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RAMESHWAR DARSHAN COOPERATIVE HOUSING SOCIETY LIMITED N.
Dutta Road, 4 Bungalows, Andheri (West), Mumbai -400 053. India
Registration No.: Bom/HSG 7230/82

NOTICE OF THE ANNUAL GENERAL BODY MEETING ON 20JUL 2025.

All the members of Rameshwar Darshan Co-operative Housing Society Limited are hereby informed that the Special General Body Meeting will be held on 20/07/2025 at 1000 A.M. (Sunday) at Society Compound to transact the following business:-

AGENDA

1. Selection of 1 Prospective Developer out of 3 shortlisted developers through voting slips, in presence of PMC and legal team.

Place: Mumbai

Date: 13/07/2025.

For Rameshwar Darshan C.H.S. Ltd.

Hon. Secretary

Note: If there is no quorum at the date and time appointed for the meeting, the meeting shall stand adjourned and the adjourned meeting shall take place after half an hour at the same place to transact the business in the agenda.

Only members and in their absence, associate
Members are allowed to attend and vote.



RAMESHWAR DASHAN CO-OPERATIVE HOUSING SOCIETY LIMITED

Plot No. 4, Bhandari, Andheri (West), Mumbai - 400 052, India

Registration No.: BOM/KSG 7230182

NOTICE OF THE ANNUAL GENERAL BODY MEETING ON 28 JUL 2022

All the members of Rameshwar Dashan Co-operative Housing Society Limited are hereby informed that the Special General Body Meeting will be held on 28/07/2022 at 10:00 A.M. (Sunday) at Society Compound to transact the following business:-

AGENDA

1. Selection of 1 Prospective Developer out of 3 Prospective Developer through voting slip in presence of BMC and legal team.

Place: Mumbai

Date: 13/07/2022

For Rameshwar Dashan C.H.S. Ltd.

Hon. Secretary

Note: If there is no quorum at the date and time appointed for the meeting, the meeting shall stand adjourned and the adjourned meeting shall take place after half an hour at the same place to transact the business in the agenda.

Only member and in their absence, associate Member are allowed to attend and vote.



Rameshwar Darshan Cooperative Housing Society Limited

N. Dutta Marg, 4 Bungalows, Andheri (West) Mumbai-400053.Registration No: Bom/HSG7230/82

Ref No. : Redevelopment

Date: 22.07.2025

MINUTES OF THE SPECIAL GENERAL BODY MEETING (SGBM)

Meeting date 20/07/2025

Location – Society Premises

Attended by :-

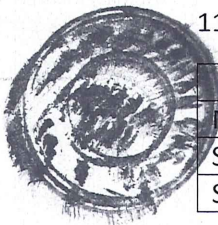
1) Adv. Darsh Parikh (M/s. Solicis JVPD)

2) Mr. Pradeep (PMC)

Sr. No	Mode of attendance	No. of Members
1	Using physical presence	34
2	Using virtual presence	4
Total No. of Members present		38

1. The meeting of Rameshwar Darshan Society was held on 20.07.2025 at 10:00 AM at the society premises. Due to insufficient quorum, the meeting was adjourned to 10:30 AM.
2. At 10:30 AM, the meeting officially commenced. The Chairman greeted all members present. A total of 38 members attended of which 34 (Thirty-Four) were physically present and 4 attended virtually.
3. The minutes of the previous meeting were read aloud and approved by the members. A correction was recorded regarding the number of virtual attendees in the previous meeting, which was confirmed to be six.
4. The Secretary clarified that the society would obtain a written confirmation from Swaroop Developers committing to provide 12 months' rent in advance. It was also noted that Swaroop intends to issue a single cheque for the same.
5. A proposal was moved by Mr. Korgaonkar and Mr. Raju Sharma to authorize the Redevelopment Committee to complete the 79A Table for submission to the District Registrar (DGR). This was agreed to by the members.
6. Mr. Pradeep (PMC) informed the members that today's meeting, being a Special General Body Meeting (SGBM), was convened to select the final developer. The Managing Committee explained the procedure for ballot voting, following which ballot papers were distributed to all attendees.
7. Each member was asked to write their name, flat number, and tick their choice of preferred developer on the ballot form.
8. Clarifications were sought on whether members would receive both rent and corpus, whether the developer's shareholding (51% to 74%) would remain unchanged until project completion, on FSI loading, and on the lieu or mortgage conditions for redeveloped flats.
10. Once all queries were addressed by the Managing Committee, PMC, and the legal team, members filled out their ballot papers and submitted them into the ballot box.
11. After the collection of ballots, the vote counting began. The results were as follows:

Builder	Offline Votes	Online	Total Votes	Percentage
Meghna	0	0	0	0.00%
Suraj	3	0	3	7.89%
Swaroop	31	4	35	92.11%



Pradeep

12. It was officially announced that Swaroop Developers had been selected by majority vote as the most preferred developer for the redevelopment project of Rameshwar Darshan Society.
13. Mr. Pradeep (PMC) then explained the next steps. The Managing Committee will now file an application with the Registrar. Upon receipt, the Registrar will issue a notice and schedule a visit to the society premises.
14. The Managing Committee will inform all members once the Registrar's date of visit is confirmed. Swaroop Developers will be submitting their Letter of Intent (LOI) by the following week.
15. A subsequent Special General Meeting (SGM) will be convened, where members are requested to participate in large numbers. Members should bring a copy of their Aadhaar Card, PAN Card and Share Certificate for identity verification if requested by the Registrar. The minutes of that meeting will also be submitted to the Registrar.
16. Once verification is complete, the Registrar will issue an official order confirming Swaroop Developers as the selected developer. Following this, the society will issue an appointment letter to Swaroop Developers and the Development Agreement (DA) will be executed.
17. The meeting concluded with a vote of thanks extended by the Managing Committee to all members present.

For Rameshwar Darshan CHSL



Secretary

