



# Kendriya Vihar-II Apartment Owners' Association

Office

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SEVENTH GENERAL BODY MEETING  
AND  
ANNUAL REPORT 2009-2010, 2010-2011 & 2011-12

## NOTICE

Notice is hereby given for the 7<sup>th</sup> General Body Meeting of the Kendriya Vihar-II, Apartment Owners Association to be held on **17-03-2013 (Sunday) at 10.00 A.M.** in Community Centre-1, Kendriya Vihar-II Campus, Sector 82, NOIDA to transact the following business:-

- 7.1 To confirm minutes of the 5<sup>th</sup> & 6<sup>th</sup> AGBM held on 19-11-2009 and 04/12/2011
- 7.2 Action Taken Report on the decisions of 5<sup>th</sup> & 6<sup>th</sup> AGBM.
- 7.3 To consider and adopt presentation of Annual Report 2009-10, 2010-11 & 2011-12.
- 7.4 To consider and adopt audited accounts for the year 2009-10, 2010-11 & 2011-12
- 7.5 To consider and adopt Budget for the year 2012-13 & 2013-14.
- 7.6 To consider and adopt the resolutions moved by EC.
- 7.7 Consider and adopt the resolutions, if any, moved by members.
- 7.8 To consider any other business that may be brought forward during G.B.M. with the prior permission of the chair.

It is further informed that, if any member intends to move any resolution in the General Body Meeting for item no. 7.7, he/she is requested to send the same in writing, in duplicate, to the Secretary duly proposed and seconded by at least one other member each, so as to reach the undersigned latest by **08-03-2013 (20:00 hrs)**. All such resolutions will be notified on the AOA notice board / KV-II web site on **12-03-2013**, which shall be deemed as notice to the members of the AOA. Resolutions not submitted in the above manner will not be accepted for placing before the General Body Meeting.

If quorum is not complete within half-an-hour of the scheduled time on **17-03-2013**, the General Body Meeting will be adjourned for further half-an-hour and the same will be held thereafter on the same day and place for considering the same agenda and no further notice will be given for the adjourned meeting.

Sd/-  
**(D. P. Singh)**  
**Secretary**

Dated: 23/02/2013

Place: Noida

## **AGENDA ITEM No.- 7.1**

**To confirm minutes of the 5<sup>th</sup> & 6<sup>th</sup> AGBM held on 19-11-2009 and 04/12/2011**

### **(A) MINUTES OF THE 5<sup>th</sup> MEETING OF THE GENERAL BODY OF AOA HELD ON 15-11-2009- CONFIRMATION THEREOF**

The 5<sup>th</sup> General Body Meeting of the Kendriya Vihar II Apartment Owners' Association was convened on 15-11-2009 (Sunday) at 09:00 A.M. in the lawn of Pocket-IV, Kendriya Vihar II Campus, Sector 82, Noida. Secretary, AOA welcomed all members of the KV-II, AOA and as the required quorum as per byelaws was not complete, the meeting was postponed and reconvened at 10.00AM. After that, the agenda items were taken up for discussions and summary record of discussions are as under:

#### **Agenda-5.1 Action taken report on the decisions of –**

The action taken report on the 4<sup>th</sup> GBM was presented by the Secretary before the General Body, which was accepted by GBM.

#### **Agenda-5.2 To confirm minutes of the 4<sup>th</sup> GBM held on 30-11-2008**

Sh K. K. Rao, Jt. Secretary & Sh Sukanta Gupta, Jt. Secretary presented the action taken report and minutes of fourth GBM before the members of AOA present during the GBM. Thereafter, Secretary invited the views of members on both the agenda items. Detailed deliberations took place in the GBM on both the agenda items. The following decisions taken by the GBM

- i) Draft minutes shall be circulated to all the members of AOA by ordinary post along with display on notice board and KV-II website within one month of this GBM. The comments may also be invited on the same in writing.
- ii) Members were of the view that only decision should be recorded in the minutes and name of the members should not be written in the minutes.
- iii) The copy of minutes/any other document should be made available to members @ Rs 1/- per page instead of Rs 10/- per page.
- iv) Action Taken Report (ATR) should be kept after agenda of confirmation of minutes and it should contain more details.

Some queries were raised by some members of AOA, which were replied by Secretary, AOA as under:

- a) **With regard to Bore well-** Secretary, AOA informed the members that he has written several letters seeking permission to dig bore well but no permission was given by Noida Authority. After persuasion, Noida Authority had dig a bore well dedicated to KV-II and presently we are getting water supply from this bore well in addition to earlier source.
- b) **Rates of Lawn-** Secretary, AOA informed the members that the rates of lawn for religious function has been fixed as Rs 500/- per day (without electricity) & Rs1000/- per day (with electricity) and for social function it has been fixed as Rs 10,000/- per day.

Some members raised the query that issue of corruption charges against one of the EC member Sh B. L. Singh has not been mentioned in the minutes while it was discussed in length during the fourth GBM. Some members demanded that a committee should be formed to investigate the matter. President, AOA told the members that he is ready to form a committee but that committee should investigate all the corruption charges including Super Mart Shop case. Detailed discussions took place on the matter but no consensus could be reached. Secretary, AOA agreed to insert a paragraph on the discussion which took place on the above matter in the minutes of fourth GBM.

Thereafter, the draft minutes and ATR was approved by GBM subjected to above suggestions/modifications.

**Miscellaneous:** Secretary, AOA introduced all the contestant members for the election to all the members of AOA.

### **Agenda-5.3 To consider and adopt the Annual Report 2008-09**

The President, AOA addressed the august gathering at this point of time covering major aspect of the annual report and told the members regarding the achievement along with the future plans. He specifically mentioned the cooperation given by the Thana Police Phase-II particularly Sh Satbir Bhatti, Chowki In-Charges of our Area in ensuring law and order inside the KV-II Complex.

Thereafter Secretary invited the views of the members on this agenda. Some members raised few queries which were replied by the Secretary, AOA as under:

| SN | Queries   | Reply   |
|----|---|---|
| 1. | On page-19, the total receipt from subscription and late fee shown as Rs 1,51,42,487/-, while as per balance sheet this total is not matching | This is typographical error, the actual figure will be Rs 1,51,40,87/-. |
| 2. | On page-20, Excess of expenditure over income of Rs 91,05,213/- while in balance sheet it is shown as excess of income over expenditure       | On page-20, it is correct. While it need correction in balance sheet.   |

Some members wanted to know the details of legal cases which were replied by Secretary, AOA that presently two legal cases in respect of super mart shop are pending in court. One pertains to eviction suit which was filed by AOA in district judge court and in other which was filed by Mrs Nanda G, Dope for stay on shop in session court of Noida. Some members raised the queries related to various services like civil work, Air-Tel, Kabadi, cleaning etc which were replied by Secretary, AOA.

Thereafter, annual report for the year 2008-09 was adopted by GBM.

### **Agenda-5.4 To consider and adopt audited accounts for the year 08-09**

Secretary informed that the audited accounts were already circulated to the members and invited comments of members. Members of AOA raised the various queries on the audited accounts and wanted to know the break-up of expenditure under some heads like audit remunerations, office expenditure, security services, horticulture, housekeeping etc. Some members also highlighted the positions of expenditure under these head viz to viz previous years and expressed concern over increase in expenditure of various services. Secretary, AOA replied to all these queries one by one and provided the detailed break-up of expenditure under these heads. Some member raised the query in difference opening balance as compared to closing balance of previous year. Secretary, AOA replied that it is due to one FD of Rs 15,00,000/- which was left by mistake during the last and which have been taken into account this year. Some members raised the written query pointing out the various discrepancies in audited account, these queries were basically on the difference of figures in various heads in income-expenditure/receipt-payment/balance sheet account including one major difference of Rs 1000/- in cash in hand. Secretary invited the auditor to respond to these queries. Auditor clarified that as per standard practice income and expenditure account was prepared on accrual basis and cash and receipt account was on actual receipt basis, this is the reason that these differences are coming and these are not any discrepancies. She further clarified that any member wanted to see the voucher wise details under these heads then they may come to AOA office and can see the detailed account. With regard to difference in cash in hand, she clarified that one voucher of cash payment for subscription was wrongly entered in the head cash in hand and figure shown in receipt and payment is correct. Accordingly, the correction in balance sheet shall be made. After detailed deliberations, it was decided by the GBM that Sh Suresh Sharma may sit with the auditor and necessary correction in the audit

report may be carried out accordingly. Thereafter, the audited accounts were passed with voice vote subjected to above changes.

**Agenda-5.5 To consider and adopt Budget for the year 2010-11**

Secretary presented the budget for the year 2010-11 before the house. Some members have shown the concern over the substantial increase in budget under various head and stressed the need for curtailing the expenditure. Some members suggested that for special repairs like roads Noida Authority may be contacted with the proposal that 50% expenditure may be incurred by them and balance 50% by AOA. Thus, it may result in substantial savings. Some members suggested that security expenses may be brought down while some members were of the view that no compromise with security should be made. Secretary, AOA informed the house that budget have been prepared based on the present contract values under various services plus 10% increase in rate. Detailed discussion took place on the budget proposals and after deliberations house passed the budget.

**Agenda-5.6 To consider and adopt the resolutions moved by EC.**

Secretary, AOA put up the resolutions moved by EC before the house and the decisions taken by GBM are as under:

| <b>Resolution</b>   | <b>Decisions</b>  |
|---|---|
| 1. Authorize EC for installation of intercom in all the Lifts of KV-II.   | Dropped   |
| 2. Authorize EC to allow private telephone operators in the complex for laying of their network for telephone & broadband etc.                                      | Feasibility study may be carried out and EC may decide this issue.  |
| 3. Authorize EC to allow one time relaxation for the defaulters for paying their outstanding dues in three installments without increase in penalty on that amount. | Adopted. A cut of date preferably 30 <sup>th</sup> Nov. may be fixed. Penalty may be freezed upto the cut of date and payment may be allowed in three installments and even if defaulter members does not pay the dues within stipulated time then full penalty may be imposed. |
| 4. Authorize the EC for laying of electrical cables for interconnection of DG Sets.   | A committee may be formed by EC to study the feasibility of this proposal.  |

**Agenda-5.7 To consider and adopt the resolutions, if any, moved by members**

Secretary informed the house that total 9 resolutions were moved by the members of AOA, out of these 9 resolutions, 8 resolutions were moved by Sh J. L. Kathuria and one by Sh Om Prakash. But, he has received a letter from Sh J. L. Kathuria that he has not moved these resolutions but only seconded the proposal and some one else has written his name instead as mover. Sh Om Praksah had withdrawn his resolution in the GBM. Therefore, no resolutions were left for discussions.

**Agenda-5.8 To consider the draft report on “Procedure for conduction of AOA business” and comments of Executive Committee there upon.**

Secretary, AOA put the report for consideration of the GBM. It was decided in the GBM that since no comments have been received, therefore, only those points which are in contradiction with bye-laws and those on which EC made certain comments may be discussed. The decisions of GBM on various points of this report are as under:

| <b>Point No.</b> | <b>As per Report</b>   | <b>Decision of GBM</b>               |
|------------------|--|--------------------------------------|
| 1.-(ii)          | Executive Committee (EC) will specify the ‘Special Subscription’ required for ‘Specific Purpose’ and it shall be different from monthly subscription. (refer bye-law no. 11). EC shall identify the ‘Specific Purpose’ & the estimated amount for the same and put the same before GBM for approval. | Refer to By Law amendment committee. |
| 3-(X)            | The President, Vice-President, Secretary, Joint Secretaries and Treasurer shall be elected by simple majority by elected EC members (refer bye-law 41) and shall be  | Rejected.                            |

|                              | removed from the post by simple majority.   |   |                             |   |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
|------------------------------|---|---|-----------------------------|---|-------|---------|-------------------|---------------------|------------------|-----------------------|--------------------------|--------------------|-----------------|-----------------------|---|---------|------------------------|--------|-----------------------|-------------------------------------|--------------------|---------------------|-----------------------------|--|---------------------|-----------------------|-----------------------------|--|-----|----------|--|--|--|
| 5-(ii)                       | The departments so constituted shall not have less than five members. Two members shall be from EC and one of them will be designated as Departmental In-Charge and other members shall be non-EC members of AOA .  | Accepted as it is.  |                             |   |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
| 5-(vi)                       | <p>The financial power for works and procurement shall be as prescribed below:</p> <table border="1"> <thead> <tr> <th>Nature of work / procurement</th> <th>Sanctioning Authority</th> <th>Limit (in Rs.)</th> <th>Funds</th> <th>Remarks</th> </tr> </thead> <tbody> <tr> <td rowspan="2">Emergent / urgent</td> <td>President Secretary</td> <td>5000/-<br/>5000/-</td> <td>Availability of funds</td> <td>As per bye-laws 62 &amp; 64.</td> </tr> <tr> <td>Purchase committee</td> <td>5001-<br/>20,000</td> <td>Availability of funds</td> <td>Ex-post facto sanction of EC shall be obtained.</td> </tr> <tr> <td rowspan="4">Routine</td> <td>Departmental In-charge</td> <td>1000/-</td> <td>Availability of funds</td> <td>Not more than Rs.5000/- in a month.</td> </tr> <tr> <td>Purchase committee</td> <td>1001/-<br/>100,000/-</td> <td>Within allocation of budget</td> <td></td> </tr> <tr> <td>Executive committee</td> <td>100,001-<br/>500,000/-</td> <td>Within allocation of budget</td> <td></td> </tr> <tr> <td>GBM</td> <td>No limit</td> <td></td> <td></td> </tr> </tbody> </table> | Nature of work / procurement                                    | Sanctioning Authority       | Limit (in Rs.)                                  | Funds | Remarks | Emergent / urgent | President Secretary | 5000/-<br>5000/- | Availability of funds | As per bye-laws 62 & 64. | Purchase committee | 5001-<br>20,000 | Availability of funds | Ex-post facto sanction of EC shall be obtained. | Routine | Departmental In-charge | 1000/- | Availability of funds | Not more than Rs.5000/- in a month. | Purchase committee | 1001/-<br>100,000/- | Within allocation of budget |  | Executive committee | 100,001-<br>500,000/- | Within allocation of budget |  | GBM | No limit |  |  | Adopted<br>The emergent/urgent powers but rejected routine powers. EC has full power within passed budget. |
| Nature of work / procurement | Sanctioning Authority   | Limit (in Rs.)  | Funds                       | Remarks   |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
| Emergent / urgent            | President Secretary   | 5000/-<br>5000/-  | Availability of funds       | As per bye-laws 62 & 64.                        |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
|                              | Purchase committee  | 5001-<br>20,000   | Availability of funds       | Ex-post facto sanction of EC shall be obtained. |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
| Routine                      | Departmental In-charge  | 1000/-  | Availability of funds       | Not more than Rs.5000/- in a month.             |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
|                              | Purchase committee  | 1001/-<br>100,000/-   | Within allocation of budget |   |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
|                              | Executive committee   | 100,001-<br>500,000/-   | Within allocation of budget |   |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
|                              | GBM   | No limit  |                             |   |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
| 9-(iii)                      | <p>The complaint against 'Padadhikari' as defined in bye-laws 3(j) viz. President, Vice-President, Secretary, Joint Secretaries, Treasurer and other members of EC by a member of EC in writing shall be addressed to President, AOA (<b>refer bye-law No. 60</b>). The written complaint should be supported by at least 1/5 members of total EC strength. In any case, one week time shall be given to affected member for his/her explanation./ clarification against such complaint before taking further action as per provision made at bye-laws 60. The committee opined that in case of complaint against member holding post of President, Vice-President, Secretary, Treasurer, Joint Secretaries, it is important to get support of 2/3 members of total strength of EC to continue in the same post.</p> <p>In case, if the complaint is made by member(s) of AOA other than EC against any EC member, such complaint in writing addressed to President / Secretary, AOA should be supported by at least 50 members of AOA for the consideration by EC.</p>                                       | Rejected.   |                             |   |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |
| 9-(xii)                      | The appointment of Auditor under <b>bye-law 70</b> shall be made preferably by 1 <sup>st</sup> week of January (during last qtr. of financial year) so that the auditor can submit the audited report for financial year ending 31 <sup>st</sup> March latest by end of 1 <sup>st</sup> qtr. of following financial year.   | Auditor should be appointed at the beginning of financial year. |                             |   |       |         |                   |                     |                  |                       |                          |                    |                 |                       |   |         |                        |        |                       |                                     |                    |                     |                             |  |                     |                       |                             |  |     |          |  |  |  |

After detailed discussions on the various points as stated above, GBM formed a committee to suggest the suitable modifications in the Bye-laws of KV-II, AOA as detailed below:

- i) Sh Mritunjay Jha
- ii) Sh. A. C. Mishra
- iii) Sh. Gautam Dev
- iv) Sh Om Prakash, C-132/I
- v) Sh. R. K. Gera

It was also decided that above committee may submit their report within a month.

**Agenda-5.9 To consider any other business that may be brought forward during G.B.M. with the prior permission of the chair**

Some members raised the issue for the formation of new internal audit committee for the year 2007-08, 08-09 & 09-10. After discussions, GBM formed the Internal Audit Committee as detailed below:

- i) Sh I. P. S. Sethi
- ii) Sh Vivek Tripathi
- iii) Sh Som Nath Choube
- iv) Sh U. S. Negi
- v) Sh Srinivasan

It was also decided that the above committee shall submit the report before the report of statutory audit so that suggestions of internal audit can be incorporated in the statutory audit report.

**Agenda-5.10 Election of 23 EC Members of the New Executive Committee, if necessary**

The polling for electing 23 new Executive Members out of total 48 contestants was started as per schedule.

Secretary, AOA then presented the vote of thanks and meeting ended with National Anthem.

Sd/-

(N. K. Manglik)  
Secretary, AOA

**(B) MINUTES OF THE 6<sup>th</sup> MEETING OF THE GENERAL BODY OF AOA HELD ON 04-12-2011- CONFIRMATION THEREOF**

The sixth meeting of the general body of AOA of KV II, Sector-82, Noida was held on 04-12-2011 (Sunday) at 10:30 A.M. at Community Centre -I, Kendriya Vihar II, Sector 82, Noida. The resolutions adopted after due deliberations were as under.

1. Election to the next Executive Committee shall be held latest by February 2012.
2. The audited account for the F.Y. 2009-10 & 2010-11 were placed before the General Body for information. They shall be discussed and approved in the next General Body Meeting,
3. The Administrator was authorized to undertake the repair and relaying of roads inside KVII on the basis of lowest tender approved by the authorized committee after negotiations of rates and terms and conditions with the concerned contractor.
4. The Administrator was authorized to draw upto Rs. 1, 25,00,000/- for meeting the expenditure on repair and relaying of roads and other committed liabilities with a margin of 10%.
5. Monthly subscription will be raised by 50% on pro-rata basis w.e.f. 01/01/2012.
6. NOC for re-sale of flats will be permitted on payment of the following amounts by the purchaser as membership of AOA.
  - a) Rs. 25,000/- A type
  - b) Rs. 35,000/- B Type
  - c) Rs. 45,000/- C Type
  - d) Rs. 60,000/- C1 Type

These amounts are subject to revision by the AOA on the basis of circle rates fixed by local authority. The rates shall be adhered to the norm of 1.5% of the value of the unit.

In case, any NOC for resale has already been issued, the purchaser will immediately deposit the requisite fees as mentioned above in the AOA Office

7. The number of members to be elected for EC under Rule 40 of Bylaws shall be 15 on proportionate basis as under.
  - a) Type A - 2
  - b) Type B - 7
  - c) TypeC - 5
  - d) Type C1 - 1
8. Election of Office Bearers of the EC under Rule 41 shall be held within 24 Hours under the supervision of Election Officer through secret ballot as per procedure to be notified separately.
9. Total number of Office bearers shall be FIVE, viz. President, Vice President, secretary, Joint Secretary and Treasurer.
10. Whether the representation on the EC has to be Pocket wise or Block wise shall be decided by a committee to be formed by next elected Executive Committee. The committee shall give report to the EC before the next General Body Meeting.
11. The next General Body Meeting shall be held by newly elected EC within THREE months of taking over the charge.
12. The time gap between two consecutive General Body Meetings shall not exceed 365 days.

Meeting ended with vote of thanks to the chair.

Sd/-  
(Navneet Soni)  
Administrator  
AOA, KVII



**AGENDA ITEM No.- 7.2**  
**ACTION TAKEN REPORT ON THE DECISION OF 5<sup>TH</sup> and 6<sup>TH</sup> AGBM**

The action taken by the Executive Committee on the major decisions taken during the 5<sup>th</sup> & 6<sup>th</sup> AGBM are as detailed below:

**5<sup>th</sup> AGBM**

1. Draft minutes were notified on notice board and KV-II website within one month of the GBM.
2. As and when demanded by members, the copies of minutes/any other documents are being made available to members @ Rs. 1/- per page.
3. As per decision taken in resolution no.4, the interconnection of generators has been made.
4. No action taken by the previous EC on the recommendation of "Procedure for conduction of AOA business" Committee. The 5<sup>th</sup> GBM had formed a committee to suggest the suitable modifications in the Bye-laws of KV-II, AOA but this committee could not submit its report till date. Now, it is suggested that a fresh committee may be formed which shall look into this matter, so that the final recommendations on "Procedure for conduction of AOA business" be put up in the next GBM for approval.

**6<sup>th</sup> AGBM**

1. Election was held in May 2012.
2. The audited account for the F.Y. 2009-10, 2010-11 & 2011-12 is being placed in the subsequent agenda item.
3. The Road has been repaired and re-laid at a total cost of Rs. 81.0 Lakhs. Out of which an amount of Rs. 51.0 lakh was drawn from corpus fund and balance amount was met from the AOA Receipts (Membership fees etc). Balance amount of Rs. 4.5 lakh is pending as on date.
4. Monthly subscription has been raised by 50% on pro-rata basis w.e.f. 01/01/2012 as detailed below.
  - a. Rs. 600/- A type
  - b. Rs. 675/- B Type
  - c. Rs. 750/- C Type
  - d. Rs. 825/- C1 Type
5. As per the decision of the GBM, Membership fees from the members is being charged as below.

| S.N. | Type of Dwelling Unit | Membership Fees up-to 25/08/2012<br><i>(Circle Rate Rs. 25000/- per sq. m)</i> | Membership Fees w.e.f. 26/08/2012.<br><i>(Circle Rate Rs. 50000/- per sq. m)</i> |
|------|-----------------------|--|--|
| 1.   | Type "A"              | 25,000/-   | 50,000/-   |
| 2.   | Type "B"              | 35,000/-   | 70,000/-   |
| 3.   | Type "C"              | 45,000/-   | 90,000/-   |
| 4.   | Type "C1"             | 60,000/-   | 1,20,000/-   |

6. As per the decision of the GBM, the election of the EC of AOA was conducted for following number of members.
  - a) Type A -2

- b) Type B -7
- c) Type C -5
- d) Type C1 -1

7. Election of Office Bearers of the EC under Rule 41 was held within 24 Hours under the supervision of Election Officer through secret ballot.
8. Total number of Office bearers is FIVE, viz. President, Vice President, Secretary, Treasurer and Joint Secretary.
9. Whether the representation on the EC has to be Pocket wise or Block wise may be decided by a committee to be formed by GBM. This committee may be clubbed with the committee to be formed for amendment of by-laws, as per ATR 5<sup>th</sup> GBM para 5

## **AGENDA ITEM NO. 7.3**

### **Executive Committee Report on 2009-10, 2010-11 & 2011-12**

Dear Members,

I have the honour in welcoming you all to this Seventh Annual General Body Meeting of the AOA. The statement of Income and Expenditure for the F.Y. **2009-10, 2010-11 & 2011-12** and Balance sheets of the Society duly audited by M/s Kirshan K Jindal & Company, E-330, Sector-27, Noida -201 301 are already in your hands. The Auditor's Report will reveal financial position of the AOA for years **2009-10, 2010-11 & 2011-12**. I, along with Office Bearers and Executive Members, am able to run the AOA with your continued cooperation w.e.f. 14/05/2012. I express my gratitude to the Honorable Executive Members, the staff and all others concerned.

The activities of the AOA during the year under review can be summed up as under:

#### **1. General Body Meeting**

The Sixth general body meeting of the AOA was held on 04-12-2011.

#### **2. Executive Committee**

The list of the present Executive Members including office bearers is as under:

| <b>Sl. No.</b> | <b>Name</b>           | <b>Designation</b> | <b>Res. Address</b> |
|----------------|-----------------------|--------------------|---------------------|
| 1.             | Sh. Om Prakash        | President          | B-269/II            |
| 2.             | Sh. S.C. Sachdeva     | Vice President     | C-112/VI            |
| 3.             | Sh. D.P. Singh        | Secretary          | B-64/V              |
| 4.             | Sh. Nagendra Singh    | Treasurer          | B-102/I             |
| 5.             | Smt. Preeti Verma     | Joint Secretary    | C-168/VII           |
| 6.             | Sh. Anand Singh Bisht | Executive Member   | CI-41/IV            |
| 7.             | Sh. B. K. Mishra      | Executive Member   | C-37/VII            |
| 8.             | Sh. Devesh Kumar      | Executive Member   | B-61/V              |
| 9.             | Sh. K.K. Rao          | Executive Member   | B-175/VI            |
| 10.            | Smt. Krishna Tyagi    | Executive Member   | C-253/VII           |
| 11.            | Smt. Renuka Rajgopal  | Executive Member   | B-156/VI            |
| 12.            | Sh. S.K. Mandal       | Executive Member   | B-171/1             |
| 13.            | Sh. S.K. Srivastava   | Executive Member   | C-19/VII            |
| 14.            | Sh. V. Giridharan     | Executive Member   | A-84/III            |
| 15.            | Sh. V. Srinivasan     | Executive Member   | A-68/III            |

#### **3. Revenue receipt from subscription and others sources and Expenditure**

The subscription from all the members of the KV II has been/being collected at the following rates:

| <b>Type of Flat</b>  | <b>Subscription from 01/04/2008 to 31/12/11</b> | <b>Subscription from 01/01/2012 to 31/12/12</b> | <b>Subscription from 01/01/13 onwards</b> |
|----------------------|---|---|---|
| Type - A             | Rs. 400/-                                       | Rs. 600/-                                       | Rs. 750/-                                 |
| Type - B             | Rs. 450/-                                       | Rs. 675/-                                       | Rs. 850/-                                 |
| Type - C             | Rs. 500/-                                       | Rs. 750/-                                       | Rs. 950/-                                 |
| Type- C <sub>1</sub> | Rs. 550/-                                       | Rs. 825/-                                       | Rs. 1050/-                                |

The Auditor's Report including balance sheet, income & Expenditure statements and Receipt & Payment statements for the years 2009-10, 2010-11 & 2011-12 are enclosed.

Deficit in the budget is a matter of great concern to all of us and we have to find out some way to cover up the deficit on account of depreciation as well as budgetary deficit. The cost of services is increasing day by day and also some special repairs such as maintenance of fire-fighting system, major repair of lifts, DG Sets, painting in lift cars and white washing/painting in common areas (staircase, car stilt, roof top, boundary wall etc) have to be carried out. For these works and in view of the increased requirement of maintenance to our assets, we have to regularly increase the subscription from the members. The latest decision of the AOA to increase the subscription w.e.f. 01.01.2013 had to be taken in view of these difficulties and necessities. When the present AOA took over the office in May 2012, we had a liability of Rs. 51.0 lakhs towards OD apart from other routine payments. Immediately we had to make the payment of Rs 26.9 Lakhs towards water charges to the NOIDA Authority, in the month of May 12 for getting rebate of 10% on annual advance payment. For meeting this expenditure and getting the rebate, AOA was forced to take an additional OD of Rs. 10.0 lakhs from the SBI against the corpus fund FDs. However, it is a matter of satisfaction for all of us that we have been able to clear all these liabilities in the form of OD including interest thereupon. Both of these overdrafts have been now cleared.

#### Investment of corpus fund

The total corpus fund with AOA is **Rs 3,78,83,582/-** (position as on 31-1-13) invested with SBI & OBC bank as per details given below:

Position as on 31-1-13

| S. No. | BANK | A/C NO.        | TERM | INTEREST @ | PRINCIPAL AMT.  | MATURTY DATE | MATURITY VALUE  |
|--------|------|----------------|------|------------|-----------------|--------------|-----------------|
| 1      | OBC  | 07113031022484 | 1Y   | 9.00%      | 1350000         | 19/10/2013   | 1475662         |
| 2      | OBC  | 07113031023078 | 1Y   | 9.00%      | 8800000         | 10/12/2013   | 9619133         |
| 3      | SBI  | 32741632203 *  | 4M   | 6.50%      | 1000000         | 1/5/2013     | 1021370         |
| 4      | OBC  | 07113031023368 | 1Y   | 9.00%      | 3900000         | 1/1/2014     | 4263025         |
| 5      | OBC  | 07113031023351 | 1Y   | 9.00%      | 6700000         | 1/1/2014     | 7323658         |
| 6      | OBC  | 07113031023344 | 1Y   | 9.00%      | 6700000         | 1/1/2014     | 7323658         |
| 7      | OBC  | 07113031023337 | 1Y   | 9.00%      | 6700000         | 1/1/2014     | 7323658         |
| 8      | SBI  | 32700598449 *  | 6M   | 6.50%      | 400000          | 8/5/2013     | 410756          |
| 9      | OBC  | 07113201000489 | 1Y   | 9.00%      | 2333582         | 26/01/2014   | 2550800         |
|        |      | <b>TOTAL</b>   |      |            | <b>37883582</b> |              | <b>41311720</b> |

\* Not part of Corpus Fund. Invested for payment towards water charges due in May 2013.

#### 4. Achievements

The present AOA assumed the office in May 2012 and within this period, some of the achievements of the present AOA are stated below.

1. Restoration of the dignity of Apartment Owners' Association and to ensure the availability of AOA Office Bearers on daily basis to listen and resolve the problems of residents to their satisfaction.
2. Regular EC Meetings/ Interaction meetings are being held. Full transparency is being maintained in functioning of AOA.
3. Agreement signed for opening of CGHS Dispensary at Kendriya Vihar in CC-II. Rate for the Dispensary @ Rs. 90,140/- per month (excluding water and electricity charges). Dispensary opening shortly.
4. Utilization of CCTV cameras installed at all the gates for effective security monitoring.
5. Streamlining and strengthening of finances of AOA. More than 90% recoveries of monthly subscription made by pursuing the matter with defaulters.
6. Effective financial management has saved lot of money of AOA.
7. Recovery of arrears of Rent, maintenance fees, electricity charges from shops/banks/Cable/Scrap dealer etc.
8. Internal Auditor appointed for advice on the functioning of present AOA as well as to look into the irregularities committed by previous AOAs, if any.
9. Revision and regularization of contract for various service providers for providing better and effective services such as cleaning, horticulture, security etc.
10. Repairing of Boundary Wall of the complex.
11. Replacement of damaged Kota stones near lift gates in many blocks.
12. Repairing of Phase-V Underground water tank, which was severely damaged for the last few years.
13. Allotment of Shop No. 1, CC-I after calling of tenders at an amount of Rs. 20,100/- per month.
14. Renovation of swings etc for children in parks of KV-II.
15. Installation of additional benches in parks of KV-II.
16. Renovation of Display Sign Boards of KV-II at all Gates and CC-1 and revival of fountain at Gate no.2. Both of these were non-functional for a long period.
17. To ensure the working of all the DG Sets, thus avoiding any breakdown of essential services due to non-working of DG Sets.
18. Maintaining Power Factor within the prescribed limit for common area electricity connection to avoid penalties.
19. Installation of DG Backup power supply meters in various shops/bank, thus removing the pilferage of AOA electricity to the shops/bank and saving lakhs of rupees.
20. Deployment of electricians for proper electrical maintenance services at a reduced cost.
21. Painting of Electrical substation and uprooting of wild growth/trees from the sub- station enclosures, for ensuring safety of men and machine.
22. Deployment of Electrical and Lift Supervisors for better and effective complaint redressal system.
23. Special repairs to the gates of the OTIS Lifts from market at a very reasonable price, thus saving lakhs of rupees.

24. Improved horticulture with systematic plantation and beautification of parks, main entrance of KV II.
25. Installation of additional submersible pumps for horticulture. Most of the hydrants were out of order. These are repaired and put into functioning.
26. Timely cleaning of all overhead and underground water tanks, thus ensuring availability of safe and clean water to the residents of Kendriya Vihar.
27. Ensured that there is no shortage of water supply especially during the summer season to the residents. This was achieved by active monitoring and supervision.

## **6. Activities for future**

AOA plans to undertake following works in future:

1. White Washing/Snowcem of common area such as boundary wall, staircase, car stilt, roof-top, sub-station etc.
2. Repair of grit wash plaster on the damaged walls of various blocks.
3. Installation of Boom Barriers at Gate No. 1 & 2.
4. Provision of Biometric system for attendance of staff and maid, etc.
5. Strengthening of Library.
6. Strengthening of fire fighting arrangement.
7. Provide fiber connectivity for various value added services such as Broadband, IPTV, Cable TV etc to each flat through network providers.
8. To provide Intercom facility to all the residents for better security management and regulating the entry of bonafide visitors only in the society.
9. To provide Intercom facility in each lift for handling emergency in a proper professional manner.
10. Painting in the cars of the lifts.
11. Installation of DG Changeover arrangement for automatic availability of essential supply to all areas during power failure.
12. Repairing of DG Set Canopy.
13. Furbishing including installation of AC's in community centre.
14. Furnishing of proper AOA Office including provision for conference table and chairs.
15. Opening of Sports Club and provision of Gym.
16. Development of Green belt and beautification in front of Gate No.1, 2 & 3 of KV-II.

In the end, I would like to express my gratitude to the Executive Committee for their whole-hearted co-operation in running the Association. I also utilize this occasion to convey my thanks to members of KV-II for their co-operation and valuable suggestions rendered to the society and sincerely hope to receive your cooperation and valuable suggestions in future.

Thanking you,

For and on behalf of the Executive Committee

Dated: 23/02/2013  
Place: Noida

Sd/-  
**(Om Prakash)**  
**President**

## **AGENDA ITEM No. 7.4**

**To consider and adopt Accounts for the year 2009-10, 2010-11 & 2011-12**

### **A) AUDITOR'S REPORT (2009-10)**

To the Members of

#### **Kendriya Vihar II Apartments Owners' Association**

We have audited the attached Balance Sheet of **KENDRIYA VIHAR II APARTMENTS OWNERS ASSOCIATION**, as at 31<sup>st</sup> March 2010 and also the Income & Expenditure Account for the year ended on that date annexed thereto. These financial statements are the responsibility of the Executive Committee of the Association. Our responsibility is to express an opinion on these financial statements based on our audit.

We conducted our audit in accordance with auditing standards generally accepted in India. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by Executive Committee, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinion.

Further to our comments in the Annexure, we report that:

- a) We have obtained all the information and explanations, which to the best of our knowledge and belief were necessary for the purpose of our audit.
- b) In our opinion, proper books of accounts as required by law have been kept by the association so far as appears from our examination of the books of accounts.
- c) The balance sheet and income & Expenditure Account dealt with by this report are in agreement with the books of accounts.
- d) In our opinion, the Balance Sheet of the Association comply with the Accounting Standards issued by the I.C.A.I., to the extent applicable;
- e) In our opinion and to best of our information and according to the explanations given to us, the accounts read together with the Accounting Policies and Notes forming part of Accounts annexed thereto, give the information in the manner so required, and give a true and fair view in conformity with the accounting principles generally accepted in India.
  - i. In the case of Balance Sheet, of the state of affairs of the Association for the year 31<sup>st</sup> March 2010 and.
  - ii. In the case of the Income & Expenditure A/c, of the Excess of Expenditure over Income of the Association for the year ended on that date.

For Kirshan & Company  
Chartered Accountants

Place: Noida.  
Date: 10.10.2010

**Sd/-**  
**[CA Kirshan Kumar]**  
**FCA**  
**M No. 093944**

## **ANNEXURE TO THE AUDITOR'S REPORT**

### **Referred to in our Report of Even date:**

1. The Association has maintained proper records showing full particulars including quantitative details and situation of fixed assets.
2. The fixed assets have been physically verified by the Executive Committee of the association during the year. There is a regular programme of verification which, in our opinion, is reasonable having regard to the size of the Association and the nature of its assets. No material discrepancies were noticed on such verification.
3. No disposal of fixed assets of the Association has taken place during the year.
4. In our opinion and according to the information and explanations given to us, having regards to the explanations that certain items purchased are of a special nature for which suitable alternative sources do not exist for obtaining comparative quotations, there are adequate internal control procedures commensurate with the size of the society and the nature of its activities, for the purchase of stores, equipments given to us, we have neither come across nor have we been informed of any instance of major weaknesses in the aforesaid internal control procedures.
5. According to the information and explanations given to us, and according to the books and records as produced and examined by us, the Association is not registered with authorities including Employees Provident Fund, Employees State Insurance Fund, Sales Tax & Service Tax.
6. According to the information and explanation given to us, the Association is registered under the Societies Registration Act' 1860 with the Asstt. Registrar of Firms & Societies, Meerut w.e.f. 30.04.2005.
7. In our opinion and according to the information and explanations given to us, the Association has not granted any loans and advance or the basis of security by way of pledge of other securities.
8. Based on the information and explanations given to us, the Association has not given guarantees for loans taken by other from bank or financial institutions.
9. The Association has not taken any term loan during the year.

During the course of our examination of the books of account carried out in accordance with the general accepted auditing practices in India and representations made by the Executive Committee of the Association.

For Kirshan & Company  
Chartered Accountants

Place: Noida.  
Date: 10.10.2010

**Sd/-**  
**[CA Kirshan Kumar]**  
**FCA**  
**M No. 093944**



**KENDRIYA VIHAR-II, APARTMENT OWNERS' ASSOCIATION**  
**PLOT NO.- 3, COMMUNITY CENTRE-I, SECTOR- 82, NOIDA**  
**BALANCE SHEET AS ON 31st MARCH 2010**

| <b><u>LAIBILITIES</u></b>                           | <b><u>AMOUNT (Rs.)</u></b> |                       | <b><u>ASSETS</u></b>                                   | <b><u>AMOUNT (Rs.)</u></b> |
|---|----------------------------|-----------------------|--|----------------------------|
| <b><u>CORPUS FUND</u></b>                           |                            |                       | <b><u>FIXED ASSETS</u></b>                             |                            |
| Opening Balance                                     | 126,240,275.90             |                       | ( As per Annexure 'B' )                                | <b>73,864,712.00</b>       |
| <b>Less:</b> - Excess of Expenditure<br>over Income | -12,450,648.54             | <b>113,789,627.36</b> | <b><u>INVESTMENTS</u></b>                              |                            |
|   |                            |                       | ( As per Annexure 'C' )                                | <b>38,026,881.00</b>       |
| <b><u>CURRENT LIABILITIES &amp; PROVISIONS</u></b>  |                            |                       | <b><u>CURRENT ASSETS, LOANS<br/>&amp; ADVANCES</u></b> |                            |
| <b><u>Current Liabilities</u></b>                   |                            |                       | <b><u>Current Assets</u></b>                           | <b>2,862,780.36</b>        |
| ( As per Annexure 'A' )                             |                            | <b>1,006,367.00</b>   | ( As per Annexure 'D' )                                |                            |
|   |                            |                       | <b><u>Loans &amp; Advances</u></b>                     |                            |
|   |                            |                       | Advances to Staff                                      |                            |
|   |                            |                       | 41,621.00  | <b>41,621.00</b>           |
|   |                            | <b>114,795,994.36</b> |  | <b>114,795,994.36</b>      |

As per our Report on even date

For M/s Kirshan &  
Company  
Chartered Accountants  
Sd/-  
  
[CA Kirshan Kumar]  
FCA  
Membership No. 093944

For Kendriya Vihar-II

Apartment Owners' Association  
  
Sd/-  
Kashi Nath  
Ram  
(Secretary)

Sd/-  
Manjeet Singh  
(Treasurer)

**CURRENT LIABILITIES ( ANNEXURE 'A' )**

| <b><u>Sr. No.</u></b> | <b><u>PARTICULARS</u></b>        | <b><u>AMOUNT (Rs.)</u></b> |
|-----------------------|----------------------------------|----------------------------|
| 1                     | Duties & Taxes                   | 17,298.00                  |
| 2                     | Advance Subscription<br>Received | 527,840.00                 |
| 3                     | Audit Fee Payable                | 20,000.00                  |
| 4                     | Excess Received                  | 21,829.00                  |
| 5                     | Salaries & wages payable         | 37,500.00                  |
| 6                     | SD of CC Booking                 | 19,500.00                  |
| 7                     | SD of Shops                      | 362,400.00                 |
|                       |                                  | <b>1,006,367.00</b>        |

**STATEMENT SHOWING GROSS BLOCK & DEPRICIATION CHART FOR THE YEAR ENDING 31/03/2010 ( ANNEXTURE 'B' )**

| Sr. No. | PARTICULARS               | RATE OF DEPRICIATION | GROSS BLOCK           |                           |                 |                       | DEPRICIATION         |                      |                      | NET BLOCK            |                      |
|---------|---------------------------|----------------------|-----------------------|---------------------------|-----------------|-----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|
|         |                           |                      | As on 31/03/2009      | ADDITIONS DURING THE YEAR |                 | As on 31/03/2010      | As on 31/03/2009     | DURING THE YEAR      | As on 31/03/2010     | WDV As on 31/03/2009 | WDV As on 31/03/2010 |
|         |                           |                      |                       | UPTO SEPTEMBER            | AFTER SEPTEMBER |                       |                      |                      |                      |                      |                      |
| 1       | Almirah                   | 10%                  | 28,000.00             | -                         | -               | 28,000.00             | 3,715.00             | 2,429.00             | 6,144.00             | 24,285.00            | 21,856.00            |
| 2       | Ballot Box                | 10%                  | 795.00                | -                         | -               | 795.00                | 274.00               | 52.00                | 326.00               | 521.00               | 469.00               |
| 3       | Computer & Printer        | 60%                  | 65,000.00             | 96,822.00                 | -               | 161,822.00            | 44,453.00            | 70,421.00            | 114,874.00           | 20,547.00            | 46,948.00            |
| 4       | Cycle Display Boards      | 15%                  | 7,865.00              | -                         | -               | 7,865.00              | 2,542.00             | 798.00               | 3,340.00             | 5,323.00             | 4,525.00             |
| 5       | Furniture & Fixtures      | 10%                  | 20,880.00             | -                         | 9,000.00        | 29,880.00             | 7,230.00             | 1,815.00             | 9,045.00             | 13,650.00            | 20,835.00            |
| 6       | Cooler & Fan              | 10%                  | 60,602.00             | 27,385.00                 | -               | 87,987.00             | 10,323.00            | 7,767.00             | 18,090.00            | 50,279.00            | 69,897.00            |
| 7       |                           | 10%                  | 19,670.00             | 44,500.00                 | -               | 64,170.00             | 4,031.00             | 6,014.00             | 10,045.00            | 15,639.00            | 54,125.00            |
| 8       | D.G. Set                  | 15%                  | 9,897,615.00          | -                         | -               | 9,897,615.00          | 4,596,864.48         | 795,112.52           | 5,391,977.00         | 5,300,750.52         | 4,505,638.00         |
| 9       | Water Supply Installation | 15%                  | 20,430,270.00         | -                         | -               | 20,430,270.00         | 9,488,669.42         | 1,641,240.58         | 11,129,910.00        | 10,941,600.58        | 9,300,360.00         |
| 10      | Water Harvesting          | 15%                  | 3,499,430.00          | -                         | -               | 3,499,430.00          | 1,613,541.77         | 282,883.23           | 1,896,425.00         | 1,885,888.23         | 1,603,005.00         |
| 11      | Light Fittings            | 15%                  | 1,633,851.00          | -                         | -               | 1,633,851.00          | 585,071.38           | 104,877.62           | 689,949.00           | 1,048,779.62         | 943,902.00           |
| 12      | Street Lighting           | 10%                  | 4,730,998.00          | -                         | -               | 4,730,998.00          | 1,707,938.91         | 302,305.09           | 2,010,244.00         | 3,023,059.09         | 2,720,754.00         |
| 13      | Fire Fighting System      | 15%                  | 40,920,150.00         | -                         | -               | 40,920,150.00         | 19,005,023.69        | 3,287,268.31         | 22,292,292.00        | 21,915,126.31        | 18,627,858.00        |
| 14      | Lifts                     | 15%                  | 78,916,641.00         | -                         | -               | 78,916,641.00         | 36,652,179.81        | 6,339,669.19         | 42,991,849.00        | 42,264,461.19        | 35,924,792.00        |
| 15      | Water Dispenser           | 15%                  | 5,000.00              | -                         | -               | 5,000.00              | 375.00               | 694.00               | 1,069.00             | 4,625.00             | 3,931.00             |
| 16      | Sound System              | 10%                  | 18,500.00             | -                         | -               | 18,500.00             | 925.00               | 1,758.00             | 2,683.00             | 17,575.00            | 15,817.00            |
|         |                           |                      | <b>160,255,267.00</b> | <b>168,707.00</b>         | <b>9,000.00</b> | <b>160,432,974.00</b> | <b>73,723,157.46</b> | <b>12,845,104.54</b> | <b>86,568,262.00</b> | <b>86,532,109.54</b> | <b>73,864,712.00</b> |

**INVESTMENTS ( ANNEXURE 'C' )**

| Sr. No. | PARTICULARS                   | AMOUNT (Rs.)         |
|---------|-------------------------------|----------------------|
| 1       | Accrued Interest on OBC FDR   | 21,064.00            |
| 2       | Accrued Interest on SBI FDR's | 458,497.00           |
| 3       | OBC- 1105374                  | 1,848,744.00         |
| 4       | SBI FDR - 0151636             | 7,474,074.00         |
| 5       | SBI FDR -0152202              | 5,725,905.00         |
| 6       | SBI FDR - 0152203             | 5,725,905.00         |
| 7       | SBI FDR - 0152204             | 5,725,905.00         |
| 8       | SBI FDR - 0152238             | 3,410,090.00         |
| 9       | SBI FDR - 0152234             | 1,000,000.00         |
| 10      | SBI FDR - 0152127             | 1,136,697.00         |
| 11      | SBI FDR - 0153169             | 5,500,000.00         |
|         |                               | <b>38,026,881.00</b> |

## CURRENT ASSETS ( ANNEXURE 'D' )

| Sr. No. | PARTICULARS                | AMOUNT (Rs.)        |
|---------|----------------------------|---------------------|
| 1       | Cash                       | 32,032.00           |
| 2       | Bank                       |                     |
|         | OBC                        | 291,014.40          |
|         | SBI                        | 434,771.96          |
|         |                            | 725,786.36          |
| 3       | Dues                       | 9,867.00            |
| 4       | Late fees Due from Members | 433,540.00          |
| 5       | Security Deposit           | 1000.00             |
|         | Sub. Due from members      | 1,469,130.00        |
| 6       | TDS A/Y 2010-11            | 13,188.00           |
| 7       | TDS A/Y 2009-10            | 113,579.00          |
| 8       | TDS A/Y 2008-09            | 38,428.00           |
| 9       | TDS A/Y 2007-08            | 3,760.00            |
| 10      | Accrued Income from JMR    | 14,000.00           |
| 11      | Accrued Income from Rent   | 8,470.00            |
|         |                            | <b>2,862,780.36</b> |

**KENDRIYA VIHAR-II, APARTMENT OWNERS' ASSOCIATION**  
**PLOT NO.- 3, COMMUNITY CENTRE-I, SECTOR- 82, NOIDA**  
**RECEIPT & PAYMENT A/C FOR THE YEAR ENDING 31st MARCH 2010**

| RECEIPT   | AMOUNT (Rs.)  | PAYMENT                             | AMOUNT (Rs.) |
|---|---------------|-------------------------------------|--------------|
| To Opening Balance as on 01/04/2009             |               | By Advertising Expenses             | 2,520.00     |
| Cash  | 16,680.00     |                                     |              |
| Bank  |               | By Bank Charges                     | 5,744.00     |
| SBI   | 2,120,647.96  | By Community Centre Caring Expenses | 2,700.00     |
| OBC   | 889,073.40    | By Conveyance Expenses              | 35,024.00    |
|   | 3,026,401.36  | By Diesel Expenses                  | 600,313.00   |
| <u>To Subscription</u>                          | 12,652,800.00 | By Diwali Expenses                  | 43,644.00    |
| Add: - Outstanding at the beginning of the year | 1,680,945.00  | By Electricity Bill Expenses        | 3,032,096.00 |
| Add: - Advance at the end of the year           | 527,840.00    | By Electricity Maintenance Expenses | 400,715.00   |
| Less: - Outstanding at the end of the year      | -1,469,130.00 | EMD Refund                          | 10,000.00    |
|   | 13,392,455.00 | By Gardening Expenses               | 1,141,994.00 |
| <u>To Late Fees</u>                             | 493,140.00    | By GBM Expenses                     | 211,306.00   |
| Add: - Outstanding at the beginning of the year | 444,880.00    | By House Keeping Expenses           | 975,216.00   |
| Less: - Outstanding at the end of the year      | -433,540.00   | By Incentives & Discounts Allowed   | 197,563.00   |
|   | 504,480.00    | By Lift Expenses                    | 2,507,157.00 |
| To Shifting In/Out                              | 580,140.00    | By Langoorwala                      | 16,948.00    |
| To Gate & Vehicle Passes                        | 119,020.00    |                                     |              |
| To Rent   | 1,630,102.00  |                                     |              |
| To cheque return charges                        | 3,000.00      |                                     |              |
| <u>To Community Centre Booking</u>              | 284,745.00    |                                     |              |

|  |                     |                      |   |                      |
|--|---------------------|----------------------|---|----------------------|
| Add: - Electricity Charges                       | 21,600.00           |                      | By Legal Expenses                               | 24,930.00            |
| Add: - Cleaning Charges<br>To Vendors            | <u>3,000.00</u>     | 309,345.00           | By Misc. Expenses<br>By Newspaper & periodicals | 12,298.00<br>800.00  |
| Durga Enterprises                                | 80,000.00           |                      | By Office Expenses                              | 104,962.00           |
| JMR Cable network                                | 70,000.00           |                      | By Postage & Telegram Expenses                  | 49,423.00            |
| R R Enterprises                                  | 96,000.00           |                      | By Printing & Stationery Expenses               | 58,069.00            |
| Scrap Dealer                                     | <u>144,000.00</u>   | 390,000.00           | By Professional Fees for Audit                  | 40,000.00            |
| To Interest on FDR's                             | 2,718,322.00        |                      | By Professional charges                         | 63,133.00            |
| Add: - Accrued Intt at the beginning of the year | 947,069.00          |                      | By Refreshment expenses                         | 20,233.00            |
| Less: - Accrued Interest at the end of the year  | <u>- 479,561.00</u> | 3,185,830.00         | By Repair & Maintenance Expenses                | 538,620.00           |
| To Interest on Saving Bank A/C                   |                     | 50,133.00            | By Salaries & Wages                             | 1,591,339.00         |
| To Fine & Penalty                                |                     | 18,986.00            | By Security Expenses                            | 3,802,111.00         |
| To Misc. Income                                  |                     | 3,280.00             | By Sports & Culture Expenses                    | 41,946.00            |
| To TDS on contractors received                   |                     | 6,263.00             | By Telephone Expenses                           | 41,194.00            |
| To Excess Received from Members                  |                     | 5,735.00             | By Water Bill Expenses                          | 2,690,808.00         |
| To SD of CC Booking                              |                     | 19,500.00            | By Water System Maintenance Expenses            | 304,127.00           |
| To SD of shops                                   |                     | 37,060.00            | By Investments                                  | 3,859,773.00         |
|  |                     |                      | By Computer                                     | 96,822.00            |
|  |                     |                      | By Cooler & AC                                  | 44,500.00            |
|  |                     |                      | By Display board                                | 9000.00              |
|  |                     |                      | By furniture & fixtures                         | 27,385.00            |
|  |                     |                      | By advance to staff                             | 15,855.00            |
|  |                     |                      | By TDS on FDR                                   | 13,188.00            |
|  |                     |                      | By Dues   | 9,867.00             |
|  |                     |                      | By Closing Balance as on 31/03/2010             |                      |
|  |                     |                      | Cash  | 32,032.00            |
|  |                     |                      | Bank  |                      |
|  |                     |                      | SBI   | 434,771.96           |
|  |                     |                      | OBC   | <u>291,014.40</u>    |
|  |                     |                      |   | 757,818.36           |
|  |                     | <b>23,281,730.36</b> |   | <b>23,281,730.36</b> |

As per our Report on even date

For M/s Kirshan & Company  
Chartered Accountants  
Sd/-  
[CA Kirshan Kumar]  
FCA  
Membership No. 093944

For Kendriya Viah-II

Apartment Owners' Association

Sd/-  
Krishna Murari  
(President)

Sd/-  
Kashi Nath Ram  
(Secretary)

Sd/-  
Manjeet Singh  
(Treasurer)

**KENDRIYA VIHAR-II, APARTMENT OWNERS' ASSOCIATION**  
**PLOT NO. - 3, COMMUNITY CENTRE-I, SECTOR- 82, NOIDA**  
**INCOME & EXPENDITURE A/C FOR THE YEAR ENDING 31st MARCH 2010**

| <b>EXPENDITURE</b>                  | <b>AMOUNT<br/>(Rs.)</b> | <b>INCOME</b>                                     | <b>AMOUNT (Rs.)</b>  |
|-------------------------------------|-------------------------|---|----------------------|
| To Advertising Expenses             | 2,520.00                | <u>By Subscription</u>                            | 13,392,455.00        |
| To Bank Charges                     | 5,744.00                | Add: - Outstanding at the end of the year         | 1,469,130.00         |
| To Community Centre Caring Expenses | 2,700.00                | Less: - Outstanding at the beginning of the year  | -1,680,945.00        |
| To Conveyance Expenses              | 35,024.00               | Less: - Advance at the end of the year            | <u>-527,840.00</u>   |
| To Depreciation Expenses            | 12,845,104.54           | <u>By Late Fees</u>                               | 504,480.00           |
| To Diesel Expenses                  | 600,313.00              | Add: - Outstanding at the end of the year         | 433,540.00           |
| To Diwali Expenses                  | 43,644.00               | Less: - Outstanding at the beginning of the year  | <u>-444,880.00</u>   |
| To Electricity Bill Expenses        | 3,032,096.00            | By Shifting In/Out                                | 580,140.00           |
| To Electricity Maintenance Expenses | 400,715.00              | By Gate & Vehicle Passes                          | 119,020.00           |
| To EMD Refund                       | 10,000.00               | By Rent   | 1,572,572.00         |
| To Gardening Expenses               | 1,141,994.00            | By Cheque return charges                          | 3,000.00             |
| To GBM Expenses                     | 211,306.00              | <u>By Community Centre Booking</u>                | 284,745.00           |
| To House Keeping Expenses           | 975,216.00              | Add: - Electricity Charges                        | 21,600.00            |
| To incentive & Discount Allowed     | 197,563.00              | Add: - Cleaning Charges                           | <u>3000.00</u>       |
| To Lift Expenses                    | 2,507,157.00            | <u>By Vendors</u>                                 | 309,345.00           |
| To langoorwala                      | 16,948.00               | JMR Cables  | 84,000.00            |
| To Legal Expenses                   | 24,930.00               | Durga Enterprises                                 | 80,000.00            |
| To Misc. Expenses                   | 18,108.00               | R R Enterprises                                   | 96,000.00            |
| To Newspaper & periodicals          | 800.00                  | Scrap Dealer                                      | <u>144,000.00</u>    |
| To Office Expenses                  | 104,962.00              | <u>By Interest on FDR's</u>                       | 3,185,830.00         |
| To Postage & Telegram Expenses      | 49,423.00               | Add: - Accrued Interest at the end of the year    | 479,561.00           |
| To Printing & Stationery Expenses   | 58,069.00               | Less: - Accrued Intt at the beginning of the year | <u>-947,069.00</u>   |
| To professional fees for audit      | 40,000.00               | By Interest on Saving Bank A/C                    | 50,133.00            |
| To Professional charges             | 92,133.00               | By Fine & Penalty                                 | 18,986.00            |
| To refreshment expenses             | 20,233.00               | By Misc. Income                                   | 23,280.00            |
| To Repair & Maintenance Expenses    | 606,570.00              | By Excess of Expenditure over Income              | 12,450,648.54        |
| To Salaries & Wages                 | 1,591,339.00            |   |                      |
| To Security Expenses                | 3,682,700.00            |   |                      |
| To Sports & Culture                 | 41,946.00               |   |                      |
| To Telephone Expenses               | 41,194.00               |   |                      |
| To Water Bill Expenses              | 2,690,808.00            |   |                      |
| To Water System Maintenance Exp.    | 304,127.00              |   |                      |
|                                     | <b>31,395,386.54</b>    |   | <b>31,395,386.54</b> |

As per our Report on even date

For M/s Kirshan &  
Company  
Chartered Accountants  
Sd/-  
[CA Kirshan Kumar]  
FCA  
Membership No. 093944

For Kendriya Vihar-II

Apartment Owners' Association  
Sd/-  
Kashi Nath  
Ram  
(Secretary)  
Sd/-  
Manjeet Singh  
(Treasurer)

Sd/-  
Krishna Murari  
(President)

## **B) AUDITOR'S REPORT (2010-11)**

To the Members of

### **Kendriya Vihar II Apartments Owners' Association**

We have audited the attached Balance Sheet of **Kendriya Vihar II Apartments Owners' Association**, as at 31<sup>st</sup> March 2011 and also the Income & Expenditure Account for the year ended on that date annexed thereto. These financial statements are the responsibility of the Executive Committee of the Association. Our responsibility is to express an opinion on these financial statements based on our audit.

We have conducted our audit in accordance with auditing standards generally accepted in India. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by Executive Committee, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinion.

Further to our comments in the Annexure, we report that:

- a) We have obtained all the information and explanations, which to the best of our knowledge and belief were necessary for the purpose of our audit.
- b) In our opinion, proper books of accounts as required by law have been kept by the Association so far as appears from our examination of the books of accounts.
- c) The Balance Sheet and Income & Expenditure A/c dealt with by this report are in agreement with the books of account.
- d) In our opinion, the Balance Sheet of the Association complies with the Accounting Standards issued by the ICAI to the extent applicable;
- e) In our opinion and to best of our information and according to the explanations given to us, the accounts read together with Accounting Policies and notes forming part of Accounts annexed thereto, give the information in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India.
  - i. In case of Balance Sheet, of the state of the affairs of the Association for the year 31<sup>st</sup> March 2011 and
  - ii. In the case of Income & Expenditure A/c of the Excess of Expenditure over Income of the Association for the year ended on that date.

For Kirshan & Company  
Chartered Accountants

Place: Noida.  
Date: 29.09.2011

**Sd/-**  
**[CA Kirshan Kumar]**  
**FCA**  
**M No. 093944**

## **ANNEXURE TO THE AUDITORS' REPORT**

### **Referred to in our Report of Even date:**

1. The Association has maintained proper records showing full particulars including quantitative details and situation of its fixed assets.
2. All the assets have been physically verified by the Executive Committee of the association during the year. There is a regular programme of verification which, in our opinion, is reasonable having regard to the size of the Association and the nature of its assets. No material discrepancies were noticed on such verification.
3. No disposal of fixed assets of the Association has taken place during the year.
4. In our opinion and according to the information and explanation given to us, having regard to the explanations that certain items purchased are of a special nature for which suitable alternative sources do not exist for obtaining comparative quotations, there are adequate internal control procedures commensurate with the size of the society and the nature of its activities, for the purchase of stores, equipments given to us, we have neither come across nor have we been informed of any instance of major weaknesses in the aforesaid internal control procedures.
5. According to the information and explanations given to us, and according to the books and records as produced and examined by us, the Association is not registered with authorities including Employees Provident Fund, Employees State Insurance Fund, Sales Tax & Service Tax.
6. According to the information and explanation given to us, the Association is registered under the Societies Registration Act' 1860 with the Astt. Registrar of Firms & Societies, Meerut w.e.f. 30.04.2005.
7. In our opinion and according to the information and explanations given to us, the Association has not granted any loan and Advance or the basis of security by way of pledge of other securities.
8. Based on the information and explanations given to us, the Association has not given guarantee for loans taken by other from Bank or financial institutions.
9. The Association has not taken any term loan during the year

During the course of our examination of the books of account carried out in accordance with the general accepted auditing practices in India and representations made by the Executive Committee of the Association.

For Kirshan & Company  
Chartered Accountants

Place: Noida.  
Date: 29.09.2011

**Sd/-**  
**[CA Kirshan Kumar]**  
**FCA**  
**M No. 093944**

**KENDRIYA VIHAR-II, APARTMENTS OWNER'S ASSOCIATION**  
**PLOT NO.- 3, COMMUNITY CENTRE-I, SECTOR- 82, NOIDA**  
**BALANCE SHEET AS ON 31<sup>st</sup> MARCH 2011**

| <b>LAIBILITIES</b>                                 | <b>AMOUNT (Rs.)</b>   | <b>ASSETS</b>                                      | <b>AMOUNT (Rs.)</b>   |
|--|-----------------------|--|-----------------------|
| <b><u>CORPUS FUND</u></b>                          |                       | <b><u>FIXED ASSETS</u></b>                         |                       |
| Opening Balance                                    | 113,789,627.36        | ( As per Annexure 'B' )                            | <b>62,954,407.15</b>  |
| <b>Add:-</b> Receipt During the Year               | 2,711,398.00          |  |                       |
| <b>Less:-</b> Excess of Expenditure over Income    | -11,491,326.65        | <b><u>INVESTMENTS</u></b>                          | <b>40,400,714.20</b>  |
|  | <b>105,009,698.71</b> | ( As per Annexure 'C' )                            |                       |
| <b><u>CURRENT LIABILITIES &amp; PROVISIONS</u></b> |                       | <b><u>CURRENT ASSETS, LOANS &amp; ADVANCES</u></b> |                       |
| <b><u>Current Liabilities</u></b>                  |                       | <b><u>Current Assets</u></b>                       | <b>3,199,637.36</b>   |
| ( As per Annexure 'A' )                            | <b>1,618,830.00</b>   | ( As per Annexure 'D' )                            |                       |
|  |                       | <b><u>Loans &amp; Advances</u></b>                 |                       |
|  |                       | Advances to Staff                                  | <b>73,770.00</b>      |
|  | <b>106,628,528.71</b> |  | <b>106,628,528.71</b> |

As per our Report on even date  
For M/s Kirshan & Company  
Chartered Accountants  
Sd/-  
[CA Kirshan Kumar]  
FCA  
Membership No. 093944

For Kendriya Vihar-II  
Apartments Owner's Association  
Sd/-  
Dr. Dharamveer Singh  
(Administrator)

| <b>Sr. No.</b> | <b>PARTICULARS</b>            | <b>AMOUNT (Rs.)</b> |
|----------------|-------------------------------|---------------------|
| 1              | TDS on Contractor Payable     | 14,527.00           |
| 2              | Advance Subscription Received | 989,550.00          |
| 3              | Audit Fee Payble              | 60,000.00           |
| 4              | Excess Received               | 33,553.00           |
| 5              | SD of CC Booking              | 53,800.00           |
| 6              | Accounting Charge Payable     | 105,000.00          |
| 7              | SD of Shops                   | 362,400.00          |
|                |                               | <b>1,618,830.00</b> |



**STATEMENT SHOWING GROSS BLOCK & DEPRICIATION CHART FOR THE YEAR ENDING 31/03/2011 ( ANNEXTURE 'B' )**

| Sr. No. | PARTICULARS                     | RATE OF DEPRICIATION | GROSS BLOCK           |                           |                 |                       | DEPRICIATION         |                      |                      | NET BLOCK            |                      |
|---------|---------------------------------|----------------------|-----------------------|---------------------------|-----------------|-----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|
|         |                                 |                      | As on 31/03/2009      | ADDITIONS DURING THE YEAR |                 | As on 31/03/2011      | As on 31/03/2010     | DURING THE YEAR      | As on 31/03/2011     | WDV As on 31/03/2010 | WDV As on 31/03/2011 |
|         |                                 |                      |                       | UPTO SEPTEMBER            | AFTER SEPTEMBER |                       |                      |                      |                      |                      |                      |
| 1       | Almirah                         | 10%                  | 28,000.00             | -                         | -               | 28,000.00             | 6,144.00             | 2,185.60             | 8,329.60             | 21,856.00            | 19,670.40            |
| 2       | Ballot Box Computer & Printer   | 60%                  | 795.00                | -                         | -               | 795.00                | 326.00               | 46.90                | 372.90               | 469.00               | 422.10               |
| 3       | Cycle Display Boards            | 15%                  | 161,822.00            | 4,820.00                  | -               | 166,642.00            | 114,874.00           | 31,060.80            | 145,934.80           | 46,948.00            | 20,707.20            |
| 4       | Furniture & Fixtures            | 10%                  | 7,865.00              | -                         | -               | 7,865.00              | 3,340.00             | 678.75               | 4,018.75             | 4,525.00             | 3,846.25             |
| 5       | Cooler & Fan                    | 10%                  | 29,880.00             | -                         | -               | 29,880.00             | 9,045.00             | 2,083.50             | 11,128.50            | 20,835.00            | 18,751.50            |
| 6       | D.G. Set                        | 15%                  | 87,987.00             | -                         | -               | 87,987.00             | 18,090.00            | 6,989.70             | 25,079.70            | 69,897.00            | 62,907.30            |
| 7       | Water Supply Installation       | 15%                  | 64,170.00             | -                         | -               | 64,170.00             | 10,045.00            | 5,412.50             | 15,457.50            | 54,125.00            | 48,712.50            |
| 8       | Water Harvesting Light Fittings | 15%                  | 9,897,615.00          | 51,074.00                 | -               | 9,948,689.00          | 5,391,977.00         | 683,506.80           | 6,075,483.80         | 4,505,638.00         | 3,873,205.20         |
| 9       | Street Lighting                 | 15%                  | 20,430,270.00         | -                         | -               | 20,430,270.00         | 11,129,910.00        | 1,395,054.00         | 12,524,964.00        | 9,300,360.00         | 7,905,306.00         |
| 10      | Fire Fighting System            | 15%                  | 3,499,430.00          | -                         | -               | 3,499,430.00          | 1,896,425.00         | 240,450.75           | 2,136,875.75         | 1,603,005.00         | 1,362,554.25         |
| 11      | Volta Water Dispenser           | 15%                  | 1,633,851.00          | -                         | -               | 1,633,851.00          | 689,949.00           | 141,585.30           | 831,534.30           | 943,902.00           | 802,316.70           |
| 12      | Sound System                    | 10%                  | 4,730,998.00          | -                         | -               | 4,730,998.00          | 2,010,244.00         | 272,075.40           | 2,282,319.40         | 2,720,754.00         | 2,448,678.60         |
| 13      |                                 | 15%                  | 40,920,150.00         | -                         | -               | 40,920,150.00         | 22,292,292.00        | 2,794,178.70         | 25,086,470.70        | 18,627,858.00        | 15,833,679.30        |
| 14      |                                 | 15%                  | 78,916,641.00         | -                         | -               | 78,916,641.00         | 42,991,849.00        | 5,388,718.80         | 48,380,567.80        | 35,924,792.00        | 30,536,073.20        |
| 15      |                                 | 15%                  | 5,000.00              | -                         | -               | 5,000.00              | 1,069.00             | 589.65               | 1,658.65             | 3,931.00             | 3,341.35             |
| 16      |                                 | 10%                  | 18,500.00             | -                         | -               | 18,500.00             | 2,683.00             | 1,581.70             | 4,264.70             | 15,817.00            | 14,235.30            |
|         |                                 |                      | <b>160,432,974.00</b> | <b>55,894.00</b>          | <b>-</b>        | <b>160,488,868.00</b> | <b>86,568,262.00</b> | <b>10,966,198.85</b> | <b>97,534,460.85</b> | <b>73,864,712.00</b> | <b>62,954,407.15</b> |

**INVESTMENTS ( ANNEXURE 'C' )**

| Sr. No. | PARTICULARS                   | AMOUNT (Rs.)         |
|---------|-------------------------------|----------------------|
| 1       | Accrued Interest on OBC FDR   | 240,636.00           |
| 2       | Accrued Interest on SBI FDR's | 367,254.20           |
|         |                               | 1,960,973.0          |
| 3       | OBC- 1105374                  | 0                    |
|         |                               | 5,675,956.0          |
| 4       | OBC FDR-1105925               | 0                    |
|         |                               | 1,355,699.0          |
| 5       | OBC FDR                       | 0                    |
|         |                               | 7,886,432.0          |
| 6       | SBI FDR - 30591779906         | 0                    |
|         |                               | 5,995,904.0          |
| 7       | SBI FDR -30700184953          | 0                    |
|         |                               | 5,995,904.0          |
| 8       | SBI FDR - 30700191336         | 0                    |
|         |                               | 5,995,904.0          |
| 9       | SBI FDR - 30700191620         | 0                    |
|         |                               | 3,570,353.0          |
| 10      | SBI FDR - 30704894074         | 0                    |
|         |                               | 1,355,699.0          |
| 11      | SBI FDR - 31504305182         | 0                    |
|         |                               | <b>40,400,714.20</b> |

**CURRENT ASSETS ( ANNEXURE 'D' )**

| Sr. No. | PARTICULARS                | AMOUNT (Rs.)        |
|---------|----------------------------|---------------------|
| 1       | Cash                       | 84,915.00           |
| 2       | Bank                       |                     |
|         | OBC                        | 49,634.40           |
|         | SBI                        | 1,514,303.96        |
|         |                            | <b>1,563,938.36</b> |
| 3       | Dues                       | 5,481.00            |
| 4       | Late fees Due from Members | 207,000.00          |
| 5       | Security Deposit           | 1,000.00            |
| 6       | TDS A/Y 2009-10            | 30,119.00           |
| 7       | TDS A/Y 2011-12            | 406,076.00          |
| 8       | TDS Receivable A/Y 2007-08 | 3,760.00            |
| 9       | House Keeping Tender       | 10,000.00           |
| 10      | Sub. Due But Not Recd.     | 706,160.00          |
| 11      | Accrued Income from Rent   | 70,000.00           |
| 12      | Accrued Income from JMR    | 98,000.00           |
| 13      | TDS ON FDR A/Y 2010-11     | 13,188.00           |
|         |                            | <b>3,199,637.36</b> |

**KENDRIYA VIHAR-II, APARTMENTS OWNER'S ASSOCIATION**

**PLOT NO.- 3, COMMUNITY CENTRE-I, SECTOR- 82, NOIDA**

**RECEIPT & PAYMENT A/C FOR THE YEAR ENDING 31st MARCH 2011**

| RECEIPT  | AMOUNT (Rs.)          | PAYMENT                             | AMOUNT (Rs.)         |
|--|-----------------------|-------------------------------------|----------------------|
| To Opening Balance as on 01/04/2010              |                       | By Advertising Expenses             | 6,072.00             |
| Cash   | 32,032.00             | By AMC Charges                      | 58,415.00            |
| Bank   | SBI 291,014.40        | By Bank Charges                     | 13,618.00            |
|  | OBC <u>434,771.96</u> | By Community Centre Caring Expenses | 2,100.00             |
| <u>To Subscription</u>                           | 12,652,800.00         | By Conveyance Expenses              | 35,514.00            |
| Add: - Outstanding at the beginning of the year  | 1,469,130.00          | By Diesel Expenses                  | 606,598.00           |
| Add: - Advance at the end of the year            | 989,550.00            | By Bonus                            | 20,500.00            |
| Less:- Advance at the beginning of the year      | (527,840.00)          | By Electricity Bill Expenses        | 5,502,406.00         |
| Less: - Outstanding at the end of the year       | <u>(706,160.00)</u>   | By Electricity Maintenance Expenses | 95,195.00            |
| <u>To Late Fees</u>                              | 537,952.00            | By Cleaning Exp.                    | 5,690.00             |
| Add: - Outstanding at the beginning of the year  | 433,540.00            | By Gardening Expenses               | 1,558,159.00         |
| Less: - Outstanding at the end of the year       | <u>(207,000.00)</u>   | By GBM Expenses                     | 63,867.00            |
| To Shifting In/Out                               | 747,250.00            | By House Keeping Expenses           | 904,056.00           |
| To Gate & Vehicle Passes                         | 92,950.00             | By Incentives & Discounts Allowed   | 214,544.00           |
| To Rent  | 2,030,266.00          | By Lift Expenses                    | 2,019,629.00         |
|  |                       | By Labour Charges                   | 5,000.00             |
| <u>By Community Centre Booking</u>               | 311,950.00            | By Legal Expenses                   | 64,865.00            |
| Add: - Electricity Charges                       | 28,054.00             | By Misc. Expenses                   | 50,992.63            |
| Add:- Chair Charges                              | 575.00                | By Functions & Festival Exp.        | 21,509.00            |
| Add: - Cleaning Charges                          | <u>12,200.00</u>      | By Frieght Exp.                     | 3,559.00             |
| <u>By Vendors</u>                                |                       | By Office Expenses                  | 3,317.00             |
| Durga Enterprises                                | 50,000.00             | By Postage & Telegram Expenses      | 1,225.00             |
| Super Mart                                       | 260,120.00            | By Computer Exp.                    | 2,910.00             |
| R R Enterprises                                  | 64,000.00             | By Printing & Stationery Expenses   | 104,498.00           |
| Scrap Dealer                                     | 168,620.00            | By Professional Fees for Audit      | 30,000.00            |
|  | 542,740.00            | By Staffwelfare Exp.                | 26,187.00            |
| <u>To Interest on FDR's</u>                      | 2,156,057.20          | By DD Charges                       | 1,584.00             |
| Add: - Accrued Intt at the beginning of the year | 479,561.00            | By Repair & Maintenance Expenses    | 631,474.98           |
| Less: - Accrued Interest at the end of the year  | 607,890.20            | By Salaries & Wages                 | 1,088,904.00         |
|  | 2,027,728.00          | By Security Expenses                | 3,802,111.00         |
| To Interest on Saving Bank A/C                   | 39,852.00             | By Sports & Culture Expenses        | 5,938.00             |
| To Fine & Penalty                                | 1,994.61              | By Telephone Expenses               | 30,010.00            |
| To TDS on Contractor Payable                     | 14,527.00             | By Water Bill Expenses              | 2,690,808.00         |
| To Excess Received from Members                  | 33,553.00             | By Advance to Staff                 | 32,149.00            |
|  |                       | By Investments                      | 2,815,210.00         |
| To SD of CC Booking                              | 34,300.00             | By Computer                         | 4,820.00             |
|  |                       | By D.G. Set                         | 51,074.00            |
| To Garbage Charges                               | 110,000.00            | By TDS receivable                   | 453,143.00           |
| To Corpus at another fund                        | 537,952.00            | By Closing Balance as on 31/03/2011 |                      |
| To Corpus Fund                                   | 2,711,398.00          | Cash                                | 84,915.00            |
|  |                       | Bank                                |                      |
|  |                       | SBI                                 | 49,634.40            |
|  |                       | OBC                                 | <u>1,514,303.96</u>  |
|  | <b>24,676,504.97</b>  |                                     | <b>24,676,504.97</b> |

As per our Report on even date

For M/s Kirshan & Company

Chartered Accountants

Sd/-

[CA Kirshan Kumar]

FCA

Membership No. 093944

For Kendriya Vihar-II

Apartments Owner's Association

Sd/-

Dr. Dharamveer Singh

(Administrator)

**KENDRIYA VIHAR-II, APARTMENTS OWNER'S ASSOCIATION**  
**PLOT NO.- 3, COMMUNITY CENTRE-I, SECTOR- 82, NOIDA**  
**INCOME & EXPENDITURE A/C FOR THE YEAR ENDING 31st MARCH 2011**

| EXPENDITURE                          | AMOUNT (Rs.)         | INCOME  | AMOUNT (Rs.)         |
|--------------------------------------|----------------------|---|----------------------|
| To Accounting Charges                | 90,000.00            | <u>By Subscription</u>                              | 13,877,480.00        |
| To Advertising Expenses              | 6,072.00             | Add: - Outstanding at the end of the year           | 706,160.00           |
| To Amc Charges for Dg Set            | 58,415.00            | Less: - Outstanding at the beginning of the year    | 1,469,130.00)        |
| To Audit Fees                        | 40,000.00            | Less: - Advance at the end of the year              | (989,550.00)         |
| To Bank Charges                      | 13,618.00            | Add:- Advance at the beginning of the year          | 527,840.00           |
| To BONUS                             | 20,500.00            |   | 12,652,800.00        |
| To CARTAGE CHARGES                   | 90.00                | <u>By Late Fees</u>                                 | 764,492.00           |
| To Cleaning Expenses                 | 5,600.00             | Add: - Outstanding at the end of the year           | 207,000.00           |
| To Community Centre Caring Expenses  | 2,100.00             | Less: - Outstanding at the beginning of the year    | (433,540.00)         |
| To Computer Expenses                 | 2,910.00             | <u>By Shifting In/Out</u>                           | 747,250.00           |
| To Conveyance Expenses               | 35,514.00            | By Gate & Vehicle Passes                            | 92,950.00            |
| To D D Charges                       | 1,584.00             | By Rent   | 2,388,000.00         |
| To Diesel Expenses                   | 606,598.00           |   |                      |
| To Discount Allowed                  | 160,280.00           | <u>By Community Centre Booking</u>                  | 311,950.00           |
| To Electricity Bill Expenses         | 5,502,406.00         | Add: - Electricity Charges                          | 28,054.00            |
| To Electricity Maintenance Expenses  | 692,771.00           | Add:- Chair Charges                                 | 575.00               |
| To Frieght Charges                   | 3,559.00             | Add: - Cleaning Charges                             | 12,200.00            |
| To Functions & Festival Expenses     | 21,509.00            |   | 352,204.00           |
| To Gardening Expenses                | 1,231,182.00         | <u>By Vendors</u>                                   |                      |
| To House Keeping Expenses            | 904,056.00           | JMR Cables  | 84,000.00            |
| To Incentive 2%                      | 54,264.00            | Durga Enterprises                                   | 50,000.00            |
| To Labour Charges                    | 5,000.00             | R R Enterprises                                     | 64,000.00            |
| To Legal Expenses                    | 64,865.00            | Scrap Dealer  | 168,620.00           |
| To Lift Expenses                     | 2,019,629.00         | Garbage Charges                                     | 110,000.00           |
| To Misc. Expenses                    | 50,992.63            |   | 476,620.00           |
| To Office Expenses                   | 3,317.00             | <u>By Interest on FDR's</u>                         | 2,054,681.00         |
| To Postage & Telegram Expenses       | 1,225.00             | Add: - Accrued Interest at the end of the year      | 607,890.20           |
| To Printing & Stationery Expenses    | 104,498.00           | Less: - Accrued Intt . at the beginning of the year | (479,561.00)         |
| To Professional Fees for Audit       | 32,319.00            |   | 39,852.00            |
| To Repair & Maintenance Expenses     | 631,474.98           | By Interest on Saving Bank A/C                      | 1,960.00             |
| To Depreciation                      | 10,966,198.85        | By Fine & Penalty                                   | 13,580.61            |
| To Salaries & Wages                  | 1,089,904.00         | By Misc. Income                                     | 11,491,326.65        |
| To Security Expenses                 | 3,802,111.00         |   |                      |
| To Sports & Culture                  | 5,938.00             | By Excess of Expenditure over Income                |                      |
| To Staff Welfare Expenses            | 26,187.00            |   |                      |
| To Telephone Expenses                | 30,010.00            |   |                      |
| To Water System Maintenance Expenses | 2,690,808.00         |   |                      |
|                                      | <b>30,977,505.46</b> |   | <b>30,977,505.46</b> |

As per our Report on even date  
For M/s Kirshan & Company

Chartered Accountants  
Sd/-  
[CA Kirshan Kumar]  
FCA  
Membership No. 093944

For Kendriya Vihar-II  
Apartments Owner's Association  
Sd/-  
Dr. Dharamveer Singh  
(Administrator)

### **C) AUDITOR'S REPORT (2011-12)**

To The Members of

#### **Kendriya Vihar II Apartment Owners' Association**

We have audited the attached Balance Sheet of **Kendriya Vihar II Apartments Owners' Association**, as at 31<sup>st</sup> March 2012 and also the Income & Expenditure Account for the year ended on that date annexed thereto. These financial statements are the responsibility of the Executive Committee of the Association. Our responsibility is to express an opinion on these financial statements based on our audit.

We have conducted our audit in accordance with auditing standards generally accepted in India. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by Executive Committee, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinion.

Further to our comments in the Annexure, we report that:

- a) We have obtained all the information and explanations, which to the best of our knowledge and belief were necessary for the purpose of our audit.
- b) In our opinion, proper books of accounts as required by law have been kept by the association so far as appears from our examination of the books of accounts.
- c) The Balance Sheet and Income & Expenditure A/c dealt with by this report are in agreement with the books of accounts.
- d) In our opinion, the Balance Sheet of the Association complies with the Accounting Standards issued by the ICAI to the extent applicable;
- e) In our opinion and to best of our information and according to the explanations given to us, the accounts, read together with the Accounting Policies and notes forming part of Accounts annexed thereto, give the information in the manner so required, and give a true and fair view in conformity with the accounting principles generally accepted in India.
  - i. In the case of Balance Sheet, of the state of the affairs of the Association for the year 31<sup>st</sup> March 2012 and.
  - ii. In case of Income & Expenditure A/c of the Excess of Expenditure over Income of the Association for the year ended on that date.

For Kirshan & Company  
Chartered Accountants

Place: Noida.  
Date: 28.09.2012

Sd/-  
[CA Kirshan Kumar]  
FCA  
M No. 093944

**FORM NO. 10 B**

**[See rule 17B]**

**Audit Report under section 12A(b) of the Income Tax Act, 1961, in the case of charitable or religious trusts or institutions**

We have examined the balance sheet of KENDRIYA VIHAR-II APARTMENT OWNERS' ASSOCIATION, PLOT NO. 3, SECTOR-82, NOIDA-201301, PAN-AAAANK5568N as at 31<sup>st</sup> March, 2012 and the Income and Expenditure account for the year ended on that date which are in agreement with the books of account maintained by the said Trust or institution. We have obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purpose of the audit. In our opinion, proper books of account have been kept by the head office and the branches of the above named trust/institution visited by us so far as appears from our examination of the books, and proper Returns adequate for the purpose of audit have been received from branches not visited by us, subject to the comments given below:

In our opinion and to the best of our information, and according to information given to us, the said accounts give a true and fair view-

- (i) In the case of Balance Sheet, of the state of the affairs of the above named trust/institution as at 31<sup>st</sup> March 2012 and.
- (ii) In the case of Income & Expenditure A/c, of the deficit of its accounting year ending on 31<sup>st</sup> March 2012

The prescribed particulars are annexed hereto.

For Kirshan & Company  
Chartered Accountants

Place: Noida.  
Date: 28.09.2012

**Sd/-**  
**[CA Kirshan Kumar]**  
**FCA**  
**M No. 093944**

**KENDRIYA VIHAR-II, APARTMENTS OWNER'S ASSOCIATION**  
**PLOT NO.- 3, COMMUNITY CENTRE-I, SECTOR- 82, NOIDA**  
**BALANCE SHEET AS ON 31st MARCH 2012**

| <b>LAIBILITIES</b>   | <b>AMOUNT (Rs.)</b>   | <b>ASSETS</b>                                      | <b>AMOUNT (Rs.)</b>   |
|--|-----------------------|--|-----------------------|
| <b><u>CORPUS FUND</u></b>                                    |                       | <b><u>FIXED ASSETS</u></b>                         | <b>53,866,048.72</b>  |
| Opening Balance  | 105,009,698.71        | ( As per Annexure 'B' )                            |                       |
| <b>Add:-</b> Receipt During the Year                         | -                     |  |                       |
| <b>Less:-</b> Excess of Expenditure over Income              | 14,321,853.63         |  |                       |
| <b><u>CURRENT LIABILITIES &amp; PROVISIONS</u></b>           | <b>90,687,845.08</b>  | <b><u>INVESTMENTS</u></b>                          | <b>40,225,321.00</b>  |
| <b><u>Current Liabilities</u></b><br>( As per Annexure 'A' ) | <b>10,837,570.00</b>  | ( As per Annexure 'C' )                            |                       |
|  |                       | <b><u>CURRENT ASSETS, LOANS &amp; ADVANCES</u></b> |                       |
|  |                       | <b><u>Current Assets</u></b>                       | <b>7,404,771.36</b>   |
|  |                       | ( As per Annexure 'D' )                            |                       |
|  |                       | <b><u>Loans &amp; Advances</u></b>                 |                       |
|  |                       | Advances to Staff                                  | <b>29,274.00</b>      |
|  | <b>101,525,415.08</b> |  | <b>101,525,415.08</b> |

As per our Report on even date

For M/s Kirshan & Company

Chartered Accountants

Sd/-

[CA Kirshan Kumar]

FCA

Membership No. 093944

For Kendriya Vihar-II Apartment Owners' Association

Sd/

(Om Prakash)-

(Administrator)

Sd/

(D.P.Singh)

(Secretary)

Sd/

(Nagendra Singh)

(Treasurer)

**CURRENT LIABILITIES (ANNEXURE 'A')**

| <b>S. No.</b> | <b>Particulars</b>                  | <b>Amount(Rs.)</b>   |
|---------------|-------------------------------------|----------------------|
| 1             | TDS on contractor payable           | 26,338.00            |
| 2             | Accounting Charges Payable          | 45,000.00            |
| 3             | Audit Fee Payable                   | 20,000.00            |
| 4             | Advance Subscription Received       | 23,987.00            |
| 5             | Bank O/d                            | 10,218,610.00        |
| 6             | Excess Received                     | 41,285.00            |
| 7             | Garbage Charges Received in Advance | 30,000.00            |
| 8             | SD of CC Booking                    | 69,950.00            |
| 9             | SD of Shops                         | 362,400.00           |
|               | <b>Total</b>                        | <b>10,837,570.00</b> |

## Annexure-I

## FIXED ASSETS ANNEXURE 'B'

| Sr. No. | PARTICULARS               | RATE OF DEPRECIATION | GROSS BLOCK      |                           |                 |                  | DEPRECIATION     |                 |                  | NET BLOCK            |                      |
|---------|---------------------------|----------------------|------------------|---------------------------|-----------------|------------------|------------------|-----------------|------------------|----------------------|----------------------|
|         |                           |                      | As on 31/03/2011 | ADDITIONS DURING THE YEAR |                 | As on 31/03/2012 | As on 31/03/2011 | DURING THE YEAR | As on 31/03/2012 | WDV As on 31/03/2011 | WDV As on 31/03/2012 |
|         |                           |                      |                  | UPTO SEPTEMBER            | AFTER SEPTEMBER |                  |                  |                 |                  |                      |                      |
| 1       | Computer & Printer        | 60%                  | 166,642.00       | -                         | 24,500.00       | 191,142.00       | 145,934.80       | 19774.32        | 165709.12        | 20,707.20            | 25432.88             |
| 2       | Cycle                     | 15%                  | 7,865.00         | -                         | -               | 7,865.00         | 4,018.75         | 576.94          | 4595.69          | 3,846.25             | 3269.31              |
| 3       | Furniture & Fixtures      | 10%                  | 146,662.00       | -                         | -               | 146,662.00       | 44,910.70        | 10175.13        | 55085.83         | 101,751.30           | 91576.17             |
| 4       | Cooler & Fan              | 10%                  | 64,170.00        | -                         | -               | 64,170.00        | 15,457.50        | 4871.25         | 20328.75         | 48,712.50            | 43841.25             |
| 5       | D.G.Set                   | 15%                  | 9,948,689.00     | -                         | -               | 9,948,689.00     | 6,075,483.80     | 580980.78       | 6656464.58       | 3,873,205.20         | 3292224.42           |
| 6       | Water Supply Installation | 15%                  | 20,430,270.00    | -                         | -               | 20,430,270.00    | 12,524,964.00    | 1185795.90      | 13710759.90      | 7,905,306.00         | 6719510.10           |
| 7       | Water Harvesting          | 15%                  | 3,499,430.00     | -                         | -               | 3,499,430.00     | 2,136,875.75     | 204383.14       | 2341258.89       | 1,362,554.25         | 1158171.11           |
| 8       | Light Fittings            | 15%                  | 1,633,851.00     | -                         | 233,840.00      | 1,867,691.00     | 831,534.30       | 137885.51       | 969419.81        | 802,316.70           | 898271.19            |
| 9       | Street Lighting           | 10%                  | 4,730,998.00     | -                         | -               | 4,730,998.00     | 2,282,319.40     | 244867.86       | 2527187.26       | 2,448,678.60         | 2203810.74           |
| 10      | Fire Fighting System      | 15%                  | 40,920,150.00    | -                         | -               | 40,920,150.00    | 25,086,470.70    | 2375051.90      | 27461522.60      | 15,833,679.30        | 13458627.40          |
| 11      | Lifts                     | 15%                  | 78,916,641.00    | -                         | -               | 78,916,641.00    | 48,380,567.80    | 4580410.98      | 52960978.78      | 30,536,073.20        | 25955662.22          |
| 12      | Voltas Water Dispenser    | 15%                  | 5,000.00         | -                         | -               | 5,000.00         | 1,658.65         | 501.20          | 2159.85          | 3,341.35             | 2840.15              |
| 13      | Sound System              | 10%                  | 18,500.00        | -                         | -               | 18,500.00        | 4,264.70         | 1423.53         | 5688.23          | 14,235.30            | 12811.77             |
|         |                           |                      | 160,488,868.00   | -                         | 258,340.00      | 160,747,208.00   | 97,534,460.85    | 9,346,698.44    | 106881159.29     | 62,954,407.15        | 53866048.72          |



**Annexure - 'C' INVESTMENTS**

| <b>Particulars</b>            | <b>Amount(Rs.)</b>   |
|-------------------------------|----------------------|
| Accrued Interest on OBC FDR   | 293,968.00           |
| Accrued Interest on SBI FDR's | 520,629.00           |
| OBC FDR-1000489               | 2,119,274.00         |
| OBC FDR-1015295               | 6,061,343.00         |
| SBI FDR - 30591779906         | 8,395,876.00         |
| SBI FDR - 30700184953         | 6,352,255.00         |
| SBI FDR - 30700191336         | 6,352,255.00         |
| SBI FDR - 30700191620         | 6,352,255.00         |
| SBI FDR - 30704894074         | 3,777,466.00         |
| <b>TOTAL</b>                  | <b>40,225,321.00</b> |

**CURRENT ASSETS ( ANNEXURE 'D' )**

|                             |            |                     |
|-----------------------------|------------|---------------------|
| Cash                        |            | 149,040.00          |
| Bank                        |            |                     |
| OBC                         | 66825.40   |                     |
| SBI                         | 4534540.96 | 4,601,366.36        |
| Dues                        |            | 13,643.00           |
| Late fees Due from Members  |            | 207,000.00          |
| Security Deposit(Telephone) |            | 1,000.00            |
| TDS A/Y 2009-10             |            | 30,119.00           |
| TDS A/Y 2011-12             |            | 406,076.00          |
| TDS for 2007-08             |            | 3,760.00            |
| House Keeping Tender        |            | 10,000.00           |
| Sub. Due But Not Recd.      |            | 1,312,515.00        |
| Accrued Income from JMR     |            | 182,000.00          |
| TDS on A/Y 2012-13          |            | 475,064.00          |
| TDS on FDR A/Y 2010-11      |            | 13,188.00           |
| Total                       |            | <b>7,404,771.36</b> |

**KENDRIYA VIHAR-II, APARTMENT OWNERS' ASSOCIATION**  
**PLOT NO.- 3, COMMUNITY CENTRE-I, SECTOR- 82, NOIDA**

**INCOME & EXPENDITURE A/C FOR THE YEAR ENDING 31st MARCH 2012**

| <u>EXPENDITURE</u>                  | <u>AMOUNT<br/>(Rs.)</u> | <u>INCOME</u>   | <u>AMOUNT<br/>(Rs.)</u> |
|-------------------------------------|-------------------------|---|-------------------------|
| To Accounting Charges               | 118,000.00              | <u>By Subscription</u>                                | 12,614,508.00           |
| To Audit Fee                        | 40,000.00               | Add: - Outstanding at the end of the year             | 1,312,515.00            |
| To Bank Charges                     | 2,160.00                | Less: - Outstanding at the beginning of the year      | (706,160.00)            |
| To Clearing Expenses                | 19,700.00               | Less: - Advance at the end of the year                | (23,987.00)             |
| To Community Centre Expenses        | 13,980.00               | Add:- Advance at the beginning of the year            | 989,550.00              |
| To CC Cleaning Expenses             | 104,200.00              |   |                         |
| To Computer Expenses                | 14,109.00               | <u>By Late Fees</u>                                   | 592,197.00              |
| To Conveyance Expenses              | 17,002.00               |   |                         |
| To Diesel Expenses                  | 619,013.00              |   |                         |
| To Depreciation                     | 9,346,698.43            | <u>By Shifting In/Out</u>                             | 699,685.00              |
| To Discount Allowed                 | 118,166.00              | <u>By Gate &amp; Vehicle Passes</u>                   | 76,720.00               |
| To Dewali Exps(Bonus)               | 21,500.00               | <u>By Rent</u>  | 1,857,611.00            |
| To Electricity Bill                 | 5,164,439.00            |   |                         |
| To Electricity Maintenance Expenses | 1,015,916.00            | <u>By Community Centre Booking</u>                    | 378,300.00              |
| To Festival Expenses                | 9,100.00                | Add: - Electricity Charges                            | 22,425.00               |
| To Gardening Expenses               | 1,345,030.00            | Add: - Cleaning Charges                               | 31,056.00               |
| To Gardening Material Expenses      | 40,265.00               |   |                         |
| To Housekeeping Expenses            | 1,092,005.00            | <u>By Vendors</u>                                     |                         |
| To Incentive 2%                     | 40,890.00               | JMR Cables  | 84,000.00               |
| To Interest on O/D                  | 218,610.00              | Durga Enterprises                                     | 36,000.00               |
| To Legal Exps.                      | 48,812.00               | R R Enterprises                                       | 48,000.00               |
| To Lift Expenses                    | 2,186,656.00            | Scrap Dealer  | 115,000.00              |
| To Material Expenses                | 50,740.00               | Garbage Charges                                       | 80,000.00               |
| To Misc. Expenses                   | 60,287.00               |   |                         |
| To Office Expenses                  | 4,859.00                | <u>By Interest on FDR's</u>                           | 2,669,272.00            |
| To Postage & Telegram               | 28,046.00               | Add: - Accrued Interest at the end of the year        | 814,597.00              |
| To Printing & Stationary Exps.      | 78,994.00               | Less: - Accrued Interest at the beginning of the year | 607,890.20              |
| To Refreshment Expenses             | 36,687.00               |   |                         |
| To Repair & Maintenance             | 8,463,489.00            | <u>By Interest on SB A/C</u>                          | 8,016.00                |
| To Salary Exps                      | 1,134,833.00            | <u>By Membership Fees</u>                             | 2,750,000.00            |
| To Security Exps.                   | 3,788,484.00            | <u>By Misc. Income</u>                                | 300.00                  |
| To Sound Expenses                   | 12,800.00               | <u>By electricity Maintenance</u>                     | 18,495.00               |
| To Staff & Labour Welfare Exps      | 5,931.00                | <u>By SBI Maintenance Charges</u>                     | 91,553.00               |
| To Telephone & Mobile Exps.         | 27,651.00               | <u>By Excess of Expenditure over Income</u>           | 14,321,853.63           |
| To Water System Maint.. Exp.        | 2,984,284.00            |   |                         |
| To GBM Expenses                     | 280.00                  |   |                         |
|                                     | 38,273,616.43           |   | 38,273,616.43           |

As per our Report on even date

For M/s Kirshan & Company  
Chartered Accountants

Sd/-

[CA Kirshan Kumar]

FCA

Membership No. 093944

For Kendriya Vihar-II Apartments Owners' Association

Sd/

(Om Prakash)

(President)

Sd/

(D.P.Singh)

(Secretary)

Sd/

(Nagendra Singh)

(Treasurer)

## AGENDA ITEM NO. 7.5

### 1) Budget 2012-13 FOR APPROVAL OF GBM

#### A) Expenditure Summary

| SN | Sub-Head                         | Actual Exp upto 31/12/12 | Proposed Exp. for remaining 3 months | TOTAL Proposed Exp. for 2012-13 |
|----|----------------------------------|--------------------------|--------------------------------------|---------------------------------|
| 1  | Water/plumbing & Fire Fighting   | 2962013                  | 287987                               | 3250000                         |
| 2  | Security                         | 3271490                  | 1178510                              | 4450000                         |
| 3  | Housekeeping & Horticulture      | 1627576                  | 692424                               | 2320000                         |
| 4  | Electricity & Lift               | 5969418                  | 2830582                              | 8800000                         |
| 5  | Estate Maintenance               | 11574219                 | 900781                               | 12475000                        |
| 6  | Sports & Culture                 | 29949                    | 120051                               | 150000                          |
| 7  | Salary                           | 1702010                  | 797990                               | 2500000                         |
| 8  | Office and Other Admin. Expenses | 1114651                  | 435349                               | 1550000                         |
| 9  | FD Deposit                       | 2750000                  | 2905000                              | 5655000                         |
| 10 | TOTAL                            | <b>31001326</b>          | <b>10148674</b>                      | <b>41150000</b>                 |

#### Details of Expenditure Proposed During Jan. 13- Mar. 13

##### 1. Water/plumbing & Fire Fighting

|                                      |        |               |
|--------------------------------------|--------|---------------|
| a) Tank Cleaning                     | 20000  |               |
| b) Misc. Maint. Work for 3 Months    | 117987 |               |
| c) Fire Fighting System Maintenance  | 100000 |               |
| d) Repairing of Two main pump motors | 50000  |               |
| <b>Sub Total</b>                     |        | <b>287987</b> |

##### 2. Security

|  |         |                |
|--|---------|----------------|
| a) Security Service Payment for 3 months | 1150000 |                |
| b) Misc. Expenses                        | 28510   |                |
| <b>Sub Total</b>                         |         | <b>1178510</b> |

##### 3. Housekeeping & Horticulture

|  |        |               |
|--|--------|---------------|
| a) Expenditure for Housekeeping & Hort. Service @ 1,81,000/- PM for 3 months | 543000 |               |
| b) Boring charges at 2 places  | 70000  |               |
| c) Repairing of Submersible motors   | 30000  |               |
| d) Misc. work  | 49424  |               |
| <b>Sub Total</b>   |        | <b>692424</b> |

#### **4. Electricity & Lift**

|                               |         |                |
|-------------------------------|---------|----------------|
| a) OTIS, Lift AMC Bills       | 446000  |                |
| b) TK Lift AMC Bills          | 385000  |                |
| c) DG Battery Purchase(2)     | 28000   |                |
| d) Purchase of Diesel         | 450000  |                |
| e) AMC of DG Set              | 20000   |                |
| f) Servicing of DG Sets       | 80000   |                |
| g) Elect. Bill of Common Area | 1000000 |                |
| h) Misc. Expenditure          | 261582  |                |
| i) Rope change 2 lifts        | 160000  |                |
| <b>Sub Total</b>              |         | <b>2830582</b> |

#### **5. Estate Maintenance**

|  |        |               |
|--|--------|---------------|
| a) Balance payment towards Road repair       | 450000 |               |
| b) Whitewash/Snowcem in Common Area          | 200000 |               |
| c) Provision for Jhoola, dustbin And benches | 75000  |               |
| d) Repairing of Boundary Wall                | 20000  |               |
| e) Grit wash Repair                          | 25000  |               |
| f) Misc. Maintenance work of Common area     | 80781  |               |
| g) Children park Boundary wall               | 50000  |               |
| <b>Sub Total</b>                             |        | <b>900781</b> |

#### **6. Sports & Culture**

|                                     |       |               |
|-------------------------------------|-------|---------------|
| a) Purchase of various sports items | 55000 |               |
| b) Republic Day Celebration Exp.    | 60000 |               |
| c) Misc. Expenditure                | 5051  |               |
| <b>Sub Total</b>                    |       | <b>120051</b> |

#### **7. Salary**

|   |        |               |
|---|--------|---------------|
| a) Wages, bonus, OTA etc. to the Staff for remaining 3 months | 797990 |               |
| <b>Sub Total</b>  |        | <b>797990</b> |

#### **8. Office and other Administrative Expenses**

|                                       |        |               |
|---------------------------------------|--------|---------------|
| a) Purchase of Stationary             | 15000  |               |
| b) Maint. of Computers, Printers etc. | 10000  |               |
| c) Telephone Expenses                 | 7000   |               |
| d) EC /Interaction Meeting/GBM Exp.   | 150000 |               |
| e) Payments for Auditors' Bill        | 40000  |               |
| f) Misc. Expenses                     | 200349 |               |
| g) Pmt. For Accounting Work (Tally)   | 13000  |               |
| <b>Sub Total</b>                      |        | <b>435349</b> |

## B) Receipt Summary

| SN | Source             | Income upto 31/12/12 | Income expected in next 3 months | Total Expected Income in FY 2012-13 |
|----|--------------------|----------------------|----------------------------------|-------------------------------------|
| 1  | From Subscriptions | 14814482             | 5700000                          | 20514482                            |
| 2  | Membership         | 2905000              |                                  | 2905000                             |
| 3  | Rent of shops      | 1628694              | 540000                           | 2168694                             |
| 4  | Shift in /out      | 602545               | 150000                           | 752545                              |
| 5  | Pass               | 143597               | 50000                            | 193597                              |
| 6  | Cable              | 269000               | 40000                            | 309000                              |
| 7  | CC booking         | 260420               | 70000                            | 330420                              |
| 8  | Scrap Dealer       | 240000               | 60000                            | 300000                              |
| 9  | FD(Maturity/Intt.) | 6674285              | 1602425                          | 8276710                             |
| 10 | Misc/IT Refund     | 61087                | 450000                           | 511087                              |
|    | <b>Total</b>       | <b>27599110</b>      | <b>8662425</b>                   | <b>36261535</b>                     |

|    |                                  |   |
|----|----------------------------------|---|
| C) | Closing Balance of F.Y. 2011-12  | = Rs. 45,78,906/-   |
| D) | Total Receipt during F.Y.2012-13 | = Rs. 3,62,61,535/-   |
| E) | TOTAL (C+D)                      | = <b>Rs. 4,08,40,441/-</b>  |
| F) | Total Expenditure                | = <b>Rs. 4,11,50,000/-</b>  |
| G) | Deficit (F-E)                    | = <b>Rs. 4,11,50,000/- (-) Rs. 4,08,40,441/-</b><br>= <b>Rs. 3,09,559/-</b> |

## 2) BUDGET FOR THE YEAR 2013-14 FOR APPROVAL OF GBM

### Details of Expenditure Proposed During FY 2013-14

#### 1. Water/plumbing & Fire

##### Fighting

|                                       |         |                |
|---------------------------------------|---------|----------------|
| a) Water supply Charges for Authority | 2700000 |                |
| b) Misc. Water Supply system @ 20%    | 540000  |                |
| c) Cleaning of Tank                   | 80000   |                |
| d) Maint. of fire Fighting systems    | 500000  |                |
| <b>Sub Total</b>                      |         | <b>3820000</b> |

#### 2. Security

|                             |         |                |
|-----------------------------|---------|----------------|
| a) Security Service Payment | 5400000 |                |
| b) Instt. Of Boom Barriers  | 700000  |                |
| c) Miscellaneous Charges    | 100000  |                |
| <b>Sub Total</b>            |         | <b>6200000</b> |

#### 3. Housekeeping & Horticulture

|  |         |  |
|--|---------|--|
| a) Contract for Housekeeping & Horticulture Contract | 2400000 |  |
|--|---------|--|

|                  |        |                |
|------------------|--------|----------------|
| b) Misc. Charges | 100000 |                |
| <b>Sub Total</b> |        | <b>2500000</b> |

#### **4. Electricity &**

##### **Lift**

|  |         |                 |
|--|---------|-----------------|
| a) Elect. Bill of Common Area                | 4200000 |                 |
| b) OTIS, Lift AMC Payment                    | 2000000 |                 |
| c) TK Lift AMC Payment                       | 800000  |                 |
| d) Misc. Expenditure on Lifts                | 1000000 |                 |
| e) Purchase of Diesel                        | 1800000 |                 |
| f) AMC of DG Set                             | 100000  |                 |
| g) Misc. Expenditure on DG set Maint.        | 200000  |                 |
| h) P/F of DG Auto C/over System              | 200000  |                 |
| i) Maintenance Charges for Electrical system | 1000000 |                 |
| <b>Sub Total</b>                             |         | <b>11300000</b> |

#### **5. Estate Maintenance**

|  |         |                |
|--|---------|----------------|
| a) Maintenance Work of Common Area                       | 1000000 |                |
| b) Whitewash/Snowcem in Common Area and Community Centre | 500000  |                |
| <b>Sub Total</b>   |         | <b>1500000</b> |

#### **6. Sports &**

##### **Culture**

|  |       |               |
|--|-------|---------------|
| a) Misc. Expenditure on Republic /Independence Day | 75000 |               |
| b) Misc. Expenditure on Sports & Other functions   | 75000 |               |
| <b>Sub Total</b>                                   |       | <b>150000</b> |

#### 7.

##### Salary

|   |         |                |
|---|---------|----------------|
| a) 1) Wages, bonus, OTA etc. to the Staff | 3000000 |                |
| <b>Sub Total</b>                          |         | <b>3000000</b> |

#### 8. Office and other Administrative Expenses

|  |        |  |
|--|--------|--|
| a) Purchase of Stationary                  | 50000  |  |
| b) Maint. of Computers, Printers etc       | 40000  |  |
| c) Telephone Expenses                      | 30000  |  |
| d) EC /Interaction Meeting/GBM Exp.        | 200000 |  |
| e) Payments for Auditors' Bill             | 100000 |  |
| f) Furnishing of AOA Office                | 200000 |  |
| g) Instt. Of Air- Conditioners in CCTV/AOA | 250000 |  |

|   |         |                 |
|---|---------|-----------------|
| Office  |         |                 |
| h) Pmt. For Accounting Work<br>(Tally)        | 60000   |                 |
| i) Misc.<br>Expenses                          | 1230000 |                 |
| <b>Sub Total</b>                              |         | <b>2160000</b>  |
| <b>Grand Total (Total<br/>expenditure)(A)</b> |         | <b>30630000</b> |

**Income in  
Rupees**

|                                   |          |                 |
|-----------------------------------|----------|-----------------|
| a) From Subscriptions(19.5 Lx 12) | 23400000 |                 |
| b) From Rent of<br>Shops/Banks    | 2800000  |                 |
| c) Shift in/Out                   | 700000   |                 |
| d) From Pass                      | 200000   |                 |
| e)<br>Cable                       | 200000   |                 |
| f) CC Booking                     | 300000   |                 |
| g) Scrap Dealer                   | 240000   |                 |
| h) FD 50%/SB<br>Intt.             | 1800000  |                 |
| <b>Total Receipt(B)</b>           |          | <b>29640000</b> |
| <b>Deficit(A-B)</b>               |          | <b>990000</b>   |

## AGENDA NO. 7.6

### **Resolutions moved by EC**

#### **Resolution No. 1:**

Resolved to

Authorize the EC to deposit the Membership fees received from the new members in the Corpus Fund. The amount should be deposited as FD by the AOA towards corpus fund on regular basis and not ordinarily be used for meeting the running expenses of the Society.

#### **Resolution No. 2:**

Resolved to

Authorize the EC to make it mandatory for an individual member to take intercom facility either from BSNL or from M/s Sterlite Technology Limited (STL). In case the member is not having BSNL intercom facility in his/her flat, the AOA will authorize M/s STL to install the intercom in his/her flat and charge @ Rs. 20/- per month from such flat owners towards the monthly payment to M/s STL for the intercom services. This amount will be charged along with the monthly subscription charges from the members.

#### **Resolution No. 3:**

Resolved to

Appoint a new committee of members by the GBM to look into the recommendations submitted by the committee constituted for preparation of document on "**Procedure for conduction of AOA Business**" in the GBM held on 30.11.2008.

A committee was constituted for preparation of document on "**Procedure for conduction AOA Business**" in GBM held on 30.11.2008. The draft report on "Procedure for conduction of AOA business" and comments of Executive Committee there upon was put in the 5<sup>th</sup> GBM held on 19.11.2009. After detailed discussions on the various points, the GBM formed a committee of following members to suggest the suitable modifications in the Bye-laws of KV-II, AOA:

- i) Sh Mritunjay Jha
- ii) Sh. A. C. Mishra
- iii) Sh. Gautam Dev
- iv) Sh Om Prakash, C-132/I
- v) Sh. R. K. Gera

The committee could not submit its report so far. The EC requests the GBM to again appoint a committee of members to look into the recommendations submitted by the "committee for preparation of document", in view of the changed scenario and the recommendation of the said committee itself to review the same after every two years.