ARUN VIHAR RESIDENTS WELFARE ASSOCIATION, NOIDA

AVRWA/127/AGM

21 July 2026

MINUTES OF THE ANNUAL GENERAL BODY MEETING (AGM) HELD AT AVCC ON 03 MAY 2026 AT 10:00 A.M.

AGENDA POINT – 1

1. The quorum of members having been completed, the AGM was commenced with the Chairman extending a warm welcome to all members, who were present at the meeting.

2. Before the Commencement of the Proceedings, the Chairman brought out that a large number of members or their spouses had left for the heavenly abode during the period from 10 November 2024 to 03 May 2026. The Chairman enquired with the members if they would want the names of all the 147 deceased members/ their spouses to be read out. With the consent of the members, the names were not read out and the house proceeded to observe two minutes of silence and pray for the departed souls. For the purpose of record, the name of members/ their spouses, though not read out, are listed as follows:-

S.NO.	NAME	H.NO/Sec	Date of Death
1	Mrs Satwant Bajwa	1057/37	05/11/2024
2	Shri IS Jallodia	1849/37	13/11/2024
3	Mrs Munni Devi W/o Lt SD Sharma	581/37	15/11/2024
4	Mrs Sarla Punj W/o Late Col SK Punj	287/28	20/11/2024
5	Brig NN Kharbanda	1401/37	20/11/2024
6	Mrs Swarna Bhatia W/o Gen Bhatia	505/29	29/11/2024
7	W/o Sub Hari Chand Saini	763/37	03/12/2024
8	Mr RK Gosai	835/29	04/12/2024
9	W/o Brig RK Verma	391/28	16/12/2024
10	W/o Col AK Rajpal	1277/29	20/12/2024
11	Lt Col MM Lamba	174/29	05/12/2024
12	Col Sudharshan Kumar Sobti	886/29	14/12/2024
13	Col Sukhlal	1198/29	21/12/2024
14	Col BS Chima	679/29	24/12/2024
15	W/o Col Quesar Alam	1782/29	29/12/2024
16	Col (Dr) IS Parmar	1363/29	30/12/2024
17	Brig DP Chopra	268A/29	31/12/2024
18	Mr Sudip Sarkar	437F/29	06/01/2025
19	Lt Bhog Singh	1179/29	06/01/2025
20	Air Cmde ON Kapoor	33/37	06/01/2025
21	Maj JP Tampta	612/28	06/01/2025
22	Shri RS Yadav	654/37	08/01/2025
23	Shri Lt Col Vinod Kumar Vig	1157/29	14/07/2025
24	Brig TD Bhatia	135/37	17/01/2025
25	Mrs Prem Drall W/o Lt Col DS Drall	1316/29	18/01/2025
26	Lt Col (Dr) RK Dutta	1374/29	24/01/2025
27	Maj Gen RK Jain	460/29	24/01/2025
28	Lt Col JN Luthra	301/37	26/01/2025
29	Mrs Jank Nakra	40/28	30/01/2025
30	Mrs Asha Vij W/o Late Col RK Vij	1121/37	04/02/2025
31	Mrs Bitala Devi W/o Shri Ram Das	611/29	10/02/2025
32	Mrs Anju Makkar	615/29	23/02/2025
33	Col MK Satija	628/28	04/03/2025
34	Mrs Rachna Dogra W/o Col RN Dogra	85/29	09/03/2025

	W/o Shri KS Bhandari	195/37	26/03/2025
	Col Aman S Yadav	153/28	26/03/2025
	W/o Col Nirmal Singh	1162/29	26/03/2025
	Mr Nikhil Datta S/o Shri Tarun Datta	180/37	29/03/2025
39	Col Ashok Kumar Khanuja	219/29	30/03/2025
40	Wg Cdr BS Katiyal	1381/29	01/04/2025
41	Col KJS Gill	1533/37	01/04/2025
42	Col AS Suphiya	1190/29	02/04/2025
43	Mrs Sunila Narang W/o Brig BM Narang	426/28	02/04/2025
44	Col Rs Chauhan	86/29	06/04/2025
45	Col Narendra Kumar Joshi	726/29	14/04/2025
46	Maj Gen WK Chadha	176/37	17/04/2025
47	Mr Pawan Mujal	644/28	17/04/2025
48	Mr Satyapal Kohal	1184/29	21/04/2025
49	Col YP Devgan	1553/29	25/04/2025
50	Mrs Shail Tiwari	48/37	25/04/2025
51	Col Vikram Singh	546/29	27/04/2025
52	Mrs Usha Aggarwal	1054/29	02/05/2025
53	Prof(Dr) Mrs Vinod Negi W/o Col RS Negi	210/29	11/05/2025
54	Maj Gen KP Deswal	28/28	22/05/2025
55	Mr Ramvir Singh Chauhan	477/29	24/05/2025
56	Col RC Madan	241/37	25/05/2025
57	Mrs Sushma Jagota	236/28	
58	Brig OP Batra	139/28	16/06/2025
59	Smt Laxmi Dat Bhandari	961/37	21/06/2025
60	Mrs Swadesh Saigal	146/37	25/06/2025
61	Mrs Kamla Sharma	693/29	26/06/2025
62	Col DS Alagh	337/29	15/06/2025
63	Smt Urmila Devi	868/37	29/06/2025
64	Smt Rama Rani Shukla	431/29	29/06/2025
65	Col PN Maria	867/29	06/07/2025
66	Mrs Sheela Ahuja	128/37	12/07/2025
67	Mrs Chandra Kanta	364/28	30/07/2025
68	Maj Gen DK Mukherji	384/28	03/08/2025
69	Brig SM Chand	1072/37	08/07/2025
70	Lt Col Vem Prakash Sharma	519/28	13/08/2025
71	Col MM Pandey	1792/37	13/08/2025
72	Col SN Gupta	423/29	18/08/2025
73	Col Sarup Puri	1096/37	21/08/2025
74	Mrs Kharbanda	1059/37	02/09/2025
75	Lt Col Ashok Kak	670/29	12/09/2025
76	Col (Dr) AK Sood	1171/29	13/09/2025
77	Mrs Imdda Maria Smith	437C/29	18/09/2025
78	H/Capt PE Duseph Abraham	756/28	20/09/2025
79	Col PS Dutta	1075/29	21/09/2025
80	Shri KN Kakshminarayana	679/37	23/09/2025
81	Mrs Sheela Lamba	03/37	24/09/2025
82	Brig Vinod Kumar Nijhawan	22/37	24/09/2025
83	Col RR Vasudev	341/29	27/09/2025
84	Smt Santosh Dewan	130/37	29/09/2025
85	Maj VP Sharma	1337/37	05/10/2025
86	Col BS Mann	435F/29	05/10/2025
87	Col SK Nangia	1151/29	08/10/2025
88	Mrs Renu Singh	1113/29	09/10/2025
89	Brig MK Sardana,VSM	49/37	12/10/2025
90	Mrs Neeru Ahuja	194/29	13/10/2025
91	Sub Jagdish Chander Nagpal	866/37	20/10/2025
92	Maj AK Srivastava	707/28	21/10/2025
93	Capt RK Singh	192/28	22/10/2025
94	Col Harbans Singh	580/29	26/10/2025

	Dr Sunita Prasad	1928/37	20/09/2025
	Brig Gurdyal	242/37	31/10/2025
7	Mrs Kalpesluwari Devi Naini	1746/37	18/10/2025
98	Shri Devendra Singh	77/28	09/11/2025
99	Maj Gen JC Pant	1164/29	13/11/2025
100	Brig KK Lakhanpal,VSM	71/37	19/11/2025
101	Brig SS Grewal	472/28	20/11/2025
102	Sub DP Badola	1727/37	22/11/2025
103	W/o Lt Gen Gurbir Man Singh	584/29	27/11/2025
104	Mrs Baljinder Kaur	929/37	02/07/2025
105	Mrs Savitri Devi	1263/37	05/12/2025
106	Brig VK Saxena	399/37	06/12/2025
107	Shri RK Sheroan	1974/37	06/12/2025
108	Maj SM Sharma	258/28	10/12/2025
109	Nb Sub MA Joshy	1445/37	11/12/2025
110	Mrs Savitri Singh	100/28	14/12/2025
111	Shri Anup Singh	545/28	15/12/2025
112	Sardar DS Bedi	290/37	29/12/2025
113	W/o Lnk Dilbag Singh	2037/37	29/12/2025
114	Shri Manmohan Sahay	712/37	31/12/2025
115	Col OK Opal	1343/29	13/12/2025
116	Lt Col Jawhar Lal Wahi	46/28	02/01/2026
117	Lt Col VK Vohra	408/29	03/01/2026
118	W/o Brig RK Verma	1128/37	04/01/2026
119	Lt Col Prem Nath	1329/29	04/01/2026
120	F/o Shri Bhaskar Jha	283/29	23/01/2026
121	Sub HD Phullera	578/37	03/02/2026
122	Lt Col CM Sachdeva	930/29	07/02/2026
123	Maj Gen GK Sen	608/29	07/02/2026
124	Col Franklin Dorairaj	293/28	11/02/2026
125	Col Jivan singh Dhilan	382/28	11/02/2026
126	Smt Kaushalya Bisht	987/37	13/02/2026
127	Lt Col SP Chopra	1120/29	18/02/2026
128	Shri Baldev Raj Kataria	614/37	28/02/2026
129	Lt Gen Gorakh Nath	1095/37	01/03/2026
130	Brig Prem Malhotra	244/37	04/03/2026
131	Mr Neeraj S/o Lt Col R S Choudhary	1529/29	06/03/2026
132	Shri Kirpal Singh	237/37	10/03/2026
133	Col So Nath Pandit	217/37	13/03/2026
134	Brig Pathak	39/29	15/03/2026
135	Mr Gurdip	1620/37	15/03/2026
136	Shri Satyanand Duggal	1111/37	24/03/2026
137	Lt Col Udai Singh S/o Maj Gen BS Bisht	508/29	01/04/2026
138	Brig JC Sindhi	114/37	05/04/2026
139	Mr Ranjan Mittal	324/28	06/04/2026
140	Shri Gulab singh	874/37	16/04/2026
141	Col Prabhat Agarwal	1110/37	16/04/2026
142	Col DK Anand	1714/29	17/04/2026
143	W/o Sub JN Singh	1665/37	18/04/2026
144	W/o Lt Gen RL Kapur	64/28	21/04/2026
145	Col Devinder Sharma	467/28	24/04/2026
146	Mrs Sarojini Chopra	1049/37	26/04/2026
147	Maj Gen Ramesh Chander	513/37	03/05/2026

AGENDA ITEM-2

Opening Address by the Chairman

(a) At the outset, the Chairman thanked the previous Managements for their significant contribution towards development of Arun Vihar.

(b) **Introduction to present Management Committee Members** - The Chairman then introduced the following members of the present Management Committee :-

(a) Lt Col CK Sharma (Retd), Vice Chairman
(b) Maj Gen Devendra Kapur (Retd), Member Finance
(c) Mrs Geeta Gumbeer, Member Arboriculture
(d) Col Vivek Goswami (Retd), Member Project
(e) Shri Ravi Gusain, Memer Maintenance
(f) Mrs Richa Bhargava, Member Health
(g) Sub Brijesh Singh (Retd), Member Security

(c) The Chairman sought co-operation from the residents in discharging his responsibilities as Chairman AVRWA.

(d) The Chairman also thanked the Sadbhavna team under Col Jagmohan for the assistance provided by them in resolution of problems of the residents.

4. **Elections of AVRWA** - The Chairman took this opportunity to convey his appreciation of the transparent manner in which the AVRWA Elections were conducted by the Election Officer deputed by Deputy Registrar and her team. The Chairman also thanked the members for exercising their rights and active participation in the Elections.

5. **Annual Subscription**. Receipt : 2,59,50,000/- (only from subscriptions)
Expenditure : 2,03,94,218/- (Salary only)

6. **Subscription**. The Chairman declared that there will be no increase in Maintenance Subscription of AVRWA this year. We are reducing the expenditure. So far, we have already reduced the expenditure by Rs. 60,000/-p.m. More measurs are in pipeline to further cut down the expenditure.

7. **Ward Development Fund**. Rs. 1,00,000/- is being given to every major Ward, and Rs.75,000/- to smaller Wards, having less than 100 flats, as Ward Development Fund.

8. **Purchase of Leaf Shredding Machine**. AVRWA has procured a 5 HP, 3 phase Leaf Shredding Machine at a cost of Rs. 80,000/-. This can be used by Wards for shredding of dry leaves, which can then be used for composting or as manure.

9. **Purchase of Mini Sewer Cleaning Machine**. The tractor trolly mounted Sewer Cleaning Machine becomes expensive in terms of day to day operating costs and thus, needs to be avoided on smaller jobs. A smaller sewer cleaning machine is, therefore, planned to be procured. It will cost roughly around Rs. 4 lakhs, including the cost of mounting on a rickshaw.

10. **Functioning of Complaint Cell**. We have reviewed the scope of work for electrical, plumbing and sewer complaints and the revised scope of work has been circulated to all Wards/ residents. Feed-back call system to improve the efficency and accountability of our field staff has also been introduced.

11. **Waste Management.** New guidlines on waste management have been issued by the government, which are made effective from 01 April 2026. To bring about awareness, the following actions have been taken or are planned :-

(a) Briefing of all Wards for Safaikaramcharis, helps etc has been organised in accordance with these guidelines.

(b) For ease of segration of waste, it is planned to issue seggregation bags to all Wards.

(c) **Composting** . Setting of a composting plant is also in the plans. A survey has been carried out by the Chairman, by visiting existing plants in Noida.

12. **Traffic Management outside CSD and ECHS** - Co-operation is requested from all residents and visitors who visit this area. One way traffic is being planned to streamline the vehicular traffic around CSD, ECHS and AVRWA complex.

13. **Green Belt out side Gate No.1**. Cleaning and beautification of green belt and plantation has been possible due to painstaking efforts of the lady behind this campaign, Ms Preeti Singh, Ward Director and few residents of Ward 18 have also perticipated in this cleaning effort.

14. **Requests by SOF School for Lease for 25 years.** Registration of School is mandatory to obtain Permanent Education Number (PEN) for students. The appropriateness of grant of 25 years lease to SOF needs to be examined. Col Shashi Vaid (Retd), expressed the view that a lawyer must be consulted and safeguards against long lease be worked out.

15. **The following equipment/work is needed for AVRWA** :-

(a) **Sewer Cleaning Machine @ Rs. 2.15 Lakhs**. This was discussed and has been approved by GBM (all Ward Directors) and also, approved by the General Body during the AGM.

(b) **Upgradation and beautification around Gate no. 1 & 3 at an approximate cost of Rs. 4.5 lakhs each**. This was discussed and has been approved by GBM (all Ward Directors) and also, approved by the General Body during the AGM.

16. **Changing of Main Sewer Manhole Covers**. So far, all manhole covers of Noida Authority main sewer lines of Sector 28 and part of Sector 29 have been changed. The remaining manhole covers that need a change or are missing would also be got replaced through Noida Authority.

17. **Change of Sewer Manhole Covers on Sewer lines of Wards.** The work is in progress.

18. **Desilting of Manholes**. A team of AVRWA Safai Karamcharis has been specially formed for desilting/ clearance of manholes and the work is in progress in the Wards, one by one. The team has been doing excellent work, despite the exposure to scorching heat. Ward 6 had appreciated their work by taking care of the staff by grant of incentive to them.

Lal Market Association. Association has been told to keep the market area n. No vendors are being alloweid outside the market. Further, Noida Authority has en approached to plan and carry out the face lift of the market building, as has been one for Brahmaputra market.

20. **Composting Plant**. We are trying that atleast one plant gets operational. Light connection has been restored. Few parts, which are costing about Rs.4 lakhs, are to be replaced.

21. **Defaulters in AVRWA Subscription** . As on 01 May 2026, the details pertaining to defaulters in payment of AVRWA subscriptions / dues are as follows :-

(a) **Total Defaulters** : 828

(b) **Total outstading amount** : Rs. 81,62,820/-

22. **AVRWA Software Upgradation** : This upgradation has been taken up at a cost of Rs. 40,000/-, as against the quote of Rs.1.4 lakh.

23. **PAN Card Requirement for Wards**. For transaction of more than Rs. one Lakh per year, PAN Card is required.Ward Directors have been advised to keep the cheque amount less than Rs. 50,000/- to tide over this requirement stipulated by banks

24. **Status of Guard Cabin and Toilet Cabin** : These were ordered at a cost of Rs. 3.5 lakhs to be installed at Gate no. 3 near Ward 12. However, due to objection by a resident from Ward 12, these could not be installed. We have now amicably settled the apprehensions and the Guard Cabin is being installed at Gate no. 3.

25. **Interaction with Noida Authority Officials**. This is being regularly done. Recently on 22 April 2026, we had a meeting with Senior representatives from Work Circle-II, Horticulture, Health and Hygine, Electrical and Jal Vibhag.
(List of approved works is attached as "Appx A).

26. **Road Resurfacing**. Although most of the work is approved, the delay in due to non availability of Bitumin.

27. **Status of Court Cases** :

(a) **Lt Col VP Batra (Ex GMA)**- Gratuity related case in still under adjudication by court.

(b) **Court case by Col (Mrs) Savitri Datta** - A court case between Col Savitri Dutta (Retd), H.No. 105 Sector 29 Vs Col Sandeep Dabas, H.No. 106, Sector 29, Ward 5A is in process with the court.

(c) **Demand cum Show Cause Notice by Office of Commissioners, Central Goods & Service Tax Liability of Rs. 20 Lakhs** - Appeal filed with the Income Tax Appellate Tribunal Hearing has been completed and final order is awaited. The case is being by AVRWA Chartered Accountants. The approximate break down is as under :-

(i) 6.5 Lac +
(ii) 6.5 Lac Penalty + Total 21 Lacs
(iii) 6.5 Lac
(iv) 1.2 Lac
If required, AVRWA may appeal in High Court

d) **Case by Ms Meeta Choudhary, resident of H.No. 477, Sector 37 Noida against Mr Sunil Rana, Supervisor, AVRWA, regarding Gate No. 3**. This was filed by the resident, while AVRWA supervisor was following instructions issued by AVRWA in connection with restoration of security cabin next to Gate no.3. First hearing was attended by Mr Sunil Rana in the court of Special Executive Magistrate, Noida on 18 February 2026.

28. **Board of Officers for Simplication of process for Sale /Purchase/ Transfoer of Flats and Related Documentation**. The Chairman thanked Col Shashi Vaid (Retd) and member of the Board for doing an excellent work in making a Revised SOP on the subject.

29. **Status of Ward 14A**. All three sub groups have been merged as a single Ward under 14A.

30. **Renting Out Garages and Unauthorised Rooms**. There have been two major cases of breach of security in Arun Vihar. Noida Authority and Police team were carrying out necessary checks. The members have been advised not to rent out, garages or to carry out any other commercial activity from garages.

31. **Request from ECHS for Printer**. As requested by ECHS, a printer is being given to ECHS by AVRWA.

32. **Dispute with Neighbours**. In case of disputes between neighbours / residents, defaulters in payment of subcriptions will not be heard.

Agenda Item -3

33. **Approval of Minutes of Ordinary General Body Meeting held on 10 Nov 2024 and 15 Dec 2024.**

The main headings of the minutes of both OGM dated 10 Nov 2024 and 15 December 2024 well read out by GM (Adm). The minutes were proposed for approval by Brig NM Mahajan (Retd) and seconded by Col Pradaman Singh (Retd) for approval.

Agenda Item -4

34. **Presentation of Budget Proposals of the year 2026-2027**

The Budget for the year 2026-2027 was presented by the Member Finance, Maj Gen Devendra Kapur (Retd). The Member Finance explained in detail and itemwise, the following:-

(a) Details of types of houses, No. of Members and rates of subscriptiones.
(b) Budget proposals for the FY 2026-2027.

(c) **Expenditure**

(i) Establishment Expenditure
(ii) Adminstrative Expenditure
(iii) General Maintenance Expenditure
(iv) Miscellanious Expenditure.

(d) **Details of Fixed Deposits as on 30 April 2026**

After discussions on the budget, the Budget was proposed to be approvewd by Brig NM Mahajan (Retd) and seconded for approval by Col Shashi Vaid (Retd).

Agenda Item -5

35. Appointment of Chartered Accountants

The appointment of a Chartered Accountant was discussed by the Chairman. After deliberations it was approved by the house that the present Chartered Accountats, Praveen Shri Niwas & Associates be continued as Chartered Accountants of AVRWA for the Financial Year 2026-2027.

Agenda Item -6

36. Discussion on Points received from the Members

There were a number of points received from Members, which were taken up for discussion by the Vice Chairman :-

(a) Col Jasbir Singh r/o of flat no. 774/29, Proposed Points for inclusion to AVRWA Bye-Laws

(i). Seepage between flats.(upper floor flat to a lower floor flat.

(ii). **Guidelines for Renovation work** :-

(aa) any damage caused to other flats during renovation should be repaired at the cost of there no voting flat owner.

(ab) Taking necessary precaution to avoid damages to other's property and belongings.

(ac) Cleaning up of debris and mess that gets created.

(ad) Reasonable working hours must be followed. Disturbances before 7:00 a.m and after 9:00 p.m should be strictly avoided.

Decision : The Vice Chairman stressed on the need for harmonious interaction between neighbours. The residents should seek the help of Ward Director, in resolution of the problems and should cooperate with each other.

(iii). **Eligibility for Ward Committee Membership** : Any flat owner currently involved in an ongoing dispute with another resident should not be nominated to or included as a management committee, particularly if the case is pending with AVRWA, Noida Authority, Courts or any other competent authority. This is necessary potential misuse of position or influence.

Decision : It is the progative of Ward Director to select a suitable member for the Ward Committee. The Ward Directors need to take this aspect into consideration.

(b) **Brig Pankaj Mehra (Retd), Ward Director Ward 11A.**

(i). Noida Authority Notices under Sector 10 that certain structural modifications carried out in the houses are considered unauthorized and direct residents to remove such modifications within 30 days, failing which cancellation of lease may be initiated.

(aa) Structural repairs and reinforcements.

(ab) Renovations and internal reconfigurations.

(ac) Limited extensions, generally within plot boundaries, with some exceptions beyond.

(ii). **Red Light violations and need for surveillance at Kargil chowk**- The traffic lights to function during peak hours only. Presently it leads to increase in pollution with a large number of vehicles waiting at the light even when the traffic is minimal.

(iii). **Open Nala Covering & Public Toilet Restoration**. Foul Smell, damage to electronic appliances, posing risk of accidents involving children and vehicles, public toilet adjacent to the Nala, is causing inconvenience and contributing to unhygienic conditions.

Decision: These issues will be resolved through interaction and consultation with Noida Authority.

(iv). **Encroachment and Safety Concerns at Brahmaputra Market (Sector 29).**

(aa) Shops are increasingly extending into common areas.

(ab) Shop owner are permitting vendors.

(ac) Eateries- JSB Evergreen and another's- Encroachment extend into public/common area, multiple gas cylinders are stored in the open & market once again deteriorating into congested and unregulated condition.

(ad) Uauthorised parking in front of BP Market.

Decision: This falls within jurisdiction of Noida Authority. Noida Authority is being approached from time to time.

(v). Traffic congestion and Access issues near Wrd 11A gates (Kargil chowk-Botanical garden stretch).

Decision: The matter will be taken up with Traffic Police Noida.

(vi). Poor Mobile connectivity in Arun Vihar.

(vii). Lift maintenance and access issues at Botanical Garden Metro Station.

(viii). Repair and strengthening of boundary wall along ganda nala (ward 11A).

Decision. The above issues will be again taken up and pursued with concerned agencies and Noida Authority.

(c) **Shri Pradeep Chandra, r/o H.No. 402, Sector 37.**

(i). Security is a big issues in Arun Vihar. - Security should be managed by AVRWA centrally by entrusting it to a professional agency so that security guards are of better quality and are supervised in a professional manner. Patrolling should also be done, carrying walkie talkies.

(ii). **CCTVs Cameras** : Arun Vihar must be properly covered by CCTVs and control rooms setup sector wise and monitored properly in control rooms. Entry and exit gates should be reduced.

(iii).Ward Directors should only be entrusted the work of Sanitation and Horticulture besides other day to day activities in the Wards.

(iv). Annual subscription should be uniform in all 3 sectors of Arun Vihar.

(v). Parking in Lal Market and Canteen areas should be regulated properly to avoid congestion.

Decision : Security within the Ward is to be managed by Wards, based on guidelines and instructions issued by AVRWA, in consultaion with Ward Directors The overall security of Sectors is with in the purview of Police Authorities.

Status quo will be maintained regarding annual maintenance subscription.

AVRWA staff is already regulating the traffic and parking around AVRWA CSD canteen and ECHS complex.

(d) **Lt Col Rajendra Sharma, H.No 132/28**. Chartered Account must be changed every year so that the knowledge and experience of another expert on the subject- preferably the one who has the latest qualification- may help us in improving the quality of the maintenance of accounts.

Decision : The Vice Chairman brought out that for the present, there was no need for any change.

(e) **Ms Meera Chhotani H.No. 407/37:** Amendment to Rule The Ward director is also entitled to spend money on expenditure upto Rs.20,000/- with the concert of the committee members but any expenditure (capital) above 20,000/- can be incurred only when the Ward Director submits an estimate at the General Body and it is approved by the residents in the General Body.

Decision : This will be governed as per AVRWA Rules and Policy letter on the subject. No deviation from existing rules will be accepted.

(f) **Lt Col Anil Kant Sehgal, H.No. 1457, Sector 37**.

(i) **Channelising Traffic in ECHS / AVRWA-CSD Complex**- Traffic made to be channelised in ECHS/AVRWA. CSD Complex to avoid any untowards incidents and noise pollution. It is suggested that the road stretches from :

(aa) Lal Market- ECHS - T Point

(ab) T- Point - AVRWA office - CSD - Lal Market be made one way during peak hours. If require Police help may be taken.

(ii) **Veterans Parking in ECHS Complex**. Presently veterans visiting ECHS Complex face tremendous problem of parking their vehicles in their complex and parking at wrong places in this area. Purva Sainik (AWHO) can be pressurized to remove the illegal chains which they have put in front of their premises. They have enough parking space inside their boudary wall.

Decision : The action has already been taken. One-way traffice has been put in place around CSD Canteem, ECHS and AVRWA office complex by deploying our AVRWA staff and using barriers.The park next to Amar Public School can be utilized as a car park. This has already been disseminated to residents. This has been effective from 07 April 2026.

(g) **Lt Col SM Sharma (Retd) H.No.201/28 Noida**

(i). In sector 28 wards 1, 2 and 2A should be amalgamated into one ward.
(ii) Rules for the association must be so formulated as to leave no chance for residents to suspect ward directors for misusing funds. We have had an unwelcome situation in the past.

Decision : The proposal has been considered, but no change is contemplated.

(h) **Brig VV Gupta (Retd), H.No.1500/37 Noida**

(i) **Samvada**- Samvada magazine stopped in Arun Vihar few years ago.

(ii) **AVRWA & Ward Defaulters**- Cancellation of allotment/ registration.

(iii) **Peepal Tree- Shani mandir**- continue to obstruct traffic between DPS & Sector 28.

(iv) **Right to Privacy**- Corner flat 483/37 constructed grill with 10 ft high hedge plus creating a blind corner- Vehicle from Mother Diary and from Sector gate turning to mother diary.

Decision: Publication of samvada magazine will looked into.

Notices are being issued to defaulters with long outstanding dues. In response, AVRWA have been able to recover outstanding dues in several cases. In cases, where defaulters are not responding / not paying dues, cancellation of membership and cancellation of lease will be pursued in few cases.

The matter of Peepal tree will be taken up will Noida Authority.

The issue regarding blind corner (flat no. 483/37) will be examine.

(j) **Madhukar Jetley, Advocate SCBA ,House No 1439,Sector 37**

(i). **Online Voting**. AVRWA needs online voting compulsorily.

(ii). **Tenure**. Increase the tenure of elected committee to three years from current period of one year which is too less for anyone to practically perform.

Decision : The proposal for online voting has not been accepted. No change in the tenure of Management is planned for the present.

(k) **Brig Narendra Nath (Retd), 458, Sector 37**

(i). It is pointed out that the AGM under AVRWA Rule is required to be held in March every year. Further it is noteworthy that the rules is of mandatory nature. Your attention is drawn to the elementary fact that when the law / rule requires a certain thing to be done in a particular manner, it has to be done in such manner or not at all.

(ii). Since the AGM on 03 May 2026 as intimated is in violation of AVRWA Rule 11, the same if objected to, may be declared illegal by competent authority / forum and the decisions taken in such meeting are liable to be set aside.

(iii). The seriousness of the violation of the rule assumes added importance since that neither there appears to be any necessity when the election and installation of new management was in the time frame as envisaged while framing the AVRWA Rules nor any reason / justification has been given.

Decision : The present Management assumed charge on date to be verified 18 February 2026. The Management needed more time to plan the budgetory aspects. There was no intention of violating the provisions of the AVRWA Rules.

(l **Shri YS Negi, House No. 1915,Sector 37**

(i). Where the ownership of a flat is vested jointly, anyone of the joint owner shall be eligible for casting vote and as well as contesting Election provided the first owner gives the consent in writing in favour of any one joint owner well in advance.

Decision : This point will be deliberated and may be considered in the future.

(ii). Quarterly Audit (Ward). Once audits have been duly conducted and certified by AVRWA, their findings should be treated as final.

Decision : The Audit Board proceedings are being treated in the same manner, unless any specific complaints are received.

(iii). It is proposed that Ward quarterly audits, may be conducted exclusively by auditors duly appointed or empanelled by AVRWA.

Decision : This is being followed. The auditors are being appointed by AVRWA.

(m) **Shri Larson Lawrence, H.No. 1887/37**

(i). **Representation of jointly Owners Flats**. Under joint ownership, any co-owner shall be eligible to cast a vote and or contest AVRWA/Ward election.

Decision : This point will be deliberated and may be considered in the future.

(ii). **Concerns regarding quarterly audit conducted by AVRWA**. The audit conducted and certified by AVRWA be considered final and not subject to challenge on frivolus or unsubstantiated grounds. All ward audit should be carried out exclusively by auditors who are duly appointed or empanelled by AVRWA.

Decision : This is being followed, unless there are complaints on the Accounts. The auditors are being appointed by AVRWA.

(n) **Mrs Veena Kohli, H.No. 1174/37**

Car Parking Issue. Recovery of lost car parking by H.No. 1173, Sector 37, Noida

Decision : This point needs to be discussed with Ward Director and the concerned residents.

Decision : The matter of relaying of road has already been projected to Noida Authority. This will be pursued.

(ii). Security at main gates 01 and 02. To be streamlined/tightened due to increase in thefts and unwanted traffic especially towards evening 7 pm - 12 pm.

Decision : Necessary measures are being taken to revamp secuity.

(iii). Encroachments & nonpayment of subscription both to AVRWA and Wards.

Decision : These issues are being dealt with, on case to case basis. Guidelines and instructions are being issued by AVRWA from time to time.

(iv). Better street lighting in green belts specially the one leading to metro station from sector 37 Golf Course.

Decision : Action will be initiated for better street lightining.

(p) **Brig Raj Bansal, 217 Sector 28**

(i). **NFFU has been selectively denied to Armed Forces.** AVRWA and AVCC are closely concerned with the well-being of its residents. Suggest to voice our feelings and true feed-back to our three Service Chiefs for communicating to Top Political Hierarchy.

Decision : The matter of NFFU is not within the purview of AVRWA.

(ii). **Residents are not permitted to hire out Garages** - Allahabad High Court ruling exists. Suggest to lay down specific time frame for vacation. Till then, a stringent procedure be evolved to control and limit entry of only bonafide tenets due to security reasons and reduce burden on our limited infrastructural facilities.

Decision : This has been reiterated to residents. Ward Directors have been advised to issue notices to owners, who have rented out garages.

(iii). **Our residential buildings are more than 40 years old.** It is time to convene their Structural Audit in the interest of residents' safety and ensure implementation of its findings in a specified time bound plan.

Decision : It may not be within capacity of AVRWA to undertake such strucural audit. AVRWA would have to hire the services of professional consultant/firms to carry out such audit, which would entail significant cost.

(p) **Lt Col Divesh Goel, Ward 3A**. Amendment has been requested in Rule 6.3 as under:-

Permanent Member who have sold /transferred their flat but continue to stay in the house/Ward will continue to be the Permanent Members.

Decision : As of now, no change is envisaged. This may be deliberated in the OGM in the future.

37. As there were no more points from the members, the AGM was declared closed at 1:00 p.m. The members were requested to join for lunch, which had been laid out in the lawn outside.

Col CS Tiwari (Retd)
Gen Manager (Adm)

21.07.2026

Lt Col CK Sharma (Retd)
Vice Chairman

Col Prashant (Retd)
Chairman