

# JAL VAYU VIHAR

## Apartment Owners' Association

Kukatpally, Hyderabad-500 072. Tel : 23058018  
(Regd No. 4167 of 1992)

Ref. : JVVAOA/HYD/211

Date : 10 Nov 04

Dear Member,

I am enclosing the minutes of the Special General Body Meeting held on 07 Nov 04, and also the present status on Court cases.

2. A total of 118 members(in person) attended this Meeting. Completed forms from 80 members were also received. Since the renaming of the society is now likely to take time, these filled forms will be kept under safe custody in the Society Office.

3. I take this opportunity to give a brief update on the activities in the Colony:

(a) With sustained efforts of the previous Board of Managers, a Jewel in the crown of JVV was added in the form of "Akash Ganga". This is being used for Colony social activities such as Residents Club day (first Saturday of every month), JVV Ladies Club (first Tuesday of every month), 'K' Club, Dance, Music and Vocal classes (from 21 Nov 04), Yoga classes (planned from 01 Dec 04) etc. besides other organised social functions.

(b) The Sub-Committee appointed to finalise the proposal for a permanent shopping cum office complex would be completing its study and the final report is expected in the near future.

(c) Construction activity for a Reading Room (near the East gate entrance) has commenced. This is being funded by the Kukatpally Municipality. In future a "Gym" on the first floor of this structure could be planned.

(d) JVV Ladies Club has again become active and from day one is standing on its own feet. A Diwali Mela was organised by the Ladies Club on 07 Nov 04 which was a grand success.

(e) In the Horticulture area, the present Board has decided that the existing parks / lawns / gardens etc. be improved up on, and consolidated. Improvement work in the Park at over head Tank II is near completion and maintenance work at the 3 children Parks is under way.

(f) A forward movement has been made in improving the security environment of the colony with an installation of telephone in the security room ( which is manned from 11PM to 5AM) and a siren. This could be used in case of any emergencies at any residents house. Coupled with this, the raising of boundary walls at venerable areas will be taken up.

(g) The Board is also into utilising the existing computer facilities in the Society's Office, in a more useful manner with a goal of totally computerising the accounts of our society.

2. This Board Welcomes positive suggestion from members.

Yours Sincerely,

(K.P.RAO)  
Wg Cdr(Retd)  
President

**MINUTES OF SPECIAL GENERAL BODY MEETING HELD AT "AKASH GANGA"**  
**AT 1100 HRS ON 07 NOV 04.**

**1. Present:****In Attendance**

a. Wg Cdr KP.Rao (Retd)	President	Patron AVMP.P.Prakash Rao(Retd)
b. Cdr V.Krishnan(Retd)	Jt.Secretary	
c. Shri URK.Prasad	Treasurer	
d. Sqn Ldr PR.Singh(Retd)	Member	
e. Shri SRC Reddy	Member	
f. Shri JK.Nayanar	Member	
g. Smt.K.Indira Reddy	Member	
h. Shri.GV.Subbaiah	Member	

2. As the requisite quorum was available the President called the meeting to order. The registered attendance was 118.

3. The President briefly outlined the purpose of calling this Special General Body Meeting and the house was open for discussion.

4. After prolonged discussions and listening to the views / opinions of a large number of members it was agreed that a Sub Committee be formed to examine all aspects related to registration of DUs.

5. The following members volunteered to be part of the Sub Committee.

<u>NAME</u>	<u>DU.No.</u>
1. Cdr Ramu Dasari(Retd)	34
2. Wg Cdr PM.Rao(Retd)	154
3. Lt Cdr VVS.Naidu(Retd)	114
4. Dr.N.Chalamaiah	110
5. Ex JWO. KSP.Reddy	233
6. Shri. T.Venkateshwar Rao	214
7. Shri.N.Kalyana Raman	194
8. Shri.URK.Prasad	240

6. The General Body approved the composition of the Sub-Committee.

7. The following Terms of reference were finalised for the Sub-Committee by the General Body.

- To Examine the procedure that was followed by AWHO / Gowtham enclave with reference to registration of DU for exemption from stamp and registration duty for the structure.
- To Examine the advantages and disadvantages in converting to a Mutually Aided Co-operative society.
- To Examine the position of DUs already registered through Sale Deed.
- To Examine any other related matter.
- To make suggestions / recommendations, if any.

8. The Sub-Committee is to submit its report to the Board of Managers by 31 Jan 05.

9. The General Body has authorised an expenditure not exceeding Rs.20,000/- towards the Sub-Committee's activities.

10. There being no further points the meeting concluded at 1245hrs.

(KP.RAO)  
Wg Cdr(Retd)  
President

(V.KRISHNAN)  
Cdr (Retd)  
Jt.Secretary

P.T.O

### STATUS ON COURT CASES

1. Latest position on following cases is given below. With the disposal of these cases, there are no pending Court cases, now, involving the society.

2. Between Wg Cdr.SK.Jain(Retd) – DU No.113 (petitioner) and JVVAOA represented by its President and Others (respondents). (O.P.No.208 of 2002).

(a) Most of the residents are aware of the subject petition. The Petitioner filed the petition for declaring his termination as Treasurer and Member of Board of Managers, as illegal, arbitrary etc; as also for declaring the refund of transfer charges to Mrs.P.Ramasita, DU No.33 as illegal, arbitrary and contrary to bye-laws of JVVAOA.

(b) While the petition was pending for disposal by the Hon'ble Court, the petitioner filed a number of Interim Applications to the Court seeking to prevent the holding of General Body Meeting and also seeking to prevent construction of Community Health Centre 'AKASH GANGA' along with its Entrance foyer, Doctors Consulting Rooms, Side Verandahs, Toilets. However, none of these efforts were successful.

(c) Finally, the Hon'ble District Court in its Order dated 13 Jul 2004 dismissed the Original Petition observing "I do not find any merits in the petition which has become infructuous as far as first relief is concerned and the second issue of transfer charges is found to be validly done and consequently, the petition is dismissed -----etc".

3. Writ Petition No.952 of 2004 in the High Court of AP between Shri.P.Surendra Nath (DU No.107) and Shri.SK.Jain(Retd) (DU.No.113) (petitioners) and Kukatpally Municipality, HUDA and JVVAOA (respondents). The Petitioners filed a petition under article 226 for issue of a writ of Mandamus directing the respondents to remove all illegal construction and dimensional deviations of structures made in the areas ie open sites earmarked for parks in the approved layout of JVV Colony. The Court order issued on 21 Sep 04 states that the matter was listed on 11 May 04 for the first time and none appeared nor any representation was made on behalf of the petitioners and hence was adjourned and listed again on 12 May 04 and even then none appeared on behalf of the petitioners and hence listed for dismissal. There after the matter went under one adjournment on 13 Jul 04 and even on 21 Sep 04 where the matter was taken up neither the petitioner appeared nor any representation was made. Hence the High Court dismissed the petition for default.

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b. Cdr V.Krishnan(Retd)	Jt. Secretary	
c. Shri URK.Prasad	Treasurer	
d. Sqn Ldr PR.Singh(Retd)	Member	
e. Shri SRC Reddy	Member	
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*Ratified*  
*by*  
*TRINOR*

*George*

*RC*

(Jaganmohan Manthana)  
Wing Commander  
Secretary

*JP Rao*

*H.V. KRISHNAN*

*A.V. Subbaiah*

*K. Indira Reddy*

*7/11/2004*