



**FEDERATION OF EMPLOYEES CO OPERATIVE HOUSING
SOCIETY E-11/ O-9, LIMITED (REGD)
MINUTES OF THE AGM HELD ON SATURDAY, JULY 6, 2013.**

Invitations and agenda of the meeting along with the financial statements for 2011-2012 were mailed 18 days before the meeting. Newspaper advertisement was prominently placed on June 21, 2013 and repeated on July 5, 2013

Malik Sadaqat Hussain CR, Cooperative Housing societies, Islamabad attended as the Guest of Honour. Mr. Riaz Hussain represented the department as observer.

Society's Town Planning Consultant Mr.Sajjad Ahmad and the legal consultant Mr.Anwaar- ul- Haq Butt attended on special invitation.

The agenda was taken up as under:

- 1. Recitation from the Holy Quran.**
- 2. Address by the President.**

The president introduced members of the new management committee and warmly welcomed the guest of honour and all the members present. He informed the meeting that one member Mian Khalid Aziz had sold his plot and relinquished his membership while Mr. Muhammad Ahmad had expressed his inability to join the management committee.

Resolution-1:

Resolved that the management committee is authorized to coopt two members, one each from E-11 and O-9.

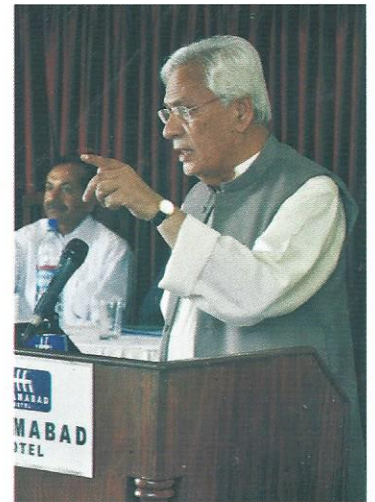
The President briefly explained the circumstances under which the managing committee, elected unopposed in March 2012, was not allowed to function till May 2, 2013. Through a series of stay orders, by stubbornly instituting legal cases-----from civil courts up to the Supreme Court of Pakistan, special audit, and by raising baseless allegations before the authorities to start various enquiries, the vested interests were able to keep the elected management out and ineffective for all this time. In the meanwhile, the

assets of the Society were defalcated.

He thanked the senior officers of ICT for their understanding and support.

The president explained the situation regarding the allotment of 4200 sq. yards of land, most of which belonged to the Society graveyard (E-11). The residential plots on two sides of the cemetery were purchased by one private investor. This area and the adjoining land of the graveyard were allotted to the same person as commercial property through an agreement between the Administrator and the said investor.

Similarly two commercial plots measuring 138.88 sq yds each were carved out of the land initially allocated for a filling station. Both the plots were allotted to the services cooperative Housing Society in order to satisfy their claim against six residential plots that Services Cooperative Housing Society had transferred under an agreement in 2007.



Resolution-2:

Resolved that a settlement be reached with SCHS in accordance with the judgment of the Registrar and get relief for the six plot holders. It was further resolved that the rest of the Filling Station plot be allocated for School as decided in the 2011 AGM.

Resolution -3:

On the motion of a senior member, Dr. Abad Ahmed, the House unanimously passed a vote of confidence in the management and assured them full support of the members.

General Secretary's Report

The General Secretary expressed concern that the welfare of the society was badly ignored during the absence of an elected management. He narrated various steps being taken to improve the services.

- I. Both tube wells in E-11 have been repaired and residents are enjoying ample supply of water. In O-9 phase fresh boring is in progress.
- II. It is planned to install security fence around both phases. Negotiations are underway to hire a reputable security firm to provide guards.
- III. A facilitation center has been set up in E-11.
- IV. Tree plantation is in progress
- V. Street lights are being installed in O-9.

The general secretary pleaded for the doubling conservancy charges fixed in 2010 for E-11. The total expenses in June 2013 were Rs. 512,990/- while the total receipts were Rs. 265,660/-, leaving a deficit of Rs. 247,320.



Resolution-4:

Resolved that starting August 1, 2013, the Society will send bills as under:

Houses on 500 or 600 sq yds. Rs.2200/-per month
Houses on Plots under 500 sq yds. Rs.1400/-per month
The breakup of the income and expenditure in this regard will be presented again in the next AGM.

The Society owns a commercial plot no.15 in E-11. The AGM 2011 resolved to build a commercial plaza which should also house the office of the Society. It was also decided to sell 20% of the property in order to pay for the construction. The secretary requested that the said saleable part of the building may further be explained.

Resolution-5:

Resolved that shops in the basement and ground floor be sold and the upper four floors be retained by the Society. The management expects to save cash as well which will be spent on maintenance.

Work on the construction of underground parking

In the FECHS Northern Strip has begun. This project will be financed by the plot owners themselves. The society is only acting as the coordinator.

4. Minutes of the last AGM (Nov.20, 2011) were passed without amendment.



5. Finance Secretary:

The finance secretary presented the financial statements for the year ended June 30th 2012. He stated that the management committee was not effective at the time and AGM could not be called earlier. He also stated that the financial statements which were required to be signed by the competent authority were signed by the office manager.

The finance secretary highlighted that an investigative audit was underway which was stopped by the administrator. The auditors have been asked to complete the assignment and period of audit is also extended to June 30, 2013

After detailed discussion on different elements of Financial Statement, the members adjourned the approval till next meeting in which this Financial Statement shall be presented after completion of audit.

6. The Chairman of the residents committee (O-9)

Briefed the meeting about the efforts being made to improve the facilities. He demanded that the funds for the mosque be released in order to start planning the construction.

The management announced the release of Rs. 500, 000/- for the purpose.

The management agreed that building overhead water tank was a priority



Resolution-6:

Resolved that the commercial plots in O-9 be auctioned to improve the facilities as 17 houses have been completed an occupied and a number being built.

The management also informed the house about the court case where a contractor had sued the society in 2002 for Rs.120 million for compensation and idling charges etc. the Arbitrator appointed by Islamabad High Court awarded Rs.15.8 million in favour of the appellant. The Society has appealed against the award.

The chairman of Services Committee explained various measures to improve the services for the residents. He also presented the design for the security fence to be installed, both in E-11 and O-9.

The chairman of Masjid Committee emphasized the need for a mosque for Muslim population.

The guest of honour spoke about the concept of cooperatives and called for a greater participation of members in the working of the Society. He suggested that periodic meeting may be held at site in O-9 for greater involvement of the members.



