

# Poonam Property Cooperative Housing Society Limited

Regd. No. BOM/HSG/3780/Of 26<sup>th</sup> September 1972

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**Date: 03.10.2024**

NOTICE for SGM to consider redevelopment for the Society.

Notice is hereby given that a Special General Body Meeting of Poonam Property Cooperative Housing Society Limited will be held on Sunday 20 October 2024 in the Society Garden at 6 pm.

All the Members are requested to be present on time.

In Case of lack of quorum, the meeting will be adjourned for half an hour.

After meeting there will be dinner for all the Residents of Poonam Society.

**Subject: Meeting for Redevelopment of Society (following the guidelines under section 79A)**

You are hereby informed that a Special General Body Meeting of Poonam Cooperative Housing Society Limited will be convened as per the guidelines under Section 79A of the Maharashtra Cooperative Societies Act, 1960, to discuss and approve the redevelopment of our society.

## AGENDA

1. In order to facilitate the participation of a larger section of the members, it is proposed that any special resolution proposed to be passed in the SGM be permitted via video conferencing and not be limited to physical voting only. In view of this, it is proposed that in this SGM, members who are not physically present may be permitted to vote online which can permit live video conferencing and recording of the resolutions and voting. Accordingly, if this resolution is passed by personal voting by a majority of the members attending this SGM, the same can be applied for the subsequent resolutions in this meeting itself. **The link for the meeting will be provided 3 days prior to this SGM.** Kindly note that the voting is permitted only by the members in the records of the society as on the date of the SGM.
2. The three PMC/ architects were shortlisted previously Toughcon Nirman Pvt Ltd, SP Consulting Engineer and M/s Patidar. Members are also invited to procure written submissions for PMC that they may want to suggest (**latest by 12<sup>th</sup> October 2024 by 5 PM**). All options will be scrutinized by the MC/ RDC and be put before the General Body in the next SGM for final selection.

3. Following the pre-feasibility study undertaken by the society recently, it is now proposed to have formal voting for consent of the members for the redevelopment. This process is as per the guidelines under section 79 A. In case we have adopted item 1 of this agenda, all members including members who are present by video conferencing will be considering to be in attendance and eligible to vote. Only registered members will be eligible to vote. The voting will be by ballot paper.

**Special Resolution:**

“ Resolve that irrevocable consent of members be and is hereby given to the society for redevelopment of the properties of the society by and under development control and promotion regulations for Greater Mumbai 2034.”

**Quorum:**

A minimum of two thirds registered members must be present in this SGM before valid voting can be held. Hence request all members to be present for this purpose.

That if two third members are not present meeting will be postponed and all other subsequent conditions will be applicable which will delay redevelopment process.

For any queries or clarifications, please contact [Secretary/Chairman] during office hours, preferably with prior appointment.

By Order of the Managing Committee

For Poonam Property Coop Housing Society Ltd

  
Dr K K Shah, Chairman / Kamlesh Jain, Secretary

**Please Note:**

1. Please attend the meeting promptly at the scheduled time.
2. Bring your valid photo ID.
3. Inform the society office of any changes in your address or contact details.
4. Members are requested to check their names as per the “List of members” available with the society office for any mismatch.
5. The society has developed a website for redevelopment. The URL is as follows:

“[poonamapartments.com](http://poonamapartments.com)”