

USHA Society
Sahastradhara Road, Dehradun,
UTTARAKHAND

**Minutes of the Executive Committee Meeting held on
26th May, 2018**

The following members were present:

1. Sri N.Ravi Shankar
2. Sri A.K.Rana
3. Sri Anand Vardhan
4. Sri Ganesh Pant
5. Smt. Rashmi Chopra
6. Smt. Anjali Sinha
7. Sri Samir Sinha

Special Invitee: Sri Sanjeev Chopra

1. The EC took on record the letter of Smt. Jaishree Pant, w/o Late Sri L.M. Pant, member of USHA and shareholder of plot no. 41, requesting addition of the name of her daughter Ms. Ruchira Pant as co holder. A copy of the succession certificate issued by SDM, Sadar Dehradun dated 3rd January 2018 was also perused.

The EC endorsed this request and authorised the Hon. Secretary to make appropriate changes in the master records and the share certificate to reflect this.

2. The EC took note of an application dated 7th April 2018 moved by Sri C.S. Napalchyal regarding grant of Associate Membership to him on account of he having purchased a plot that is lying within the present boundary of USHA, on 5th April 2018 by registered sale deed from Dr. Rakesh Kumar. The EC examined the matter in detail and resolved that Sri C.S. Napalchyal be considered for grant of Associate Membership of USHA subject to his:

a. making payment of all dues with respect to the plot of land now held by him from the date they became due, along with applicable interest, and

b. entering into an agreement on non judicial stamp paper of Rs. 100 with the society as per approved format.



3. During discussions, it was brought out that the remaining two Associate Members have also not executed the agreement with the Society in proper format and on Non Judicial Stamp Paper. It was resolved that a letter be sent to them with the format of the agreement requesting them to do the needful within a period of 60 days.

4. The EC reviewed the progress of the Share Certificate Verification Drive as was initiated some time ago. The EC was apprised that of the 31 certificates so put up for verification, there was a mismatch between entries on the Share Certificates and the Master Records in the following cases:

- a) In case of Sri B.K. Mitra , plot no 21, the name of his spouse Mrs. Nileema Mitra is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- b) In case of Sri P.D. Raturi , plot no 60, the name of his spouse Mrs. Raksha Raturi is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- c) In case of Sri B.K. Gangtey, plot no 29, the name of his spouse Mrs. Phalneihthiem Gangtey is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- d) In case of Sri Rajeev Bhartari , plot no 76, the name of his spouse Mrs. Sharmila Bhartari is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- e) In case of Sri V. Murugesan , plot no 51, the name of his spouse Mrs. Padma Murugesan is added on the share certificate and the master records but there is no EC resolution or corresponding entry in the Share Transfer Register of the Society.



- f) In case of Sri J.S. Pandey , plot no 35, the name of his spouse Mrs Meenakshi Pandey is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- g) In case of Sri L.N. Pant, plot no 30, the name of his spouse Mrs Aparna Pant is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- h) In case of Sri O.P. Kala , plot no 53, the name of his spouse Mrs Praveena Kala is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- i) In case of Sri J.S. Suhag , plot no 91, the name of his spouse Mrs Sunita Suhag is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- j) In case of Sri C.P. Goyal, plot no 72, the name of his spouse Mrs Anuradha Goyal is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- k) In case of Sri Ajay Kumar, plot no 06, the name of his spouse Dr. Asha Mathur is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.
- l) In case of Sri V.K.Nautiyal, plot no 33, the name of his spouse Mrs Munni Nautiyal is added on the share certificate but is not reflected in the master records and is not supported by an EC



resolution. There is also no corresponding entry in the Share Transfer Register of the Society.

m) In case of Sri Utpal Kumar Singh , plot no 77, the name of his spouse Mrs Nipunika Singh is added on the share certificate but is not reflected in the master records and is not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.

n) In case of Sri Samir Sinha , plot no 64, the original share certificate as issued included the name of his mother Mrs. Maya Prasad. Subsequently, the share of his mother was transferred to his spouse Mrs. Anjali Sinha. These details are reflected on the share certificate but not in the master records and the changes are not supported by an EC resolution. There is also no corresponding entry in the Share Transfer Register of the Society.

The EC endorsed the above changes and directed the Hon. Secretary, USHA to make necessary changes in the Society's records to reflect the same.

5. In view of the observations as above, the EC requested all remaining members to submit copies of their share certificates so that discrepancies, if any may be addressed at the earliest. It was further reiterated that in case of any dispute, the Master Records of the Society would be considered authentic for all purposes.

6. The EC reviewed the application of Sri H.C. Joshi, holder of plot no 88 requesting addition of the name of his spouse Mrs. Daya Joshi. Since his share certificate already has a second name and the proposed addition would have three names on the share certificate, the EC decided to defer a decision on this and take it up for further discussion during its next meeting.

7. The EC considered the request of new member Dr. Saket Badola, holder of Plot no 27, for issue of a duplicate share certificate as the original one has been mutilated. Dr. Badola has also submitted the original share certificate. The EC approved this request and directed the Hon. Secretary to do the needful. The original share certificate may be cancelled and placed in the permanent records of the Society.



8. The issue of security at the society gate was reviewed. There is urgent need to strengthen the same and have one trained and uniformed person round the clock at the society main gate. The EC directed the Hon. Secretary to immediately engage the services of suitable persons through a reputed service provider.

9. The EC considered the letter dated 12/5/2018 by Smt. Gulab Devi, two copies of which have been received by post and courier in the name of the Hon. Secretary, USHA. The EC stated that the society's records do not acknowledge Smt. Gulab Devi as the primary holder of Plot. No. 82 of the society. This position has been reiterated earlier by the Society at various forums, including the USHA Society EC Meeting dated 10th October 2015 and 22nd July 2017 and also a court of law. There are no new facts or any other compelling reasons to reopen the same as of today. As such, no further action is required in this matter. Hon. Secretary, USHA was directed to respond accordingly.

10. The EC considered the letter dated 22/5/2018 signed by three Hon. members of the society. This requests the opening up of the membership of USHA Society to respectable members of the society. The President reiterated the background and the huge efforts made towards the creation of this society and its unique character. This was created to provide an opportunity for eligible officers to set up a cooperative of like-minded persons for quality housing in the Doon valley. Any dilution in membership norms would open the membership of the society to unnecessary and undesirable speculation and would defeat the very *raison d'être* of its creation. As such, the EC strongly rejected this suggestion for any dilution of norms for eligibility of membership of the society.

11. The EC took note of the Government of Uttarakhand's order no. 8. Bhu. Kraya/Rajaswa/2004 dated 19th March, 2004 granting permission for purchase of land and the MDDA letter no. Memo dated 23/08/2006 granting approval to the Map of USHA Society. Both these important documents had provided a time frame of **two years** for building of houses on the plots allotted to members. It noted with concern that despite the passage of over 12 years, this has not been adhered to and as such we are likely in violation of the terms as above.

12. It was resolved that members who have not constructed their houses so far may be requested to start doing so within a period of six

months. Non-compliance with the above may lead to the Society taking over the membership and the plot after reimbursing the present member to the tune of Rs. Nine lakhs (as per the original share certificate). It was resolved that a letter to this effect may be sent out to all such members requesting their cooperation, at the earliest. Hon. Secretary was directed to do the needful in this regard.

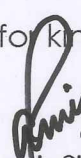
The meeting ended with a Vote of Thanks to all present.

Dated 5th June 2018


(Samir Sinha)
Hon. Secretary, USHA

SECRETARY (Honorary)
EXECUTIVE COMMITTEE
USHA COLONY
SAHASTRADHARA ROAD
DEHRADUN

A copy of this may be placed on the USHA website for kind information and necessary action for all members.


(Samir Sinha)
Hon. Secretary, USHA
SECRETARY (Honorary)
EXECUTIVE COMMITTEE
USHA COLONY
SAHASTRADHARA ROAD
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