

BANDRA BEACH VIEW CO-OP. HSG. SOC. LTD.

(Registration No. BOM/ W-HW/ HSG/ TC-614 - 1984 / 85 dated 29/11/1984)

77, Chimbai Road, Bandra (West), Mumbai - 400 050

Ref. No

Date

MINUTES

MINUTES OF SPECIAL GENERAL BODY MEETING OF BANDRA BEACH VIEW CO-OPERATIVE HOUSING SOCIETY LTD, HELD ON 24TH NOVEMBR 2024 AT THE SOCIETY PREMISES, AT 11AM, ON SOCIETY RE-DEVELOPMENT.

Mr. Hemant Parihar, Chairman of the Managing Committee took the chair.

Agenda 1. Proposed Redevelopment of the Society.

- a) Hon. Secretary Mr. Sadashiv Shetty informed there was requisition of 28 members to call a Special General Body Meeting to consider Redevelopment of the Society Building vide letter dated 20.09.2024. Accordingly this meeting is called and the agenda of the notice was read.
- b) Hon. Secretary informed that the managing committee on the basis of the requisition by the members is of the opinion to go for the Redevelopment of the Society Building. Majority of the members gave their vote by show of hands and it was declared that the majority of the Society members are in favor of Redevelopment of Society Building. Thereafter the following resolution was passed.

“Resolved that the primary decision to go for Redevelopment of the Society Building be and is hereby approved by 30 members out of a total of 31 members who attended the meeting”.
Society has a total of 43 members.

Proposed by Mr. M A K Kerawala (Flat 301)
Seconded by Dr. Narendra Hingorani (Shop 1)
Carried by Majority (30 votes For and One vote against)

Agenda 2. Appointment of Architect / Project Management Consultant.

Hon Secretary informed that the Managing Committee had called for quotations for appointment of PMC vide directive under Section 79-A of The MCS Act. The Committee received a total of 10 quotations. The Committee had short-listed and ranked three amongst these 10 quotations. However, all the quotations and the related documents received were placed before the meeting. Members discussed various offers of PMC's, their experience of Redevelopment in Bandra West and neighboring areas, as well as various terms of offers. The Society after through deliberation selected PALASH PMC LLP, which was also ranked No. 1 by the Committee, and the following resolution was passed.

“Resolved that PALASH PMC LLP be and is hereby appointed as Project Management Consultant for our Society and the Managing committee is hereby authorized to issue a letter of appointment to the said PMC at the earliest (within one month)”.

Proposed by Ms. Mallika Kotian (Flat 5)
Seconded by Mrs. Nisha Dighe (Flat 401)
Carried by Majority (30 votes For and One vote against).



Agenda 3. Outline of Re-development.

Mr. Mantra Raj Pandey, Redevelopment Committee member, explained in detail the program pertaining to the Redevelopment to the members. He also informed the house that a website would have to be created wherein all the documents and notices pertaining to the redevelopment would be uploaded.

The minutes of this meeting would also have to be sent to all members and acknowledgement of receipt should be maintained in a separate register. A copy of this should be duly presented to the office of the Registrar.

Lastly, the written consent of members who had voted in favour of redevelopment should be obtained to enable the MC to proceed with the redevelopment.

The Managing Committee informed members that the important documents required for Redevelopment have already been collected and missing documents, if any, will be procured with the help of the PMC.

Within two weeks from all documents being made available, the PMC will submit a feasibility report and a Tender draft to the Society.

The Managing Committee will circulate the feasibility report and tender document to all the Members for their feedback and suggestions.

The tender once approved will be floated through a Newspaper Advertisement with applicable qualification criteria. The sealed tender offers received will be opened at the Society SGM. Efforts would be made to complete the entire process in the next 3 to 4 months and members will be briefed of the process to follow.

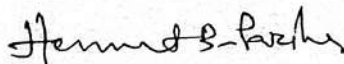
The present members thanked the committee members and the meeting ended with a vote of thanks by the Secretary.

Thanks and Regards,

For **BANDRA BEACH VIEW CO-OPERATIVE HOUSING SOCIETY LTD.**



CA. Sadashiv Shetty
Hon. Secretary.



Mr. Hemant Parihar
Chairman



Mr. Amin Kerawala
Treasurer

Place: Bandra, Mumbai.

