



ALAKTIKA HOUSING COMPLEX,

NEW TOWN

Annual Report 2012-13

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1. Introduction

Alaktika Housing complex, New Town, now a land mark in its own right is located in Action Area II-D, New Town (near City Centre-2) .This housing Complex has been developed by Bengal Peerless Housing Development Company Limited, Kolkata during 2005-2008. This Housing Complex consists of 390 residential flats and two Community Halls. These halls has been renamed as Community Hall A (erstwhile HIG Community Centre) and Community Hall-B (erstwhile MIG/LIG Community Centre). The Association has been registered under The West Bengal Apartment Ownership Act, 1972.

The main purpose of the society is to maintain and develop the common areas and the Common Assets of this Housing Complex efficiently and in most economic manner possible.

This year, your Association had set out with goals of complying all statutory Tax Laws, such as obtaining a TAN Number for your Association, filling of Income Tax Return for 2010-11 & 2011-12 and also deduction of TDS from the contractors and depositing them within due time. The Accounting process in TALLT Software has also been made more elaborate by adopting “Cost Centre” concept for identifying all the allocable expenditure and income for exercising better management of fund. Continuing the legacy of the past committee, the EPBX (intercom) system has become operational from this year and in processes, improved communication among the residents. Improving the working condition of the security Guards was prioritized and two numbers security huts were installed in the complex. The Board Members tried their level best to maintain the basic services like Civil Maintenance, Housekeeping, Pest control, Security Service & Fire Control, Preventive Fire Maintenance and Gardening activity of the Complex in good shape and achieve the goals of having those services in most economical way.

In this report we have incorporated the followings:-

1. Rules and Procedures of Alaktika Housing Society framed **under section 12 of** West Bengal Apartment Ownership Bye Laws, 1974.
2. Intercom Directory for the residents
3. Important Communication imitated by your Association regarding Social cause and also regarding the problems of our society.
4. The Annual Report of the Board highlighting the activities and outcome of the different initiatives undertaken during the Year-2012-13.
5. Budget Proposal for 2013-14
6. Audited Balance Sheet for 2012-13

The Board of Managers thanks all the apartment owners for their continuous help, suggestions and support in running the affairs of the association.

§§§§§§§§§§§§§§§§

2. Copy of Association Registration Certificate

GOVERNMENT OF WEST BENGAL
DEPARTMENT OF HOUSING
LAW (PROMOTERS) CELL
NEW SECRETARIATE BUILDINGS (3RD FLOOR, C-BLOCK)
1, KIRAN SANKAR ROY ROAD, KOLKATA-1

No.358-HIV/1D-24/2008.

Dated, Kolkata, the 07.07.2010.

From: The Competent Authority under the West Bengal Apartment Ownership Act, 1972.

To
Sri Krishna Gopal Nandi,
Flat No.2B - 802,
Alaktika Housing complex,
Rajarhat New Town,
Kolkata - 700 157.

Subject: Registration of Apartment Owners' Association.

Sir,

With reference to your application in Form No.I under Bye Laws no.3/ (2) I am to state that the Association formed in the general meeting duly held on 02.05.2010 by the Apartment Owners of the premises no. Action area II, Plot No.II B/2, Mouza - Noapara, Rajarhat New Town, 24 - Parganas(North), under the name and style of "ALAKTIKA HOUSING COMPLEX", New Town, is hereby registered this day of 7th July, 2010 bearing serial No.19A of 2010.

In any future communication, the registration number should be quoted for ready reference.

Yours faithfully,


COMPETENT AUTHORITY

Competent Authority Under
the W.B. Apartment Ownership Act - 1972
(West Bengal Act XVI of 1972)
Govt. of W.B. Housing Dept.

3. Notice for the 3rd A.G.M.

ALAKTIKA HOUSING COMPLEX, NEW TOWN

RAJARHAT, ACTION AREA I I D, P.O. HATIARA, KOLKATA – 700157

TELEPHONE NO 033 40620274

Web Site: www.alaktika.mycolony.in E-mail: alaktikahc@gmail.com

REG.NO. 19A, OF 2010 DT. 7th JULY 2010

PRESIDENT
Anutosh Chatterjee

VICE PRESIDENT

Swapan Kr Bhuin

SECRETARY
Mrinmay Biswas

JOINT
SECRETARY
Durjay Kr Ray

ASST. SECRETARY
Sunil Kr Pathak

TREASURER
Ashok Kr Gupta

JOINT
TREASURER
Atish Ch Sinha

Cultural Secretary
Susmita Dasgupta
Macneil Chowdhury

MEMBERS
Apurba Sinha Roy
Krishnendu Das
Rabindra Nath Rudra
Ravindra Shah
Krishna Gopal Nandi
Sandeep Kr Bose
Sarfaraz Ahmed Khan
Shibo Prasad Sanyal
Swapan Kr Pradhan
Tapan Kr. Ghosh
Vibhuti Bhusan Gupta

NO- ALAK/AGM/2012-13

Dated 5th December 2012

To,

Alaktika Housing Complex, New Town

NOTICE FOR 3RD ANNUAL GENERAL MEETING

The 3rd Annual General Meeting of the Association of Alaktika Housing Complex, New Town is convened on **10th February, 2013** (Sunday) at 10.30 AM at the premises of Alaktika Housing Complex vide sub rule (6) of Rule (4) of The W B Apartment Ownership Bye-Laws, 1974 to transact the following business:-

1. To consider & adopt the Annual Report- 2012-13 of the Association.
2. To consider & adopt the Audit Report- 2011-12 of the Association.
3. To consider, approve and adopt Annual Budget for the Year-2013-14 including Fixation of share of “Common Expenses” as defined under subsection 3(e) of The West Bengal Apartment Ownership Act, 1972. “Common Expenses” includes expenses of administrative maintenance and repair (Civil, Mechanical and electrical) and to meet the replacement cost of Common Assets like Fire Couplings & Plastering Painting & Repair of exterior walls of all the Towers of Alaktika Housing Complex in a phased manner.
4. Election of Board of Managers for the Year-2013-14 from amongst the eligible members as per schedule enclosed herewith and uploaded in the official website of the association (www.alaktika.mycolony.in) Any apartment owner who fails to pay all the dues by 31st December 2012 and not having his name in “C-Form” are not eligible to seek election.
5. To consider and approve the expenditure for the Year-2013-14.
6. To consider any other business with the permission of the chair.

Notice of the Election Schedule with “Nomination Form” is enclosed herewith.

All members of the Association are requested to attend the “Annual General Meeting” on the scheduled date and venue stated above. If the quorum is not fulfilled, the adjourned meeting shall be held on 17th February, 2013 on the same venue vide sub rule (10) of Rule (4) of The W B Apartment Ownership Bye-Laws.

Anutosh Chatterjee
(President)

Mrinmay Biswas
(Secretary)

Distribution:

1. All Members of the Association
2. The Competent Authority, Kiranshankar Roy Road, New Secretariat Building, Kolkata- 700001- For Kind information

4. Notice for election of Board of Managers

OFFICE OF THE RETURNING OFFICER
ALAKTIKA HOUSING COMPLEX, NEW TOWN
RAJARHAT, ACTION AREA I I D, P.O. HATIARA, KOLKATA – 700157
TELEPHONE NO 033 40620274
Web Site: www.alaktika.mycolony.in E-mail: alaktikahc@gmail.com

NO- ALAK/Election Notification/2013-14

Dated 10th December 2012

NOTICE

The Board of Manages in its 9th monthly meeting held on 11th November 2012 appointed Shri Manik Prasad Bhakat, Shri Samar Kumar Roy Choudhary, and Shri Bijay Kumar Choudhury as Returning Officers to conduct the Election process for the Year 2013-14 of Alaktika Housing Complex ,New Town.

The Returning Officers are empowered to scrutinize the Nomination Forms, Conduct the Election and declare the result and announce the name of the **new Board Members for the Year-2013-14.**

The Election is going to be held on 10th FEBRUARY 2013, Sunday. No election will be held if the number of valid nomination is equal to (3) or more but less than or equal to 24 (Twenty-four) vide sub rule (2) of Rule (5) of Chapter -III of The W B Apartment Ownership Bye-Laws and the valid candidates will be declared elected uncontested on the date of Publication of Final List of Contesting Candidates.

The Returning Officers will function from the Office of the Association except on days of election and counting and each candidate have to submit the nomination form directly to the returning officers.

The Election Schedule is notified below as per the provision of the W B Apartment Ownership Act 1972, & W B Apartment Ownership Bye-Laws, 1974.

SL NO	Election Schedule	Date	Time
1	Commencement of issuance of Nomination Forms (can also be downloaded from the official website www.alaktika.mycolony.in)	From 1 st Jan 2013	5PM to 7.30 PM
2	Last date of submission of Nomination Forms	31.01.2013	7.30PM
3	Last date of withdrawal of Nomination Form	05.02.2013	6.00 PM
4	Scrutiny and display of list of valid candidates	06.02.2013	6.00 PM
5	Publication of final list of valid contesting candidates	07.02.2013	6.30 PM
6	Date & Time of election if the number of eligible candidates are more than 24 in number.	10.02.2013	11.30 AM to 1-30 PM subject to fulfillment of quorum in AGM
7	Counting of votes and declaration of result , in the event of election .	10.02.2013	From 3.00PM

Samar Kumar Roy Choudhury (3C-602) Manik Prasad Bhakat (1B-907) Bijay Kumar Chowdhury(2B- 208)
(Returning Officer) (Returning Officer) (Returning Officer)

Encl- Nomination Form

Distribution:

3. Notice Board

4. The Competent Authority, 1-Kiranshankar Roy Road, New Secretariat Building, Kolkata- 700001- For Kind information

6. Report of the Board of Managers

The Board of Managers has carried out the following work during the FY 2012-13:

Infrastructure

1. Two number Security Huts has been installed at Main Gate and Gate No-5.
2. 16 CCTV Cameras along with 16-channel DVR with Monitor has been installed for round the clock surveillance & recording of movement inside the housing complex.
3. The roads and driveways have been repaired during this Financial Year.
4. Fresh coat of painting have been done in all the five gates of the Housing Complex.
5. The temporary bamboo poles holding the power cables have been replaced by permanent Iron Poles.
6. The construction rubbles and debris dumped by the Developer behind the LIG A1 Tower have been removed and cleaned.
7. Broken Glass window panes of the common area and community halls were replaced.
8. Fresh coat Paint has been applied in all the shutters of the Electrical Substations of the Complex, Collapsible Gates of both the pump rooms including the base and MS pipes of the fire DG Set . The MS Window Grills , MS Doors and all the Gates of ground floor all the Towers of Alaktika Housing Complex was also pained as a part of preventive maintenance.

Security

1. Overall attendance and coverage of the Security has been improved. Metal detector at the main gate has been provided by the Security Agency for proper checking of outsiders.
2. One Female Security Guard has been provided to improve the efficacy of checking of maids and outsiders.
3. Intercom Facility has been installed and this has also contributed in overall improvement in security of the complex.

Gardening

1. Maintenance of the garden is satisfactory.
2. 200 potted plants like Crotons, decorative Plants and marigold have been provided by Ankur, the professional gardening agency engaged for maintenance of the Gardens of Alaktika. The decoration helped to beautify the Durga Puja Pandal and adjoining area and has been appreciated by many members of the association.
3. All the entry points have been provided with decorative plants to spruce up the look and greenery inside the complex.

House Keeping

1. The quality of House keeping Job has been improved considerably.
2. Washing and cleaning of lobbies and stair cases has been done periodically. However to ensure the safety of the Jocky Pump, meant for fire safety requirement the

association directed the house keeping boys not to use water from the wet riser during washing the lobbies and corridors of Towers.

Pest Control

1. The Pest control activity was practically non-existent till 2011-12. Your board has initiated the move to deploy a pest control agency separately and excluded the same from the ambit of house keeping contract. As a result, the pest, rodent, fly and mosquito control has been done effectively even during the recent outbreak of dengue in Kolkata & its neighboring area, your complex was free from any infection.

Fire Fighting

1. Service of two qualified "Fire Men" has been hired on a regular basis for round the clock monitoring of the fire safety equipment's of your Association. The Board is satisfied with the work of the Fire Men as the fire man who was on night shift successfully handled a fire incident which took place in the wee hours on 15th August 2012 and efficiently doused the blaze occurred in the 7th Floor DG Box chamber of Tower 2D.
2. The diesel Generator which was out of order has been repaired and Two Batteries of the same has been replaced. The generator is now working satisfactorily.
3. The water pressure in the wet risers is showing the standard pressure required as per fire safety norms and the pressure is holding consistently in all the 11 Towers.
4. All the Fire extinguishers have been refilled by your association after testing the cylinders.
5. All the rubber bushes which needed replacement have been changed. Leakages in the Fire Hydrant system have been repaired.
6. Testing and mock drill have been done periodically.
7. The Hose Boxes has not been procured as there was no specific fund for the same in 2012-13. Moreover, your Association strongly feels that it is the responsibility of the developer to provide the "Fire Hose Box" which the developer is disinclined to do. Hence, we took up the issue with State Government Agencies, BPHDCL and NKDA but the matter has not been resolved yet. All the missing Hose Couplings has been provided with copper binding, as directed by NKDA Authority, with the existing hose pipes. These hose couplings of the HIG Towers can be installed in proper place only after installation of the "Hose Boxes" to avoid further pilferage. The Board members feel that a provision for purchase of Hose Boxes needs to be made from Corpus Fund in the Year 2013-14 and the same needs to be specifically approved in the 3rd AGM.
8. The talk back system and Fire Alarms are maintained properly and working satisfactorily.
9. Through painting of all the "Wet Risers" and the Fire water outlets has been done during the year-2012-13.

Pumps and Water Supply

1. Repairing & Servicing of the submersible pumps has been done periodically.
2. Caustic Treatment of Bore wells have also been done twice during the year.
3. Float Valves have been installed in the overhead tanks of Community halls to reduce the wastage of water and protection of the roof.

4. The underground reservoirs and overhead tanks are cleaned by an agency on quarterly basis through mechanical and chemical treatment. The presence of worm in the water has been reduced to the minimum. The bad odor in water is occasionally found by the residents.
5. Indian Ceramic and Glass Research Institute were contacted to solve our problem as they have developed a porcelain membrane technology for filtration and providing safe drinking water. The Director of the institute was kind enough to send a representative for an on the spot assessment and assured us of every possible help to get a safe and odor free drinking water. **The main requirement for installation of this plant is space required for installation of the same and quantum of Fund required for installation of the same.** A committee for the feasibility study and implementation of the project needs to be formed for a tangible solution in the Financial Year-2013-14. It is proposed that the new committee should pursue the case with CGRI for a tangible and affordable solution.

Generators and Lifts

1. A battery of the LIG generator has been purchase during 2012-13.
2. The defects of the MIG generator have been rectified by the contractor engaged by the previous board. The HIG Generator has also been maintained in working condition by replacing the starter..
3. A problem has been pointed out by the residents of Tower-B that enormous amount of carbon particles are entering there room and balcony whenever the Diesel Generator of the MIG is in operation. We the Board members deeply apologies to the effected residents for this inconvenience. Due to constrain of fund we were unable to take any tangible action against such complain.
4. The lifts have been maintained in working condition by M/S Kone, the OEM, on the basis of AMC done by the previous board.
5. **Form-C, confirming the fitness of the lifts has been obtained from the Inspector of Elevators for running all the 20 Lifts presently operational in Alaktika Housing Complex.**

TDS and Income Tax Return

1. The Association has obtained TAN as per the Provisions of Income Tax Act during the FY- 2012-13 and started to deduct the TDS and uploading quarterly return (F-26) within the stipulated time frame.
2. The Annual Income Tax Return for the previous Financial Years (2010-11 & 2011-12) has also been submitted by the present board.

Miscellaneous

1. The monthly electricity cost has shoot up considerably with comparison to last year, due to upward revision of tariff by WBPDC.
2. The Centrex system installed by Tata Teleservices is installed in a phased manner. The intercom directory of the installed telephone is provided in this report.
3. Your Association maintained a very cordial relationship with the PHE and NKDA authority and the water supply by PHE is quite consistent in comparison to last year

Social Responsibility

1. Your Association arranged a cultural program on 14th April to celebrate the Bengali New Year's day and invited a NGO called "PRATYUSH" who works with the underprivileged children and invited them to join the celebration and showcase their potential talent. The NGO was kind enough to accept our invitation and Dr. Aniruddha Chakraborty along with his team members and the children of PRATUSH displayed amazing talent and presented a memorable evening on Bengali New Year's day to the resident of Alaktika Housing Complex. Mrs. Sanghamitra Pal, Macneil Chowdhury and Sushmita Dasgupta of your association took this noble social initiative and deserved to be praised for such support.
2. Your Association took up some larger social issues of New Town which yielded positive results. The points raise by your association are as follows-
 - [a].Need of having a market in Action Area-IID- NKDA and HIDCO authority accepted our demand and development of market complex is in progress.
 - [b].Need of a bus terminus at Action Area-II- The Bus Terminus of 46-B has been extended up to the crossing of New 6-Lane Arterial Road.
 - [c].Requirement of a Milk Booth - A Mother Dairy Booth has already come up in between Greenwood Sonata and Alaktika.
 - [d]. Need for a Play Ground for the kids of Alaktika and other three major housing complexes around Alaktika. - The NKDA authority gave us an assurance to develop a children's park in Action Area-IID of New Town within a very short period.
 - [e]. An appeal to shift the mixing Plants which came up on the North Eastern fringe of Alaktika and creating enormous amount of air Pollution- An appeal has been made to Pollution control Board and Chairman HIDCO for relocating such plants, preferably away from the residential area, but unfortunately no action has been initiated by them.

ZZZZZZZZ

7. Fixed Deposit Status

FY-2011-12										
FIXED DEPOSIT INVESTMENT OF ALAKTIKA HOUSING COMPLEX, NEW TOWN										
FIXED DEPOSIT HELD IN INDIAN OVERSEAS BANK, NEW TOWN AS PER SUB SECTION (4) OF RULE17 OF WB APARTMENT OWNERSHIP BYE-LAWS										
Sl No	FD Nos	Date of Investment	Original Year of Investment	Investment	Accrued Interest Receivable ON MATURITY	TDS on Maturity	Net Realization on Maturity	Date of Maturity	Face Value of Corpus Investment as on 31.03.2012	Face Value of Maintenance Fund Investment as on 31.03.2012
1	111100300		2011-12-Corpus	1000000	95759	9825	1085934	28-Jul-12	1000000	
2	111100293		2011-12- Corpus	500000	47880	4877	543003	26-Jul-12	500000	
3	111100294		2011-12- Corpus	500000	47880	4877	543003	26-Jul-12	500000	
4	111100296		2011-12- Corpus	500000	47880	4877	543003	26-Jul-12	500000	
5	111200039		2011-12- Corpus	500000	98644		598644	1-Oct-14	500000	
6	111100350		2011-12- Corpus	500000	47880	4904	542976	1-Nov-12	500000	
7	111100349		2011-12- Corpus	500000	47880	4904	542976	1-Nov-12	500000	
8	111100348		2011-12- Maint	500000	47880	4904	542976	27-Oct-12		500000
9	111100351		2011-12- Maint	500000	47880	4904	542976	1-Nov-12		500000
10	111100352		2011-12- Maint	500000	47880	4904	542976	1-Nov-12		500000
	TOTAL			5500000					4000000	1500000
FY-2012-13										
FIXED DEPOSIT INVESTMENT OF ALAKTIKA HOUSING COMPLEX, NEW TOWN										
FIXED DEPOSIT HELD IN INDIAN OVERSEAS BANK, NEW TOWN AS PER SUB SECTION (4) OF RULE17 OF WB APARTMENT OWNERSHIP BYE-LAWS										
Sl No	FD Nos	Date of Investment	Original Year of Investment	Investment	Interest Receivable on maturity	Fund Type	Net Realization on Maturity excluding TDS	Date of Maturity	Face Value of Corpus Investment as on 31.03.2013	Face Value of Maintenance Fund Investment as on 31.03.2013
1	111200185	28-Jul-12	2011-12	1085934	103988	Corpus	1189922	28-Jul-13	1085934	
2	111200182	26-Jul-12	2011-12	543003	51998	Corpus	595001	26-Jul-13	543003	
3	111200183	26-Jul-12	2011-12	543003	51998	Corpus	595001	26-Jul-13	543003	
4	111200184	26-Jul-12	2011-12	543003	51998	Corpus	595001	26-Jul-13	543003	
5	111200039	1-Nov-12	2011-12	500000	98644	Corpus	598644	1-Oct-14	500000	
6	111200335	1-Nov-12	2011-12	542976	50543	Corpus	593519	1-Nov-13	542976	
7	111200334	1-Nov-12	2011-12	542976	50543	Corpus	593519	1-Nov-13	542976	
8	111200333	1-Nov-11	2011-12	542976	50543	Maintenance	593519	1-Nov-13		542976
9	111200332	1-Nov-11	2011-12	542976	50543	Maintenance	593519	1-Nov-13		542976
10	111200086	21-Apr-12	2012-13	1100000	108283	Corpus	1208283	21-Apr-13	1100000	
11	111200085	21-Apr-12	2012-13	500000	49220	Maintenance	549220	21-Apr-13		500000
12	111200296	16-Oct-12	2012-13	1200000	114911	Corpus	1314911	16-Oct-13	1200000	
	TOTAL			8186847	833212		9020059		6600895	1585952

8. Budget for the year 2013-14

MAINTENANCE BUDGET (All amount in Rs./-)

Service Description	Remarks	HIG	MIG	LIG	Total Budgeted for 2013-14	2012-13 (Budgeted)
AMC - Lift	Existing AMC with service tax increase	7,43,138	1,85,784	0	9,28,922	8,25,614
AMC - Generator	Existing AMC (KVA basis - 30, 125, 320)	50,526	19,737	4,737	75,000	1,10,500
AMC - Fire Fighting System	Existing AMC with 10% escalation	1,76,000	88,000	0	2,64,000	2,64,000
Fire Fighting Refill	10% escalation				1,69,620	1,65,000
AMC - Facility Management	10% escalation, details as below				32,09,587	27,72,000
Maintenance - Civil	Details as below				3,38,800	2,14,000
New Facility	Details as below				2,00,000	
Elect. Maintenance & Consumables	23500 pm with 15% raise + extra 25000 for consumables				3,49,300	3,12,000
Generator - Diesel	actuals with 10% escalation (KVA basis - 30, 125, 320)	54,467	21,276	5,106	80,850	72,000
Electricity charges	15% escalation on actuals	4,22,625	1,79,745	20,873	6,23,243	4,65,300
Staff Salary	11000 pm+25000 exgratia				1,57,000	2,00,000
Misc-Expenses	Details as below				1,75,500	1,44,600
Total	Provision for non-realization = 0				65,71,822	60,99,515

Misc- Expenses			Maintenance - Civil			
Description	Budget (2013-14)	Budget (2012-13)	Description	Budget (2013-14)	Budget (2012-13)	Actual (2012-13)
Depreciation	55,000	30,000	Security Outpost	0	75,000	1,10,650
Conveyance	7,000	5,000	Water Tank Cleaning (10% escalation)	1,18,800	80,000	1,08,000
Telephone & Internet	14,000	12,000	Sewerage / submersible Cleaning	15,000	24,000	6,500
Printing & Stationery	40,000	35,000	Boundary wall repair	25,000	25,000	0
Meeting Expenses	10,000	10,000	Painting of Gates	10,000	10,000	0
Legal	5,000	12,000	Maintenance Spares	1,00,000	0	97,468
Bank Charges	1,000	600	Fire Hydrant Painting	20,000	0	0
Postage	1,500	5,000	Replacement of Roof Doors by PVC Doors	50,000	0	0
Audit Fee	17,000	15,000	Total Cost	3,38,800	2,14,000	3,22,618
Cultural Funding	25,000	20,000				
Total Cost	1,75,500	1,44,600				
Cultural Funding - Bengali New Year, Rabindra Jayanti, 15th aug, 26th Jan						
Facility Management - Breakup			New Facility			
Description	Budget (2013-14)		Description	Budget (2013-14)	Actual (2012-13)	
Housekeeping and Plumbing (15% esc)	11,73,787		Construction of Kitchen	50,000	0	
Security (15% esc)	15,87,000		CCTV	50,000	1,27,700	
Gardening (10% esc)	3,56,400		DG Set Outlet Carbon Control	1,00,000	0	
Pest Control (10% esc)	92,400		Total Cost	2,00,000	1,27,700	
Total Cost	32,09,587					

CORPUS BUDGET (All amount in Rs./-)

Flat Type	A	B	C	D	E/F	Total Cost
Total Duration (years)	15	15	15	15	15	
No. of flats	48	144	81	81	36	390
Painting						
Painting Area (sqft)	12,000	64,000	60,000	63,000	38,000	
Painting Rate (Rs / sqft)	8	8	8	8	8	
Patchwork Rate (Rs / sqft)	1	1	1	1	1	
Frequency in 15 years	2	2	2	2	2	
Total cost of Painting and Patchwork	216,000	1,152,000	1,080,000	1,134,000	684,000	4,266,000
Installment per flat per year	300	533	889	933	1,267	
Lift						
No. of Lifts	0	4	6	6	4	
Cost / Lift	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	
No. of Lifts to be replaced in 15 years	0	2	3	3	2	
Total Replacement Cost	0	2,000,000	3,000,000	3,000,000	2,000,000	10,000,000
Installment per flat per year	0	926	2,469	2,469	3,704	
Generator						
No. of Generators	1	1	1			
Cost / Generator	450,000	825,000	2,000,000			
No. of generators replaced in 15 years	1	1	1			
Total Replacement Cost	3,275,000					3,275,000
Installment per flat per year	625	382	673	673	673	
Lifting Pump						
No. of Pumps	1	1	1			
Cost / Pump	50,000	150,000	150,000			
Total No. of Pumps replaced in 15 years	2	2	2			
Total Replacement Cost	100,000	300,000	300,000			700,000
Installment per flat per year	139	139	101	101	101	
Submersible Pump						
No. of Pumps	1		1			
Cost / pump	50,000		50,000			
Total No. of Pumps replaced in 15 years	1		1			
Total Cost	50,000		50,000			100,000
Installment per flat per year	17	17	17	17	17	
Others						
Replace / Repair Street Lampposts	75,000					
Road Repair	100,000					
Frequency in 15 years	3					
Total Cost	525,000					525,000
Installment per flat per year	90	90	90	90	90	
Total Expenditure in 15 years	843,115	4,508,346	5,150,402	5,204,402	3,159,734	18,866,000

9. Fixation of Maintenance Charges & Corpus Fund 2013-14

MAINTENANCE PAYMENT (All amount in Rs./-)

Head	Calculation Basis	F	E	D	C	B (with car park)	B (w/o car park)	A	Total
Share per flat Calculation									
No. of flats	Actuals	4	32	81	81	80	64	48	390
Form A Share	Form A Valuation	0.0069	0.0060	0.0038	0.0028	0.0017	0.0014	0.0004	
Lift Share	Actuals	0.0222	0.1778	0.3000	0.3000	0.1111	0.0889	0.0000	1
Firefighting Apparatus Share	Actuals	0.0099	0.0793	0.2646	0.2646	0.1962	0.1569	0.0285	1
Total HIG/MIG/LIG	Actuals	198				144		48	390
Maintenance Fee Calculation									
AMC - Lift	Lift Share	5,161	5,161	3,440	3,440	1,290	1,290	0	9,28,922
AMC - Generator	HIG/MIG/LIG	255	255	255	255	137	137	99	75,000
AMC - Fire Fighting System	HIG/MIG/LIG	889	889	889	889	611	611	0	2,64,000
Fire Fighting Apparatus Refill	Firefighting Apparatus Share	420	420	554	554	416	416	101	1,69,620
AMC - Facility Management	Form A Share	22,294	19,256	12,353	8,828	5,423	4,517	1,368	32,09,587
Maintenance - Civil	Form A Share	2,353	2,033	1,304	932	572	477	144	3,38,800
New Facilities	Same for all flats	513	513	513	513	513	513	513	2,00,000
Electrical Maintenance & consumables	Same for all flats	896	896	896	896	896	896	896	3,49,300
Diesel	HIG/MIG/LIG	275	275	275	275	148	148	106	80,850
Electricity charges	HIG/MIG/LIG	2,134	2,134	2,134	2,134	1,248	1,248	435	6,23,243
Staff Salary	Same for all flats	403	403	403	403	403	403	403	1,57,000
Misc-Expenses	Form A Share	1,219	1,053	675	483	297	247	75	1,75,500
Total Annual Maintenance		36,812	33,287	23,691	19,602	11,953	10,902	4,139	65,71,822
Provision for non- realization	Rounded up to Rs.10	36,810	33,290	23,690	19,600	11,950	10,900	4,140	65,71,820
Quarterly Installment	Rounded up to Rs.10	9,210	8,330	5,930	4,900	2,990	2,730	1,040	65,77,880
Annual One-time Payment	4.5% Discount, rounded up to Rs.10	35,190	31,830	22,660	18,720	11,430	10,430	3,980	62,84,060

2012-13 Figures									
Total Annual Maintenance		31,027	28,064	19,931	16,494	10,085	9,201	3,681	55,45,015
Provision for non- realization	Add 10%	34,129	30,870	21,925	18,143	11,094	10,122	4,050	60,99,517
Quarterly Installment	Rounded to '100	8,500	7,700	5,500	4,500	2,800	2,500	1,000	
Annual One-time Payment	4.5% Discount, rounded to '100	32,500	29,400	21,000	17,200	10,700	9,600	3,800	

Note:-

- 1. Quarterly Payment Option - to be paid within first 15 days of start of each quarter i.e.15th April ,15th July,15th Oct 2013 and 15th January 2014.**
- 2. Annual Payment Option - to be paid within 15 days of the start of the financial year i.e. 15th April 2013. 4.5% discount calculated on basis of average interest rate in bank fixed deposit for 135 days+ deposit.**

CORPUS FUND PAYMENT (All amount in Rs./-)

	A	B	C	D	E//F	
Total Expenditure in 15 years	843,115	4,508,346	5,150,402	5,204,402	3,159,734	18,866,000
Payment in 2010-11 (as per current CORPUS payment)	4,705	5,500	9,975	10,075	13,110	3,113,850
Payment in 2011-12 (as per current CORPUS payment)	3,682	4,290	8,868	8,968	12,000	2,671,212
Subsequent payment per year from 2012-13 for next 13 years	706	1,655	3,442	3,478	4,820	13,080,938
Annual Installment rounded to '100	700	1,700	3,400	3,500	4,800	

Note: -

- All costs assume current price –it is assumed that cost escalation will be offset by interest accrued.
- To be paid within 30th June, 2013**

SUMMARY OF OUTSTANDING DUES AS ON 1ST FEBRUARY 2013						
YEAR WISE BREAK UP	A Type	B Type	C Type	D Type	E / F Type	TOTAL
Corpus Fund						
2010-11	70575	55000	14950	40295	72105	252925
2011-12	66276	47740	22170	35872	60000	232058
2012-13	13300	25500	10200	31500	24000	104500
	150151	128240	47320	107667	156105	589483
Corpus Fund Interest						
2010-11	34120	25300	6878	18537	40774	125609
2011-12	15335	10461	4877	6815	13920	51408
2012-13	2156	4080	1632	5040	3840	16748
	51611	39841	13387	30392	58534	193765
Maintenance Fund						
2010-11	0	8772	0	16800	25296	50868
2011-12	8666	46440	0	57456	107520	220082
2012-13	36000	103400	76500	78083	154000	447983
	44666	158612	76500	152339	286816	718933
Maintenance Fund Interest						
2010-11	0	4386	0	9408	14166	27960
2011-12	2774	16719	0	19536	35266	74295
2012-13	3780	12342	7920	7480	13090	44612
	6554	33447	7920	36424	62522	146867
Election Fund	1800	1200	0	300	300	3600
Election Fund Interest	1008	672	0	168	162	2010
	2808	1872	0	468	462	5610
GRAND TOTAL	255790	362012	145127	327290	564439	1654658

10. Audit Report and Audited Balance Sheet 2011-12

J. L. RAHA & CO.

Chartered Accountants

29/3, P. Majumder Road, Kolkata-700 078, Phone : 2484-8838, M : 9830881798

AUDITORS' REPORT

To The Trust Members :

We have audited the attached Balance Sheet of ALAKTIKA HOUSING COMPLEX, New Town, an Apartment Owners' Association registered under department of Housing, Govt. of West Bengal vide Registration no.19A of 2010 as at 31ST March 2012 and the Income and Expenditure Account of the association for the year ended on that date along with notes on accounts and Schedule attached thereto.

These financial statements are the responsibility of the management. Our responsibility is to express an opinion on these financial statements based on our audit.


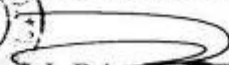
We conducted our audit in accordance with auditing standards generally accepted in India. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes, examining on a test basis, evidence supporting the amounts and disclosure in the financial statement. An audit includes assessing the accounting principles used the significant estimates made by the management as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis of our opinion.

We report that :

- (i) TDS on payment to contractor Garuda Power (P) Ltd. Rs.1,83,048 for maintenance of Generator under Chapter XVII of Income Tax Act, 1961 have not been made and deposited to Govt.
 - (ii) Interest on Corpus Fixed Deposit have not been segregated and capitalized.
 - (iii) Details of excess received from flat owners Rs.864, carried forward balance from last year and details of maintenance charges refundable to flat owners Rs.17,288 have not been made available
1. We have obtained all the information and explanation which to the best of our knowledge and belief were necessary for the purpose of our audit.
 2. In our opinion, the Association has kept proper books of account as required by law so far as appears from our examination of books.
 3. The Balance Sheet and the Income and Expenditure Account dealt with by this report are in agreement with the books of account
 4. In our opinion and to the best of our information and according to the explanations given to us the annexed accounts read with the notes thereon in the manner so required and give a true and fair view :
 - (i) in the case of Balance Sheet of the state of affairs of the Association as at 31st March, 2012.
 - (ii) in the case of Income and Expenditure Account of the surplus for the year ended on that date.

Kolkata

Date : 22nd July, 2012


For, J. L. RAHA & CO.
Chartered Accountants

J. L. Raha, Memb 051338
(Sr. Partner)

ALAKTIKA HOUSING COMPLEX, NEW TOWN
Rajarhat, Action Area- IID, PO. Hatiara, Kolkata- 700157
Balance Sheet as at 31st March, 2012

Particulars	Fig. in Rs.	
	FY.10-11	FY.11-12
CAPITAL ACCOUNT:		
Corpus Fund	1,223,555.00	16,040.00
Opening Balance of Corpus Fund	1,721,841.00	139,233.00
Corpus Fund for 2010-11 (Ref. Sch D)	2,671,880.00	50,258.00
Corpus Fund for 2011-12 (Ref. Sch E)	170,000.00	205,531.00
D.G. Fund	37,500.00	4,000,000.00
D.G. New Connection	37,500.00	1,500,000.00
D.G. Upgradation	90,000.00	202,099.00
Election Fund	15,900.00	5,702,099.00
Addition	486,206.79	
General Fund	2,215,230.00	493,690.00
Add Surplus	8,811,912.79	715,147.00
	1,779,761.79	1,208,837.00
DEPOSITS AND ADVANCES:		
Security Deposits (IFLC)	10,000.00	87,756.00
Security Deposit (AVS Securities)	48,630.00	541,584.00
Excess Received from Flat Owners b/f	864.00	629,340.00
Corpus Fund Received in Advance	8,200.00	3,063.00
Election Fund Refundable	300.00	
Maintenance Charges received in advance	43,157.00	
Maintenance Charges Refundable, 10-11	8,746.00	
CURRENT LIABILITIES:		
Liabilities for Expenses:		
Su- Creditors	112,923.00	
Audit Fees Payable	6,000.00	
Misc Expenses Payable	8,000.00	
Electro Mechanical Exps.	19,500.00	
Facility Management Exps.	216,130.00	
Fire Appliances Maintenance	20,000.00	
Fire Fighting Exps.	3,540.00	
Salary to Staff	2,300.00	
Telephone Exps.	399.00	
TDS Payable	63,047.00	
Provision for I.Tax, AY.12-13	82,316.92	
	20,435.00	
	8,834,561.71	3,627,717.79
Bank and Cash Balance :-		
Indian Overseas Bank A/C-174	2,246,560.79	(194,939.79)
Indian Overseas Bank A/C-612	9,753.00	789,979.00
Cash in Hand		502.50
	8,834,561.71	8,834,561.71

Per our attached report of even date

For, J. L. Rahe & Co.
Chartered Accountants

J. L. Rahe
Sr. Partner, Memb. no. 05133A
22nd August, 2012



Ashok Kumar
Treasurer

Prasanna
Secretary

Prasanna
President

SCHEDULES:Schedule of Fixed(A) Assets

<u>Asset</u>	<u>W.D.V.</u>	<u>Addition during the year</u>	<u>Date of Purchase</u>	<u>Sold during the year</u>	<u>Total</u>	<u>Depreciation for the year</u>	<u>Closing Balance as on 31.03.12</u>
<u>60% Block</u>							
1 Computer & Printer	23,100.00	17,000.00	17.05.11	-	40,100.00	24,060.00	16,040.00
Sub total	23,100.00	17,000.00		-	40,100.00	24,060.00	16,040.00
<u>15% Block</u>							
3 Pump	163,804.00	-		-	163,804.00	24,571.00	139,233.00
Sub total	163,804.00	-		-	163,804.00	24,571.00	139,233.00
<u>10% Block</u>							
4 Furniture & Fixture	15,960.00	2,300.00	21.08.11	-	27,160.00	2,641.00	24,519.00
		7,400.00	19.09.11				
		1,500.00	28.11.11				
		<u>11,200.00</u>					
5 Ceiling Fan & Tube Light	25,799.00	2,800.00			28,599.00	2,860.00	25,739.00
Sub total	41,759.00	14,000.00		-	55,759.00	5,501.00	50,258.00
Grand Total	228,663.00	31,000.00			259,663.00	54,132.00	205,531.00

(B) Corpus Fund Receivable :

	<u>2011-12</u>	<u>2010-11</u>	<u>Total</u>
Type - A	121,506	127,035	248,541
Type - B	148,005	110,000	258,005
Type - C	168,492	84,775	253,267
Type - D	133,144	60,445	193,589
Type - E&F	144,000	111,435	255,435
	715,147	493,690	1,208,837



(C) Maintenance Charges Receivable

	2011-12	2010-11	Total
Type - A	25,416	2,436	27,852
Type - B	81,648	17,544	99,192
Type - C	80,880	25,680	106,560
Type - D	141,120	16,800	157,920
Type - E&F	212,520	25,296	237,816
	<u>541,584</u>	<u>87,756</u>	<u>629,340</u>
TOTAL	<u>1,256,731</u>	<u>581,446</u>	<u>1,838,177</u>

(D) Corpus Fund for 2010-11

(i) Received during the yr.11-12	1,227,951
(ii) Receivable but not received till 31.03.12	493,690
	<u>1,721,641</u>

(E) Corpus Fund for 2011-12

(i) Received during the yr.11-12	1,956,733
(ii) Receivable but not received till 31.03.12	715,147
	<u>2,671,880</u>

Per our attached report of even date

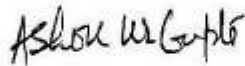
For, J. L. Raha & Co.
Chartered Accountants


J. L. Raha

Sr. Partner, Memb. no.051338

22nd August, 2012





Treasurer



Secretary



President

11. Minutes of the 2nd A.G.M.

MINUTES OF THE 2ND ANNUAL GENERAL BODY MEETING OF ALAKTIKA HOUSING COMPLEX, NEW TOWN, HELD ON 12TH FEB. 2012 AT COMMUNITY HALL B

As per the time schedule circulated, registration of attending eligible members started at 10 A.M. Simultaneously, the Annual Report 2011-'12 and the keys of the newly installed letter boxes were handed over to the members. In the Annual Report, the Report of The Board, The Audit Report 2010-'11, the Annual Budget 2012-'13, Association Bye-Laws, Resident Guidelines, Residents' Directory etc. have been included amongst other matters.

The President thereafter welcomed all the participating members of the Association and invited the three appointed Returning Officers to announce the results of the election for the Board of Managers for the year 2012-13. Prof. G. Mukherjee read out the names of the newly elected 20 managers, who were elected unopposed in Bengali, while Mr. Naresh Kumar read them out in English. Suddenly Mr. V.K. Singh, an outgoing Board Manager, started shouting stating that old board managers could not be re-elected, quoting Clause 9(3) of the bye-laws. This was explained nicely by Mr. Naresh Kumar, who was a judge, quoting the same clause:

"Provided that The Competent Authority (CA) may, for reasons to be recorded in writing, declare such apartment owner to be qualified for such re-election."

Question of prior approval of CA was also raised. It was clarified that unless election results are known, approval cannot be obtained. So, it was decided that while communicating the election results to the CA, permission would also be sought for the validity of re-election of 5 managers. (It may be mentioned here that the entire Board continued last year for the second term and permission was sought from the CA after the election process was duly completed and resolution to that effect was adopted in the 1st AGM.)

Members thanked the presiding officers for carrying out their jobs smoothly

The new Board of Managers would take charge from 1st April 2012.

As per the signatures recorded in the register/signature sheets, for the registration of the members for the 2nd AGM, in all 116 eligible members were present at the meeting. So quorum was fulfilled and with permission of the members, the meeting proceeded as per agenda as follows:

1. **Confirmation of the minutes of the 1st AGM held on 20th Feb.2011:** The minutes had been circulated in February 2011, uploaded in the website and had been incorporated in the Annual Report 2011-'12. The members had gone through the minutes, and after discussion, this was confirmed.
2. **To consider and adopt the Annual Report 2011-'12 of the Board:** Adopted
3. **Adoption of The Audit Report for the year 2010-'11 (from August 2010 to March 2011):** The audit report had been uploaded in the website in October 2011, and members had the opportunity to study it before-hand, and so it was adopted.
4. **Approval of Annual Budget for the year 2012-'13:** It was informed by The President & The Secretary that the Budget for the Year 2012-'13 has been prepared by a committee consisting of the following members:

- Mr. Arpan Pal
- Mr. Swapan Kr. Bhuiin

- Mr. Apurba Sinha Roy
- Mr. V. K. Singh
- Mr. Ashok Kr. Gupta (Treasurer)

While preparing the budget a multitude of data were compiled and analysed by the committee members, involving the actual amounts spent in recharging the 20 common area electricity meters, AMC of lifts, D.G. sets, facility management, etc. After thorough study and deliberations in several board meetings, the budget, prepared by the budget committee, had approved by the Board for placing before the AGM for final approval. This budget has been incorporated in the Annual Report 2011-'12. Mr. Asim Kumar Basu opined that the 10% extra amount, that had been added to the total budgeted amount, as provision for 'non-realization' should not be kept in the budget as there was provision of Rs.5 lakhs each for such non-realization in last two years and that some amount had already been realized. It was informed that although there had been some realization for 2010-'11, but the position in 2011-'12 is not good and that there were almost 40 defaulters. The financial position of the Association is not healthy as a result of these defaulters. The dues till 31st Jan. 2012 for 2010-'11: Rs.118,200/- and for 2011-'12: Rs.518,000/-. Even if full realization is there, the amount so collected will lie in the Association account only, which can be utilized in case of emergency. After deliberation, the **Budget was approved**. Thus the Common Area Maintenance Charges & Corpus Fund Charges for the year 2012-'13 will be as follows:

Maintenance and Corpus charges for 2012-13 - (All amounts in Rupees)

Type of Flat	Maintenance Charge Quarterly Installment	Maintenance Charge without discount	Maintenance Charge: Annual, one time with 4.5% discount	Corpus Fund Annual One Time payment
A	1000	4050	3800	700
B (without garage)	2500	10120	9600	1700
B (with garage)	2800	11095	10700	1700
C	4500	18140	17200	3400
D	5500	21930	21000	3500
E	7700	30870	29400	4800
F	8500	34130	32500	4800

Due dates of collection:

Maintenance charge and Corpus fund:

- **Quarterly Payment Option** – To be paid within first 15 days of beginning of each quarter i.e. 15th April 2012, 15th July 2012, 15th Oct 2012 and 15th Jan 2013.
- **Annual Payment Option with 4.5% discount** – By 15th April 2012
- **Annual payment option (without late fee for 1st quarter)** - By 30th April 2012
- **Corpus Fund Payment (only annual)** - By 30th June 2012
- **Late Fee - For delay in payment** late fee shall be levied as usual @ 2% per month or part thereof delay. There is no waiver of late fee in any case.

The last date for payment of Corpus Fund for the year 2011-'12 is extended up to 25th March 2012 without late fee. From April 2012 onwards late fee @2% or part thereof delay shall have to be paid.

5. Intercom: It has become very urgent to improve the security setup inside the complex. So, the Board had considered the proposal of installing intercoms, as only about 30 owners had taken BSNL land-line

connection till date. Though a Centrex facility amongst these BSNL users is in the pipeline, this would not solve the need of intercom facility amongst all the flats and the utilities inside the complex.

The proposal of Tata Teleservices for providing intercom to each flat@ Rs.1122/- for three years with five free telephones (1 each for FM, Assoc. Office & Electrical maintenance personnel & 2 for security at gates 3 & 5) was placed before the House. Installation of exchange will be free of cost. They will provide all telephone sets free of cost without any activation charge, except for the 5 free telephones, for which they will charge an activation fee of Rs.575/- each. The intercoms will be in the name of the Association and initially advance payment for 180 lines will be made. Thereafter, as and when the occupancy increases, new connection will be taken. The House suggested that there should be proper agreement and after three years they should not increase the rental arbitrarily which should be done in consultation with the Association/Board. The House asked in case TTSL fail to provide services what action will be taken? It was clarified that their telephone exchange infrastructure, OFC, etc. worth 15 lakhs will remain with us and hence they cannot abandon the project suddenly. The proposal was approved.

5. **Fire Fighting System:** In view of recent AMRI case, fire fighting system of the complex was discussed. WE have an existing AMC for maintenance of fire fighting system in the complex. The Secretary gave a brief of his discussion with the Dy. Director (Prevention), Director Fire Services Govt. of W.B. at Mirza Ghalib Street, Kolkata. Renewal of the fire license obtained by BPHDCL, which was handed over very recently to the Association, will only be possible if certified fire fighters are employed for 24 hours a day, 7 days a week. As it would be a costly affair, it was suggested that in the next contract for security services, this clause should be included so that the service provider keeps one supervisor trained in fire fighting, with certificate in fire fighting course, in each shift. Mr. Macneil Choudhury suggested that such fire fighting training certificate course can be taken voluntarily by willing flat owners also for better fire management in the complex. This was agreed to by all. Necessary arrangement can be made by the Board. The renewal of AMC with M/s. R.L. Hi Tech Industries was also approved at the existing rate of Rs.20000/- per month. In view of the theft of brass couplings from the staircases of HIG buildings from where as many as 84 brass couplings have been stolen during the last 2-3 months. F.I.R. has been lodged with the New Town Police Station. They are investigating the matter. BPHDCL have provided metal boxes for the safe keeping of the fire fighting hoses in the MIG towers, but they have not done so in the HIG Towers for the best reasons known to them. It will be of no use if new couplings are purchased and fitted without hose covers, only to be stolen again. The matter should be taken up strongly with BPHDCL. The fire fighting system in HIG buildings are now very compromised. So, it was decided that, if BPHDCL fail to provide the metal boxes for fire hoses in HIG Buildings within March 2012, the same be fitted by us. Also, stainless steel couplings, as substitute of brass couplings, if available, may be purchased. The expenditure will be met from Corpus Fund of HIG and the entire cost should be recovered from BPHDCL afterwards. The matter may also be taken up with Housing Board/Housing Dept.

6. **Any other business with the permission of the chair:**

- i. **Water Supply/Iron Removal Plant:** The House was informed that HIDCO had started supplying water from the nearest setup, for quite sometime. They have installed two iron removal plants. Although the quality & quantity of the supply is good, there is some irregularity. So we have to operate our in-house submersible pumps. A committee was constituted for installing iron removal plant in our delivery line. On thorough study and discussion with prospective vendors, it transpired that due to heavy weight of the plants, approx. 8-10 tonnes, these cannot be installed over the underground reservoirs. In view of the above, smaller sized iron removal plants are required to be installed at the outflow pipes of our submersible pump discharge line which will meet our purpose. The house, therefore, agreed that the committee should do the needful for immediate installation of smaller iron removal plants at the two submersible pump sites.
- ii. **Tank Cleaning:** Due to the recent menace of insects/larva in water, both UG & overhead tanks have been cleaned several times. Even the separate inlet to the fire water tank has

been constructed after separating it from HIG UG tank. The cost of Rs.18,500/- for this purpose has been reimbursed by BPHDCL. We are grateful to them for that. Last month all the tanks and pipelines to the individual flats have been cleaned and chemically treated at one go by M/s S.K.D. Consultancy to remove the worms & insects. The tail ends of the distribution pipes, where these worms had colonised, have also been cleaned. Since this treatment there has been no report of worms & insects in the water. The next cleaning by the same agency will be done on 20th April 2012.

- iii. **Fixing tiles at the ground floor adjacent to lifts:** The walls adjacent to lifts at ground floors are made dirty by some unscrupulous elements. In order to keep the walls clean, it was proposed to fix tiles. This work will be done with the supervision of Mr. K G Nandi. The proposal was earlier approved by the Board. For this purpose an amount of Rs 50000/- was to be sanctioned from corpus fund of HIG and MIG.. Now the same proposal is put to AGM for approval. After discussion the proposal was approved.
- iv. **Doctor's chamber, purchase of stretcher & wheel chair:** The need for doctor's chamber is felt by all. This was earlier discussed in the BOM meeting. The room adjacent to the Association Office will be converted to a doctor's chamber. An office will be constructed below the staircase of Community hall A, for office of the FM. A stretcher & a wheel-chair will be kept in the custody of the Security Supervisor for the transport of any sick resident to the ambulance & vice versa, as there is no such facility at present. The stretcher will be necessary as there are no lifts in the A type flats and for those unfortunate persons who cannot sit on the wheel-chair.
- v. **Community Hall Rent:** Some members requested that the rent for hiring the Community Halls for birthday parties should be reduced, as compared to the present rate. This was not agreed to as there is no one to check the time of utilization of the halls. Some people also requested that the rent of halls for marriage purpose should be raised to Rs.20,000/- for 24 hours which was also not agreed to. Hence there is no change in the rent i.e. for Hall A (MIG/LIG Comm. Hall) Rs.3,500/- and for hall B (HIG Comm. Hall) Rs.4,500/-.
- vi. **New DG backup and increase in load:** As agreed earlier new connection of DG will be given for 250 Watt and 500 Watt at a cost of Rs.17,500/- and Rs.25,000/- respectively. Similarly those who want to upgrade their back up capacity from 250 watt to 500 watt, the difference of amount i.e. Rs.7,500 shall have to be paid extra. 250 watt automatic changeover device has to be returned to the Association which will be kept stand by. Flat owners interested may apply within 31st March 2012.
- vii. **Action against defaulters:** 15 persons have not paid maintenance charge for the year 2010-11 and 41 persons have not paid for 2011-12 till 31st January 2012. The actions proposed by some members are as follows;
 - Disconnect DG back up
 - Garbage will not be lifted from his door
 - Security will not open gate for cars
 - Issue legal notice for immediate payment say within 10 days with late fee.
 - Write to Competent Authority for taking action from their end
 - Social boycott

As an immediate action, DG line will be disconnected in the first instance. Legal notice by our advocate will be served to the defaulters.

The meeting ended with the vote of thanks to the chair.

B. K. Ghosh
President

S. Goho
Secretary

Dated: 19.02.2012

12. Important Notices and Updates

Update on new Website

www.alaktika.mycolony.in is our official website and our official email id is alaktikahc@gmail.com. All the members are requested to log on to our official web site to see important announcement & Notices. Any communications may please be made through our official email id given above.

From now on, **all important communication from society will be posted in the new website notice board**, and all registered members will get email alerts. All are requested to keep their mobile numbers / email IDs up-to-date in their respective profiles in the website.

Residents can communicate using the new website in three ways -

- Communicate directly with Board (complaints or suggestions) by lodging a complaint in the new website under appropriate head or sending a direct email to alaktikahc@gmail.com addressing the president or the secretary – **this is the only official online communication channel that the board will respond to.**
- Residents can start a new discussion board under appropriate head. This is purely for residents to discuss mutual topics of interest and common problems.
- Residents can use the “ask your neighbor facility” to resolve problems previously faced by other members like getting gas/cable/telephone connections etc.

There is also a feature of sending SOS SMS to all residents for emergencies like blood requirement. All residents and their family members are requested to update their blood groups in the website profile to help us create a blood group database that can be used in emergencies.

All tenants can also register in the website - there is a separate provision for that. Owners are requested to encourage their tenants to register in the website - **tenant registration requests will be granted only if all papers and documentation are in place as required by society norms.**

Tenants / Buyers Notice

Please submit information about your tenants / prospective new buyers of your apartment at Alaktika Housing Complex, in the attached format within one week. These forms have been provided to us by our legal advisor. Our Security personnel will visit all the apartments with the attached forms for this purpose. Please ask your tenants to co-operate with them. Any new tenants / prospective buyers of your flat have to submit these documents to our association before they can move in. The completed forms may be submitted to the Security Supervisor in sealed envelopes. We have already informed the New Town Police Station O.C. regarding this exercise and full co- operation has been promised from their side. This exercise is being undertaken for the safety & security of all residents of Alaktika Housing Complex. This procedure should have been undertaken earlier, but the agency/ies responsible for running the administration of Alaktika did not. Before any more untoward incident happens any further his procedure has to get completed. Please consider this matter as very urgent.

Process for Letting out Flat

It is noted that some flat owners are letting out their flats on rent without payment of all dues and also without submission of proper documents required as instructed by the new town police station.

The following procedures are to be followed while letting out the flat on rent before allowing the tenant to enter:-

1. The flat owner will clear all the dues and obtain NOC from the association office as envisaged in the bye-laws
2. As directed by the new town police station, the flat owner will submit in duplicate the duly completed prescribed forms available in association office or can be downloaded from our website www.alaktika.mycolony.in (under "important resources" link) verified by the new town police station duly stamped before allowing the tenant to enter.
3. Permission will be granted by any one of the office bearer viz. President, secretary, vice president, jt secretary.

This is issued with the approval of the board of managers.

Payment Methods

Since quite a few residents are asking about the details of the payment methods, we are posting the details again here. Pl. note that same details had been also available in the website under "Important Resources".

For payment via Net Banking

Pl. indicate name, flat no. and purpose (i.e. Maintenance 2010-11) [this is mandatory]

Name of Account ALAKTIKA HOUSING COMPLEX, NEW TOWN

Name of Bank Indian Overseas Bank, Rajarhat Branch

Account No 223101000000174 for Maintenance Fund and 223101000000612 for Corpus Fund

SWIFT CODE IOBAINBB015, IFSC CODE IOBA0002231

Email confirmation will be sent by the society after getting update from the bank. Receipts need to be physically collected later from the society office.

For sending payment via post

Pl. send Crossed Account Payee Demand Drafts in favour of ALAKTIKA HOUSING COMPLEX, NEW TOWN, payable at Kolkata. Please do not forget to write your name (Flat Owner's) and flat number on the reverse of the bank draft.

Address for posting is

Secretary, Alaktika Housing Complex

New Town, Rajarhat

Action Area IID, PO. Hatiara

Kolkata - 700157

Account Payee local cheque/At Par cheque will also be accepted, but receipt will be issued from the society office only after realization.

Consolidated Payment Details

As desired by many members, here is the consolidated view of the all the payments required to be made for Maintenance, Corpus and Election Fund for 2010-11 and 2011-12 for different types of flats. *For payment details for 2012-13, pl. refer to section 9.*

	Maintenance 2010-11	Election Fund 2010	Corpus Fund 2010-11	Maintenance 2011-12	Corpus Fund 2011-12 (Two Installments of 50% each)
Due Date	31/10/2010	31/10/2010	31/03/2011	31/08/2011	31/08/2011 and 30/11/2011
Flat Type	Rs./-	Rs./-	Rs./-	Rs./-	Rs./-
A	2436	300	4705	4333	1841 and 1841
B	8772	300	5500	9288	2145 and 2145
C	12840	300	9975	12132	4434 and 4434
D	16800	300	10075	14364	4484 and 4484
E & F	25296	300	13110	21504	6000 and 6000

Members who have cleared all their dues should ignore this notice.

For payment methods, pl. refer to the “Details of the Payment Methods” notice posted earlier.

Late fee should be calculated as 2% interest per month or parts thereof. For example, if the due date is 31st march 2011 and the payment is being made on 6th Sept, 2011, then late time should be taken as 6 months and late fee will be $6 \times 2 = 12\%$ of the due.

New Generator Connection

In the AGM held on 20th Feb 2011, it was decided to provide **NEW DG CONNECTION** to the flat owners, who have not opted earlier, on deposit of the following amount : (Please refer minutes of AGM available in website www.alaktika.mycolony.in)

250 watt - Rs 15000/- , 500 watt - Rs 22500/-

In addition to above, **an amount of Rs 2500/- will be taken extra** towards other costs e.g. wiring, purchase of DG back up(Transfer Switch), separate meter , labour charges etc.

It has been decided in the Board meeting held on 25th Sept 2011 that, those, who are interested to take **new DG back up** , may now apply in plain paper for 250 watt or 500 watt within 31st December 2011 to the Association. ***Presently DG connection up to 500 watt will be given.***

13. Resident Guidelines

The following measures are suggested and requested for compliance of all residents so as to make your apartment at Alaktika safe and have smooth, secured and efficient running of allied services:

Your Association has drafted the “Rules & Procedures” of this Association in order to facilitate smooth functioning and transaction of its business. This “Rules & Procedures” has been drafted as per the provision laid down in **Section-12 of West Bengal Apartment Ownership Bye Law laws, 1974**, which are broadly given hereunder:

RULES & PROCEDURE

1. **Right of Entry into Complex Restricted**: No one except the Owners of the Apartment, and their family members, relatives, guests or persons authorized by them shall have any right to enter inside the complex at any time of the day & night.

2. **Entry of Employees employed by owners**: - Any employee be it domestic servant, drivers or any one shall not be allowed to enter the complex provided said employee is authorized by the owner and carries a valid identity card issued by the Facility Supervisor/ Manager or any authorized Office Bearer of the Association. The Documentary evidences like, Voter Identity Card, Driving License must be produced by the employee for identification and residential proof of the person.

3. **Parking of Car**: Parking of such cars which carries’ a sticker granted by Estate Manager shall be allowed to park their cars at the allotted space. Parking of car randomly at any odd place will not be permitted. Any car which does not have any sticker will not be allowed entry into the complex.

4. **Visitors Car Parking Area**: Visitors car parking area are provided and marked. Visitors of owners can park their car at such marked area. No other car will be allowed. Unauthorized cars will be removed by the security guards.

5. **Garbage**: we have facility where our man collects the garbage daily from the flats. Some times owners are found keeping the garbage openly outside their flats, these will not be allowed and strict fines to the tune of Rs. 500/- per offence may be imposed.

6. **Pet Dogs/ Cats**: Owners are allowed to keep pet dogs inside their flat. Loitering outside flat area no matter with owners and/ or their servants are totally prohibited. These dogs spoil the sanity of complex by their droppings. Any default on this count will be taken seriously and steep fine can be imposed on the owners. Repeated defaults will attract stiffer penalty and even such pets will be driven out of the complex. The owner of the pet will be held personally liable if the Dog/ Cat urinates in the elevators and any droppings are found in the common area of Alaktika Housing Complex.

7. **Letting out of Community Halls**: The community halls are to be let out to the owner of apartment Owners of the Housing Complex , The owners who have not paid there maintenance Charges and Corpus Fund dues shall not be allowed to hire the community halls . Sound proof Generators hired by the apartment owners for extra lighting should not be allowed inside the Housing Complex. Such generators should be kept outside the main gate and connections should be taken from there.

8. Late Payment charges of Maintenance Charge & Corpus Fund dues:

Sub Section (2) of Section 16-A of Apartment ownership Act, 1972 states, if the owner of any apartment contravene any bye laws framed by the competent authority exposes himself/ herself to wards imposition of penalty.

By not paying the Maintenance fund and corpus fund within the stipulated period, as notified by the Association, the defaulting flat owners contravenes Rule 22 and becomes liable to pay penal interest for late payment, for breach of the provisions under Rule 24 of **THE WEST BENGAL APARTMENT OWNERSHIP BYE-LAWS, 1974.**

Keeping in view of the above provision, the First Annual General Meeting of the Association has unanimously decided to charge penal Interest @2% Per month or fraction of a month against any delay in making payment of Annual/ Quarterly Maintenance Charge and Corpus Fund dues from the date specified by the Board.

In case it is found that an owner has failed to pay two consecutive Payments, his case will be dealt as defaulter and proper action will be taken as provided under the bye laws.

9. **Grievances:** Members can rise grievances of any nature whatsoever at any material time, but said grievances will not be considered for redressal until the owner clears all his outstanding bills.

10. **Central Lawn:** The central lawn will not be allowed for any sporting activity which might destroy the greenery until written permission is granted by the board. Plucking of Flowers from the flower beds are also strictly disallowed and any contravention may attract fine of Rs.100 for each offence.

11. **Letting out of Property:** No Apartment shall be allowed to let out by any member who has not cleared all the dues of the Association in respect of Maintenance Charge and Corpus Fund. The tenet will be allowed only after submission of Police verification form duly signed by the local police station. Members are also advised to explore the possibility to let out the property to a person having a family and take special care to verify the credentials and activity of the prospective tenant if he/ she happen to be a foreign national.

12. **Arbitration:** Any dispute, be it of any nature between the board and its members and/or residents, shall be first referred to the arbitrators to be appointed by the Board members covering representation from LIG, MIG and HIG Towers on case to case basis and their decision shall be final and binding on all the parties.

13. **Effect:** The Rules and Procedures come into effect from 07.07.2010, i.e. from the date of Registration of the Association confirmed by the Competent Authority.

14. INTERIOR DECORATORS/CONTRACTORS ENGAGED BY THE RESIDENTS FOR FIT-OUT, INTERIOR WORK ETC.

Please inform and apply to the Facility Manager at least 7 days before starting any fit-outs inside your apartment or before starting to move any furniture etc. into the apartment. Instruct your contractor/interior decorator/transporter to meet the Facility Manager to avoid any inconvenience on any account.

Movement of Vehicles inside the complex should be done very cautiously so as to avoid damage of lamp post, breakage of brick partition/damage of overhead cables etc. Transportation of any of the belongings into the complex during night is not allowed.

All occupiers are requested to ensure that all Consultants and Contractors exercise utmost care during the course of their work and should not cause noise, vibration, fire, and inconvenience to other occupants of the Building. Contractors' workmen must also be properly dressed at all times, and confined to the areas in which they are working. As a courtesy to your neighbors please instruct your contractor not to cause any noise in your apartment between 1.30p.m. and 3.30 p.m.

Occupiers are requested also to ensure that their contractor's workmen do not use the premises for any illegal or immoral purposes, and all workers must leave the site on a daily basis. No cooking will be permitted anywhere in the building including the occupied space.

The facility Manager shall allow the Contractor and his workmen access in the site/building between the hours of 8.00 a.m. and 6.00 p.m. except Public Holidays. Outside these hours and public holidays access will be allowed by special prior arrangement only. Night stay by workmen inside the flat is not allowed.

The flat owner shall inform in writing to the Facility Manager /Security in-charge names of workmen with copy of photo ID e.g. Voter Identity card, who will work inside the flat. All workers will be issued temporary passes. The workers will be required to check in at the designated post and display their ID cards or gate passes while working inside the building. Please instruct your contractor or laborers not to park any vehicle inside the complex.

Contractors and Residents are requested to please use the staircases to shift all construction materials as well as Heavy materials. Lifts cannot be used for carrying goods. Security will check this carefully. Laborers/ Contractors are requested to do their jobs inside the premises only where they work and cannot use the staircase or any common space for any other purposes. Offloading of material may please be arranged at the ground level near the entrance of the block. The work is to be supervised by the resident/authorized persons at all times.

All Contractors are kindly advised to remove their own debris outside the complex on daily basis. Please do not place debris anywhere in the common areas including the lift lobby, staircases or toilets or any other place. And shall be moved strictly in accordance with the instructions from Facility Manager and prior arrangements may please be made before any debris are moved out of the occupied space.

Please use light duty drills to drive nails on your walls. Do not use hammers since your walls may develop cracks. Power supply to any appliance will be from own meter. Please do not cut chasses in the walls without supervision from the Facility Manager. Please do not use any heavy duty welding machine or other machine without prior permission from Facility Manager. Please do not lay any concealed wiring, water line, and plumbing line or add any additional electrical switch/switch board in the premises according to the choice of the owners. Please do not erect new brick partitions or break existing partitions inside the apartment. Please do not hang any object for the false ceilings in any part of the apartment. Also no opening shall be made for extra electrical points in the ceiling.

Please do not remove gratings in the toilets & kitchen so as to avoid clogging of the pipeline. Please do not throw any cement slurry, and polishing waste or any other garbage to the floor traps, commodes, basins, as this may be the cause of clogging of the same as well as the pipe line. Proper care may please be taken to ensure that drains don't get blocked during fit-out works. No material is to be dumped down the drain. Stopcocks for the lines may please be closed from mains before any plumbing work is carried out.

Please do not make any openings in your external walls/change any AC or window positions since this will irregularly damage the building. Balcony/Grills Please do not change the colour of your External Balcony, Window/Doors or extend the grills of balcony/window since it will change the elevations of the building. The balcony if covered with grill should be openable and installed in such way so as to allow free access to the firemen in case of fire.

All telephone connections for the floor may please be drawn from the main junction box and no separate cable is allowed from outside the building/ premises.

Please do not use the 6 amps switches for 16 amps purpose. All the apartments have been provided with a specific electrical loading. Hence, please take proper care to avoid any overloading of the electrical points. In case of any overloading, MCB,s provided within the apartment will trip down. In such case please call the facility management team immediately. Please do not access power from electrical lines for common areas.

Change of flooring should not be undertaken, as any excess load will jeopardize the structural stability of the building and safety of the residents living therein. No drilling /Cutting is allowed on the beams & columns. Please do not undertake change of Western Commodes to Indian type pans.

Residents/Workmen are requested to please check the taps every time before going out of their flat.

Collapsible Gate at the main entrance door may please be fitted with minimum projection for the face of the wall without damaging the wall. No encroachment of gate is allowed in common space.

15. GENERAL MAINTENANCE & MANAGEMENT FOR COMMON AREAS

The Association solicits the help, cooperation and assistance from all the residents for smooth and efficient running & maintenance of common services. All complaints may please be routed through Facility Manager. Please desist from giving direct instruction to the personnel engaged by the Facility Management Company.

Residents are requested to park their cars in the places earmarked for them only. No parking is allowed in the common areas. Residents are requested to park only one car in each parking space. In case of residents having more than one car, they may please arrange to park in the parking spaces lying vacant on mutual consent from the owner. In such case on NOC may please be obtained from the said owner and has to be submitted to the Facility Manager.

Visitors, car may please be allowed inside the complex subject to the permission and availability of such parking space as decided by the Security staff or else there will be parked outside the complex.

Please do not hang your clothes outside your windows, your balconies or in the common landing etc as a courtesy to other residents at Alaktika.

Please keep the lobby, the corridor of your floor and the stair cases clear. Please do not obstruct it in any manner. This is a safety requirement. Please do not throw plastic carry bags, rubbish etc in the complex. Please do not throw sanitary napkins, Floor cleaning waste water in the commodes.

Plucking of Flowers or Damaging / Felling of Plants / Trees is strictly prohibited.

Please do not spit or litter inside the lift or any other place in the complex. The Fan in the lifts may please be put off by the passengers while leaving the lift to save wastage of power. Please do not make any kind of damage on the walls, railings of the common corridor or Lift Cages.

Garbage may please be disposed off in polythene bags. Please coordinate this with your Facility Manager, who will ordinarily arrange for collection between 9.30 a.m. to 11.30 a.m. every day.

Please ensure that your pets are immunized and are kept on a leash while in the common areas. Please arrange to clean any nuisance that your pets may create in any part of the complex. Lifts are meant for human beings. Pets are not allowed in the lift.

Please do not affix posters or advertisements anywhere in the complex. Please do not write filthy language/graffiti inside the lift or any other place.

In the interest and the safety of your children, please do not allow them to play in the driveways/common areas of the complex or near the water bodies.

Please enquire with the Facility managers for water sources for washing your cars. Vehicles may preferably be washed on the grating areas beside the driveways only. (Not inside the garage space). Entry of Car washers will be allowed from 5 A.M. only.

Please save water and avoid wastage of water. All the toilets and kitchens have been provided with a Main Inlet valve. Please use the same to stop the supply of water, when required.

Please keep your complex neat & clean.

16. FIRE FIGHTING SYSTEM

If the hooter in the corridor is ON, all the residents should evacuate the floor immediately. In case fire breaks out in the building residents are to be evacuated through staircases out of the building. If for some reason the staircase is blocked, please collect in the balcony and await assistance for evacuation.

The manual call points may not be tampered with. Lift should not be used in the event of fire. All Resident are requested to exercise precautions to avoid the chance of fire occurring including the following:

- Breakable box for key of roof top has been provided.

- Please do not use open flames etc. in common areas.

- Fire extinguishers have been provided in each tower.

- Welding may please be undertaken only or prior approval of the Facility Managers.

- Fire Hose reels may not be used except in an emergency.

17. DRIVERS, SERVANTS, GUESTS AND TENANTS.

The Residents are requested to kindly cooperate for safety and security of the Complex. Please introduce your tenant with proper details to the Facility Manager as per prescribed format duly signed by New Town Police station so that he may be recognized as a bonafide occupant of your apartment for security and billing purposes. All liability of your tenant however rest on the Resident. Rules for entry of tenant are to be followed strictly.

Please register all Domestic helps, Drivers, Attendants etc with the Facility Manager's desk with identity documents e.g. ration card, voter ID card and obtain Identity Cards that the Facility Manager will issue to them, after they fill up information sheet provided to them by the Facility Manager, duly signed and certified by the respective employer. In the interest of security, please do not invite them into the complex until this formality has been complied with. Please also remember to withdraw these Identity cards when the services of any of these persons are terminated and inform the Facility Manager so that they are able to update their records.

When sending any goods or materials outside the complex with domestic help/contractors please provide the carrier of such goods with appropriate authorization and list of goods so that there is no risk of theft.

Please preannounce your guests/other visitors to the security desk. He will in the ordinary course, obtain your consent before allowing outsiders access to your apartment.

Please instruct your domestic help/caretaker etc. not to invite visitors into the building. The security desk will inform them that they have a visitor and request them to meet outside the building.

Brokers are not allowed inside the Complex.

14. Tenant Forms

BIO-DATA (TENANTS / NEW PURCHASER)

Flat Owner's Name :	
Flat No.:	

NAME (IN BLOCK LETTERS) :

DATE OF BIRTH :

FATHER'S / HUSBAND'S NAME :

PERMANENT ADDRESS :

EDUCATIONAL QUALIFICATIONS :

OCCUPATION :

FAMILY DETAILS :

WHETHER ANY CRIMINAL CASE, :
EITHER INSTITUTED OR PENDING
IN COURT

INCOME TAX PAN :

REFERENCE : 1.

2.

PURPOSE FOR WHICH FLAT :
IS REQUIRED

SIGNATURE OF PERSON
MAKING THE DECLARATION

INFORMATION SHEET IN RESPECT OF TENANTS / NEW OWNERS

FOR ALAKTIKA HOUSING COMPLEX, NEW TOWN, KOLKATA 700157, P.S. NEW TOWN

FLAT NO.:

1. NAME & ADDRESS OF THE PRESENT HOUSE OWNER :

CONTACT NO.:

2. NAME & PERMANENT ADDRESS OF THE TENANT :

CONTACT NO.:

3. PROFESSION OF THE OCCUPANT :

4. NAME & ADDRESS OF PERSON / COMPANY / AGENT / WHO INTRODUCED THE TENANT TO THE APARTMENT OWNER (IF ANY) :

CONTACT NO.:

5. DATE FROM WHICH APARTMENT IS OCCUPIED :

6. WHETHER MUNICIPAL AUTHORITY IS AWARE OF THE TENANT, IF NOT INTIMATION MAY BE GIVEN IMMEDIATELY :

SIGNATURE OF THE TENANT

SIGNATURE OF THE HOUSE OWNER

DATE OF SUBMISSION OF THE FORM TO THE P.S. :

(One copy will be kept by the apartment owner & one copy to be submitted to the Apartment Owner's Association)

NAME OF THE BLOCK OFFICER

SIGNATURE OF INSPECTOR-IN-CHARGE

SEPARATE SHEET FOR INDIVIDUAL TENANT SHOULD BE SUBMITTED

Date

To
The Secretary,
Alakita Housing Complex, New Town,
P.O : Hatiana,
Kolkata - 700 157.

Subject : APPLICATION FOR PERMISSION FOR TENANT

Sir,

I, the undersigned Sri / Smt. _____ being the owner of flat no. _____ in Alakita Housing Complex, New Town, Kolkata – 700157, hereby request you to permit Sri/Smt. _____ as the tenant (Who is my _____ by relation in my aforesaid flat for the period from _____ to _____). I am enclosing herewith two copies of the following documents for your kind perusal.

I am enclosing herewith two copies of the following documents for your kind perusal.

1. Request from Owner indicating reason to let-out the premises.
2. Letter/undertaking from tenant to abide by all Rules & Regulations of the Society.
3. Bio-data of the tenant as per the proforma enclosed.
4. Two passport sized photographs of the tenant.
5. Photocopy of the agreement (notarized), between the apartment owner and the tenant.
6. Photo copy of the 'Photo Identity Card' (Voter ID, Ration Card, PAN Card, Passport, Office ID – any one).
7. Whether owns Four / Two wheeler Yes / No
8. If Yes, Reg. No (Xerox)
9. Employer certificate.

Thanking you,

Yours truly,

Signature of the Flat Owner
Address :

Telephone / Mobile No.:
E-mail ID :

15. Resident Directory

No.	Flat No.	Owner Name	Email (R)	Intercom Number	Phone (Alaktika Landline)	Phone(Mobile / Residence)
1	1A-G01	ARSHAD ALI / AMINA KHATOON	arshadali2006@gmail.com	110		9331920917
2	1A-G02	MIRA DUTTA				9339635271
3	1A-G03	SUBHAS CHANDRA PANDEY		132		9477321269
4	1A-G04	AMAR NATH MUKHERJEE				2358 6402
5	1A-101	RUMA GHOSH				9830222898
6	1A-102	ADHIR CHAKRABORTY		246		9830332960
7	1A-103	RAMENDRA NATH DEY		133		9477540078
8	1A-104	SITANGSHU SEKHAR DUTTA / ALOKA DUTTA				2356 0964
9	1A-201	ARPITA DAS / KRISHNENDU DAS		325		2694 2589
10	1A-202	VIJAY KUMAR DALMIA		134		9330853334
11	1A-203	ASHIS KUMAR PAUL / MITALI PAUL				9830781043
12	1A-204	CHAMPAKALI BAKSHI	champakali_83@yahoo.com	320		9831000756
13	1A-301	PROSENJIT SAHA		136		9434317613
14	1A-302	SOMENDRA PRATAP SINGH	sp Singh370@gmail.com	245		9836094833
15	1A-303	MOZAMMEL TARAFDER / KHABIRON BIBI				9830162673
16	1A-304	SUDHA PANDEY	pandey_ys@hotmail.com	135		9830713377
17	2A-G01	VIJAY KUMAR SINGH	vijaybindu2001@yahoo.co.in	137		9903332030
18	2A-G02	RABI SINGHA ROY		328		9836033221
19	2A-G03	SHAHZAD ALAM		138		9831091132
20	2A-G04	SWASTIMOYEE DAS		350		9339851821
21	2A-101	JAYANTA KUMAR DEY		319		9831196074
22	2A-102	NAZIR HOSSAIN MONDAL / FATEMA PARVIN				9830204029
23	2A-103	MIRA MUKHERJEE	Kaushik_dvc@yahoo.com			9474376739 9433168666
24	2A-104	MAHESH VADDI		139		9330221219
25	2A-201	SUNIL KUMAR SINGH				9830294685
26	2A-202	DEBANJANA CHATTERJEE		140		9836490110
27	2A-203	TANUJ KUMAR BISWAS				
28	2A-204	SARFARAZ AHMED KHAN		333		9051660925
29	2A-301	RAVINDRA SHAH				9903899553
30	2A-302	LAKSHMI KANT GHOSH		141		9748238236
31	2A-303	ANADI NATH BHATTACHARJEE				9830401515
32	2A-304	SUNIL KUMAR PATHAK	sunilpathak01@gmail.com	172		9674167478
33	3A-G01	PARTHA SARATHI BASU		272	25266915	9433671564
34	3A-G02	CHANCHAL PYNE	pyen@srei.com	365		9830221521

35	3A-G03	BADAL MANDAL	Badalmandal42@gmail.com	321		9851968808
36	3A-G04	SHEKHAR CHAKRABORTY				9434376775
37	3A-101	RAJESH CHAKRABORTY	rajesh_iiswbn@yahoo.co.in	180		9830126973
38	3A-102	ABHIJIT GHOSAL		181		9431337477
39	3A-103	SYED MOHD. ZAFAR	tabassumzafar@rediffmail.com	182		9681710056
40	3A-104	RAMA SHANKARLAL SRIVASTAVA				9831015253
41	3A-201	ANITA GUPTA		330		9830155407
42	3A-202	UNREGISTERED FLAT				
43	3A-203	SUDEEP KUMAR MANDI		179		0322 264066
44	3A-204	BISWANATH SAHA				9830604312
45	3A-301	RABINDRA NATH RUDRA		176		9874802663
46	3A-302	KRISHNA GOPAL MANDAL		269		30933400
47	3A-303	BINA KHETAN		177		9331017111
48	3A-304	PRABIR PAUL	biswasgr@vsnl.com	178	9332612176	9332612176 9331017111
49	1B-101	LALITA KHAITAN				9832113443
50	1B-102	TAPAN KUMAR GHOSH / TAMA GHOSH	tk.29ghosh@gmail.com	229		9433672933
51	1B-103	MADHUSUDAN MUKHERJEE / APARNA MUKHERJEE	m_mukherjee_pkp@yahoo.com	250		9433173293
52	1B-104	SAURABH LAHIRI	saurabh_669@yahoo.co.in	314		9433001224
53	1B-105	ARUN SANKAR CHATTERJEE / KALPANA CHATTERJEE		287		9432173376
54	1B-106	SUBRATA ROY				+95321726527 7
55	1B-107	SANTOSH MISHRA / RAJIV MISHRA		251		9331029220
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57	1B-201	MAYANK KISHANPURIA	mayank@kishanpuria.in	228		9062666333 9330933099
58	1B-202	CHITRALEKHA GHOSH	aichsamya@gmail.com			9830321386
59	1B-203	MRINMAY BISWAS / MANJU BISWAS		258	25266021	9836607659
60	1B-204	SUBRATA KUNDU	kundusubrata123@rediffmail.com	286		9836532362
61	1B-205	BISAKHA KUNDU / SWAPAN KR. KUNDU		256		9874093911 9609268344
62	1B-206	PINAKEE DEY	pinakee_dey@yahoo.co.in	247	25266013	9433099296
63	1B-207	ARUP KUMAR MALLICK / BRATATI MALLICK	arupm69@yahoo.com	257		9886262526
64	1B-208	VANDANA MISHRA SACHIDANANDA MISHRA	snm200571@gmail.com	329	2500-6008	9830301194
65	1B-301	AMIT ROY CHOUDHURY / RATNA ROY CHOUDHURY		347		2465 7604

66	1B-302	PROFULLA KUMAR GHOSH / ARATI GHOSH		346		03452 252213
67	1B-303	SUDIPTA GHOSH / MANJUSHREE GHOSH	dgpsudipta@yahoo.com	220		9433231401 9538226757
68	1B-304	ARABINDA PAL		227		94343 66291 9434973315
69	1B-305	BAL BHADRA MISHRA		254		2335 7613
70	1B-306	PURNIMA DAS		289		03523 243271
71	1B-307	DEBASHIS HAZRA				0342 2566892
72	1B-308	PARTHA CHOUDHURY / SOMA CHOUDHURY		255	25266022	9433545570
73	1B-401	ANAMITRA GHOSH / TUSHAR KANTI GHOSH		225	2337 -7956	9830033291
74	1B-402	PRONATI ROY / LAKSHMI NARAYAN ROY		297		9830515170
75	1B-403	AKHIL KAPOOR	kapoorkol@yahoo.co.in	361		9831174634
76	1B-404	DILIP KUMAR SAHA		268		9830327919
77	1B-405	SIDDHARTHA/SUKANYA CHOUDHURI	Siddhartha_chdhr@yahoo.co.in			9830157719
78	1B-406	REGINALD GOMES / ARCHANA GOMES		335	40620397	2445 3966
79	1B-407	SANJAY TIWARI	san_cybr@hotmail.com	218	25266905	9748662903
80	1B-408	SANAT KUMAR BASAK		219		2219 3444
81	1B-501	TAPAN KUMAR DAS / FALGUNI DAS	tapandas3123@gmail.com	248		9880206284
82	1B-502	JAI NARAYAN PANDEY	pandey.madhab@gmail.com	226		9874799120 9974799120
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84	1B-504	MANDAR RAY	malay.1950@gmail.com			9830541847
85	1B-505	SIDDHESWAR CHANDRA / LIKHA CHANDRA		216		2236 9949
86	1B-506	RAKESH KUMAR		215		94331 10841
87	1B-507	BHABATOSH BHAWAL / TAPASI BHAWAL		217		9339852839
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90	1B-602	ANANDA DEY	adey-338@gmail.com	302		9434321956
91	1B-603	SUKANTA DEB	adey-338@gmail.com	345		9051037777
92	1B-604	SAMBHU NATH MONDAL				09804186301
93	1B-605	SHILPA LOHIA	shilpa_five@yahoo.com	323		22700783
94	1B-606	SWAPNA ROY / SAYANTI ROY				9830815250
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96	1B-608	DEEP SANKAR BHATTACHARYYA / BHASWATI BHATTACHARYYA	alaktika1b608@gmail.com	214	25266014	9830998185
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99	1B-703	VIBHUTI BHUSHAN GUPTA		301	25266903	9433114363
100	1B-704	SUBHADRA DAS / SABITA DAS				23510085
101	1B-705	SOMNATH DEY		322		25766014
102	1B-706	KAMAL EDBAR / KALLOLI EDBAR		213		9830603896
103	1B-707	RINA SIL / SOMASREE SIL	ajitkumar.sil@gmail.com	253		9433010684
104	1B-708	APURBA SINHA ROY	apurbajrc@gmail.com	290		9830179338
105	1B-801	SUSANTA KR. DATTA / APARNA DATTA		142		9330941081 9836111866
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110	1B-806	ARINDAM CHAKRABORTY / CHIRASREE CHAKRABORTY	chakari2002@gmail.com	252	25266900	9830033550
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116	1B-904	MUKUL KUMAR SAHA				9830149191
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130	2B-202	TAPAN BASAK				9830020817

131	2B-203	PAULAMI MUKHOPADHYAY				25321616
132	2B-204	KUMAR SHOURAV		191	054225055 07	08583035522
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137	2B-301	SAMIR KUMAR NATH		189	25266908	9830852680
138	2B-302	SHIVAJEE SINHA / PINKEY SINHA		192		2358 2388
139	2B-303	SWAPNA CHATTERJEE / UTPAL CHATTERJEE				2688 6843
140	2B-304	SAMRAT MUKHERJEE / APARNA MUKHERJEE				03216 237462
141	2B-305	PRADYUT BHOWMICK	sales@tiglobal.com			2251 6059
142	2B-306	KANAILAL MAITY / SANTANU MAITY		196		2573 5222
143	2B-307	MUKESH KISHANPURIA		292	2556 7924	9330645799 9330933099
144	2B-308	SOURAV DAS		332		9433351401
145	2B-401	SHASHI SHARMA		187		2320 5141
146	2B-402	PRACHETA GUPTA / MITRA GUPTA	pracheta62@gmail.com	242	40622013 2574- 2626	9830709901
147	2B-403	PREETAM GHOSH		188		2219 6883
148	2B-404	JAYATI SEN / GOURI SEN		190	2358 1694	9433903568
149	2B-405	ANUTOSH CHATTERJEE	anutosh.chatterjee@rediffmail.com	145	66036145	9432493006
150	2B-406	SUPRITI KUMAR GHOSH / KRISHNA GHOSH			2590 2659	9433242328
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152	2B-408	APURBA SAHA / SAMPA SAHA (PAL)		197		98323 28508
153	2B-501	DIPESH PAUL / SUKLA PAUL		371		94331 27353
154	2B-502	INDRANIL CHOWDHURY		186	2500 -5833	9748831830
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159	2B-507	RADHARANI MANNA		198		9339076452
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164	2B-604	SUDAKSHINA GHOSH / SATHI GHOSH		363		9433367255
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167	2B-607	PRADIP KUMAR GHOSH			24340731	9831029805
168	2B-608	NAMITA NANDI		241	24124242	9431599539
169	2B-701	RAM TARAK JAISWAL / RAVI SHANKAR JAISWAL		183		9415475747
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174	2B-706	ATISH CHANDRA SINHA / REENA SINHA		204	40620536	9231655618
175	2B-707	TAPAS CHAKRABORTY / GOPA CHAKRABORTY		305	2359 -1562	9831268037
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179	2B-803	SITANGSHU KUMAR SAHA / SWAPNA SAHA		294		98306 37810
180	2B-804	ARATI RAKSHIT				9433125773
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182	2B-806	SUMIT DEB / SILA DEB		206		2462 6661
183	2B-807	DILIP KUMAR DE		299		2555 4193
184	2B-808	PROBAL SENGUPTA / MAITRAYEE SENGUPTA	probal@gg.iitkgp.ernet.in	207		9433423738
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186	2B-902	BANGASRI CHAUDHURY		210	034722530 89	09434056688 9051331539
187	2B-903	RINA SARAF		117	30904411	8100857141 9832113443
188	2B-904	DIPALI MUKHERJEE / PANCHANAN MUKHERJEE		456		0343 2553295
189	2B-905	G.M SINGHA RAY / PIYA SINGHA RAY	dr.gmsray@yahoo.com	304		9836453051
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198	1C-203	ARABINDO ADHIKARY / RAKHI ADHIKARY	arabindoadhikary@gmail.com			9835127635
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201	1C-303	PRABIR KUMAR DEY	pkdey2505@gmail.com	221		9431600521
202	1C-401	MANJULA BHATTACHARYA / SAILENDRANATH BHATTACHARYA	swastikb@gmail.com			9836744563
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218	1C-902	KRISHNA DAS DEBNATH / MANASI DEBNATH		279	2500 -5902	9477067175
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248	3C-102	ROHIT KACKER		102		9830409274
249	3C-103	SANTANU KUMAR BANERJEE / MADHUMITA BANERJEE		161		7815271068
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270	3C-803	PARAMA SEN GUPTA / GOUTAM SEN GUPTA		167		9234609384 9830726555
271	3C-901	PRITHWIRAJ THAKUR	prithwirajit@yahoo.com	282		9836468999
272	3C-902	BIPLAB BANERJEE / JAYITA BANERJEE	cfil.biplab.banerjee@citigroup.com			9831060635
273	3C-903	PRALAY NANDI / JOYEETA NANDI	pralaynandi@hotmail.com	168		7965412793
274	1D-101	SHYAMAL KRISHNA RAY CHAUDHURI / REBA RAY CHAUDHURI	skraychaudhuri@ntpc.co.in	118		06429 222230
275	1D-102	SIBANI DAS / SUMAN DAS				2335 5075
276	1D-103	ASHOKE KUMAR MAITRA / SOHINI MAITRA	maitra@sintex.co.in	307		9825073169 09898620111
277	1D-201	UTTAM PAL / DEBASHREE PAL	myself_uttam@yahoo.co.in	370		9830301046
278	1D-202	BHASKAR GUPTA / SAGARIKA GUPTA	bhaskar.gupta@rediffmail.com	101		9831043944
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376	2E-302	SANJAY KUMAR MUKHERJEE / SONALI MUKHERJEE	sonali_muk123@rediffmail.com	359		+34679845821
377	2E-401	SANTONU SARKAR / KAKALI SARKAR	santonus@yahoo.com			9886781156 9538877566
378	2E-402	AYON MANDAL / TITHIPARNA SENGUPTA	ayon.mandal@gmail.com	112		9831448826
379	2E-501	SHILPI MUKHOPADHYAY / BIKRAMADITYA MUKHOPADHYAY	shilpi_mukhopadhyay@yahoo.co m.hk	232		9831368767
380	2E-502	MOUSUMI ROY / BASAB ROY	roybasab@hotmail.com	233	25266913	2551 6955
381	2E-601	SWAPAN KUMAR BHUIN	swapan.bhuin@wipro.com	113		03243 265355
382	2E-602	VED PRAKASH CHHAPARIA / AMITAVH PHUKAN & MR. PRAVEEN GOENKA	praveen@goenka.co.in			40045230
383	2E-701	KAUSHIK KUNDU / ARUNA KUNDU	kkundu@yahoo.com	331		23374195

384	2E-702	SUBHADIP CHATTERJEE / SASWATI CHATTERJEE	subhdipsas@yahoo.com	231	40620262	9830325119
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386	2E-802	SWAPNA CHHETRI	swapan_chhetri@yahoo.co.in	143	40620684	9831194337
387	1F-901	RAKESH BATRA / NANDINI SINHA BATRA	rbatra81@hotmail.com			9845466040
388	1F-902	SANDIP KAR / REKHA KAR		342		9830029870
389	2F-901	BIPUL RANJAN SARKAR	bipulranjans@yahoo.co.in	315		9433330881
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16. Acknowledgements

PRATYUSH

CENTRE FOR DEVELOPMENT OF THE DOWNTRODDEN CHILDREN AND WOMEN
Govt. Registration No. – S / 98238

Taki Road, Gholarhat Kazipara, Barasat, North 24 Parganas

Telephone no. : 2552 7728, 9433737115 e mail : pratyushfriends@gmail.com

Web page : <http://calcuttaweb.com/pratyush/>

To

Respected President, Secretary and members of
Alaktika Housing
Rajarhat Township
North 24 Parganas

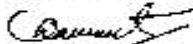
Respected All,

Date : 15.0.2012

We express our heartfelt gratitude to all of you for your generosity and kindness, which prompted you to stretch a helping hand towards the poor and downtrodden children. Not only your offer benefited us, but also above all we have been immensely touched by the message of love and friendship emanating from it. You are and will be a great source of encouragement and inspiration to us. We promise to try our best to be worthy of the honor that you have bestowed upon us. We hope that the tie of friendship between Alaktika and Pratyush remain forever.

With due regards,

Yours sincerely



(Dr. Aniruddha Chakraborty)

Secretary

PRATYUSH CDCW

17. Important Communications made by the Association during 2012-13

ALAKTIKA HOUSING COMPLEX, NEW TOWN
 RAJARHAT, ACTION AREA I I D, P.O. HATIARA, KOLKATA – 700157
 TELEPHONE NO 033 40620274
 Web Site: www.alaktika.mycolony.in E-mail: alaktikahc@gmail.com
 REG.NO. 19A. OF 2010 DT. 7th JULY 2010

<p>PRESIDENT Anutosh Chatterjee</p> <p>VICE PRESIDENT Swapan Kr Bhuiin</p> <p>SECRETARY Mrinmay Biswas</p> <p>JOINT SECRETARY Durjay Kr Ray</p> <p>ASST. SECRETARY Sunil Kr Pathak</p> <p>TREASURER Ashok Kr Gupta</p> <p>JOINT TREASURER Atish Ch Sinha</p> <p>Cultural Secretary Susmita Dasgupta Macneil Chowdhury</p> <p>MEMBERS Apurba Sinha Roy Krishnendu Das Rabindra Nath Rudra Ravindra Shah Krishna Gopal Nandi Sandeep Kr Bose Sarfaraz Ahmed Khan Shibo Prasad Sanyal Tapan Kr. Ghosh Vibhuti Bhusan Gupta</p>	<p>To, Mr. Firhad Hakim, Honbl Urban Development Minister, Government of West Bengal, Kolkata</p> <p style="text-align: center;">Sub: Basic requirements of residents of Action Area-II of New Town, Kolkata Ref- NKDA's Invitation dated April 19, 2012</p> <p>Sir,</p> <p>Let me take the opportunity to thank your for providing the residents of New Town a unique opportunity to express the problems faced by them in this new township.</p> <p>A modern city can only flourish when the Civic Authority and the residents (stake holders) can sit together and chalk out the plans of future development regarding, Transportation, Civic Infrastructures (like establishment of infrastructures like Shops & Markets, Banks, Waste management, Water supply) , Public Health, Education etc . In view of the same, we are pointing out some of the basic requirements of the inhabitants of Action Area-II & III of New Town, which needs to be addressed urgently to make the life of the present & future residents bit easier in New Town:</p> <ol style="list-style-type: none"> 1. Public Transportation is the life line of every thriving & modern city. Action Area-II & III urgently needs a Bus Terminus which should connect the destinations like Sealdah, Howrah, and North & Central Calcutta, which is presently nonexistent. The Service road from City Centre-II to Chinarpark is in a dilapidated condition & requires urgent repairing. 2. As Fish, Meat and Eggs are not available in CITY CENTRE-II, residents of ACTION AREA-II have to travel to Teghoria/Baguihati/Jangra for buying such food stuff. <u>A Market in each area / locality /Block (as planned & made available at Salt Lake) for buying essential commodities, Non vegetarian foods stuff and Medicines are absolutely essential for the residents of Action Area-II & III. This will also provide an opportunity for providing an avenue to establish business to the local land looser to generate a steady sustainable income to them.</u> 3. WBSEDCL's Office at Action Area-I is (10) ten Kilometers away from Action Area-II. A second office of WBSEDCL in Action Area-II is urgently required for Payment of electricity bills. 4. The Rajarhat / New Town belt is known to be an Arsenic prone area. Present Arsenic free status of the water does not guarantee that the source shall remain Arsenic free in future also. Hence, Arsenic Removal Units must be kept ready in every pumping station. Periodic checking of the water should be made mandatory. Ideally, the potable surface water source needs to be explored in near future. 5. Removal of Iron and suspended particulate matter form the drinking water, supplied by the civic authority, are also absolutely essential. Installation & maintenance of Iron Removing Plant and Activated Carbon Filter Beds should be installed in each water pumping station of New Town. 6. Vector Control & Pest Control is the most important job of PHE Directorate, although presently, the department is concentrating on supply of water only through the Water Supply Circle. But, we would request you to take up the matter with the appropriate section of PHE for effective vector control for prevention of malaria, dengue etc which are mainly vector born disease. 7. Very often it has been seen that, the underground sewage line is clogged due to deposition of wastes and plastics carry bags as there is no effective garbage collection & disposal system developed by the civic authority (HIDCO) resulting clogging & over flowing of the dirty sewage waters all along the roads which causes nuisance and health hazard for residents. Periodic cleaning can solve such problem. 8. Children's Park and Play Ground for the residents of Alaktika, Greenwood Sonata, Bengal DCL and Bengal Ambuja Housing Project at Action Area-II are essential. Street lighting in the Northern side of Alaktika and the adjoining areas are totally absent and immediate attention regarding this are absolutely essential considering the security aspect of the locality. 9. Provision for providing land for reputed ICSE/CBSE/WBBSE Schools & General Hospitals needs to be made available for the residents of Action Area –II. 10. Possibility of installing a Footbridge at the Shrachhi crossing should be explored to minimize the risk of accidents. <p>With regards,</p> <p style="text-align: center;">Anutosh Chatterjee, President Alaktika Housing Complex, New Town</p>
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GOVERNMENT OF WEST BENGAL
 Directorate of Public Health Engineering
 Office of the Executive Engineer, New Town Kolkata Water Supply Division-I
 ADMINISTRATIVE BUILDING, WATER TREATMENT PLANT SITE, NEAR TANK NO-1
 NEW TOWN, RAJARHAT, KOLKATA - 700 0156
 TEST REPORT OF AA-IID

Ganguba (EE) - 9748054113

Report No.:

I. Physical & Chemical Test Results:

Sl No.	Parameters	Desirable Limit *	Permissible Limit* in absence of alternate source	Type of Sample: Ground Water									Date of Sampling: 10.5.12	Date of Reporting: 11.5.12
				ZONE 6 (Reservoir)	ZONE 5 (Reservoir)	Uttara (P.H.E.D)	Uttara (Reservoir)	Alaktika (P.H.E.D)	Alaktika (Reservoir)	Shraachi	City Centre	Ujjwala (P.H.E.D)		
1	pH Value.	6.5 to 8.5	No relaxation.	7.00	7.30	7.21	7.34	7.22	7.40	7.55	7.31	7.31	7.31	7.5
2	Total Dissolved Solid. mg/L	500.000	2000.000	441	510	490	502	490	483	855	498	430	407	
3	Turbidity. (NTU)	5.000	10.000	1.030	1.330	0.366	6.230	0.520	1.480	1.540	1.420	0.725	1.13	
4	Arsenic. mg/L	0.050	No relaxation.	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	
5	Nitrate. mg/L	45.000	100.000	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	
6	Iron(as Fe). mg/L	0.300	1.000	0.352	0.290	0.262	0.536	0.295	0.398	0.185	0.323	0.2744	0.13	
7	Chloride. mg/L	250.000	1000.000	235.839	91.346	243.318	184.329	243.564	233.538	147.243	242.494	240.525	193.724	
8	Total Hardness (CaCO ₃). mg/L	300.000	600.000	250	233	231	249	253	260	266	261	250	258	
9	Conductivity (µS/cm)	----	----	901	1120	960	981	966	962	430	1001	940	867	

* Drinking Water -- Specification -- IS: 10500: 1991 and amendment No. 1, 1993.

2. Bacteriological Test report

Sl No.	Parameters (per 100ml of water sample)	Desirable Limit *	Permissible Limit* in absence of alternate source	Location Name									
				ZONE 6 (Reservoir)	ZONE 5 (Reservoir)	Uttara (P.H.E.D)	Uttara (Reservoir)	Alaktika (P.H.E.D)	Alaktika (Reservoir)	Shrachi	City Centre	Ujjwala (P.H.E.D)	Ujjwala (Reservoir)
10	Total Coliforms	Nil	Absent	28	4	Nil	140	2	100	12	2	2	135
11	Faecal Coliforms	Nil	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent

A. Paul
11.05.12
M. Paul
11.5.12
Chemist & Bacteriologist
New Town Kolkata W/S Division-I
P.H.E. Dte.


Assistant Engineer
New Town Kolkata W/S Division-I
P.H.E. Dte.

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REG.NO. 19A, OF 2010 DT. 7th JULY 2010

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Anutosh Chatterjee

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SECRETARY
Durjay Kr Ray

ASST. SECRETARY
Sunil Kr Pathak

TREASURER
Ashok Kr Gupta

JOINT
TREASURER
Atish Ch Sinha

Cultural Secretary
Susmita Dasgupta
Macneil Chowdhury

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Krishnendu Das
Rabindra Nath Rudra
Ravindra Shah
Krishna Gopal Nandi
Sandeep Kr Bose
Sarfraz Ahmed Khan
Shibo Prasad Sanyal
Sunil Kr Pathak
Swapan Kr Pradhan
Tapan Kr. Ghosh
Vibhuti Bhusan Gupta

To,
The Superintending Engineer,
New Town Kolkata W/S Circle,
Public Health Engineering Directorate,
Government of West Bengal,
CF-162, Sector-I, Salt Lake City, Kolkata-700 064.

Sub: Interactive Session between the residents of New Town & PHE Officials
Ref- Your Memo No- 338-341/NTK(1-2)/(1-23) DT: 30.03.2012

Sir,

Let me take the opportunity to thank your office for providing the residents of New Town a unique platform to express the problems faced by them in this new township. A modern city can only flourish when the Civic Authority and the residents (stake holders) can sit together and chalk out the plans of future development.

In view of the same, we are pointing out some of the basic requirements of Action Area-II and III of New Town, Kolkata:-

11. The Rajarhat / New Town belt is known to be an Arsenic prone area. We are very much worried whether the underground water supplied to us contains Arsenic or not. Periodic checking of the water should be made mandatory and if the level of Arsenic is found to be above the permissible limit specified by "WHO", then the fact must be informed to the residents immediately, so that an alternative arrangement can be made by them to ensure the safety of their family. Ideally, the potable surface water source needs to be explored in near future.
12. Removal of Iron and suspended particulate matter from the drinking water, supplied by the civic authority, are also absolutely essential. Installation & maintenance of Iron Removing Plant and Activated Carbon Filter Beds should be made mandatory in each water pumping stations of New Town.
13. Vector Control & Pest Control is the most important job of PHE Directorate, although this meeting was convened by the Water Supply Circle, we would request you to take up the matter with the appropriate section of PHE for effective vector control.
14. Very often it has been seen that, the underground sewage line is clogged due to deposition of wastes and plastics carry bags as **there is no effective garbage collection & disposal system developed by the civic authority (HIDCO)** resulting clogging & over flowing of the dirty sewage waters all along the roads which causes nuisance and health hazard for residents. Periodic cleaning can solve such problem.

As the executives of HIDCO are also a participant in this interactive Session today, we would request the Authority to make the following civic amenities available in Action Area—II and III of New Town, immediately-

1. Public Transportation is the life line of every thriving & modern city. Action Area-II & III **urgently needs a Bus Terminus** which should connect the destinations like Sealdha, Howrah and Central Calcutta.
2. As Fish, Meat and Eggs are not available in CITY CENTRE-II, residents of ACTION AREA-II have to travel to Teghori/Baguihati / Jangra for buying such stuff. A Market in each area / locality /Block (like what is presently available t Salt Lake) for buying essential commodities, Non vegetarian foods stuff and medicines are absolutely essential for the residents of Action Area-II & III.
3. WBSEDCL's Office at Action Area-I is (10) ten Kilometers away from Action Area-II. A second office of WBSEDCL in Action Area-II is urgently required for collection of electricity bills.
4. A children's Park / Play Ground and for the residents of Alaktika, Greenwood Sonata, Bengal DCL and Gujrat Ambuja Housing Project at Action Area-II. Street lighting of the adjoining areas are absolutely essential considering the security aspect of the locality.
5. Provision for providing land for reputed ICSE/CBSE Schools & Hospitals needs to be made for the residents of New Town, Action Area –II.

With regards

Anutosh Chatterjee, President
Alaktika Housing Complex, New Town

ALAKTIKA HOUSING COMPLEX, NEW TOWN
 RAJARHAT, ACTION AREA IID, P.O. HATIARA, KOLKATA - 700157
 TELEPHONE NO 033 40620274
 Web Site: www.alaktika.myurlmy.in E-mail: alaktika@ic@gmail.com
 REG.NO. 19A, OF 2010 DT. 7th JULY 2010

PRESIDENT
Anutosh Chatterjee

VICE PRESIDENTS

Swapan Kr Bhunia

SECRETARY
Mrinmay Biswas

JOINT SECRETARY
Dwijay Kr Ray

ASST. SECRETARY
Sunil Kr Pathak

TREASURER
Ashok Kr Gupta

JOINT TREASURER
Atish Ch Sinha

Cultural Secretary
Susmita Dasgupta
Macneil Chowdhury

MEMBERS
Apurba Sinha Roy
Krishnendu Das
Rabindra Nath Rudra
Ravindra Shah
Krishna Gopal Nandi
Sandeep Kr Bose
Sarfraz Ahmed Khan
Shibo Prasad Sanyal
Sunil Kr Pathak
Swapan Kr Pradhan
Tapan Kr Ghosh
Vibhati Bhunia Gupta

NO- Alaktika /Civil/2012-13/ 01

Dated April 18, 2012

Mr. Kumar Shankar Bagchi,
Managing Director,
Bengal Peerless Housing Development Company Ltd.
6/1A, Moira Street, "Mangal Deep" Building, Ground Floor
Kolkata-700017

Sub: Structural damage in the 2E -Block of the Alaktika Housing Complex
Respected Sir,

Please be informed that, I have been elected as the President of Alaktika Housing Complex, New Town w.e.f 1st April 2012 after formation of the new Board of Managers.

The Secretary of the previous Board had already informed BPHDCL, about the apparent structural damage/ defect in the 2E- block of the Alaktika Housing Complex. One of the pillars of this block had developed cracks last year. A team from BPHDCL did come and after checking the damage repaired the crack with superficial plastering in the month of March 2012. However, fine cracks have reappeared after the earthquake of last week. As a resident of the Housing Complex we are worried about the nature of the cracks. I would request your good office to kindly send your Civil Engineering team once again, along with a specialist Structural Engineer, immediately to assess the structural safety of the Tower. We need a detailed report from such expert professionals to ascertain whether the cracks are superficial or not. If it is found to be otherwise, we should request you to kindly undertake the repair immediately because such repairing are beyond the means and technical competence of the Housing Society. Moreover, the residents are insisting to have a Report in writing to allay the fear and anxiety of all the residents of this Block.

The second problem is that of continuous & profuse leakage of water from the 2nd Floor level, apparently from the pipe lines in the Apartment No. 2E-201 but there is no leakage of water inside the apartment. Our plumber had tried his best to locate the source of the leakage but was unsuccessful. Since continuous leakage of water would cause serious damage to the building I would request you to kindly depute your team of Civil Engineers, who are better equipped and obviously having a better knowledge about the layout of the water& drainage pipe lines of our Complex to identify the source of the leakage and help us to get it repaired.

Last but not the least, although, it is mandatory to install the Hose Boxes, for keeping the Fire Extinguisher couplings but they are not installed in any of the floors of C, D, E and F Type Flats by Bengal Peerless Housing Development Company Ltd ~~before handing~~ over of the property. We earnestly request you kindly install the same immediately.

With Regards,

(Anutosh Chatterjee)

President, Alaktika Housing Complex, New Town,
Rajarhat, Kolkata-157, Tel:9432493006

Signature
Date: 19/4/2012

ALAKTIKA HOUSING COMPLEX, NEW TOWN
RAJARHAT, ACTION AREA IID, P.O. HATIARA, KOLKATA – 700157
TELEPHONE NO 033 40620274
Web Site: www.alaktika.mycolony.in E-mail: alaktikabc@gmail.com
REG.NO. 19A, OF 2010 DT. 5TH JULY 2010

PRESIDENT
Anutosh Chatterjee

VIC. PRESIDENTS
Swapn Kr Dhuin

SECRETARY
Mrunmay Biswas

**JOINT
SECRETARY**
Durjoy Kr Roy

ASST. SECRETARY
Sunil Kr Pathak

TREASURER
Ashok Kr Gupta

**JOINT
TREASURER**
Atish Ch Sinha

Cultural Secretary
Susmita Dasgupta
Maanil Chowdhury

MEMBERS
Aparna Sinha Roy
Krishnendu Das
Rabindra Nath Rudra
Ravindra Shah
Krishna Gopal Nandi
Sandeep Kr Bose
Sarfaraz Ahmed Khan
Shiba Prasad Sanyal
Sunil Kr Pathak
Swapn Kr Pradhan
Tapan Kr Ghosh
Vibhuti Dhasan Gupta

Copy to-
Ms. A Raidya,
Dy. General Manager,
Bengal Peerless Housing Development Company Ltd.
6/1A, Moira Street, "Mangal Deep" Building, Ground Floor
Kolkata-700017

Office Copy

ALAKTIKA HOUSING COMPLEX, NEW TOWN
 RAJARHAT, ACTION AREA I I D, P.O. HATLARA, KOLKATA - 700157
 TELEPHONE NO 033 40620274
 Web Site: www.alaktika.mycolony.in E-mail: alaktikahe@gmail.com
 REG.NO. 19A, OF 2010 DT. 7th JULY 2010

PRESIDENT
Anutosh Chatterjee

VICE PRESIDENT

Swapan Kr Bhuin

SECRETARY
Mrunmay Biswas

JOINT SECRETARY
Dwijay Kr Ray

ASST. SECRETARY
Sunil Kr Pathak

TREASURER
Ashok Kr Gupta

JOINT TREASURER
Arish Ch Sinha

Cultural Secretary
Sasmita Dasgupta
Macneil Chowdhury

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Rabindra Nath Rueten
Ravindra Shah
Krishna Gopal Nandi
Sandeep Kr Bose
Sarfaraz Ahmad Khan
Shibo Prasad Sanyal
Swapan Kr Pradhan
Tapen Kr Ghosh
Vibhuti Bhusan Gupta

No- Alaktika/ 2012-13/02

dated May 8, 2012

To,
The, Managing Director,
Bengal Peerless Housing Development Pvt Ltd,
6/1A, Moira Street,
"Mangal Deep" Building, Ground Floor
Kolkata-700017

Sub: Assessment of Structural Damage, roof leakage and non supply of Boxes for keeping the male female coupling of Fire Hoses.

Ref- Our previous letter dated April 18th 2012

Sir,

It is quite disheartening to bring to your notice that, the Officers of BPHDCI have paid a visit to our complex around 11.30 AM on 24.04.2012 just for a few minutes.

As informed on 23.04.2012, Shri Bidyut Kanti Ghosh, Ex-President and Prof. Gouranga Mukherjee, two of the senior most & respected members of our housing society and Shri Arnab Das, owner of Flat No:-1D-901 were present during their visit of the officials of BPHDCI but the officers hardly paid any attention to the complains and the defects pointed out by them and left the spot in a hurry on the pretext of having an urgent meeting elsewhere.

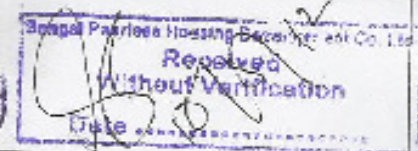
It appears, the visit was only an eye wash & cursory in nature without any positive intent. We believe, the visit was only done, as the order of inspection came from your office and the intention was just to present a compliance report to MID. The members of our housing society present during their visit felt insulted as the officers were in no mood to listen to the problems of our complex.

The pillar of Tower 2B and cracks developed on and around the area and damp patches appeared in various towers of Alaktika Housing Complex with in a couple of years of handing over requires a thorough examination and repair by the promoter. The Fire hose boxes (around 85 in numbers) in C, D, E and F Type flats, which were not installed at the time of handing over of Flats needs to be installed immediately. As the NKDA Authority is going to implement Fire Audit very soon we must get those boxes to install the fire hoses in each floor of the above towers. It is also pertinent to inform you that, many of the male female couplings of the fire hoses were stolen from our complex as BPHDCI didn't provide any boxes with locking facility for the same.

Sir, we have the highest regard for you and the business ethics of Bengal Peerless Housing Development Company Pvt Ltd, and in view of the same, once again requesting to your good office to kindly address our problem at the earliest, otherwise we will be forced to explore the possibility of getting necessary help from the competent Government authority/ Consumer's Forum in future.

With regards,

Anutosh Chatterjee
Anutosh Chatterjee,
President



014

ALAKTIKA HOUSING COMPLEX, NEW TOWN
 RAJARHAT, ACTION AREA I I D, P.O. HATLARA, KOLKATA - 700157
 TELEPHONE NO 033 40620274
 Web Site: www.alaktika.mycolony in E-mail: alaktikahc@gmail.com
 REG.NO. 19A, OF 2010 DT. 7th JULY 2010

PRESIDENT
Anutosh Chatterjee

VICE PRESIDENT
Swapan Kr Bhunia

SECRETARY
Mrinmay Biswas

JOINT SECRETARY
Durjay Kr Ray

ASST. SECRETARY
Sunil Kr Patilok

TREASURER
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Sandeep Kr Bose
Sartaraz Ahmed Khan
Shiba Prasad Sanyal
Swaman Kr Pradhan
Tapun Kr Ghosh
Vibhuti Bhusan Gupta

Ref no: ALK/Fire Safety /P- 03/03

Dated: 15/05/2012

To
The Honorable Minister of Fire & Emergency Services,
Writers Building,
Kolkata-700001
West Bengal

Sub: Violation of safety requirement by M/s. Bengal Peerless Housing Development Company Pvt Ltd. by non installation of Fire Hose Cabinets in all the HIG Towers of Alaktika Housing Complex, New Town even after Two years of handing over of the property.

Sir,

Please excuse us for encroaching your valuable time to appraise you about the fact that, M/S Bengal Peerless Housing Development Company Pvt Ltd, in gross violation of fire safety norms, did not provide any Fire Hose Cabinet in Tower-C, D, E & F of HIG buildings of Alaktika Housing Complex, New Town. As a result, 105 Gunmetal Hose couplings were stolen from our Complex.

We have repeatedly requested to BPHDCL, to provide us with the "Fire Hose Cabinets" so that we can install the stolen Fire Hose, but till date the developer simply kept mum.

The erstwhile board expected that the boxes will be installed by the developer and no budget provision was made for the FY-2012-13. In view of the same you can well understand how difficult it is for the current board to incur expenditure around Rupees 1, 81,600.00 in the current Financial Year.

In spite of all odds & keeping in view of the safety requirement of our members and recent fire incidents at AMRI and repeated directives from NKDA we are going to install the "Fire Hose Cabinets" at the "Risk and Cost" of Bengal Peerless Housing Development Company Pvt. Ltd and request you to take up the matter with the developer for flouting the safety norms and reimburse the cost of the boxes to the Association of Alaktika Housing Complex, New Town at the earliest. We are also ready to provide the copy of handing over documents & our previous correspondences with BPHDCL, to substantiate our claim.

With regards,

Signature
Anutosh Chatterjee
President

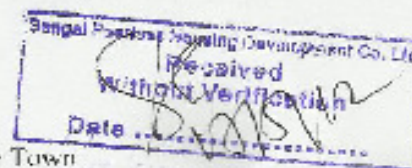
For Alaktika Housing Complex, New Town

Copy to-

- The Principal Secretary, Fire & Emergency Services Dept, Writers Building, Kolkata-700001.
- The Managing Director, Bengal Peerless Housing Development Pvt Ltd, 6/1A, Moira Street, "Mangal Deep" Building, Ground Floor, Kolkata-700017

He is requested to reimburse the actual cost of procurement of boxes as stated above.

Office Copy





SPEED POST

BENGAL PEERLESS HOUSING DEVELOPMENT COMPANY LIMITED

(A Joint Sector Company of West Bengal Housing Board and The Peerless General Finance and Investment Co. Ltd.)

Regd. Office : G/1A, Moira Street, "Mangal Deep", Ground Floor, Kolkata - 700 017

Phone : 2281-2601/2, 2283-6227/6230, Fax : 033 2280-4473, E-mail : bpbdc@bengalpeerless.com

Ref:ALT/ALK/16 ASSN/0722-
May 22, 2012

Mr Anutosh Chatterjee
President
Alaktika Housing Complex
New Town, Rajarhat
Action Area III, P O - Hatigara
Kolkata - 700 157

Ref: Your Memo No.ALK/Fire Safety/F-01 dated 15/05/2012

Sub: Provision of Fire Hose Cabinets

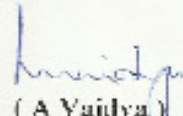
Dear Sir,

Please be informed that there is no provision in any Fire Safety Norms that Fire Hose Cabinets has to be installed. Where from have you got conviction of providing Fire Hose Cabinets by the Developer is not understood.

Theft of Gunmetal Hose couplings from your Complex is due to lapse on your part to provide proper security for your own materials. We have neither any comments nor have anything to do in this regard.

Thanking you,

Yours faithfully,
For Bengal Peerless Housing Dev Co Ltd


(A Vaidya)

Dy General Manager

Copy to: 1) The Honorable Minister of Fire & Emergency Services
Writers Building,
Kolkata - 700 001, West Bengal

2) The Principal Secretary
Fire & Emergency Services Dept
Writers Building
Kolkata - 700 001

Please visit us at: www.bengalpeerless.com



SPEED POST

BENGAL PEERLESS HOUSING DEVELOPMENT COMPANY LIMITED

(A Joint Sector Company of West Bengal Housing Board and The Peerless General Finance and Investment Co. Ltd.)

Regd. Office : 6/1A, Moira Street, "Mangal Deep", Ground Floor, Kolkata - 700 017

Phone : 2281-2601/2, 2283-6227/6230, Fax : 033 2280-4473, E-mail : bphdc@bengalpeerless.com

Ref : ALT/ALK/16 ASSN/0721
22nd May, 2012

Mr Anuthosh Chatterjee
President
Alaktika Housing Complex, New Town
Rajarhat, Action Area II D
PO : Hatiara
Kolkata - 700 157

Sub : Assessment of structural damage, roof leakage and non supply of boxes for keeping the male female coupling of fire hoses.

Dear Sir,

This has reference to your letter no. Alaktika/2012-15/02 dated 08.05.2012.

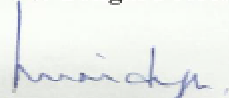
We are indeed surprised to note the contents of your letter wherein you had alleged that the visit by our officers and Structural Consultant was an eye wash without any positive intent. Please be informed that our Structural Consultant was taken by us to visit Alaktika solely for the purpose of checking the cracks reported by you vide your letter dated 18th April, 2012 and not for other unrelated matters raised by you during his visit.

However, we are enclosing the report of our Structural Consultant which is self-explanatory and states that no structural damage has been noticed in any of the structural members of the tower and that the building structure is absolutely safe. In this connection it may please be noted that in the expansion joint sealant material was provided by us which has dried out and therefore, needs to be replaced with suitable, flexible sealant material as also mentioned in the report of the Structural Consultant.

Regarding your report on stolen fire equipment, you may please refer to our mail dated January 11, 2012.

Thanking you,

Yours faithfully,
For Bengal Peerless Housing Dev Co Ltd


(A Vaidya)
Dy General Manager

Encl.: As stated above.

Please visit us at www.bengalpeerless.com

ALAKTIKA HOUSING COMPLEX, NEW TOWN

RAJARHAT, ACTION AREA I I D, P.O. HATIARA, KOLKATA – 700157

TELEPHONE NO 033 40620274

Web Site: www.alaktika.mycolony.in E-mail: alaktikahc@gmail.com

REG.NO. 19A, OF 2010 DT. 7th JULY 2010

PRESIDENT
Anutosh Chatterjee

VICE PRESIDENT

Swapan Kr Bhuin

SECRETARY
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Sandeep Kr Bose
Sarfaraz Ahmed Khan
Shibo Prasad Sanyal
Swapan Kr Pradhan
Tapan Kr. Ghosh
Vibhuti Bhusan Gupta

Ref no: ALK/Fire Safety /F- 08/

Dated: 26/05/2012

To
The Principal Secretary, Fire & Fire Emergency Services,
Writers Building,
Kolkata-700001
West Bengal

Sub: Non installation of Fire Hose Cabinets in all the HIG Towers of Alaktika Housing Complex, New Town by Bengal Peerless Housing Development Company Pvt. Ltd (BPHDCL).

Ref : 1. Our previous Letter NO- ALK/Fire Safety /F- 0 / DT: 15/05/2012
2. BPHDCL's Letter No-ALT/ALK/16 ASSN/0722 DT: 22.05.2012

Sir,

With reference to the subject mentioned above, this is to state that, to our utter surprise we find M/S. Bengal Peerless Housing Development Company Pvt Ltd in it's letter dated 22nd May 2012 blatantly disowned there responsibility to install the "Fir Hose Cabinets" on the ground that, quote," **there is no provision in any Fir Safety Norms that Fire Hose Cabinets has to be installed**", unquote.

In view of the attitude of BPHDCL, the developer, we request your good office to take up the matter with them and ensure that they should reimburse the installation cost of the "Fire Hose Boxes" to Alaktika Housing Complex without any further delay. We also make the following points in support of our claim:

1. **If installation of Fire Hose Cabinets are not mandatory, then why "Fire Hose Cabinets" were installed in all the two Towers of MIG Blocks? It is pertinent to mention that the premium flats (HIG Towers) of the complex are expected to have the same set of fire equipments which have already been provided in MIG Towers.**
2. **"Fire Hose along with Fire Hose Box" both are integral party of standard equipment of Fire Hydrant System. We believe the argument offered by the developer is not tenable.**
3. **Providing Fire Hoses without Fire Hose Cabinets may please be treated as incomplete delivery of standard fire protection equipment by the developer and they should be held responsible for such default.**
4. **The letter amply proves that the developer did not supply the Fire Hose cabinets.**

With regards,

Anutosh Chatterjee
President

For Alaktika Housing Complex, New Town

ALAKTIKA HOUSING COMPLEX, NEW TOWN
RAJARHAT, ACTION AREA IID, P.O. HATIARA, KOLKATA - 700157
TELEPHONE NO 033 40620274
Web Site: www.alaktika.mycolony.in E-mail: alaktikahc@gmail.com

Ref no: ALK/ Correspondence /F- /

Dated: 17/10/2012

To,
The Honorable Minister, *Legal & Public Grievance cell*
West Bengal Pollution Control Board
(Department of Environment, Government of West Bengal)
Paribesh Bhawan, Bldg. 10A, Block LA
Sector III, Salt Lake, Kolkata 700 098



Sub: Excessive Air Pollution caused by the two construction companies located in Action Area-IID, New Town, beside Alaktika Housing Complex, New Town.

Sir,

Please be informed that, two Companies are operating the Concrete Mixer Plants just beside Alaktika Housing Complex, a residential Housing Complex, situated at New Town, Action Area-IID for last couple of months.

The construction companies (L&T & Simplex) are using the approach road leading to our Housing Complex for transportation & dumping of materials and equipments. This has resulted in an unbearable condition for the residents of Alaktika Housing Complex as the road is full with mud, sand and gravels and other construction materials dropped from the Vehicles and machinery of the construction firm. This has resulted considerable increase of "Suspended Particulate Matter" (SMP) in and around our Housing Complex and triggering severe bout of Asthma and other discomfort among the residents and children of our complex. I myself being an Asthma patient can well understand the distress of our fellow members. The little kids of our society are worst sufferers as on the way to their school and back they are forced to inhale the dust and other harmful elements regularly and having breathlessness and other respiratory problem.

Normally such mixing plants are usually located away from the residential area / locality. It is surprising that, although there are plenty of vacant places available in New Town, but in spite of that HIDCO authority earmarked such an area, where four big residential housing complexes are located. We don't know whether the companies have received clearance from the PCB or not.

I on behalf of all the residences of our complex request your good office to kindly make an on the spot assessment by making an enquiry about the level of pollution due to SPM & request you to kindly take necessary steps so that we are saved from this alarming air pollution. The Construction companies may kindly be requested to relocate the plants elsewhere in New Town away from the residential area. We have already informed the matter to the Chairman NKDA, who also happens to be the Chairman of HIDCO but till date, no tangible action has been taken by the authority.

With regards,

Anutosh Chatterjee 17/10/2012
Anutosh Chatterjee
President

For Alaktika Housing Complex, New Town
9432493006

Copy To-

1. The Chairman, HIDCO, HIDCO BHABAN, Narkel Bagan, New Town, Kolkata-700157
2. The Officer in Charge, New Town Police Station, New Town, Kolkata. - *for information*

All Communication
to State Board
Should be
Addressed with
Number, Date and
Subject



WEST BENGAL POLLUTION CONTROL BOARD

(Department of Environment, Government of West Bengal)

Paribesh Bhawan, 10A, Block - LA, Sector III, Bidhannagar, Kolkata - 700098

(Near Beliaghata & E.M. By-PASS Crossing), Kolkata-700 098

Ph.: (033)2335-8212, Fax: (033)2335-8073, 2335-6703

Internet: www.wbpcb.gov.in, Email: wbpcbnet@cal3.vsnl.net.in

Memo No: 1382 5L/WPB/2012/L-0060

Dated: 27/12/2012

To,

**L & T Construction Company Pvt. Ltd. & Simplex
Construction Pvt.Ltd. (Concrete Mixer Plants)**

**Area-IID, New Town, beside Alaktika Housing
Complex, New Town Village/Town- New Town, PO-
Hatiara, PS- New Town, Dist.-24 Parganas(N) PIN:
700157**

Sub. : Complaint related to environmental pollution

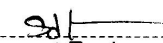
Take notice that a complaint has been lodged against you/your unit/ Establishment for causing environmental problem.

Therefore, you are hereby informed to appear before the hearing Officer of the State Board on **30/01/2013 at 13:30 Hours at Paribesh Bhawan, 4th Floor, Bldg. 10A, Block-LA, Sector-III, Bidhannagar, Kolkata- 700 098**, along with all statutory licenses, including Consent of the State Board, if any and status of Pollution Control system.

In case of non appearance, the State Board will issue **necessary** regulatory order and take legal step against your unit/ Establishment considering the records kept and maintained by the State Board, without any further reference.

A copy of complaint petition is enclosed herewith for necessary reference.

Yours faithfully,



Environment Engineer,
Public Grievance Cell

Memo No: 1382(1) 5L/WPB/2012/L-0060


Dated: 27/12/2012

Copy Forward to:

**Anutosh Chatterjee, President, Alaktika Housing Complex, New
Town**

**Alaktika Housing Complex, New Town, Rajarhat, Action Area IID
Village/Town: New Town, PO- Hatiara, PS- New Town, Dist.: 24
Parganas(N) PIN: 700157**

(He/She/They is/are requested to remain present in the hearing on the date and time mentioned above or send some authorized representative for that purpose)



Environment Engineer,
Public Grievance Cell

Visiting time to meet the officers of the Public Grievance Cell of the West Bengal Pollution Control Board at- 'Paribesh Bhawan', Bidhannagar, Kolkata-700098

- Every working day Public Grievance Cell, Paribesh Bhawan, 4th Floor, From 1600 Hrs. to 1730 Hrs
- At the time of submitting complaint, full communicating address may kindly be mentioned by the complaint

ALAKTIKA HOUSING COMPLEX, NEW TOWN
RAJARHAT, ACTION AREA IID, P.O. HATIARA, KOLKATA – 700157
TELEPHONE NO 033 40620274
Web Site: www.alaktika.mycolony.in E-mail: alaktikahc@gmail.com

Ref no: ALK/Fire Safety /F- 08/ 06

Dated:16/07/2012

To,
The Chairman,
New Town Kolkata Development authority,
New Town, Action Area-I,
Kolkata-700126
West Bengal

Sub: A request for having an Electoral Enrollment Camp in Action Area-IID for
Enrolling the names of the residents in the Voter's List of New Town.

Respected Sir,

I on behalf of Alaktika Housing Complex, New Town, hereby want to request you to kindly give us an opportunity to enroll our name in the Voter's List of Rajarhat New Town. **It will be a great help for more than 500 families who are presently residing in the following Housing Complexes and almost none are having a voter Identity Card in their present residential address. It is very difficult for us to go to the camp proposed to be held near Axis Mall . The residents of four big complexes like Alaktika Housing Complex, Green Wood Sonata Housing Complex, Bengal Ambuja Housing Complex and DCL Bengal Housing complex shall remain ever grateful to you if you kindly look into the matter and appraise the Office of the Election Commissioner, West Bengal to hold a camp in any of the above four complexes for enrolling our name in the Electoral List.**

Non availability of Enrollment Centers in West Bengal is causing delay in the implementation of "AADHAR" project of Unique Identification Authority of India, we also earnestly request you to provide an opportunity to include our name in the data base of Aadhar Biometric Card project of UIDAI by arranging a camp at Action Area-IID. If a pilot project for area wise enrollment of names in the AADHAR is organized by NKDA, an authentic database regarding the residents on and around New Town can be created which will be immensely helpful to the administration to take future decisions regarding resettlement and rehabilitation programme.

With regards,

Anutosh Chatterjee
Anutosh Chatterjee
President

For Alaktika Housing Complex, New Town
9432493006

OC

RECEIVED
17 JUL 2012



ALAKTIKA HOUSING COMPLEX, NEW TOWN
RAJARHAT, ACTION AREA I I D, P.O. HATIARA, KOLKATA – 700157
TELEPHONE NO 033 40620274
Web Site: www.alaktika.mycolony.in E-mail: alaktikahc@gmail.com

Ref no: ALK/Fire Safety /F- 08/ 05

Dated:16/07/2012

To,
The Chairman,
New Town Kolkata Development authority,
New Town, Action Area-I,
Kolkata-700126
West Bengal

Sub: Points to be verified before issuance of **"Completion Certificate"** to M/S Bengal Peerless Housing Development Company Pvt Ltd. for **Alaktika Housing Complex, New Town.**

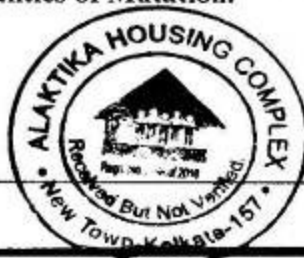
Respected Sir,

With reference to the subject mentioned above, I on behalf of Alaktika Housing Complex, New Town, hereby want to lodge a formal complaint against the developer M/s. Bengal Peerless Housing Development Company Pvt Ltd. (BPHDCL) on account of the following defects and requests you to **verify the same before issuing the "Completion Certificate" to M/s. Bengal Peerless Housing Development Company Pvt Ltd.**

1. The developer did not provide the **"Fire Hose Cabinets"** in HIG Towers of the Housing Complex, which need to be installed by the developer at their own risk and cost as per the **Extraordinary Gazette Notification dated 10th August 2009 and Sub clause 22 of clause 7.20.1 of Chapter -7 of The National Building Code**". What is most disturbing that, with reference to our letter dated 15.05.2012 the developer **categorically declined to install the Hose Box, copy of the letter enclosed.**
2. The outside Plastering is coming out in chunks in various parts of the complex within **two and half year of handing over of the Property.** There is also a complain of seepage & leakage in Flat No-1B/901 by the owner - Arnab Das, since last year. Facts can be verified by making a call to the allottee, Mob No- 9830039966. Please be informed that, M/S. Bengal Peerless Housing Development Company Pvt handed over the complex to the registered Association only on **05. 09.2010.**
3. The roads in the northern fringe of the Complex have **been done without proper land feeling** as a result gaps are appearing and **a part of the road caved in behind Tower 3C of our complex and the roads in font of 3D is also crumbling within two years of handing over of the property.**

Compliance of all the statutory safety provisions and guidelines regarding quality of construction are the mandatory obligation on part of the "Developer" before obtaining the "Completion Certificate" form the Municipal Authority. In view of the above defects, we request your good office to kindly look into the matter and instruct the developer to **rectify the above defects including install the "Fire Hose Boxes" before completion of the formalities of Mutation.**

With regards,



Anutosh Chatterjee
President

For Alaktika Housing Complex, New Town

18. Important Telephone Numbers

Association		Airtel Intercom/ Tata
Office	- 40620274 / 25266969	4274/200
Security Gate	- 40620094	4094/100
Facility Manager	- 40620092	4092/201
Water / Electricity	- 40620093	4093/202
Gate No-5		Tata Intercom-203
Hospitals		
SSKM Hospital	- 22231615 / 6242/9735	
R G Kar Medical College	- 25557675	
National Medical College-	- 22897122/23	
Institute of Child Health	- 22475515	
Apollo Gleneagles Hospital	- 23203040/2122, 1066	
Charnock	- 40500500	
Zoom	- 25708440	
AMRI Salt Lake	- 64500000	
Columbia Asia	- 39898969	
Blood Bank		
Central Blood Bank	- 23510619/ 20	
Medical College	- 28640392	
Association of voluntary blood donor's Association	- 22271022	
Ambulance		
	- 23671213	
Police		
New Town Police Station / Ambulance (New Town)	- 2324 1266	
Fire		
	- 2357 5393	
Maniktala Fire Station	-2337 7489	
Lalbazar Fire Station	- 2241 4545	
Gas Agencies		
Indane		
(Uttarayan Gas Service)	- 25727656	
(Bikas Distributors)	- 2706-2222/5555	Mob No- 9088324365
Emergency Call Centre (INDANE)	- 9874026702, 9007106111	
Bharat Petroleum (City Gas)	-23583712	