

# **SUJATA NIWAS CO-OPERATIVE HOUSING SOCIETY LTD.**

REGD. NO. BOM/HSG-259 OF 1962  
1/C3/3, S.V. ROAD, BANDRA WEST, MUMBAI 400050

Minutes of the Special General Body Meeting of Sujata Nivas CHSL, held on 18<sup>th</sup> August 2024 at 10:30 am at Hotel Siddharth, S.V. Road, Bandra West, Mumbai 400050

**Purpose:** Appointment of Developer in the presence of the Authorised Officer appointed by the Deputy Registrar, Co-operative Societies, H West Ward, Mumbai

**Agenda:**

Selection of ONE developer in the presence of the Authorised Officer appointed by the Deputy Registrar, Co-operative Societies, H West Ward, Mumbai

**Members Present:**

- Total Members present: 20 out of 24
- Absent Members: 3
- Deceased Member: 1

**Proceedings:**

**Welcome Address:**

The Chairperson of Sujata Niwas CHS Ltd. welcomed all members of the society. She also extended a warm welcome to the Authorised Officer, Mr. Chandrashekar Dongarwar, and the Project Management Consultant (PMC), Mr. Dheeraj Gadkar.

**Review of Redevelopment Progress:**

The Chairperson read a detailed synopsis of the redevelopment process, summarizing all key events and decisions made from the inception of the project to date.

**Handover of Proceedings:**

Following the synopsis, the Chairperson handed over the conduct of the meeting to Mr. Chandrashekar Dongarwar, the Authorised Officer from the Deputy Registrar, Co-operative Societies, H West Ward.



### **Explanation of 79A Procedure:**

Mr. Chandrashekar Dongarwar explained the procedure under Section 79A of the Maharashtra Co-operative Societies Act, 1960. He emphasized the importance of selecting a developer and informed the members that the two developers under consideration were Roswalt Realty Pvt Ltd. and Gurukrupa Realcon Infrastructure LLP.

### **Voting Process:**

The Chairperson demonstrated the voting procedure and the use of the ballot paper to the members.

### **Voting:**

A total of 20 members casted their votes.

### **Vote Counting:**

Mr. Chandrashekar Dongarwar opened the ballot box and conducted the vote count in the presence of all members.

### **Votes in favour of Roswalt Realty Pvt Ltd.: 13**

### **Votes in favour of Gurukrupa Realcon Infrastructure LLP: 7**

### **Declaration of Results:**

Mr. Chandrashekar Dongarwar counted the votes, confirming that Roswalt Realty Pvt Ltd. received the majority of votes. Mr. Chandrashekar Dongarwar requested the Chairperson to declare the results and pass the resolution and thereafter obtain consent letters from members.

### **Resolution:**

**“Resolved that Roswalt Realty Pvt Ltd. be appointed as the developer for the Redevelopment of Sujata Niwas CHS Ltd.”**

**Proposed By Mr. Dhruv Chaudhry Flat No. – 9**

**Seconded By Mr. Sanjay Sharma Flat No. – 23**

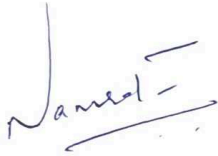


Following the declaration of results, all members were requested to wait for consent forms being circulated to be filled up. 17 members provided their written consent for appointing Roswalt Realty Pvt Ltd. as the developer for the redevelopment of Sujata Niwas CHS Ltd.

**Conclusion:**

The meeting concluded with a vote of thanks to the Authorised Officer, Mr.Chandrashekar Dongarwar, and all the members present for their participation in this important decision-making process.

Meeting Concluded: 12:45 PM



**Chairperson**



**Hon. Secretary**



Sujata Niwas CHS Ltd.  
Date: 18<sup>th</sup> August 2024