes of the start of the meeting, there will be a further break of 15 minutes and thereafter the meeting will be started at 10.45 AM without waiting for the quorum. Agenda of the meeting will be as follows:

- Item No. 1: Condolence in the memory of members/residents, who have expired after the last AGM held on 14.11.2021
- Item No.2: Confirmation of the minutes of the last AGM held on 14.11.2021 (Copy of the Minutes enclosed- Annexure-I).
- Item No.3: Action taken on the decisions taken in the last AGM (Annexure-II)
- Item No.4: Approval to the Annual Accounts of the Society for the year 2021-22 (Annexure-III)
- Item No.5: Maintenance issues of the Society, if any and views/suggestions of members.
- Item No.6: Any other matter with the permission of Chair.
- Item No.7: Election for the new Managing Committee and polling, if necessary will be held from 2.00 PM to 6.00 PM. Election Notice dated 18.5.2022 alongwith the corrigendum dated 20th May, 2022 issued by the Election Officer is enclosed (Annexure-IV).

[Lunch will be served at 1.00 PM]

All Members of the Society are cordially invited and requested to attend the Annual General Body meeting on the **19th June, 2022 at 10.00 AM**.

Yours sincerely,


(S.P. Singla)

Honorary Secretary

Copy to:

1. Registrar of Cooperative Societies, Govt. of NCT Delhi, Parliament Street, New Delhi-110001
2. Notice Board of the Society

THE PUNDRIK COOPERATIVE GROUP HOUSING SOCIETY LIMITED
D-177, PundrikVihar (Opp. D-Block, SarswatiVihar) Pimpapura, Delhi-110034

Regd No. 61(H) Dated 14-7-1971

Website: <http://www.pundrikhousingociety.com/>

Dated: 26th November, 2021

MINUTES OF THE ANNUAL GENERAL BODY MEETING OF THE PUNDRIK COOPERATIVE GROUP HOUSING SOCIETY HELD ON 14th NOVEMBER, 2021 AT SATSANG BHAWAN, PUNDRIK VIHAR, DELHI-110034

1.1 The meeting, which was scheduled to be held at 10.30 AM, was adjourned after waiting for 30 minutes due to lack of requisite quorum and thereafter the meeting was held without waiting for the quorum at 11.15 AM in terms of Rule 48 (3) of the Delhi Cooperative Societies Rules, 2007. Meeting was presided over by Shri S.K. Bansal, President of the Society.

1.2 Shri S.P. Singla, Secretary, welcomed the participants and stated that this AGM is being held in a short interval of about 7 months only since the last AGM was held on 21st March, 2021 on account of Covid-19 restrictions. He expressed sympathies and condolences to the families who lost their near and dear ones during the second wave of pandemic.

Item No. 1: Condolence in the memory of members/residents who have passed away after the last AGM held on 21.3.2021

1.3 Three times 'Gayatri Mantra' was recited and one minute's silence was observed in the memory of following members/residents of the Society, who have passed away after the last AGM held on 21.3.2021:

S No	Date	Flat No	Name	Relationship
1	16-04-2021	D-199	Sh. Sunit Sethi	Tenant
2	25-04-2021	C-116	Sh. Rai Ram Gaudam	Husband of Smt Radha Rani
3	25-04-2021	C-133	Sh. Parulj Gang	Tenant
4	26-04-2021	C-151	Smt Bama Gupta	Wife Sh. R. S. Gupta
5	27-04-2021	C-142	Smt Radha Rani	Wife Sh. Bhan San Jindal
6	30-04-2021	C-148	Smt Sunita Gupta	Wife Sh. Rajesh Gupta (Tenant)
7	02-05-2021	B-59	Sh. J P Wadia	Sho Sh. Das Raj Wadia
8	03-05-2021	B-77	Smt Raj Kumari Gupta	Wife Sh. Raj Kumar Gupta
9	04-05-2021	D-207	Sh. Sashi Kumar Gupta	Sho Sh. Mitlar San Gupta
10	07-05-2021	C-145	Sh. Iq Singh	Husband of Smt. Vinesh
11	09-05-2021	D-169	Sh. P K Gang	Sho Sh. Rula Ram
12	10-05-2021	D-163	Sh. Yash Pal Gupta	Elder Brother Sh. D P Gupta
13	10-05-2021	C-137	Sh. Vinod Bansal	Younger Brother Sh. S K Bansal
14	10-05-2021	B-64	Smt Leela Vati	Wife Sh. Mohinder Singh
15	22-05-2021	B-111	Sh. S K Parashar	Tenant
16	08-07-2021	D-211	Smt Kusina Devi	Wife Sh. Prem Goyal
17	04-07-2021	A-27	Smt Urmila Gupta	Wife Shri Vijay Kumar Gupta, Ex-Secretary of the Society

Item No. 2 Confirmation of Minutes of the last AGM held on 21st March, 2021:

2.1 It was brought out that the Minutes of the last AGM held on 21.3.2021 were circulated to all members on 30th March, 2021. The same were again enclosed with the AGM Notice dated 26th October, 2021. Though, efforts were made to cover all the points of discussion and decisions in the minutes, written suggestions were received from the following members for amendments to the minutes:

(1) Shri N.D. Chandrula (A-4):

1) Vide his letter dated 10.9.2021, he has stated that it was decided by members during AGM held on 21.3.2021 that "No one shall be allowed to check the cashbook except the person/persons authorized by the Managing Committee". This decision was not reflected in the minutes. In this connection, it was clarified that the point raised by Shri Chandrula was suitably recorded in the minutes. Nevertheless, the managing committee will follow the provisions of DCS Rules and Act in the matter of permitting any member for inspection of records.

2) He also mentioned in the meeting that the views recorded against his name that "The Society needs sufficient funds for further improvement and development activities, which is a continuous process" were not made by him but were perhaps expressed by some other member. In this connection, it was clarified that he had not given any written comments earlier on this point and therefore the objection cannot be considered at this stage.

2.2 Hence, it was felt that there was no need to make any amendment in the minutes in respect of the points made by him.

(2) Shri V.K. Bansal (C-129) and Shri Rajan Gupta (C-147):

2.3 Vide their joint letter 14.4.2021, they had pointed out that a number of observations made by them and by some other members have not been reflected properly in the minutes. The House was informed that instead of proposing any specific amendment to the minutes, they have made further comments/observations/suggestions, etc. on the discussions held and the decisions taken in the AGM. In this connection, it was informed that detailed replies in this regard were sent to them vide Society's letters dated 15th April, 2021 and 20th July, 2021 giving point-wise clarifications and intimating that in so far as the Managing Committee is concerned, all major points discussed in the AGM as well as decisions were covered in the minutes.

2.5 It was also brought out that they have written a letter dated 15th March, 2021 to the Registrar of Cooperative Societies and another letter dated 12th September, 2021 to the Society (running into about 50 pages) casting baseless and undue aspersions against the functioning of the Managing Committee. Both the letters have also been replied.

2.6 The President gave few examples of what they have written in their complaints and offered to read the contents of their letter dated 12th September, 2021 and stated that we were ready to give them opportunity to bring out any specific issue pertaining to amendment in the minutes before the AGM. However, since they were not present in the AGM, the matter was not discussed further and the the House also did not show any interest in the same.

2.7 After discussion, the House unanimously passed the minutes of the last AGM held on 21.3.2021 without any amendments.

Item No. 3: Achievements & action taken report on the decisions of the last AGM held on 21.3.2021:

3.1 Shri S.P. Singh stated that the lockdown situation and other restrictions during the second wave of Covid-19 outbreak from Mid April to Mid July 2021 had affected the normal functioning of the Society. However, the Managing Committee with the cooperation and support of all the residents tried its best to maintain the essential services like uninterupted water supply, regular cleanliness, security services and availability of other maintenance staff even during the peak of the 2nd wave of this deadly infectious disease. A number of residents also came forward to render all possible assistance to the affected families in the Society for supply of food, medicines and other essential items. The Society particularly appreciated the efforts of various members/residents for arranging Oxygen Cylinders during the extremely difficult situation at that time. The Society with the active assistance of some of its members arranged frequent spray for sanitizing the Society. Due to very short time available after the last AGM, though a number of decisions have been implemented, but some matters are still under process. Though the Action Taken Report was been shared with the members along with the Agenda for the AGM, the following major achievements were highlighted:

S.No.	Action Taken
1.	Cash and Accounts: Cash limit of Rs. 25,000/- is being maintained and the Asset Register has been prepared.
2.	Building Maintenance Fund: MC had decided the names for the Committee and letter was written to them for their consent. However, it is now considered desirable to wait for the outcome of the response of Shri Satyender Jain, Hon'ble Minister to the proposal of the Society for construction of boundary wall and other works of the Society from the MLA fund so that a view on development plan is taken in totality.
3.	Office Assistant-cum-Care Taker will be engaged for the Society: A suitable and well qualified person has been identified. However, this needs to be re-considered by the AGM keeping in view the financial position of the Society to meet the additional expenditure of Rs.2,40,000/- on this account.
4.	Parking of vehicles: Circular was already issued dated 6 th April, 2021. Further, letter will be issued to the residents who are doing back to back parking. However, it is observed that there are still some problems about the parking of vehicles. We welcome suggestions for bringing further improvement in the matter.
5.	Problem of Pet Dogs: Letters were issued to individual pet dog owners for compliance of the requisite legal requirements. After consistent personal follow up, all the pet dog owners have now furnished the vaccination reports.
6.	Renting of Flats: Circular issued dated 6 th April, 2021 and the renting of flats is being allowed only on the furnishing of requisite documents.
7.	Revamp of the Society's website: Society's website has been considerably improved with the updating of information and putting up email ID and Mobile Number of the Society on the website. It was also brought out that ours is one of the very rare Societies whose websites are active.
8.	CCTV cameras: Proper functioning of the CCTV Cameras is being ensured.
9.	Removal of dangerous/ leaning trees: Necessary action is being taken by approaching the Horticulture Department of MCD.
10.	Restarting of Homeopathic Dispensary: Doctor is visiting every Saturday and has assured to increase her visits in future.
11.	Repairs/Renovations In Flats: Circular already issued dated 6 th April, 2021. Every member/resident, who wants to undertake repair/renovation of his/her flat, is required to specify in the application about the details of repair work with the undertaking for adhering to the norms.
12.	Repairs In Shafts: This will be planned along with the retrofitting requirements as per outcome of the Structural Audit Report. However, the PWD Engineer has assured that the repair of floors in the shafts is covered under the proposed works by the PWD under the Local Area MLA fund.
13.	Repairs of floors under the Pillars: This work is also part of the proposed works by the PWD under the Local Area MLA fund.
14.	Repairs to the Boundary Wall: Shri S.K. Bansal, President, Shri Mukesh Goel, V.President, Sh. S.P. Singla, Secretary and Shri Anil Garg, Jt. Secretary accompanied by Shri Amit Singal (D-209) and Shri Desh Raj ji met Shri Satyender Jain, Hon'ble Minister on 24.7.2021 at his Civil Lines bungalow and letters were handed over for our request for expediting the boundary wall work of our Society. Besides, requests were also made for installation of tiles on the flooring under the pillars, supply of additional steel benches, Steel Gate, LED lights, etc. After continuous follow up, the concerned engineers of PWD have already visited the Society for survey and preparation of estimates. As per latest development, it is understood that the PWD has prepared the estimates of work and the file is ready for seeking necessary approvals. Matter will be followed up with the PWD and office of Shri Satyender Jain for expediting the approval to the work.
15.	Amendment to the Bye-Laws of the Society: Reminder Letter dated 8 th July, 2021 issued to the Registrar as per Rule 12(8) of the DCS Rules for approving the amendments. Registrar's office asked for copies of some documents which have been furnished. Decision of the RCS is awaited.

16.	Meeting with the residents: Meeting was already held on 26 th September, 2021 and the minutes were circulated on 18 th October, 2021.
17.	Senior Citizen's Room: It has been decided that the Senior Citizen's can utilize the Hall in the Society's office for recreational activities. A Carom Board has already been provided for the present and more items can be added later on based on needs and suggestions from Senior Citizens. One Room will be made ready for Senior Citizens' recreational activities after renovation of Society's office.
18.	Cleanliness of the Society: Cleanliness of the Society is being ensured to the best possible extent. The sweepers have been further instructed to ensure proper brooming. There is also considerable improvement in the defecation by the pet dogs and the pet dog owners have been strongly advised to clean the same.
19.	Diwali Festival: Lighting was done in the Society. On this occasion, each worker was given Rs.1500/- in cash. The Security Guards were also suitably rewarded by giving them cash incentive of Rs.1,500/- each for the exceptional and additional services performed by them during 2 nd Wave of Covid-19
20.	Number plates on flats: Number plates on most of the flats have been fixed.

3.2 Shri Singla raised the point that the Society is facing practical difficulties in adhering to Cash-in-Hand Limit of Rs.25,000/- at every point of time since on certain occasions cash is deposited by the members resulting in minor increase in the Cash and it is not possible to go to the Bank frequently for depositing small amounts of Rs.2,000/- or so. He proposed to increase this limit between 25,000/- to Rs.50,000/-. He mentioned that while the Society will try to adhere to the cash limit of Rs.25,000/- but due to exceptional circumstances, amount will not be allowed to cross Rs.50,000/-.

3.3 Shri Rakesh Gupta (A-19) suggested the provision that while the Cash-in-Hand limit should be kept at Rs.25,000/- but crossing of limit upto Rs.50,000/- in exceptional circumstances would not be challenged. Appreciating the situation and size of the Society, the House unanimously agreed to this suggestion.

Agenda Item No. 4: Audited Accounts of the Society for the year 2020-21.

4.1 Shri Suresh Gupta, Treasurer informed that the accounts of the Society have been audited by M/s Jain Sanjeev Kumar & Associates, the empanelled auditor from the Registrar. The audited accounts have also been submitted to the Registrar's office, as required under the Rules. Copy of the audited accounts has already been enclosed with the agenda for the AGM meeting. He also confirmed that as per decision of the last AGM, separate heads of 'Salaries' and 'Professional Expenses' have been opened to bring more transparency in the compilation of accounts. He also confirmed that there are no actionable observations/objections by the Auditors.

4.2 The House appreciated the efforts of Shri Suresh Gupta, Treasurer and other MC members associated with the compilation/preparation of accounts and unanimously passed the Annual Audited Accounts of the Society for the year 2020-21.

Item No. 5: Budget of the Society and maintenance charges :

5.1 Shri Singla presented the estimates of receipts and break-up of expenditure under major heads for 2021-22 and 2022-23 based on the actual expenditure for 2020-21 and first six months of expenditure in 2021-22, as follows:

HEAD OF EXPENDITURE	Actual 2020-21	Estimated 2021-22	Estimated 2022-23
Electricity expenses	567420.00	648000	720000
Salaries	1999000.00	2200000	2420000
AMC Inter-com	329000	36180	36180
Other repairs	154455.00	100000	100000
Items/material for horticulture/parks, booster Pumps,Cctv Camera, Electrical Goods/Items for Plumber/Sweeping, etc.	436000.00	350000	450000
Telephone exp	3665.00	0	0
Photostat & stationery	16500.00	12000	12000
Festivals	31000.00	70000	80000
Agm Meeting Expenses	15300.00	30000	30000
Audit Fee & Maintenance of A/Cs	36500.00	25000	25000

Water Bill	0	106000	0
TOTAL AMOUNT	3292740.00	3577180.00	3873180.00
Per Flat per year	15387	16716	18099
Per Flat per Quarter	3847	4179	4525
Transfer to Building Replacement Fund (Actual Rs.32100 in 2020-21))	38	30	30
Building Maintenance Fund (Actual Rs.288900 in 2020-21))	337	270	270
TOTAL AMOUNT PER QUARTER	4222	4479	4825
IF Office Asstt.-cum-Caretaker is appointed (@Rs.20,000/- per month)	0	93*	280**
Grand total: Proposed Maintenance Charges	4222	4572	5105
	Presently charged Rs.4,000/- per quarter per flat	* Impact of 4 months' salary (Rs.80,000/-) in 2021-22	** Impact of 12 months' salary (Rs.2,40,000/-) in 2022-23

5.2 He briefly highlighted the position as follows:

- The existing maintenance charges of Rs.4000/- per quarter, per flat, were fixed in October, 2018 and have not been changed for the last three years.
- The expenses of the Society have increased substantially over this period mainly due to increase in the salary of staff, electricity expenses, etc.
- Besides this, as per decision of the last AGM, we need to appoint an office Assistant-cum-Care Taker which will involve an additional expenditure of Rs.2,40,000/- per year.

5.3 As per the budget statement, the position of estimated expenditure was indicated as follows:

- Actual expenditure during 2020-21 was Rs. 32,92,740/- + 3,21,000= Rs.36,13,740/- (4,222/- per quarter). However, it was managed with Rs.4,000/- per quarter due to miscellaneous income of Rs.4,51,168/-
- Based on the actual expenditure in first six months, the expenditure in 2021-22 is estimated at Rs. 38,33,980/- (Rs.35,77,180/-+Rs.2,56,800/-) This works out to Rs.17,916/- per year per flat i.e. Rs.4479/- per quarter per flat if atleast Rs.300/- per quarter is transferred to Building Maintenance Fund/Building Replacement Fund. If Caretaker is appointed from 1.12.2021, this will work out to Rs.4572/- per quarter.
- The expenditure in 2022-23 is estimated at Rs. 38,73,180/-+/- 2,56,800/=Rs.41,29,980/-. This works out to Rs.4825/- per quarter per flat if atleast Rs.300/- per quarter is transferred to Building Maintenance Fund/Building Replacement Fund. If Caretaker is appointed, this would work out to Rs.5105/- per flat.
- The managing committee after detailed analysis of the financial position and accounts proposed the increase in the maintenance charges from Rs.4,000/- per quarter to Rs.5,100/- per quarter.

5.4 Various members expressed their views and comments as follows:

(1) Shri N.D. Chandruka (A-4) made the following suggestions:

- i. Out of the total electricity expenses of about Rs.58,000/- per month, the street light bill alone is about Rs.20,000/- per month. This appears to be on the high side and needs to be looked into. If necessary, some expert advice may be sought to control the electricity expenses.
- ii. The major impact is on the increase in salary expenditure. He questioned the justification for 10% increase in the salary of staff every year. He suggested levying parking charges @Rs.150/- per month as well as to revise the repair charges between Rs.500/- to Rs.3,000/-.
- iii. Considering the estimated 10% increase in expenditure in the next financial year, he suggested that the maintenance charges can at the most be increased to Rs. 4,400/- to Rs.4,500/- per quarter.

(2) Shri P.C. Gupta (A-44) advised to consider the possibility of reducing the staff. Considering the miscellaneous income of the Society, he suggested that the maintenance charges should not be increased to more than Rs.4500/- per quarter.

(3) Shri K.C. Mallik (D-188) and Shri Ram Kumar Gupta (B-87): They supported the views for increasing the maintenance charges to Rs 4,500/- per quarter per flat and suggested reduction in the number of Security Guards

(4) Shri S.K. Bansal, President brought out that at presently, the office work and accounts of the Society are being managed very smoothly. Shri K.C. Bansal, Joint Treasurer sits in the office for about two hours daily to attend to all the work pertaining to collection of maintenance charges and issuing receipts, maintenance of all office records, disbursement of salary to the staff and making other payments from time to time, receipt and withdrawal of amounts from the Bank, receipt of all applications/letters/representations, including those relating to transfer of flats, nominations, repair of flats, etc. Even if the Office Assistant-cum-Caretaker is appointed, it is doubtful that he would be able to perform all these duties independently and still some office bears will have to assist him. He, therefore, felt that since the existing arrangement is working efficiently, we should avoid the additional financial burden of Rs,2,40,000/- per year, which works out to Rs.280/- per quarter per flat.

He, therefore, proposed to increase the maintenance charges to Rs.4,600/- per quarter taking into account the reduction of Rs.280/- per quarter due to non-appointment of the Caretaker and some miscellaneous income to the Society.

(5) Shri P.C. Gupta (A-44) did not support the aforesaid view and desired that the Office Assistant-cum-Caretaker should be appointed since it was already decided by the last AGM.

(6) Shri S.P. Singla, Secretary and Shri Suresh Gupta, Treasurer stated that the decisions taken in the previous AGMs can very well be reviewed and revised in the subsequently AGM.

5.5 After detailed discussion, the House decided as follows:

- 1) That the status quo may be maintained in the management of the office work of the Society and there is no need to put additional financial burden on the Society by appointment of any office Assistant-cum-Caretaker.
- 2) The House also approved the increase in maintenance charges to Rs.4,600/- per quarter per flat with effect from 1.4.2022.

Item No.6: Structural Audit of the Society:

6.1 Shri P.C. Gupta, Managing Committee Member was requested to brief the AGM about the action taken by the Society for conducting structural audit of the Society as per the Notification dated 1.9.2021 issued by the North Delhi Municipal Corporation based on the directions of the Hon'ble High Court of Delhi.

6.2 He apprised the House as follows:

6.2.1 A sub-committee comprising of (1) Shri S. P. Singla, Secretary; (2) Shri Anil Garg, Jt. Secretary; (3) Shri P.C. Gupta, Member and (4) Shri P.K. Aggarwal, Member was constituted to recommend a suitable auditor from the MCD empanelled structural auditors keeping in view their experience, quality and estimated cost to be charged. Shri S.K. Bansal, President coordinated with the work of the sub-committee.

6.2.2 Sub-committee called the following four Structural Auditors for detailed discussion to understand the process of structural audit to be carried out by them, etc:

- | | | | |
|----|--------------------------|-----|---|
| 1. | Shri Shiv Shankar Bansal | ... | 3-D, Space Interiors Services Pvt. Ltd., B-315, Prashant Vihar, Sector-14, Rohini Delhi-110085 |
| 2. | Shri Narinder Kumar | ... | PLL-INFRA, B-9 First Floor Housing Society, NDSE-1, New Delhi-110048 and N-7, Basement, Malva Nagar, New Delhi-110017 |
| 3. | Shri Sada Shiv Ojha | ... | Swati Consultants, 504, Sachdeva Corporate Tower, Pft No. 8, Community Centre, Sector-8, Rohini, Delhi -110085 |
| 4. | Dr. Brijendra Singh | ... | B.S. Associates, CG-1/146-A, Vikas Puri, Near Mother Dairy, New Delhi |

6.2.3 Based on the offers received from the above Auditors and discussions held with them on the cost quoted by them and their professional experience, etc, all the four members of the sub-committee visited the office of Shri Shiv Shankar

Bansal and they were satisfied with the infrastructure of his office and the team of professionals working there. Besides that he has conducted Structural Audit of more than 12 Societies and some more are in hand.

6.2.4 Consideration the overall assessment of offers and the qualifications, experience and understanding of the work to be performed, as well as the cost to be charged, the Sub-committee has recommended the award of work to Shri Shiv Shankar Bansal at the cost of Rs.4,11,000/- + GST.

6.3 It was further clarified to the members as follows:

- The expenses on the structural audit amounting to Rs.4,11,000/- +GST would be met by the Society out of the Building Maintenance Fund without imposing any burden on the members.
- The minor repairs in the flats where samples will be taken by drilling, etc would be carried out by the Auditor.
- The matter regarding incurring of expenses on strengthening the structures in the individual flats or any retrofitting required as per report of the Structural Audit would be discussed and decided in the AGM which will be called for this purpose subsequently.

6.4 The House appreciated the efforts made by the M.C. in the matter and approved the award of work of Structural Audit to Shri Shiv Shankar Bansal at the cost of Rs.4,11,000/- +GST and aforesaid action plan.

Agenda Item No. 7: Action against the Defaulters:

7.1 It was informed that presently there are following two defaulters against whom three quarterly instalments of maintenance charges are due as on date:

S.No.	Flat No./Name of the Member	Amount due
1	B-83: Ms Jayati Walia, D/o Shri Mukesh Walia	13,290/-
2.	D-164: Smt. Santosh Kumari	12,740/-

7.2 Matter is being pursued with the concerned members for clearance of their dues. It was decided to issue notices to these defaulters under the DCS Act and Rules.

Agenda Item No. 8: Views/suggestions made by various members on the important issues for further development and betterment of the Society are as follows:

(1) Shri J.K. Gupta (B-67) put forth the following points/issues:

- i. The attendance of members in the AGM is very low and the Managing Committee should have approached and persuaded the members to attend the AGM in large numbers.
- ii. The Senior Citizen's and the renovation of Society's office should be done in a good manner.
- iii. The tendency of encroachment on the roads in the Blocks and in the shafts by certain residents should be stopped by strict enforcement, other-wise it will become a serious problem for the Society.
- iv. Parking problem, particularly the issue of reservation of the space by some residents and back to back parking, entry of non-stickered vehicles, etc should be solved on urgent basis.

(2) Smt. Sangeeta Jain (B-114): There is a serious problem of back-to-back parking in the Central Plaza by some residents treating it as their reserved space. They remove their one car and shift the second car in its place and pull the hand break, making it difficult for any other resident to park his vehicle in that place. She stated that a few back, they faced a very unpleasant situation on this issue. She suggested for issuing of strict instructions for parking of vehicles on first come first served basis and nobody should be allowed to reserve the space.

(3) **Shri Satish Gupta (B-73)**: He raised the following issues.

- i. Water motor for watering of plants around the boundary wall has been lying out of order for a long time and desired to know the reason for not getting it repaired.
- ii. Water pipes for watering of plants around the boundary wall are also broken and missing at many places.
- iii. 'Khad' should also be put in the 'Kyaris' around the boundary wall for proper development of the plants.

(4) **Shri N.D. Chandruka (A-4)**: He suggested the Society should consider making 50% reservation for women candidates in the Managing Committee to give them a fair deal.

(5) **Shri P.K. Aggarwal (B-92)**: He advised that the Managing Committee should not adopt casual approach on the burning issues like Parking Problem, creating Senior Citizens' Room, Renovation/Repairs of Societies' Office, encroachments in the Society, leakage/seepage in the flats due to the fault in the adjoining flat, etc and desired quick actions on such issues.

(6) **Shri Rajeev Gupta (A-11)**: He suggested that a Committee comprising of both from the members of the managing committee as well as from the residents should be constituted urgently to properly manage the Parking problem in the Society.

(7) **Shri Sonu Gupta (B-58)**: He suggested that a number of vehicles from the outsiders, i.e. belonging to those who are not living in the Society, are being parked in the Society. Similarly, a number of old vehicles are also parked, which are never used. Action should be taken for removal of these cars from the Society.

(8) **Shri S.P. Singla, Secretary (C-134)**: He suggested that we should issue strict guidelines and instructions that no one will be allowed to carry out structural changes/alterations, including the load bearing alterations, in the flats.

(9) **Shri Raghubir Garg (B-85)**: He raised the issue of flowing down of water from the A/C outlets. He suggested that instructions should be issued that the outlets should be connected with pipes.

(10) **Shri P.C. Gupta (A-44)**: He pointed that a number of residents have connected the overflow outlet of the overhead water tanks with the drainage pipes to hide the overflowing of water. This not only results in huge wastage of water but unnecessary pressure on the drainage system. He suggested that the plumber should be given strict instructions for removing these pipes and to replace the Valve Cocks wherever required.

(11) **Shri Anil Garg, Jt. Secretary (C-140)**: He suggested that the defaulters should not be allowed to rent out the flats unless they clear the dues. He also raised the issue that at the time of repairs/renovation of the flats, some flat owners are connecting the pipes with the Main Sewer, which can damage the Sewers. He suggested that it should be connected with the Sewer in the Shaft only.

DECISIONS TAKEN IN THE AGM

8. To sum up, the following decisions were taken by the AGM :

- 1) Annual Audited Accounts for 2020-21 were passed unanimously.
- 2) Maintenance charges would be increased from the existing amount of Rs.4,000/- to Rs.4600/- per quarter per flat with effect from 1.4.2022.
- 3) Though all efforts would be made to keep the Cash-in- Hand up to Rs.25,000/- but no objection would be raised if it reaches upto Rs.49,000/- on certain occasions in exceptional circumstances.
- 4) The status quo would be maintained in the management of office of the Society and there is no need to appoint any Office Assistant-cum-Caretaker to avoid any additional financial burden on the members.
- 5) The work order for Structural Audit would be entrusted to Shri Shiv Shankar Bansal of 3-D, Space Interiors Services Pvt. Ltd., B-315, Prashant Vihar, Sector-14, Rohini Delhi-110085 at a cost of Rs. 4,11,000/- +GST. The expenses will be met by the Society from the Building Maintenance Fund. The mechanism of meeting the expenditure on strengthening of structures in the individual flats and retrofitting required in the flats as per report and recommendations of the Structural Auditor would be considered for decision in the subsequent AGM to be called for this item.

- 6) The repairs and renovation of the Society Office would be carried out in a bofitting manner and the expenditure would be got approved/ratified in the next AGM.
- 7) A Committee comprising of members from the Managing Committoo as well as form the residents should be constituted to properly manage the Parking problem in the Society.
- 8) Senior citizen room will be made ready in one of the rooms of the Society's office.
- 9) No tenant would be allowed until all dues are cleared by the flat owner.
- 10) Instructions will be issued requesting all members to fix pipes in the A/C outlets to avoid flowing down of water from the A/Cs in the open.
- 11) Strict instructions will be issued to the flat owners to remove the pipes connected between the overflow outlets of the overhead water tanks with the drainage pipes, failing which the Plumber will be asked to disconnect the same.
- 12) No extra sewer connection will be permitted with the Main Sewer and any such connection should be made with the Sewer in the Shaft only.


(S.P. Singla)
Honorary Secretary


(S.K. Bansal)
President

To:

1. All Members of Pundrik Vihar.
2. Registrar of Cooperative Societies, Govt. of NCT Delhi, Parliament Street, New Delhi-110001(with a copy of the approved audited accounts for 2020-21)
3. Notice Board of the Society
4. Relevant File on the subject

Action taken Report on the decisions taken in the Annual General Body Meeting of the Pundrik Cooperative Group Housing Society Limited, Delhi-10034 held on 14th November, 2021

S.No.	Major Decisions taken	Action Taken on the decision
A.	DECISIONS OF THE AGM	
1.	Cash-in-Hand Limit: Taking into consideration the practical difficulties in adhering to limit of Rs. 25,000/- at every point of time and size of the Society, the House unanimously agreed to the suggestion that while the Cash-in-aid limit will be kept at Rs.25,000/- but no objection would be raised if it reaches upto Rs.49,000/- on certain occasions in exceptional circumstances.	The Cash-in- Hand is kept within the approved limits.
2.	The status quo would be maintained in the management of office of the Society and there is no need to appoint any Office Assistant-cum-Caretaker to avoid any additional financial burden on the members.	Status quo has been maintained in managing the office work.
3.	The work order for Structural Audit would be entrusted to Shri Shiv Shankar Bansal of 3-D, Space Interiors Services Pvt. Ltd., Delhi-110085 at a cost of Rs. 4,11,000/- +GST. The expenses will be met by the Society from the Building Maintenance Fund. The mechanism of meeting the expenditure on strengthening of structures in the individual flats and retrofitting required in the flats as per report and recommendations of the Structural Auditor would be considered for decision in the subsequent AGM to be called for this item.	The matter was considered in detail by the managing committee and it has been decided that since there is no immediate pressure from the MCD in the matter and most of the Societies have not taken any action in the matter so far, we may wait for further developments in the matter before taking any further action.
4.	The repairs and renovation of the Society Office would be carried out in a befitting manner and the expenditure would be got approved/ratified in the next AGM.	The management committee in its meeting held on 2.1.2022 has prepared a detailed action plan for renovation of Society's office, as follows: <ul style="list-style-type: none"> • The ceilings and walls will be re-plastered and all damaged portions due to falling of concrete/plaster, etc, will be repaired properly. • Both the bath rooms will be made properly functional with installation of tiles and change of water pipes and other fittings. • The wall in the room where Society is running its office and where record is kept, will be removed and a door will be installed for creating a passage on the back-yard.

		<ul style="list-style-type: none"> • The back-yard will be divided into two rooms. In one room, the spare Almirahs and records will be shifted and in the other room the stores will be shifted. • The kitchen will also be renovated properly with installation of tiles, slab and sink, etc. • One room will be converted into Senior Citizen's room with installation of AC and provision for proper furniture and facilities. <p>The estimated cost on renovation has been worked out to Rs.5.00 lakhs.</p>
5.	Parking Issues	A Committee comprising of members from the Managing Committee as well as from the residents has been constituted to properly manage the Parking problem in the Society. Meeting of the Parking Committee was held on 22 nd January, 2022. A circular based on the recommendations of the Parking Committee has already been issued on 24 th January, 2022.
6.	<p>i. Instructions will be issued requesting all members to fix pipes in the A/C outlets to avoid flowing down of water from the A/Cs in the open.</p> <p>ii. Strict instructions will be issued to the flat owners to remove the pipes connected between the overflow outlets of the overhead water tanks with the drainage pipes, failing which the Plumber will be asked to disconnect the same.</p>	Instructions were issued in the past and have been reiterated vide circular dated 23 rd May, 2022.
7.	No tenant would be allowed until all dues are cleared by the flat owner.	This is being adhered to. However, there is only one case in respect of Flat No.B-83 which has been rented out and dues are also outstanding. Matter is being pursued with the flat owner for clearance of dues.
8.	Senior citizen room will be made ready in one of the rooms of the Society's office.	Till the renovation of the Society's office is done, facilities for Senior Citizens are already provided in the main Hall of the Societies office, where Carom Board has also been provided and arrangement for drinking water has also been made.
9.	No extra sewer connection will be permitted with the Main Sewer and any such connection should be made with the	This is being adhered to.

	Sewer in the Shaft only.	
10.	Repairs to the Boundary Wall/Space under the Pillars, etc under the Area MLA funds:	<p>Matter was followed with Shri Desh Raj (who looks after this work on behalf of Shri Shri Satyender Jain) and two meetings have been held with him in this regard. Shri S.P. Singla, Secretary and Shri Anil Kumar, Jt. Secretary also met Shri Satyender Jain on 15th May, 2022.</p> <p>Shri Satyender Jain has expressed difficulties in sanctioning the work due to paucity of funds and advised that we should wait for atleast 3-4 months.</p> <p>We will again meet him at the appropriate time.</p>
11.	Amendment to the Bye-Laws of the Society:	<p>Matter has been pursued with the Registrar's office on regular basis and Shri S.K. Bansal, President, Shri Mukesh Goel, V.President, Shri S.P. Singla, Secretary, Shri Anil Garg, Jt. Secretary and Shri Suresh Gupta met the Registrar and they have informed that the proposal has been submitted by them to the higher officers for approval.</p>
12.	Cleanliness of the Society:	<p>Cleanliness of the Society is being ensured to the best possible extent. The sweepers have been further instructed to ensure proper brooming. There is also considerable improvement in the defecation by the pet dogs and the pet dog owners have been strongly advised to clean the same.</p>

Jain Sanjeev Kumar & Associates**Chartered Accountants**

C-2/12, Sector-11, Rohini

New Delhi – 110085.**INDEPENDENT AUDITOR'S REPORT**

To
The Members Of
Pundrik Co-Operative Group Housing Society Ltd.
D-177, Pundrik Vihar, Opp. D-Block Saraswati Vihar, Pitam Pura
New Delhi – 110 034

Report on the audit of the financial statements**Opinion**

We have audited the accompanying financial statements of Pundrik Co-Operative Group Housing Society Ltd. ("the Society") which comprise the Balance Sheet as at 31st March 2022 and Income & Expenditure Account and Receipts & Payments Account for the year then ended and .

Further to our comments / observations given in the reporting annexures (informatory, Part-A, Part-B, Part-C), we report that in our opinion and to the best of our information and according to the explanations given to us the aforesaid financial statements give the information required by the Delhi State Cooperative Societies Act, 2003 ('Act') and Delhi State Cooperative Societies Rules, 2007 ('Rules') and in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India, of the state of affairs of the Society as at March 31, 2022, its excess of income over expenditure and receipts & payments for the year ended on that date.

Basis for opinion

We conducted our audit in accordance with the standards on auditing issued by the ICAI. Our responsibilities under those Standards are further described in the auditor's responsibilities for the audit of the financial statements section of our report. We are independent of the Society in accordance with the code of ethics issued by the Institute of Chartered Accountants of India together with the ethical requirements that are relevant to our audit of the financial statements under the provisions of the Act and the rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the code of ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation of these financial statements that give a true and fair view of the financial position and financial performance of the society in accordance with accounting principles generally accepted in India. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding the assets of the Society and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the standalone financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

Auditor's responsibilities for the audit of the financial statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is



- higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Evaluate the overall presentation, structure and content of the Financial Statements, including the disclosures, and whether the Financial Statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

From the matters communicated with those charged with governance, we determine those matters that were of most significance in the audit of the financial statements of the current period and are therefore the key audit matters. We describe these matters in our auditor's report unless law or regulation precludes public disclosure about the matter or when, in extremely rare circumstances, we determine that a matter should not be communicated in our report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest benefits of such communication

Report on other legal and regulatory requirements

As required by the Delhi Cooperative Societies Act, 2003 we have given our comments / observations in the reporting annexures (informatory, Part-A, Part-B, Part-C). Further to our comments / observations given above we report that :

- We have sought and obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purposes of our audit.
- In our opinion, proper books of accounts as required by law have been kept the society, so far, as appears from our examination of such books.
- The Balance Sheet, Income & Expenditure Account and Receipts & Payments Account dealt with by this report are in agreement with the books of accounts.

Place: New Delhi
 Dated : 01.06.2022
 UDIN : 22094285AKCKPU6810

For Jain Sanjeev Kumar & Associates
 Chartered Accountants
 F.R.N. - 008231C



Sanjeev
 (Sanjeev Kumar Jain)
 F.C.A. (M.N. 094285)

AUDIT REPORT

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Name & Address of the Society	: PUNDRIK CO-OP. GROUP HOUSING SOCIETY LTD D-177, PUNDRIK VIHAR, PITAM PURA, NEW DELHI.
No. & Date of Registration	: 61 (G/H) DL 14/07/1971
Period of Current Audit	: 01/04/2021 to 31/03/2022

PART - "A"

Objective/Suggestions of Previous year / Current year Audit	
1.	None

PART - "B"

1.	Is the society functioning from the Registered Office and the members are being allowed to inspect the documents of the society including audit report as per provisions of Rule 80(8) of the Delhi Cooperative Society Rules, 2007 ?	Yes being complied with.
2.	Whether the Society periodically reconciles its accounts with the accounts of the members, outside parties including banks at the close of the Cooperative Year with General Cash Book?	Account of members, outside parties, banks are being periodically reconciled except old brought forward construction money and land money.
3.	Whether the Society has raised funds, so as to conform to the provisions of the Rule 65 of the Delhi Cooperative Society Rules, 2007 and the Society has restricted its borrowings to the borrowing powers, as approved by the Registrar from time to time?	During the year no funds raised and also no borrowing was made.
4.	What is the Debt Equity Ratio of the Society and how the Society proposes to discharge its Debt Liability?	Not applicable
5.	What has been the lending policy of the Society? Whether the Society is extending loans to its members within their borrowing limits? In case the Society is granting loans to other parties, what is the general loan policy and how far the interest of the Society has been secured against proper interest of the Society has been secured against proper tangible or intangible securities? When and what point of time, a debt is considered bad debt ripe enough to initiate legal action to recover demand?	Not applicable as society does not lent the money.
6.	Whether the Managing Committee has implemented/carried out the decisions of the General Body in letter and spirit keeping in view of the best interest of the members of the Society, in accordance with the Cooperative Principles? (C.A. will give his comments on the appointment of Architects, Building Contractor and other contracts etc.)	Yes
7.	Number of unresolved disputes position of Society as also the steps taken to resolve disputes at various forum. C.A. is also required to give his comments on complaints received against the Society by the department.	Nil
8.	Details of claims if any against the members and outside parties, not being pursued properly and proceedings not launched within period of limitation.	No such material claim / dispute.
9.	In respect of Group Hosing Society whether managing committee or any sub-committee is exercising the financial/material management and control to keep the project cost as low as possible? What is the allotment policy of the Society with particular reference to categorization of members both for the purpose of getting building plans approved as also handling over the possession of flats?	N.A.
10.	Has the Society been holding meeting or various committees including General Body and proper records of proceedings are being maintained In the Proceeding Register?	Register of proceedings of managing committee meetings as well as register of general body meetings are maintained
11.	List of members with their ledger balances at the close of the	List of members without their ledger



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	Cooperative year. A separate list of changes on account of resignations, expulsions and whether rules/instructions in this behalf have been properly complied with?	balances at the close of the Co-Op year is attached. A separate list of changes on account of resignations, expulsions is attached. The society is properly complying with rules / instructions in this behalf.
12.	Without prejudice to the generality of the provisions contained in Cooperative Societies Act, 2003 and Delhi State Cooperative Societies Rules, 2007 framed there under, the Auditor shall state if any of the office bearers suffers from the disqualifications contained in section 35(7) read with rule 54 & 55.	No
13.	Whether the Society is incurring expenditure in accordance with the approved budget and if not, indicate the lapses?	Yes
14.	Whether the Society is periodically reviewing the Fixed Assets also the Cash Credit Limits vis-à-vis Loans extended on the basis of goods hypothecated to the Co-Op. Society.	Yes
15.	Whether the monthly expenditure of the Society is being approved in the ensuring M.C. meeting, if not, reason for the same must be explained in details?	Yes
16.	In respect of T/C Societies including Co-Op. Banks and Stores whether the respective Co-Op. Society is reviewing the cash credit limit and restricting its future loaning/credit to good parties only?	N.A.
17.	A certificate shall be obtained from the custodian of records regarding documents and cash certifying the possession there of along with certificate of C.A. regarding details of books of accounts seen and signed by him.	Attached
18.	The details of various bank accounts being maintained by the Society as also the securities and investments of the society along with the addresses, a/c nos. of the banks and comments on the Bank Reconciliation Statement.	Attached
19.	Comments on each and every items of Balance Sheet and Profit & Loss A/c.	All the items are self explanatory / well supported by detailed statements hence no separate comments.

PART - "C"

Objective/Suggestions of Current Audit	
1.	None

Place: New Delhi
Dated : 01.06.2022
UDIN : 22094285AKCKPU6810

For Jain Sanjeev Kumar & Associates
Chartered Accountants
F.R.N. - 008231C



Sanjeev
Sanjeev Kumar Jain
F.C.A. (M.N. 094285)

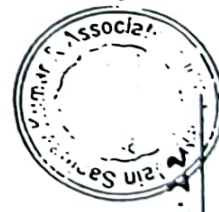
PUNDRIK CO-OPERATIVE GROUP HOUSING SOCIETY LTD.
D-177, Pundrik Vihar, Opp. D-Block, Saraswati Vihar, Pitam Pura, New Delhi-110034.

BALANCE SHEET AS ON 31ST MARCH, 2022

PREV. YEAR	LIABILITIES	CURRENT YR.	PREV. YEAR	ASSETS	CURRENT YR.
21400.00	Share Capital	21400.00	711385.64	FIXED ASSETS:	621205.47
23392041.00	Construction Money	23392041.00	23251417.86	as per chart attached	
1070000.00	Land Money	1070000.00	1232392.48	CAPITAL ASSETS:	23251417.86
2294676.91	RESERVE & SURPLUS:	2487276.91	23251417.86	Cost of Construction	1232392.48
1829871.00	Building Maintenance Fund	1851271.00	4483221.00	Cost of Land	4886545.00
	Building Replacement Fund		4063.00	CURRENT ASSETS:	16264.00
659594.18	Income over expenditures:		9339.96	Fixed Deposits + Inti. Accrued	9563.56
	Balance B/F	659594.18	34632.45	Cash in hand	14975.45
	For the year	154333.78	259240.50	Saving Bank Account (IOB)	288543.05
333828.00	CURRENT LIABILITIES:	813927.96	7800.00	Saving Bank Account (SBI)	7800.00
162672.00	Deposit for DJB	333828.00	7375.00	Saving Bank Account (UBI)	7375.00
49000.00	Lease Money Deposits	154872.00	22855.00	Security with DJB	7375.00
	Security (water)	64000.00	17211.00	Security with MCD	15055.00
7181.00	Expenses Payable		25110.00	Advance for cable t.v.	0.00
44810.00	Audit Fee	7089.00	16000.00	TDS 2020-21	43000.00
8000.00	Electricity Exp.	42315.00	0.00	Colony Maintenance recoverable	8000.00
173370.00	Professional Exp Payable	5000.00		Advance to Staff	23434.00
20200.00	Salary Payable	184050.00		TDS 2021-22	
300.00	Colony Maintenance (advance)	8600.00			
	TDS PAYABLE	0.00			
3006844.08		30435670.87	3006844.08		30435670.87
			0.00		0.00

As per our audit report of even date attached

for Jain Sanjeev Kumar & Associates
Chartered Accountants
F.R.N. - 008231C



Sanjeev Kumar Jain
(Sanjeev Kumar Jain)
F.C.A. (M.N. 084285)
New Delhi: 1.6.22

S.K. Jain
PRESIDENT

Hony. Secretary
HONY. SECRETARY

Treasurer
TREASURER

UDIN: 22094285AKK PUGA10

INCOME & EXPENDITURE ACCOUNT FOR THE YEAR ENDED 31ST MARCH, 2022

PREV. YEAR	EXPENDITURE	CURRENT YR.	PREV. YEAR	INCOME	CURRENT YR.
32891.00	AMC Intercom	36180.00	3103000.00	Colony Maintenance Receipts	3210000.00
7181.00	Audit Fee	7089.00	17689.00	Interest on saving bank	13829.00
808.28	Bank Charges paid	1304.85	232874.00	Interest on FDRs	220401.00
123.00	Conveyance Exp.	1800.00	106360.00	Miscellaneous Income	141815.00
435869.00	Colony Maintenance Exp.	318739.00	8145.00	MLF	5330.00
1137.00	Co-op. Education Fund	2252.00	65300.00	Other Charges for repair	49800.00
123995.18	Depreciation	108180.37	21000.00	Airtel Fiber Receipts	0.00
567420.00	Electricity Exp.	600435.00			
30920.00	Festival Exp.	74337.00			
8766.00	Income tax	34123.00			
0.00	Legal Fee	2500.00			
15258.00	Meeting / AGM Exp.	24620.00			
429.00	Postage Exp.	534.00			
16458.00	Printing & Stationery	14035.00			
154455.00	Hut Renovation Expenses	0.00			
19300.00	Professional Expenses	7000.00			
3655.00	Telephone Exp.	1202.00			
1999000.00	Salary	2147470.00			
23925.00	Airtel Fiber Exp.	0.00			
0.00	Water Expenses	108040.00			
112579.55	Excess of income over exp.	154333.78			
<u>3554188.00</u>		<u>3641975.00</u>	<u>3554188.00</u>		<u>3641975.00</u>
0.00			0.00		0.00

As per our audit report of even date attached

for Jain Sanjeev Kumar & Associates
Chartered Accountants
F.R.N. - 008231C



Syeev
(Sanjeev Kumar Jain)
F.C.A. (M.N. 084285)
New Delhi: 1-6-2022

[Signature]
PRESIDENT

[Signature]
HONY. SECRETARY

TREASURER

UDIN: 22094285AKKPU6810

RECEIPTS & PAYMENTS ACCOUNT FOR THE YEAR ENDED 31ST MARCH, 2022

PREV. YEAR	RECEIPTS	CURRENT YR.	PAYMENTS	PREV. YEAR	CURRENT YR.
217364.00	Opening Balances:		Annual Maintenance Contracts (AMC)	32891.00	
9124.50	Cash in hand	4063.00	Audit Fee payable	7119.00	36180.00
390621.95	Saving Bank A/c (IOB)	9339.96	Bank Charges paid	608.29	7181.00
347773.75	Saving Bank A/c (SBI)	34632.45	Lease Money Deposit	20000.00	1604.85
3310001.00	Saving Bank Account (UBI)	259240.50	Colony Maintenance paid / payable	435969.00	25000.00
	Fixed Deposits (SBI)	4468221.00	Conveyance Exp.	123.00	318739.00
			Co-op. Education Fund	1137.00	1600.00
			Electricity paid / payable	620170.00	2252.00
			Festival Exp.	30920.00	602930.00
			Water Expenses	0.00	109040.00
			Salary	1965560.00	2136790.00
			Meeting / AGM Exp.	15258.00	24820.00
			Legal Expenses	0.00	2500.00
			Professional Exp	17300.00	10000.00
			Postage Exp.	429.00	534.00
			Printing & Stationary	16458.00	14035.00
			Repair security refunded	23000.00	46000.00
			T.D.S.	17211.00	300.00
			Telephone paid / payable	3655.00	1202.00
			Income Tax	0.00	18152.00
			Hit Renovation Expenses	154455.00	0.00
			Advance To Staff	16000.00	0.00
			Oxygen cylinders	22420.00	0.00
			CCTV Camera	12200.00	0.00
			Airtel fiber Expenses	23926.00	0.00
			Booster Pump	0.00	16000.00
			TDS 2021-22	0.00	23434.00
			Closing Balances:		
			Cash in hand	4063.00	16264.00
			Saving Bank Account (UBI)	259240.50	294543.05
			Saving Bank Account (IOB)	9339.96	9563.56
			Saving Bank Account (SBI)	34632.45	14975.45
			Fixed Deposits	4468221.00	4886545.00
<u>6232403.20</u>		<u>6697321.91</u>		<u>6232403.20</u>	<u>6697321.91</u>
				0.00	0.00

As per our audit report of even date attached

for Jain Sanjeev Kumar & Associates
 Chartered Accountants
 F.R.N. - 008231C
 New Delhi

Syreen
 (Sanjeev Kumar Jain)
 F.C.A. (M.N. 094285)
 New Delhi

Sitaram
 PRESIDENT

Sanjay
 HON'Y. SECRETARY

Sanjay
 TREASURER

PUNDRIK CO OP GROUP HOUSING SOCIETY LIMITED PITAMPURA DELHI-34
DEPRECIATION CHART AS ON 31.03.2022

PARTICULAR	WDV AS ON 1.4.2021	ADDITIONS	SALE	TOTAL	LATE OF DE	DEP	NET AS ON 31.3.2022
AIRCONDITIONER	16084.29	0.00	0.00	16084.29	15%	2412.64	13671.65
BARDEDWIRE	40202.07	0.00	0.00	40202.07	15%	6030.31	34171.76
BOOSTER PUMP	31162.15	23000.00	7000.00	47162.15	15%	5349.30	41812.85
CCTV CAMERA	273081.11	0.00	0.00	273081.11	15%	40962.17	232118.94
COMPUTER	173.52	0.00	0.00	173.52	40%	69.41	104.11
CYCEL RICKSHAW	66.47	0.00	0.00	66.47	15%	9.97	56.50
DRILL MACHINE	1606.84	0.00	0.00	1606.84	15%	241.03	1365.81
EPBX	303391.48	0.00	0.00	303391.48	15%	45508.72	257882.76
FURNITURE & FIXTURE	8262.00	0.00	0.00	8262.00	10%	826.20	7435.80
FANS	1643.69	0.00	0.00	1643.69	15%	246.55	1397.14
MUSIC SYSTEM	13546.44	0.00	0.00	13546.44	10%	1354.64	12191.80
WATER METER	3108.78	0.00	0.00	3108.78	10%	310.88	2797.90
OXYGEN CYLINDERS	19057.00	0.00	0.00	19057.00	15%	2858.55	16198.45
	711385.84	23000.00	7000.00	727385.84		106180.37	621205.47


 PRESIDENT

 SECRETARY
 SECRETARY TREASURER
 The Pundrik Co-op. Group Housing Society Ltd.

THE PUNDRIK COOPERATIVE GROUP HOUSING SOCIETY LIMITED
D-177, Pundrik Vihar (Opp. D-Block, Sarswati Vihar) Pitampura, Delhi-110034
[Regd No. 61(H) Dated 14-7-1971]

Dated 2nd June, 2022

ANNUAL GENERAL BODY MEETING OF THE SOCIETY

Dear Members,

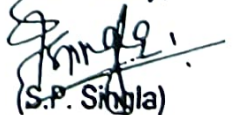
In accordance with the provisions under section 31 (1) of the Delhi Cooperative Societies Act, 2003, it has been decided by the Managing Committee to hold the Annual General Body Meeting (AGM) of the Society on **Sunday, the 19th June, 2022 at 10.00 AM** at Satsang Bhawan, Pundrik Vihar, Delhi. In the absence of requisite quorum within 30 minutes of the start of the meeting, there will be a further break of 15 minutes and thereafter the meeting will be started at 10.45 AM without waiting for the quorum. Agenda of the meeting will be as follows:

- Item No. 1: Condolence in the memory of members/residents, who have expired after the last AGM held on 14.11.2021
- Item No.2: Confirmation of the minutes of the last AGM held on 14.11.2021 (Copy of the Minutes enclosed- Annexure-I).
- Item No.3: Action taken on the decisions taken in the last AGM (Annexure-II)
- Item No.4: Approval to the Annual Accounts of the Society for the year 2021-22 (Annexure-III)
- Item No.5: Maintenance issues of the Society, if any and views/suggestions of members.
- Item No.6: Any other matter with the permission of Chair.
- Item No.7: Election for the new Managing Committee and polling, if necessary will be held from 2.00 PM to 6.00 PM. Election Notice dated 18.5.2022 alongwith the corrigendum dated 20th May, 2022 issued by the Election Officer is enclosed (Annexure-IV).

[Lunch will be served at 1.00 PM]

All Members of the Society are cordially invited and requested to attend the Annual General Body meeting on the **19th June, 2022 at 10.00 AM**.

Yours sincerely,



(S.P. Singla)

Honorary Secretary

Copy to:

1. Registrar of Cooperative Societies, Govt. of NCT Delhi, Parliament Street, New Delhi-110001
2. Notice Board of the Society

THE PUNDRIK COOPERATIVE GROUP HOUSING SOCIETY LIMITED
D-177, PundrikVihar (Opp. D-Block, SarswatiVihar) Pimpapura, Delhi-110034

Regd No. 67(H) Dated 14-7-1971

Website: <http://www.pundrikhousingociety.com/>

Dated: 26th November, 2021

MINUTES OF THE ANNUAL GENERAL BODY MEETING OF THE PUNDRIK COOPERATIVE GROUP HOUSING SOCIETY HELD ON 14th NOVEMBER, 2021 AT SATSANG BHAWAN, PUNDRIK VIHAR, DELHI-110034

1.1 The meeting, which was scheduled to be held at 10.30 AM, was adjourned after waiting for 30 minutes due to lack of requisite quorum and thereafter the meeting was held without waiting for the quorum at 11.15 AM in terms of Rule 48 (3) of the Delhi Cooperative Societies Rules, 2007. Meeting was presided over by Shri S.K. Bansal, President of the Society.

1.2 Shri S.P. Singla, Secretary, welcomed the participants and stated that this AGM is being held in a short interval of about 7 months only since the last AGM was held on 21st March, 2021 on account of Covid-19 restrictions. He expressed sympathies and condolences to the families who lost their near and dear ones during the second wave of pandemic.

Item No. 1: Condolence in the memory of members/residents who have passed away after the last AGM held on 21.3.2021

1.3 Three times 'Gayatri Mantra' was recited and one minute's silence was observed in the memory of following members/residents of the Society, who have passed away after the last AGM held on 21.3.2021:

S No	Date	Flat No	Name	Relationship
1	16-04-2021	D-199	Sh. Sunit Sethi	Tenant
2	25-04-2021	C-116	Sh. Rai Ram Gaudam	Husband of Smt Radha Rani
3	25-04-2021	C-133	Sh. Parulj Gang	Tenant
4	26-04-2021	C-151	Smt Bama Gupta	Wife Sh. R. S. Gupta
5	27-04-2021	C-142	Smt Radha Rani	Wife Sh. Bhan San Jindal
6	30-04-2021	C-148	Smt Sunita Gupta	Wife Sh. Rajesh Gupta (Tenant)
7	02-05-2021	B-59	Sh. J P Wadia	Sho Sh. Das Raj Wadia
8	03-05-2021	B-77	Smt Raj Kumari Gupta	Wife Sh. Raj Kumar Gupta
9	04-05-2021	D-207	Sh. Sashi Kumar Gupta	Sho Sh. Mitlar San Gupta
10	07-05-2021	C-145	Sh. Tej Singh	Husband of Smt. Vinodesh
11	09-05-2021	D-169	Sh. P K Gang	Sho Sh. Rula Ram
12	10-05-2021	D-163	Sh. Yash Pal Gupta	Elder Brother Sh. D P Gupta
13	10-05-2021	C-137	Sh. Vinod Bansal	Younger Brother Sh. S K Bansal
14	10-05-2021	B-64	Smt Leela Vati	Wife Sh. Mohinder Singh
15	22-05-2021	B-111	Sh. S K Parashar	Tenant
16	08-07-2021	D-211	Smt Kusina Devi	Wife Sh. Prem Goyal
17	04-07-2021	A-27	Smt Urmila Gupta	Wife Shri Vijay Kumar Gupta, Ex-Secretary of the Society

Item No. 2 Confirmation of Minutes of the last AGM held on 21st March, 2021:

2.1 It was brought out that the Minutes of the last AGM held on 21.3.2021 were circulated to all members on 30th March, 2021. The same were again enclosed with the AGM Notice dated 26th October, 2021. Though, efforts were made to cover all the points of discussion and decisions in the minutes, written suggestions were received from the following members for amendments to the minutes:

(1) Shri M.D. Chandrula (A-4):

1) Vide his letter dated 10.9.2021, he has stated that it was decided by members during AGM held on 21.3.2021 that "No one shall be allowed to check the cashbook except the person/persons authorized by the Managing Committee". This decision was not reflected in the minutes. In this connection, it was clarified that the point raised by Shri Chandrula was suitably recorded in the minutes. Nevertheless, the managing committee will follow the provisions of DCS Rules and Act in the matter of permitting any member for inspection of records.

2) He also mentioned in the meeting that the views recorded against his name that "The Society needs sufficient funds for further improvement and development activities, which is a continuous process" were not made by him but were perhaps expressed by some other member. In this connection, it was clarified that he had not given any written comments earlier on this point and therefore the objection cannot be considered at this stage.

2.2 Hence, it was felt that there was no need to make any amendment in the minutes in respect of the points made by him.

(2) Shri V.K. Bansal (C-129) and Shri Rajan Gupta (C-147):

2.3 Vide their joint letter 14.4.2021, they had pointed out that a number of observations made by them and by some other members have not been reflected properly in the minutes. The House was informed that instead of proposing any specific amendment to the minutes, they have made further comments/observations/suggestions, etc. on the discussions held and the decisions taken in the AGM. In this connection, it was informed that detailed replies in this regard were sent to them vide Society's letters dated 15th April, 2021 and 20th July, 2021 giving point-wise clarifications and intimating that in so far as the Managing Committee is concerned, all major points discussed in the AGM as well as decisions were covered in the minutes.

2.5 It was also brought out that they have written a letter dated 15th March, 2021 to the Registrar of Cooperative Societies and another letter dated 12th September, 2021 to the Society (running into about 50 pages) casting baseless and undue aspersions against the functioning of the Managing Committee. Both the letters have also been replied.

2.6 The President gave few examples of what they have written in their complaints and offered to read the contents of their letter dated 12th September, 2021 and stated that we were ready to give them opportunity to bring out any specific issue pertaining to amendment in the minutes before the AGM. However, since they were not present in the AGM, the matter was not discussed further and the the House also did not show any interest in the same.

2.7 After discussion, the House unanimously passed the minutes of the last AGM held on 21.3.2021 without any amendments.

Item No. 3: Achievements & action taken report on the decisions of the last AGM held on 21.3.2021:

3.1 Shri S.P. Singh stated that the lockdown situation and other restrictions during the second wave of Covid-19 outbreak from Mid April to Mid July 2021 had affected the normal functioning of the Society. However, the Managing Committee with the cooperation and support of all the residents tried its best to maintain the essential services like uninterupted water supply, regular cleanliness, security services and availability of other maintenance staff even during the peak of the 2nd wave of this deadly infectious disease. A number of residents also came forward to render all possible assistance to the affected families in the Society for supply of food, medicines and other essential items. The Society particularly appreciated the efforts of various members/residents for arranging Oxygen Cylinders during the extremely difficult situation at that time. The Society with the active assistance of some of its members arranged frequent spray for sanitizing the Society. Due to very short time available after the last AGM, though a number of decisions have been implemented, but some matters are still under process. Though the Action Taken Report was been shared with the members along with the Agenda for the AGM, the following major achievements were highlighted:

S.No.	Action Taken
1.	Cash and Accounts: Cash limit of Rs. 25,000/- is being maintained and the Asset Register has been prepared.
2.	Building Maintenance Fund: MC had decided the names for the Committee and letter was written to them for their consent. However, it is now considered desirable to wait for the outcome of the response of Shri Satyender Jain, Hon'ble Minister to the proposal of the Society for construction of boundary wall and other works of the Society from the MLA fund so that a view on development plan is taken in totality.
3.	Office Assistant-cum-Care Taker will be engaged for the Society: A suitable and well qualified person has been identified. However, this needs to be re-considered by the AGM keeping in view the financial position of the Society to meet the additional expenditure of Rs.2,40,000/- on this account.
4.	Parking of vehicles: Circular was already issued dated 6 th April, 2021. Further, letter will be issued to the residents who are doing back to back parking. However, it is observed that there are still some problems about the parking of vehicles. We welcome suggestions for bringing further improvement in the matter.
5.	Problem of Pet Dogs: Letters were issued to individual pet dog owners for compliance of the requisite legal requirements. After consistent personal follow up, all the pet dog owners have now furnished the vaccination reports.
6.	Renting of Flats: Circular issued dated 6 th April, 2021 and the renting of flats is being allowed only on the furnishing of requisite documents.
7.	Revamp of the Society's website: Society's website has been considerably improved with the updating of information and putting up email ID and Mobile Number of the Society on the website. It was also brought out that ours is one of the very rare Societies whose websites are active.
8.	CCTV cameras: Proper functioning of the CCTV Cameras is being ensured.
9.	Removal of dangerous/ leaning trees: Necessary action is being taken by approaching the Horticulture Department of MCD.
10.	Restarting of Homeopathic Dispensary: Doctor is visiting every Saturday and has assured to increase her visits in future.
11.	Repairs/Renovations In Flats: Circular already issued dated 6 th April, 2021. Every member/resident, who wants to undertake repair/renovation of his/her flat, is required to specify in the application about the details of repair work with the undertaking for adhering to the norms.
12.	Repairs In Shafts: This will be planned along with the retrofitting requirements as per outcome of the Structural Audit Report. However, the PWD Engineer has assured that the repair of floors in the shafts is covered under the proposed works by the PWD under the Local Area MLA fund.
13.	Repairs of floors under the Pillars: This work is also part of the proposed works by the PWD under the Local Area MLA fund.
14.	Repairs to the Boundary Wall: Shri S.K. Bansal, President, Shri Mukesh Goel, V.President, Sh. S.P. Singla, Secretary and Shri Anil Garg, Jt. Secretary accompanied by Shri Amit Singal (D-209) and Shri Desh Raj ji met Shri Satyender Jain, Hon'ble Minister on 24.7.2021 at his Civil Lines bungalow and letters were handed over for our request for expediting the boundary wall work of our Society. Besides, requests were also made for installation of tiles on the flooring under the pillars, supply of additional steel benches, Steel Gate, LED lights, etc. After continuous follow up, the concerned engineers of PWD have already visited the Society for survey and preparation of estimates. As per latest development, it is understood that the PWD has prepared the estimates of work and the file is ready for seeking necessary approvals. Matter will be followed up with the PWD and office of Shri Satyender Jain for expediting the approval to the work.
15.	Amendment to the Bye-Laws of the Society: Reminder Letter dated 8 th July, 2021 issued to the Registrar as per Rule 12(8) of the DCS Rules for approving the amendments. Registrar's office asked for copies of some documents which have been furnished. Decision of the RCS is awaited.

16.	Meeting with the residents: Meeting was already held on 26 th September, 2021 and the minutes were circulated on 18 th October, 2021.
17.	Senior Citizen's Room: It has been decided that the Senior Citizen's can utilize the Hall in the Society's office for recreational activities. A Carom Board has already been provided for the present and more items can be added later on based on needs and suggestions from Senior Citizens. One Room will be made ready for Senior Citizens' recreational activities after renovation of Society's office.
18.	Cleanliness of the Society: Cleanliness of the Society is being ensured to the best possible extent. The sweepers have been further instructed to ensure proper brooming. There is also considerable improvement in the defecation by the pet dogs and the pet dog owners have been strongly advised to clean the same.
19.	Diwali Festival: Lighting was done in the Society. On this occasion, each worker was given Rs.1500/- in cash. The Security Guards were also suitably rewarded by giving them cash incentive of Rs.1,500/- each for the exceptional and additional services performed by them during 2 nd Wave of Covid-19
20.	Number plates on flats: Number plates on most of the flats have been fixed.

3.2 Shri Singla raised the point that the Society is facing practical difficulties in adhering to Cash-in-Hand Limit of Rs.25,000/- at every point of time since on certain occasions cash is deposited by the members resulting in minor increase in the Cash and it is not possible to go to the Bank frequently for depositing small amounts of Rs.2,000/- or so. He proposed to increase this limit between 25,000/- to Rs.50,000/-. He mentioned that while the Society will try to adhere to the cash limit of Rs.25,000/- but due to exceptional circumstances, amount will not be allowed to cross Rs.50,000/-.

3.3 Shri Rakesh Gupta (A-19) suggested the provision that while the Cash-in-Hand limit should be kept at Rs.25,000/- but crossing of limit upto Rs.50,000/- in exceptional circumstances would not be challenged. Appreciating the situation and size of the Society, the House unanimously agreed to this suggestion.

Agenda Item No. 4: Audited Accounts of the Society for the year 2020-21.

4.1 Shri Suresh Gupta, Treasurer informed that the accounts of the Society have been audited by M/s Jain Sanjeev Kumar & Associates, the empanelled auditor from the Registrar. The audited accounts have also been submitted to the Registrar's office, as required under the Rules. Copy of the audited accounts has already been enclosed with the agenda for the AGM meeting. He also confirmed that as per decision of the last AGM, separate heads of 'Salaries' and 'Professional Expenses' have been opened to bring more transparency in the compilation of accounts. He also confirmed that there are no actionable observations/objections by the Auditors.

4.2 The House appreciated the efforts of Shri Suresh Gupta, Treasurer and other MC members associated with the compilation/preparation of accounts and unanimously passed the Annual Audited Accounts of the Society for the year 2020-21.

Item No. 5: Budget of the Society and maintenance charges :

5.1 Shri Singla presented the estimates of receipts and break-up of expenditure under major heads for 2021-22 and 2022-23 based on the actual expenditure for 2020-21 and first six months of expenditure in 2021-22, as follows:

HEAD OF EXPENDITURE	Actual 2020-21	Estimated 2021-22	Estimated 2022-23
Electricity expenses	567420.00	648000	720000
Salaries	1999000.00	2200000	2420000
AMC Inter-com	329000	36180	36180
Other repairs	154455.00	100000	100000
Items/material for horticulture/parks, booster Pumps,Cctv Camera, Electrical Goods/Items for Plumber/Sweeping, etc.	436000.00	350000	450000
Telephone exp	3665.00	0	0
Photostat & stationery	16500.00	12000	12000
Festivals	31000.00	70000	80000
Agm Meeting Expenses	15300.00	30000	30000
Audit Fee & Maintenance of A/Cs	36500.00	25000	25000

Water Bill	0	106000	0
TOTAL AMOUNT	3292740.00	3577180.00	3873180.00
Per Flat per year	15387	16716	18099
Per Flat per Quarter	3847	4179	4525
Transfer to Building Replacement Fund (Actual Rs.32100 in 2020-21))	38	30	30
Building Maintenance Fund (Actual Rs.288900 in 2020-21))	337	270	270
TOTAL AMOUNT PER QUARTER	4222	4479	4825
IF Office Asstt.-cum-Caretaker is appointed (@Rs.20,000/- per month)	0	93*	280**
Grand total: Proposed Maintenance Charges	4222	4572	5105
	Presently charged Rs.4,000/- per quarter per flat	* Impact of 4 months' salary (Rs.80,000/-) in 2021-22	** Impact of 12 months' salary (Rs.2,40,000/-) in 2022-23

5.2 He briefly highlighted the position as follows:

- The existing maintenance charges of Rs.4000/- per quarter, per flat, were fixed in October, 2018 and have not been changed for the last three years.
- The expenses of the Society have increased substantially over this period mainly due to increase in the salary of staff, electricity expenses, etc.
- Besides this, as per decision of the last AGM, we need to appoint an office Assistant-cum-Care Taker which will involve an additional expenditure of Rs.2,40,000/- per year.

5.3 As per the budget statement, the position of estimated expenditure was indicated as follows:

- Actual expenditure during 2020-21 was Rs. 32,92,740/- + 3,21,000= Rs.36,13,740/- (4,222/- per quarter). However, it was managed with Rs.4,000/- per quarter due to miscellaneous income of Rs.4,51,168/-
- Based on the actual expenditure in first six months, the expenditure in 2021-22 is estimated at Rs. 38,33,980/- (Rs.35,77,180/-+Rs.2,56,800/-) This works out to Rs.17,916/- per year per flat i.e. Rs.4479/- per quarter per flat if atleast Rs.300/- per quarter is transferred to Building Maintenance Fund/Building Replacement Fund. If Caretaker is appointed from 1.12.2021, this will work out to Rs.4572/- per quarter.
- The expenditure in 2022-23 is estimated at Rs. 38,73,180/-+/- 2,56,800/=Rs.41,29,980/-. This works out to Rs.4825/- per quarter per flat if atleast Rs.300/- per quarter is transferred to Building Maintenance Fund/Building Replacement Fund. If Caretaker is appointed, this would work out to Rs.5105/- per flat.
- The managing committee after detailed analysis of the financial position and accounts proposed the increase in the maintenance charges from Rs.4,000/- per quarter to Rs.5,100/- per quarter.

5.4 Various members expressed their views and comments as follows:

(1) Shri N.D. Chandruka (A-4) made the following suggestions:

- i. Out of the total electricity expenses of about Rs.58,000/- per month, the street light bill alone is about Rs.20,000/- per month. This appears to be on the high side and needs to be looked into. If necessary, some expert advice may be sought to control the electricity expenses.
- ii. The major impact is on the increase in salary expenditure. He questioned the justification for 10% increase in the salary of staff every year. He suggested levying parking charges @Rs.150/- per month as well as to revise the repair charges between Rs.500/- to Rs.3,000/-.
- iii. Considering the estimated 10% increase in expenditure in the next financial year, he suggested that the maintenance charges can at the most be increased to Rs. 4,400/- to Rs.4,500/- per quarter.

(2) Shri P.C. Gupta (A-44) advised to consider the possibility of reducing the staff. Considering the miscellaneous income of the Society, he suggested that the maintenance charges should not be increased to more than Rs.4500/- per quarter.

(3) Shri K.C. Mallik (D-188) and Shri Ram Kumar Gupta (B-87): They supported the views for increasing the maintenance charges to Rs 4,500/- per quarter per flat and suggested reduction in the number of Security Guards

(4) Shri S.K. Bansal, President brought out that at presently, the office work and accounts of the Society are being managed very smoothly. Shri K.C. Bansal, Joint Treasurer sits in the office for about two hours daily to attend to all the work pertaining to collection of maintenance charges and issuing receipts, maintenance of all office records, disbursement of salary to the staff and making other payments from time to time, receipt and withdrawal of amounts from the Bank, receipt of all applications/letters/representations, including those relating to transfer of flats, nominations, repair of flats, etc. Even if the Office Assistant-cum-Caretaker is appointed, it is doubtful that he would be able to perform all these duties independently and still some office bears will have to assist him. He, therefore, felt that since the existing arrangement is working efficiently, we should avoid the additional financial burden of Rs,2,40,000/- per year, which works out to Rs.280/- per quarter per flat.

He, therefore, proposed to increase the maintenance charges to Rs.4,600/- per quarter taking into account the reduction of Rs.280/- per quarter due to non-appointment of the Caretaker and some miscellaneous income to the Society.

(5) Shri P.C. Gupta (A-44) did not support the aforesaid view and desired that the Office Assistant-cum-Caretaker should be appointed since it was already decided by the last AGM.

(6) Shri S.P. Singla, Secretary and Shri Suresh Gupta, Treasurer stated that the decisions taken in the previous AGMs can very well be reviewed and revised in the subsequently AGM.

5.5 After detailed discussion, the House decided as follows:

- 1) That the status quo may be maintained in the management of the office work of the Society and there is no need to put additional financial burden on the Society by appointment of any office Assistant-cum-Caretaker.
- 2) The House also approved the increase in maintenance charges to Rs.4,600/- per quarter per flat with effect from 1.4.2022.

Item No.6: Structural Audit of the Society:

6.1 Shri P.C. Gupta, Managing Committee Member was requested to brief the AGM about the action taken by the Society for conducting structural audit of the Society as per the Notification dated 1.9.2021 issued by the North Delhi Municipal Corporation based on the directions of the Hon'ble High Court of Delhi.

6.2 He apprised the House as follows:

6.2.1 A sub-committee comprising of (1) Shri S. P. Singla, Secretary; (2) Shri Anil Garg, Jt. Secretary; (3) Shri P.C. Gupta, Member and (4) Shri P.K. Aggarwal, Member was constituted to recommend a suitable auditor from the MCD empanelled structural auditors keeping in view their experience, quality and estimated cost to be charged. Shri S.K. Bansal, President coordinated with the work of the sub-committee.

6.2.2 Sub-committee called the following four Structural Auditors for detailed discussion to understand the process of structural audit to be carried out by them, etc:

- | | | | |
|----|--------------------------|-----|---|
| 1. | Shri Shiv Shankar Bansal | ... | 3-D, Space Interiors Services Pvt. Ltd., B-315, Prashant Vihar, Sector-14, Rohini Delhi-110085 |
| 2. | Shri Narinder Kumar | ... | PLL-INFRA, B-9 First Floor Housing Society, NDSE-1, New Delhi-110048 and N-7, Basement, Malviya Nagar, New Delhi-110017 |
| 3. | Shri Sada Shiv Ojha | ... | Swati Consultants, 504, Sachdeva Corporate Tower, Pft No. 8, Community Centre, Sector-8, Rohini, Delhi -110085 |
| 4. | Dr. Brijendra Singh | ... | B.S. Associates, CG-1/146-A, Vikas Puri, Near Mother Dairy, New Delhi |

6.2.3 Based on the offers received from the above Auditors and discussions held with them on the cost quoted by them and their professional experience, etc, all the four members of the sub-committee visited the office of Shri Shiv Shankar

Bansal and they were satisfied with the infrastructure of his office and the team of professionals working there. Besides that he has conducted Structural Audit of more than 12 Societies and some more are in hand.

6.2.4 Consideration the overall assessment of offers and the qualifications, experience and understanding of the work to be performed, as well as the cost to be charged, the Sub-committee has recommended the award of work to Shri Shiv Shankar Bansal at the cost of Rs.4,11,000/- + GST.

6.3 It was further clarified to the members as follows:

- The expenses on the structural audit amounting to Rs.4,11,000/- +GST would be met by the Society out of the Building Maintenance Fund without imposing any burden on the members.
- The minor repairs in the flats where samples will be taken by drilling, etc would be carried out by the Auditor.
- The matter regarding incurring of expenses on strengthening the structures in the individual flats or any retrofitting required as per report of the Structural Audit would be discussed and decided in the AGM which will be called for this purpose subsequently.

6.4 The House appreciated the efforts made by the M.C. in the matter and approved the award of work of Structural Audit to Shri Shiv Shankar Bansal at the cost of Rs.4,11,000/- +GST and aforesaid action plan.

Agenda Item No. 7: Action against the Defaulters:

7.1 It was informed that presently there are following two defaulters against whom three quarterly instalments of maintenance charges are due as on date:

S.No.	Flat No./Name of the Member	Amount due
1	B-83: Ms Jayati Walia, D/o Shri Mukesh Walia	13,290/-
2.	D-164: Smt. Santosh Kumari	12,740/-

7.2 Matter is being pursued with the concerned members for clearance of their dues. It was decided to issue notices to these defaulters under the DCS Act and Rules.

Agenda Item No. 8: Views/suggestions made by various members on the important issues for further development and betterment of the Society are as follows:

(1) Shri J.K. Gupta (B-67) put forth the following points/issues:

- i. The attendance of members in the AGM is very low and the Managing Committee should have approached and persuaded the members to attend the AGM in large numbers.
- ii. The Senior Citizen's and the renovation of Society's office should be done in a good manner.
- iii. The tendency of encroachment on the roads in the Blocks and in the shafts by certain residents should be stopped by strict enforcement, other-wise it will become a serious problem for the Society.
- iv. Parking problem, particularly the issue of reservation of the space by some residents and back to back parking, entry of non-stickered vehicles, etc should be solved on urgent basis.

(2) Smt. Sangeeta Jain (B-114): There is a serious problem of back-to-back parking in the Central Plaza by some residents treating it as their reserved space. They remove their one car and shift the second car in its place and pull the hand break, making it difficult for any other resident to park his vehicle in that place. She stated that a few back, they faced a very unpleasant situation on this issue. She suggested for issuing of strict instructions for parking of vehicles on first come first served basis and nobody should be allowed to reserve the space.

(3) **Shri Satish Gupta (B-73)**: He raised the following issues.

- i. Water motor for watering of plants around the boundary wall has been lying out of order for a long time and desired to know the reason for not getting it repaired.
- ii. Water pipes for watering of plants around the boundary wall are also broken and missing at many places.
- iii. 'Khad' should also be put in the 'Kyaris' around the boundary wall for proper development of the plants.

(4) **Shri N.D. Chandruka (A-4)**: He suggested the Society should consider making 50% reservation for women candidates in the Managing Committee to give them a fair deal.

(5) **Shri P.K. Aggarwal (B-92)**: He advised that the Managing Committee should not adopt casual approach on the burning issues like Parking Problem, creating Senior Citizens' Room, Renovation/Repairs of Societies' Office, encroachments in the Society, leakage/seepage in the flats due to the fault in the adjoining flat, etc and desired quick actions on such issues.

(6) **Shri Rajeev Gupta (A-11)**: He suggested that a Committee comprising of both from the members of the managing committee as well as from the residents should be constituted urgently to properly manage the Parking problem in the Society.

(7) **Shri Sonu Gupta (B-58)**: He suggested that a number of vehicles from the outsiders, i.e. belonging to those who are not living in the Society, are being parked in the Society. Similarly, a number of old vehicles are also parked, which are never used. Action should be taken for removal of these cars from the Society.

(8) **Shri S.P. Singla, Secretary (C-134)**: He suggested that we should issue strict guidelines and instructions that no one will be allowed to carry out structural changes/alterations, including the load bearing alterations, in the flats.

(9) **Shri Raghubir Garg (B-85)**: He raised the issue of flowing down of water from the A/C outlets. He suggested that instructions should be issued that the outlets should be connected with pipes.

(10) **Shri P.C. Gupta (A-44)**: He pointed that a number of residents have connected the overflow outlet of the overhead water tanks with the drainage pipes to hide the overflowing of water. This not only results in huge wastage of water but unnecessary pressure on the drainage system. He suggested that the plumber should be given strict instructions for removing these pipes and to replace the Valve Cocks wherever required.

(11) **Shri Anil Garg, Jt. Secretary (C-140)**: He suggested that the defaulters should not be allowed to rent out the flats unless they clear the dues. He also raised the issue that at the time of repairs/renovation of the flats, some flat owners are connecting the pipes with the Main Sewer, which can damage the Sewers. He suggested that it should be connected with the Sewer in the Shaft only.

DECISIONS TAKEN IN THE AGM

8. To sum up, the following decisions were taken by the AGM :

- 1) Annual Audited Accounts for 2020-21 were passed unanimously.
- 2) Maintenance charges would be increased from the existing amount of Rs.4,000/- to Rs.4600/- per quarter per flat with effect from 1.4.2022.
- 3) Though all efforts would be made to keep the Cash-in- Hand up to Rs.25,000/- but no objection would be raised if it reaches upto Rs.49,000/- on certain occasions in exceptional circumstances.
- 4) The status quo would be maintained in the management of office of the Society and there is no need to appoint any Office Assistant-cum-Caretaker to avoid any additional financial burden on the members.
- 5) The work order for Structural Audit would be entrusted to Shri Shiv Shankar Bansal of 3-D, Space Interiors Services Pvt. Ltd., B-315, Prashant Vihar, Sector-14, Rohini Delhi-110085 at a cost of Rs. 4,11,000/- +GST. The expenses will be met by the Society from the Building Maintenance Fund. The mechanism of meeting the expenditure on strengthening of structures in the individual flats and retrofitting required in the flats as per report and recommendations of the Structural Auditor would be considered for decision in the subsequent AGM to be called for this item.

- 6) The repairs and renovation of the Society Office would be carried out in a bofitting manner and the expenditure would be got approved/ratified in the next AGM.
- 7) A Committee comprising of members from the Managing Committoo as well as form the residents should be constituted to properly manage the Parking problem in the Society.
- 8) Senior citizen room will be made ready in one of the rooms of the Society's office.
- 9) No tenant would be allowed until all dues are cleared by the flat owner.
- 10) Instructions will be issued requesting all members to fix pipes in the A/C outlets to avoid flowing down of water from the A/Cs in the open.
- 11) Strict instructions will be issued to the flat owners to remove the pipes connected between the overflow outlets of the overhead water tanks with the drainage pipes, failing which the Plumber will be asked to disconnect the same.
- 12) No extra sewer connection will be permitted with the Main Sewer and any such connection should be made with the Sewer in the Shaft only.


(S.P. Singla)
Honorary Secretary


(S.K. Bansal)
President

To:

1. All Members of Pundrik Vihar.
2. Registrar of Cooperative Societies, Govt. of NCT Delhi, Parliament Street, New Delhi-110001(with a copy of the approved audited accounts for 2020-21)
3. Notice Board of the Society
4. Relevant File on the subject

Action taken Report on the decisions taken in the Annual General Body Meeting of the Pundrik Cooperative Group Housing Society Limited, Delhi-10034 held on 14th November, 2021

S.No.	Major Decisions taken	Action Taken on the decision
A.	DECISIONS OF THE AGM	
1.	Cash-in-Hand Limit: Taking into consideration the practical difficulties in adhering to limit of Rs. 25,000/- at every point of time and size of the Society, the House unanimously agreed to the suggestion that while the Cash-in-aid limit will be kept at Rs.25,000/- but no objection would be raised if it reaches upto Rs.49,000/- on certain occasions in exceptional circumstances.	The Cash-in- Hand is kept within the approved limits.
2.	The status quo would be maintained in the management of office of the Society and there is no need to appoint any Office Assistant-cum-Caretaker to avoid any additional financial burden on the members.	Status quo has been maintained in managing the office work.
3.	The work order for Structural Audit would be entrusted to Shri Shiv Shankar Bansal of 3-D, Space Interiors Services Pvt. Ltd., Delhi-110085 at a cost of Rs. 4,11,000/- +GST. The expenses will be met by the Society from the Building Maintenance Fund. The mechanism of meeting the expenditure on strengthening of structures in the individual flats and retrofitting required in the flats as per report and recommendations of the Structural Auditor would be considered for decision in the subsequent AGM to be called for this item.	The matter was considered in detail by the managing committee and it has been decided that since there is no immediate pressure from the MCD in the matter and most of the Societies have not taken any action in the matter so far, we may wait for further developments in the matter before taking any further action.
4.	The repairs and renovation of the Society Office would be carried out in a befitting manner and the expenditure would be got approved/ratified in the next AGM.	The management committee in its meeting held on 2.1.2022 has prepared a detailed action plan for renovation of Society's office, as follows: <ul style="list-style-type: none"> • The ceilings and walls will be re-plastered and all damaged portions due to falling of concrete/plaster, etc, will be repaired properly. • Both the bath rooms will be made properly functional with installation of tiles and change of water pipes and other fittings. • The wall in the room where Society is running its office and where record is kept, will be removed and a door will be installed for creating a passage on the back-yard.

		<ul style="list-style-type: none"> The back-yard will be divided into two rooms. In one room, the spare Almirahs and records will be shifted and in the other room the stores will be shifted. The kitchen will also be renovated properly with installation of tiles, slab and sink, etc. One room will be converted into Senior Citizen's room with installation of AC and provision for proper furniture and facilities. <p>The estimated cost on renovation has been worked out to Rs.5.00 lakhs.</p>
5.	Parking Issues	A Committee comprising of members from the Managing Committee as well as from the residents has been constituted to properly manage the Parking problem in the Society. Meeting of the Parking Committee was held on 22 nd January, 2022. A circular based on the recommendations of the Parking Committee has already been issued on 24 th January, 2022.
6.	<p>i. Instructions will be issued requesting all members to fix pipes in the A/C outlets to avoid flowing down of water from the A/Cs in the open.</p> <p>ii. Strict instructions will be issued to the flat owners to remove the pipes connected between the overflow outlets of the overhead water tanks with the drainage pipes, failing which the Plumber will be asked to disconnect the same.</p>	Instructions were issued in the past and have been reiterated vide circular dated 23 rd May, 2022.
7.	No tenant would be allowed until all dues are cleared by the flat owner.	This is being adhered to. However, there is only one case in respect of Flat No.B-83 which has been rented out and dues are also outstanding. Matter is being pursued with the flat owner for clearance of dues.
8.	Senior citizen room will be made ready in one of the rooms of the Society's office.	Till the renovation of the Society's office is done, facilities for Senior Citizens are already provided in the main Hall of the Societies office, where Carom Board has also been provided and arrangement for drinking water has also been made.
9.	No extra sewer connection will be permitted with the Main Sewer and any such connection should be made with the	This is being adhered to.

	Sewer in the Shaft only.	
10.	Repairs to the Boundary Wall/Space under the Pillars, etc under the Area MLA funds:	<p>Matter was followed with Shri Desh Raj (who looks after this work on behalf of Shri Shri Satyender Jain) and two meetings have been held with him in this regard. Shri S.P. Singla, Secretary and Shri Anil Kumar, Jt. Secretary also met Shri Satyender Jain on 15th May, 2022.</p> <p>Shri Satyender Jain has expressed difficulties in sanctioning the work due to paucity of funds and advised that we should wait for atleast 3-4 months.</p> <p>We will again meet him at the appropriate time.</p>
11.	Amendment to the Bye-Laws of the Society:	<p>Matter has been pursued with the Registrar's office on regular basis and Shri S.K. Bansal, President, Shri Mukesh Goel, V.President, Shri S.P. Singla, Secretary, Shri Anil Garg, Jt. Secretary and Shri Suresh Gupta met the Registrar and they have informed that the proposal has been submitted by them to the higher officers for approval.</p>
12.	Cleanliness of the Society:	<p>Cleanliness of the Society is being ensured to the best possible extent. The sweepers have been further instructed to ensure proper brooming. There is also considerable improvement in the defecation by the pet dogs and the pet dog owners have been strongly advised to clean the same.</p>

Jain Sanjeev Kumar & Associates

Chartered Accountants

C-2/12, Sector-11, Rohini

New Delhi – 110085.

INDEPENDENT AUDITOR'S REPORT

To
The Members Of
Pundrik Co-Operative Group Housing Society Ltd.
D-177, Pundrik Vihar, Opp. D-Block Saraswati Vihar, Pitam Pura
New Delhi – 110 034

Report on the audit of the financial statements

Opinion

We have audited the accompanying financial statements of Pundrik Co-Operative Group Housing Society Ltd. ("the Society") which comprise the Balance Sheet as at 31st March 2022 and Income & Expenditure Account and Receipts & Payments Account for the year then ended and .

Further to our comments / observations given in the reporting annexures (informatory, Part-A, Part-B, Part-C), we report that in our opinion and to the best of our information and according to the explanations given to us the aforesaid financial statements give the information required by the Delhi State Cooperative Societies Act, 2003 ('Act') and Delhi State Cooperative Societies Rules, 2007 ('Rules') and in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India, of the state of affairs of the Society as at March 31, 2022, its excess of income over expenditure and receipts & payments for the year ended on that date.

Basis for opinion

We conducted our audit in accordance with the standards on auditing issued by the ICAI. Our responsibilities under those Standards are further described in the auditor's responsibilities for the audit of the financial statements section of our report. We are independent of the Society in accordance with the code of ethics issued by the Institute of Chartered Accountants of India together with the ethical requirements that are relevant to our audit of the financial statements under the provisions of the Act and the rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the code of ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation of these financial statements that give a true and fair view of the financial position and financial performance of the society in accordance with accounting principles generally accepted in India. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding the assets of the Society and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the standalone financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

Auditor's responsibilities for the audit of the financial statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is



- higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Evaluate the overall presentation, structure and content of the Financial Statements, including the disclosures, and whether the Financial Statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

From the matters communicated with those charged with governance, we determine those matters that were of most significance in the audit of the financial statements of the current period and are therefore the key audit matters. We describe these matters in our auditor's report unless law or regulation precludes public disclosure about the matter or when, in extremely rare circumstances, we determine that a matter should not be communicated in our report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest benefits of such communication


Report on other legal and regulatory requirements

As required by the Delhi Cooperative Societies Act, 2003 we have given our comments / observations in the reporting annexures (informatory, Part-A, Part-B, Part-C). Further to our comments / observations given above we report that :

- We have sought and obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purposes of our audit.
- In our opinion, proper books of accounts as required by law have been kept the society, so far, as appears from our examination of such books.
- The Balance Sheet, Income & Expenditure Account and Receipts & Payments Account dealt with by this report are in agreement with the books of accounts.

Place: New Delhi
 Dated : 01.06.2022
 UDIN : 22094285AKCKPU6810

For Jain Sanjeev Kumar & Associates
 Chartered Accountants
 F.R.N. - 008231C



Sanjeev
 (Sanjeev Kumar Jain)
 F.C.A. (M.N. 094285)

AUDIT REPORT

6

Name & Address of the Society	: PUNDRIK CO-OP. GROUP HOUSING SOCIETY LTD D-177, PUNDRIK VIHAR, PITAM PURA, NEW DELHI.
No. & Date of Registration	: 61 (G/H) DL 14/07/1971
Period of Current Audit	: 01/04/2021 to 31/03/2022

PART - "A"

Objective/Suggestions of Previous year / Current year Audit	
1.	None

PART - "B"

1.	Is the society functioning from the Registered Office and the members are being allowed to inspect the documents of the society including audit report as per provisions of Rule 80(8) of the Delhi Cooperative Society Rules, 2007 ?	Yes being complied with.
2.	Whether the Society periodically reconciles its accounts with the accounts of the members, outside parties including banks at the close of the Cooperative Year with General Cash Book?	Account of members, outside parties, banks are being periodically reconciled except old brought forward construction money and land money.
3.	Whether the Society has raised funds, so as to conform to the provisions of the Rule 65 of the Delhi Cooperative Society Rules, 2007 and the Society has restricted its borrowings to the borrowing powers, as approved by the Registrar from time to time?	During the year no funds raised and also no borrowing was made.
4.	What is the Debt Equity Ratio of the Society and how the Society proposes to discharge its Debt Liability?	Not applicable
5.	What has been the lending policy of the Society? Whether the Society is extending loans to its members within their borrowing limits? In case the Society is granting loans to other parties, what is the general loan policy and how far the interest of the Society has been secured against proper interest of the Society has been secured against proper tangible or intangible securities? When and what point of time, a debt is considered bad debt ripe enough to initiate legal action to recover demand?	Not applicable as society does not lent the money.
6.	Whether the Managing Committee has implemented/carried out the decisions of the General Body in letter and spirit keeping in view of the best interest of the members of the Society, in accordance with the Cooperative Principles? (C.A. will give his comments on the appointment of Architects, Building Contractor and other contracts etc.)	Yes
7.	Number of unresolved disputes position of Society as also the steps taken to resolve disputes at various forum. C.A. is also required to give his comments on complaints received against the Society by the department.	Nil
8.	Details of claims if any against the members and outside parties, not being pursued properly and proceedings not launched within period of limitation.	No such material claim / dispute.
9.	In respect of Group Hosing Society whether managing committee or any sub-committee is exercising the financial/material management and control to keep the project cost as low as possible? What is the allotment policy of the Society with particular reference to categorization of members both for the purpose of getting building plans approved as also handling over the possession of flats?	N.A.
10.	Has the Society been holding meeting or various committees including General Body and proper records of proceedings are being maintained In the Proceeding Register?	Register of proceedings of managing committee meetings as well as register of general body meetings are maintained
11.	List of members with their ledger balances at the close of the	List of members without their ledger



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	Cooperative year. A separate list of changes on account of resignations, expulsions and whether rules/instructions in this behalf have been properly complied with?	balances at the close of the Co-Op year is attached. A separate list of changes on account of resignations, expulsions is attached. The society is properly complying with rules / instructions in this behalf.
12.	Without prejudice to the generality of the provisions contained in Cooperative Societies Act, 2003 and Delhi State Cooperative Societies Rules, 2007 framed there under, the Auditor shall state if any of the office bearers suffers from the disqualifications contained in section 35(7) read with rule 54 & 55.	No
13.	Whether the Society is incurring expenditure in accordance with the approved budget and if not, indicate the lapses?	Yes
14.	Whether the Society is periodically reviewing the Fixed Assets also the Cash Credit Limits vis-à-vis Loans extended on the basis of goods hypothecated to the Co-Op. Society.	Yes
15.	Whether the monthly expenditure of the Society is being approved in the ensuring M.C. meeting, if not, reason for the same must be explained in details?	Yes
16.	In respect of T/C Societies including Co-Op. Banks and Stores whether the respective Co-Op. Society is reviewing the cash credit limit and restricting its future loaning/credit to good parties only?	N.A.
17.	A certificate shall be obtained from the custodian of records regarding documents and cash certifying the possession there of along with certificate of C.A. regarding details of books of accounts seen and signed by him.	Attached
18.	The details of various bank accounts being maintained by the Society as also the securities and investments of the society along with the addresses, a/c nos. of the banks and comments on the Bank Reconciliation Statement.	Attached
19.	Comments on each and every items of Balance Sheet and Profit & Loss A/c.	All the items are self explanatory / well supported by detailed statements hence no separate comments.

PART - "C"

Objective/Suggestions of Current Audit	
1.	None

Place: New Delhi
Dated : 01.06.2022
UDIN : 22094285AKCKPU6810

For Jain Sanjeev Kumar & Associates
Chartered Accountants
F.R.N. - 008231C



Sanjeev
Sanjeev Kumar Jain
F.C.A. (M.N. 094285)

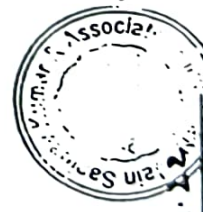
PUNDRIK CO-OPERATIVE GROUP HOUSING SOCIETY LTD.
D-177, Pundrik Vihar, Opp. D-Block, Saraswati Vihar, Pitam Pura, New Delhi-110034.

BALANCE SHEET AS ON 31ST MARCH, 2022

PREV. YEAR	LIABILITIES	CURRENT YR.	PREV. YEAR	ASSETS	CURRENT YR.
21400.00	Share Capital	21400.00	711385.64	FIXED ASSETS:	
23392041.00	Construction Money	23392041.00		as per chart attached	621205.47
1070000.00	Land Money	1070000.00	23251417.86	CAPITAL ASSETS:	
			1232392.48	Cost of Construction	23251417.86
2294676.91	RESERVE & SURPLUS:			Cost of Land	1232392.48
1829871.00	Building Maintenance Fund	2487276.91		CURRENT ASSETS:	
	Building Replacement Fund	1851271.00		Fixed Deposits + Int'l. Accrued	4886545.00
				Cash in hand	16264.00
659594.18	Income over expenditures:		4483221.00	Saving Bank Account (IOB)	9563.56
	Balance B/F	659594.18		Saving Bank Account (SBI)	14975.45
	For the year	154333.78		Saving Bank Account (UBI)	288543.05
				Security with DJB	7900.00
				Security with MCD	7375.00
333828.00	CURRENT LIABILITIES:			Advance for cable t.v.	15055.00
162672.00	Deposit for DJB	333828.00		TDS 2020-21	0.00
49000.00	Lease Money Deposits	154872.00		Colony Maintenance recoverable	43000.00
	Security (water)	64000.00		Advance to Staff	8000.00
	Expenses Payable			TDS 2021-22	23434.00
7181.00	Audit Fee	7089.00			
44810.00	Electricity Exp.	42315.00			
8000.00	Professional Exp Payable	5000.00			
173370.00	Salary Payable	184050.00			
20200.00	Colony Maintenance (advance)	8600.00			
300.00	TDS PAYABLE	0.00			
<u>3006844.08</u>		<u>30435870.87</u>			
				<u>3006844.08</u>	<u>30435870.87</u>
				0.00	0.00

As per our audit report of even date attached

for Jain Sanjeev Kumar & Associates
Chartered Accountants
F.R.N. - 008231C



Sanjeev Kumar Jain
(Sanjeev Kumar Jain)
F.C.A. (M.N. 084285)
New Delhi: 1.6.22

S.K. Jain
PRESIDENT

Hony. Secretary
HONY. SECRETARY

Treasurer
TREASURER

UDIN: 22094285AKK.PUBA10

INCOME & EXPENDITURE ACCOUNT FOR THE YEAR ENDED 31ST MARCH, 2022

PREV. YEAR	EXPENDITURE	CURRENT YR.	PREV. YEAR	INCOME	CURRENT YR.
32891.00	AMC Intercom	36180.00	3103000.00	Colony Maintenance Receipts	3210000.00
7181.00	Audit Fee	7089.00	17689.00	Interest on saving bank	13829.00
808.28	Bank Charges paid	1304.85	232874.00	Interest on FDRs	220401.00
123.00	Conveyance Exp.	1800.00	106360.00	Miscellaneous Income	141815.00
435869.00	Colony Maintenance Exp.	318739.00	8145.00	MLF	5330.00
1137.00	Co-op. Education Fund	2252.00	65300.00	Other Charges for repair	49800.00
123995.18	Depreciation	108180.37	21000.00	Airtel Fiber Receipts	0.00
567420.00	Electricity Exp.	600435.00			
30920.00	Festival Exp.	74337.00			
8766.00	Income tax	34123.00			
0.00	Legal Fee	2500.00			
15258.00	Meeting / AGM Exp.	24620.00			
429.00	Postage Exp.	534.00			
16458.00	Printing & Stationery	14035.00			
154455.00	Hut Renovation Expenses	0.00			
19300.00	Professional Expenses	7000.00			
3655.00	Telephone Exp.	1202.00			
1999000.00	Salary	2147470.00			
23925.00	Airtel Fiber Exp.	0.00			
0.00	Water Expenses	108040.00			
112579.55	Excess of income over exp.	154333.78			
<u>3554188.00</u>		<u>3641975.00</u>	<u>3554188.00</u>		<u>3641975.00</u>
0.00					0.00

As per our audit report of even date attached

for Jain Sanjeev Kumar & Associates
Chartered Accountants
F.R.N. - 008231C



Syeev
(Sanjeev Kumar Jain)
F.C.A. (M.N. 084285)
New Delhi: 1-6-2022

[Signature]
PRESIDENT

[Signature]
HONY. SECRETARY

TREASURER

UDIN: 22094285 AKCK PU 6810

RECEIPTS & PAYMENTS ACCOUNT FOR THE YEAR ENDED 31ST MARCH, 2022

PREV. YEAR	RECEIPTS	CURRENT YR.	PAYMENTS	PREV. YEAR	CURRENT YR.
217364.00	Opening Balances:		Annual Maintenance Contracts (AMC)	32891.00	36180.00
9124.50	Cash in hand	4063.00	Audit Fee payable	7119.00	7181.00
390621.95	Saving Bank A/c (IOB)	9339.96	Bank Charges paid	608.29	1604.85
347773.75	Saving Bank A/c (SBI)	34632.45	Lease Money Deposit	20000.00	25000.00
3310001.00	Saving Bank Account (UBI)	259240.50	Colony Maintenance paid / payable	435969.00	318739.00
	Fixed Deposits (SBI)	4468221.00	Conveyance Exp.	123.00	1600.00
			Co-op. Education Fund	1137.00	2252.00
			Electricity paid / payable	620170.00	602930.00
			Festival Exp.	30920.00	74337.00
			Water Expenses	0.00	109040.00
			Salary	1965560.00	2136790.00
			Meeting / AGM Exp.	15258.00	24820.00
			Legal Expenses	0.00	2500.00
			Professional Exp	17300.00	10000.00
			Postage Exp.	429.00	534.00
			Printing & Stationary	16458.00	14035.00
			Repair security refunded	23000.00	46000.00
			T.D.S.	17211.00	300.00
			Telephone paid / payable	3655.00	1202.00
			Income Tax	0.00	18152.00
			Hit Renovation Expenses	154455.00	0.00
			Advance To Staff	16000.00	0.00
			Oxygen cylinders	22420.00	0.00
			CCTV Camera	12200.00	0.00
			Airtel fiber Expenses	23926.00	0.00
			Booster Pump	0.00	16000.00
			TDS 2021-22	0.00	23434.00
			Closing Balances:		
			Cash in hand	4063.00	16264.00
			Saving Bank Account (UBI)	259240.50	294543.05
			Saving Bank Account (IOB)	9339.96	9563.56
			Saving Bank Account (SBI)	34632.45	14975.45
			Fixed Deposits	4468221.00	4886545.00
<u>6232403.20</u>		<u>6697321.91</u>		<u>6232403.20</u>	<u>6697321.91</u>
				0.00	0.00

As per our audit report of even date attached

for Jain Sanjeev Kumar & Associates
 Chartered Accountants
 F.R.N. - 008231C
 New Delhi

Syean
 (Sanjeev Kumar Jain)
 F.C.A. (M.N. 094285)
 New Delhi

Sitaram
 PRESIDENT

Sanjay
 HON'Y. SECRETARY

Sitaram
 TREASURER

PUNDRIK CO OP GROUP HOUSING SOCIETY LIMITED PITAMPURA DELHI-34
DEPRECIATION CHART AS ON 31.03.2022

PARTICULAR	WDV AS ON 1.4.2021	ADDITIONS	SALE	TOTAL	LATE OF DE	DEP	NET AS ON 31.3.2022
AIRCONDITIONER	16084.29	0.00	0.00	16084.29	15%	2412.64	13671.65
BARDEDWIRE	40202.07	0.00	0.00	40202.07	15%	6030.31	34171.76
BOOSTER PUMP	31162.15	23000.00	7000.00	47162.15	15%	5349.30	41812.85
CCTV CAMERA	273081.11	0.00	0.00	273081.11	15%	40962.17	232118.94
COMPUTER	173.52	0.00	0.00	173.52	40%	69.41	104.11
CYCEL RICKSHAW	66.47	0.00	0.00	66.47	15%	9.97	56.50
DRILL MACHINE	1606.84	0.00	0.00	1606.84	15%	241.03	1365.81
EPBX	303391.48	0.00	0.00	303391.48	15%	45508.72	257882.76
FURNITURE & FIXTURE	8262.00	0.00	0.00	8262.00	10%	826.20	7435.80
FANS	1643.69	0.00	0.00	1643.69	15%	246.55	1397.14
MUSIC SYSTEM	13546.44	0.00	0.00	13546.44	10%	1354.64	12191.80
WATER METER	3108.78	0.00	0.00	3108.78	10%	310.88	2797.90
OXYGEN CYLINDERS	19057.00	0.00	0.00	19057.00	15%	2858.55	16198.45
	711385.84	23000.00	7000.00	727385.84		106180.37	621205.47


 PRESIDENT

 SECRETARY
 SECRETARY TREASURER
 The Pundrik Co-op. Group Housing Society Ltd.