



Sunrise Greens
Resident Welfare Association

Together We Can

ANNUAL REPORT

2016-2017

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2016-2017

Annual General Meeting, SEP 3rd, 2017

 <p data-bbox="395 197 837 280">Sunrise Greens Resident Welfare Association</p> <p data-bbox="411 295 762 331">Together We Can</p>	<p data-bbox="970 174 1332 228"><u>ANNUAL REPORT</u></p> <hr/> <p data-bbox="1066 280 1232 318">2016-2017</p>
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AGM Notice

Dear SGRWA Members,

SGRWA cordially invites you to please attend the **Annual General Meeting (A.G.M)** dated **3rd September 2017 (Sunday) at 10:00 AM sharp** in SGRWA Club.

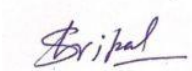
Agenda & Proceeding:

1. President's Addressing on Annual Report.
2. General Updates by General Secretary and presentation of Annual Report of 2016-2017.
3. Questions on Audit/Accounts to be answered by Treasurer.
4. **Voting for Resolutions:**
 - Builder negotiation committee.
 - Single Consolidated maintenance bill.
 - Action on non-cooperative residents/P.G.
 - Expenses of handover deficiency to be adjusted in painting or billed separately.
 - Club usage policy & charges etc.
 - Resolution on defaulter's Dues added in prepaid.
 - Debar defaulters and ex-post holders for election till 5 yrs.
 - Any other resolution if proposed by members with the permission of chair.
 - Vacancies in SGRWA Board and way forward.
5. Open Question / Answers session & Vote of thanks.

We hope to have larger residents joining us. Voting rights limited to association members with no dues.

With Best Regards,

For, Sunrise Greens Residents Welfare Association.



Shri Pal Singh
(General Secretary)



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SGRWA Current Board:



Alok Kr. Gupta, *President*



Ashok Tyagi, *Vice President*



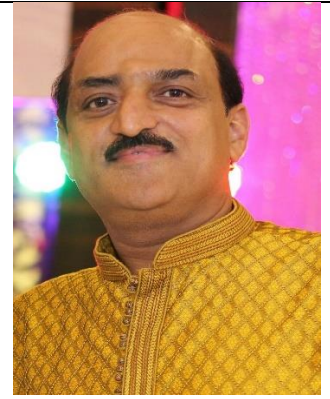
Shri Pal Singh, *General Secretary*



Navneet Viz, *Treasurer*



Vikrant Gupta, *Jt. Secretary*



Alok Rastogi, *Asst. Treasurer*



Ravindra Saini, *Board Member*



S.K. Chaudhary, *Board Member*



Prashant Saraogi, *Board Member*

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DETAILED REPORT ON SGRWA ACTIONS & ACTIVITIES:

2016-2017 & Recent:

Dear Residents,

Thank you so much for your support and co-operation. Recently we worked hard in fixing up deficiencies and other problems, responsibilities after **maintenance takeover from Builder on 8th APRIL 2017** to streamline the system to make sure you face **no Power/Water problems** like many last years. That is a huge task added in SGRWA portfolio and a big victorious achievement for the entire society. We thank you all for your support in this task and in all development activities and wish to congratulate you all for the new **Era of our society** where you can see development all around and a complete facelift of the society which you will agree as one of the fastest development in all SGRWA Tenures if you compare our society **NOW with what it was 2 years back**.

We believe in “**WORK HARD IN SILENCE, LET SUCCESS BE YOUR NOISE**” अर्थात **कठिन प्रयाश इतनी खामोशी से करो के सफलता शोर मचा दे**, इसीलिए शायद अब तक पेंटिंग, बिल्डर से हैण्ड ओवर और उसके बाद की चुनौतियों, जिनमे से हम बहुत सी दूर भी कर चुके हैं, का जिक्र भले ही हमने आपसे विस्तार में न किया हो फिर भी आपको इन कार्यों में लगने वाले समय और सामर्थ्य का एहसास अवश्य हुआ होगा |

I am glad to share with you some of the important updates as below along with mentioning of many more projects which is in pipeline....

1. FINANCIAL UPDATES, AUDIT & HANDOVER FROM ex-Office Bearers:

- Though we got **no handover from ex-office bearers (Sh. Kamal Anand & Sh. Manoj Pant)** and they have not done AUDIT of their tenure which was a hurdle for us to complete the AUDIT of all previous pending years, but we have figured out the ways to conduct Audit of our tenure for period starting from 01 July 2015 to 31 Mar 2017, which is almost done and also Quarterly Audit of APRIL-2017 to JUNE-2017 is also in progress. We understand our obligation to not only utilize your funds well but also to give you transparent financial updates too and hence we plan to send you the published Audit Reports very soon.

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- Audit of Past tenure is also very much needed as to **save SGRWA Association becoming defaulter** in Authorities like **Income Tax** (if no returns of these tenure filed) also it will be risk to get **SGRWA Society Certificate** renewed, hence handover and audit from past Office bearers is a **MUST Thing**, we have sent them letters many times, had meetings, tried a mid-way and also put up this matter in AGM's too, they have not yet reacted. What shall you being the member of Association do to make them accountable to handover your money and give proper audit of their work, think about it and be ready with your suggestions when SGRWA will ask your feedback for next action!
- Audit of FY-2016/2017 has been conducted by the Auditor appointed by General Body and the detailed Audit Reports are affixed at the end of this Annual Report. Audit of FY-2015/2016 was also completed already and shared to you separately.

2. Repair, Renovation, Painting & Seepage Project Status and Updates:

- Painting & Seepage work has entered its final stage. All Towers, basements and common area is painted, All shafts were repaired and now **SGRWA/Painting Committee** and Vendor doing final survey of the work tower-wise to rectify the final glitches. We have got some shaft seepage due to rains as well, we have asked Vendor to rectify them as well and we are elaborating options to put Cover '*Jaali*' in Shafts as well.
- A team of 4 members is hired on SGRWA Payroll for fixing Seepage in shafts, *Jhoola* work, and to rectify the issues arise in flats due to that on an ongoing basis because seepage is ongoing aligned with maintenance of plumbing pipes, you are requested to raise your concerns to maintenance team (**intercom 7777**) if you experience any seepage issues.
- Work order for Iron Painting in Corridor staircase, electrical shafts of floor is given and the work is started.
- We have experienced heavy flood like situation in basement and that is due to all Expansion joints broken, additionally Rain water harvesting systems are chocked. We have taken it very seriously to avoid any such issues further and now we have got **Rainwater harvesting borewell** and all **Expansion joints** on ground floor around the society is being repaired with new waterproofing Rubber fixing. Work order for the same has already been issued.



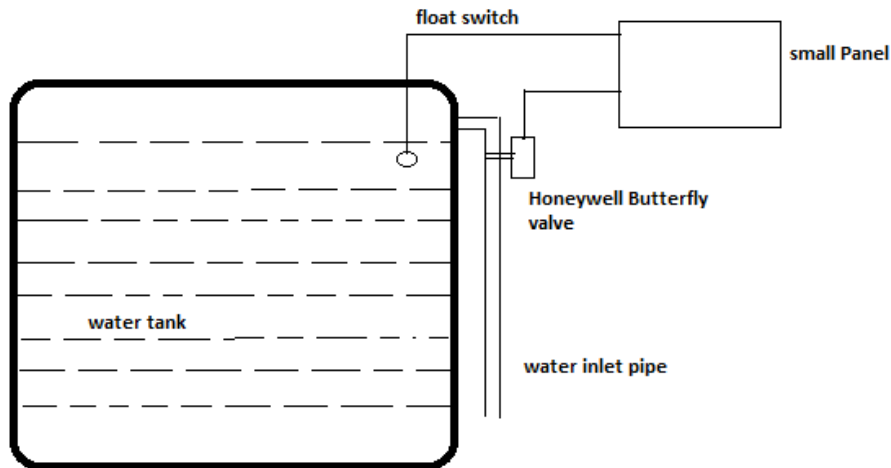
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- SGRWA along with some residents is physically inspecting all blocks for deficiencies which are visible to naked eye. Process has been completed from A to H block, doing second round too to make sure we get good quality of work before giving sign out to Vendor. All residents are also requested to participate in this process so that all logical and reasonable deficiencies may be pointed out vendor for rectification.
- As per the design of MAIN GATE renovation which was approved by earlier GBM's, work order is issued and work is started. We are going to rebuild a small Water Body (Fountain) at main entrance, work for the same has already been commenced.
- **SGRWA is creating new improved facilities** for you all for Conferences/RWA Public meetings etc in new area under SGRWA Possession under P block, improved and extended SGRWA Office, A total facelift of Clubhouse to have Biometric access only for members to access facilities like **Lounge, Bigger Party hall, New Gym, Activity Room for Dance, Yoga, Kids (Music & Acrobatics), Games like Table-tennis, Snooker, Foosball (Handfootball table for kids), Carom etc, plus improved washrooms with Steam baths and Swimming pool** access from within club. Work order is issued after deep planning, work to commence soon. किसी भी सोसाइटी का स्टेटस और उसकी वैल्यू उसके क्लब हाउस की फैसिलिटी से पता लगती है, ATS या इंदिरापुरम कि किसी भी सोसाइटी से बेहतर बनने के लिए, ये सभी कार्य आवश्यक है। we are making alternate arrangement for toilets for Maids, staff etc, separate from club.
- **Water Tank Repairs, Cleaning and Sensors:** As the last step of plumbing pipes project, **Motorized Valve / Automatic Sensor in Overhead tanks** to stop water tank overflow was very much needed, we tested Honeywell Sensor in 2 blocks and have raised work order to install it on all remaining 14 blocks after successful testing as it was necessary to Save water and protect building structure from water overflow. Work order for the same is issued, more than 6 tanks are repaired, renovated with new tiles, cleaned and now doing the rest along with installing water sensor to stop overflow....



3. Action on maintenance & painting dues / defaulters:

- Firstly Interest of FY-2015-2016 was charged and the same is compounded and charged again for FY-2016/2017 as well till July 2017.
- Secondly Regular, persuasive and vigorous follow up was done with residents to get payment from them. Many of them has paid.
- Thirdly Legal notices were send to residents to collect the amount due on account of maintenance, seepage & painting amount.
- Recently **Civil Suit** has been filed against those residents who still did not paid their outstanding dues.

Result of above action on defaulters has given good results. This can be understood with below mentioned facts and figures as follows:

Particulars	No. of residents having dues 10K+	Dues Amount from residents with 10K+ dues.	Total Dues Amount from all residents.
No. of Defaulters in DEC 2016 were	130+	Approx. 80 Lakh.	Approx. 1 CR
Defaulters in July 2017 are	50+	Approx. 30 Lakh.	Approx. 55 Lakh.

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4. MAINTENANCE TAKEOVER FROM BUILDER & GIGANTIC WORK TO FIX LONG PENDING DEFECIENCIES:

On 8th April 2017, when we took charge of Technical Maintenance after JIDPL's team moved out, the condition of everything was in worst ever shape. Be it faulty DG's, no cooling towers on D.G, faulty Transformers, Panels were not serviced, Earthing was not there and hence we had got a biggest ever challenge that any SGRWA Tenure might have faced so far to not only repair/renew/upgrade these faults but also to make sure no disruptions happen to residents. With the commitment, dedication and proper planning and support of all residents, this is probably one of the handful of takeovers from Builders to SGRWA in Indirapuram where residents did faced NO DISRUPTIONS in essential services.

Salute to the team, salute to the unity of residents for this great achievement!

मंजिलें उनको मिलती है जिनके सपनो में जान होती है।

पंखो से कुछ नहीं होता, होसलों से उड़ान होती है ॥

Below are some of the major jobs that we have to undergo after 8th April to make technical services smoother:

4.1 DG (Power Back up) Status:

- Vendor by name of M/s Perfect Proxers appointed for maintaining and running of DG's.
- Complete overhauling of 500 kva DG done by vendor.
- Servicing of all 3 gensets (1000 X 2 & 500 X 1) done by vendor
- Radiators of all 4 gensets were totally choked because of which these gensets were getting heat up and giving low output. To overcome this problem Vendor has installed cooling tower and connected all these gensets to it through heat exchangers. Radiators are now not needed in these generators.
- Vendor has also put in place an additional DG of 750 KV to be used in case of any emergency/breakdown.
- In addition to above SGRWA also arranged for 1 more 1000 KV genset on rent for any emergency during peak summer period from May to July.
- Cooling tower for al D.G's costing approx. Rs. 14 Lakh is being done, we are paying Rs. 1 Lakh EMI to vendor.
- Energy meters have been provided in DG Isolator panel for Units generation and consumption. The same shall be basis for payment to DG Vendor.

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- We have also installed additional Eight Energy meter in Our LT Panel (Both) to cross verify the DG Units consumption and Grid power consumption.

4.2 Electrical Equipment's upkeep & maintenance:

- We have following capacity of transformer Installed at basement :-
C Block LT Panel Room
 - 1600 KVA ---- 1 Nos --- Working
 - 1000 KVA ----- 1 Nos ---- Not working due to non-availability of HT Breaker (Work Under progress)
- N Block LT Panel
 - 1000 KVA ---- 2 Nos ---- Working
- When RWA took over the condition of transformer are very BAD. There were no proper ventilation of Room and Transformer. Even the Fan installed inside the Transformer are not wired and commissioned. The function of this fan is to cool the transformer coil resulting in higher output and lower losses. These all Fan were Wired and commissioned Now working Successful.
- These Transformer were never serviced form last 10 years by Builder. SGRWA formed at Team of Electrician and Taken up the Task ourself. No external agency were hired to service these transformer. All transformer were opened Turn by Turn and following activities were
 - HT Tap bolts Tightened.
 - HT cable Bolts Tightened.
 - LT Bolts Tightened.
 - Thick layer of Duct were removed from windings and terminals.
 - 1600 Amp ACB Repaired.
 - All terminal Clean up.
- During Builder Tenure we have all observed that due to low voltage Builder used to switch off the Grid power and runs it DG set to maintain the Specified voltage required for Smooth running of Lifts. SGRWA taken this matter with SDO Vaishali and put pressure from higher authority to step up the 220KV Substation. After numerous discussion with Electricity authority they finally agreed and step up the Output voltage at their Substation.
- Our Transformer, installed in basement are with offload tap changer. Hence Voltage cannot be step up/down automatically. Voltage can be step up or down by changing the Tap setting at HT (High Tension) side. SGRWA analyse voltage

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situation in Society and set the TAP of all four transformer. The voltage output from transformer is now 415+/-15%.

- LT panel (Both side) incoming Breaker (Air circuit breaker) were not serviced by Builder. These breaker (ACB) were malfunction at most of the time resulting in black out of Entire society. SGRWA immediately notice the Importance of same and hired a service agency to take the task on priority. All the Air Circuit breaker of DG and Transformer were services one by one without affecting the Power Supply of resident.
- Some faulty and misbehaving component of ACB were replaced with New component like TNC Switch , Under voltage release , Closing coil, Front cover of Breaker etc . Builder used to bypass this Safety of ACB (Air circuit breaker) and Running the Same.
- Besides Breaker entire LT Panel also services (both side). Entire panel was clean from Dust by blower. All door are Straightened, Hinges were replaced and new lock were provided. But still Back door of panel yet be closed. Work of same shall also be taken shortly.
- In addition Team of electrician also formed to Service the Floor panel of each tower. The work same is under progress.
- **Earthing of LT panels**, transformers and equipment's has been undertaken for their smooth working. The following Earth pit were Provided:-

N Block LT Panel

- Transformer Body & LT Panel -- 4 Nos earth Pit
- Transformer Neutral - 4 Nos earth Pit

C Block LT Panel

- Transformer Body & LT Panel -- 4 Nos earth Pit
- Transformer Neutral - 4 Nos earth Pit

All these Earth pit provided were Chemical earthing (Maintenance free). GI Strip connecting between equipment and Earth pit is in Progress.

- Approx. **400 LED tubelights** have been installed in society, 100 more ordered.
- New Submersible pump of 20 HP along with starter installed.

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- One submersible pump which was not working was got repaired and now is kept as reserve.
- New alternative pipeline for water supply to pool, clubhouse & swimming pool has been laid.
- New Butterflies were purchased and all Water pipelines in all blocks/tanks were made healthy.

4.3 Lifts / AMC Update:

- AMC of all lifts with OTIS was executed with SGRWA as earlier contract was with Builder.
- Safety certificates obtained from OTIS and have been pasted/framed in all lifts.
- Emergency guidelines have been pasted/framed in all lifts.
- Grouping/duplexing (wherever possible) of lifts was done. This will help in reducing wear & tear of lifts along with low electricity consumption. Overall waiting time also get reduced.
- Intercom installation in all lifts is in progress.

4.4 Fire Safety:

- Due to constant pressure and follow up of SGRWA Chief Fire officer made a visit to society and list of deficiency in fire safety preparedness of society was prepared when JIDPL was looking after maintenance.
- JIDPL did not do much work and left society and so now the onus has fallen on RWA to do the needful.
- As this is matter of safety of all residents RWA took this work very seriously and initiated dialogue with vendors and invited quotations from them for repairing of existing fire safety equipment's and installing equipment's which are not in place along with Public Address System to make operation, and Fire Drills once done.
- Work order has been issued to a vendor and he has already started work in the society. Very soon our society will become **fire safety compliant**.
- Progress is monitored regularly, over 80% work is completed along with Public Address System etc working.
- Work inside your flats to check all fire pipe nozzles also shall be carried out in next phase and you shall co-operate for the same.

 <p data-bbox="395 197 836 277">Sunrise Greens Resident Welfare Association</p> <p data-bbox="411 293 624 327">Together We Can</p>	<p data-bbox="967 174 1334 226"><u>ANNUAL REPORT</u></p> <p data-bbox="1066 282 1230 315">2016-2017</p>
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4.5 Electricity Prepaid Billing system & Radius software upgrade:

- Pressure was created on Radius with help of residents and GDA officials to cooperate after JIDPL exited the society and have AMC agreement with SGRWA.
- Thorough study of metering system was undertaken by RWA and need was felt that metering technology was old and required upgradation, many cards faulty not giving realtime readings so they have to take reading manually from meter one day and deduct money accordingly.
- Meeting with different companies in this business were done and in most of the case an expenditure of Rs. 7,500.00 to Rs. 10,000.00 per apartment needed to be incurred.
- RWA then held several round of negotiation with current vendor M/s Radius and got the best deal for residents.
- Radius has agreed to upgrade the current metering system installed in society. Once upgradation has been done all residents will be able to get information of electricity/DG consumption on real time basis by an app or website.
- **Cost for this upgrade is minimal. Till now we were paying Radius an amount of Rs. 70 per flat per month for maintenance. For this upgradation Radius will charge us Rs. 80 per flat + taxes per month.**

5. LEGAL UPDATES:

- After takeover, Builder moved to Allahabaad High Court to take stay on Building possession and were planning to get this done somehow, to prevent any such possibilities, we have filed the reply in the court to have his Petition along with our WRIT petitions disposed and to have GDA instruct further for the resolution of all disputes and complete our handover as per GDA. The same order was needed in our favor to break the deadlock that GDA can not pass any order as per supplementary files by JIDPL on our WRIT, and also to prevent Builder getting stay on Building from High Court. The order was passed to dispose all petitions and so we now have filed our fresh appeals to GDA in writing with all of our demands of IFMS, deficiency, painting money and the money held by JIDPL through Prepaid of resident's individual balances. We now expect G.D.A to start proceeding to conclude and we are ready to put up our case strongly.
- Some defaulters lead by ex-General Secretary **Manoj Pant** approached Deputy Registrar and further to S.D.M Court to challenge the sanity of the previous elections, SGRWA has filed a suitable reply to them in S.D.M court giving court a clear picture of SGRWA standing, elections, and about the heavy dues/police cases

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against Manoj Pant as to let Court understand their motive of derailing your SGRWA / its development activities.

- Civil Suit in Ghaziabad District Court against Defaulters started for Maintenance/Painting dues recovery.
- Service Tax, as intimated earlier that we won the case and sent reminders to refund our illegally charged service tax which Builder has not done yet. We have to file an appeal to NCDRC now for the final action to get our refund after the given deadline is over.

6. Other Miscellaneous Tasks Completed:

- RFID creation for all Cars and boom barriers started working with Resident's RFid cards.
- Kabad/Scrap was collected in one place and sold to 'Dharma Kaanta' in approx. Rs. 60,000.
- Plumbing / Electrical Stores is created and inventory list is being prepared.
- Park renovation, plantation, new focus lights is installed.
- New tube lights in basements to illuminate it better.
- Outside Gate cleaning and repair, basements cleaning, cleaning of chocked drainages.
- Tank Repairs & Cleaning is being done. Completed C block, working E block now.
- Action on PG: List of such flats made, 3 notices sent, NOC rules framed, no NOC without proper documents, and now the final letters of all these flats intimation is being sent to GDA, SSP, Nagar Nigam.
- Improved Maintenance Team, Quik Response with accountability, not like JIDPL time where you have to chase and pay for every task of maintenance.
- Concreting in Cricket ground to make them usable in rains as well.
- Talks with Shop owners of market is in progress to start charging them for the water connections given to them from our society by Builder.
- Improved, renovated and hygienic swimming pool with new fencing, available for all members.

7. Major Projects In-Progress: Below are the major projects which are recently started after work order by SGRWA, they are in-progress on a war foot level and to be completed soon:

- *New Improved MAIN Gate for society.*
- *Water Fountain at main entrance.*
- *New A.C's for complete clubhouse, P block conference Hall and SGRWA Office.*
- *Fire Safety Compliant & NOC.*
- *Water harvesting borewells outside P block.*

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- *Tank Cleaning/Repairs and Automatic overflow sensors.*
- *Clubhouse renovation with big party hall, new gym, game room, improved toilets/steambath and access of pool within club for members only, and separate maid/staff toilets.*
- *Terrace Garden on Club Roof, Pantry, Shades, White Store flooring etc.*
- *Expansion Joint's fixing of all ground floor and under central park to stop water in basements.*
- *Society Glow Signboards on 4 corner towers and on top of H block.*
- *Colourful Focus lights on Park/Plants and for water body on main gate.*

Specs/Work Order Ready for below till printing of the booklet and to be issued shortly:

- *CCTV Complaint society for all basements, lifts, block entrances, club RWA office, and main gate.*

8. Future Tasks Proposed by SGRWA:

- Parking allotment & Designated Visitor parking space.
- Regular maintenance and upkeep of society operations.
- Refund of IFMS/Painting and maintenance expenses from builder and complete handover with documentation as per Deed of Declaration from builder. We will form resident's committee to get involved in dealing with Builder/GDA.
- Audit of Electricity and Water connections of Shopkeeper form our facilities and meetings with them to get paid or decide accordingly.

The Mantra behind the success of our SGRWA Team is “**Dedication, Honesty & Collective Decision Making**”, with your support we have been successful, and though we know what all hurdles (Legal/Police/Authorities), threats and challenges we have to face to bring this change **BUT DETERMINATION IS WHAT MADE US DO WHAT WE DID!**

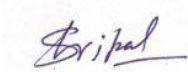
**विकल्प मिलेंगे बहुत, मार्ग भटकाने के लिए ।
संकल्प एक ही काफी है, मंजिल तक ले जाने के लिए ॥**

Finally, I want to express my gratitude towards all residents who have supported us for all development activities so far, actively or even by making their payments on time. I once again promise that every single penny you have paid has been utilized wisely giving more care than the Board members shall be giving to their own funds. The tasks we have accomplished are worth more than that, you would realize it soon when you will have the Audit Report we will publish, and compare it with the tasks completed vs. funds collected vs. the progress made in any past tenure of SGRWA.

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I once again wish to appeal all defaulters to please give up any ego or any such habit that is making you in the list of Defaulter and also not letting your contribution go in society development. Board is bound to a pledge to act as per bylaws and for the welfare of the larger residents and have to take strict / legal actions if needed though I personally urge you all to forget the past, make your dues payments ASAP and come in the main stream of development. Thank you everyone!

With Best Regards,
For, Sunrise Greens Residents Welfare Association.



Shri Pal Singh,
(General Secretary)

Earlier Updates from 2015 – 2016:

Development Updates of Current SGRWA

Team (1 JULY 2015 to 12 March 2016)..... Published on 13th March 2016.

प्रिय सदस्यों एवं सह-निवासियों,
आपके अभूतपूर्व विश्वास एवं निरंतर सहयोग के लिए आपका हृदय से धन्यवाद। आपकी SGRWA टीम की ओर से अपने अभी तक के कार्यकाल की कुछ महत्वपूर्ण उपलब्धियाँ एवं विस्तृत जानकारी आपके समक्ष प्रस्तुत हैं। आपसे आग्रह है कि उचित समय देकर सभी को ध्यानपूर्वक पढ़ें और किसी भी बिंदु से सम्बंधित ओर जानकारी अथवा सुझाव के लिए कृपया SGRWA टीम/ऑफिस से संपर्क करके विकास कार्यों में अपना सहयोग दें।

ACHIVEMENTS & MILESTONES COMPLETED:

#	Milestone	Details of work done
1	Seepage & Plaster Repair (Start of Long Pending Project).	<ul style="list-style-type: none"> • Successful efficient painting committee formation. • Successful Tendering process. • Better communication with transparency to explain the work done and payment/collection. • Achieved confidence of everyone and strong majority of residents are contributing.



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		<ul style="list-style-type: none">• Start of long pending seepage / exterior repair job to safeguard our building.• Decision making with the consensus of majority, display of color choices to everyone. Special thanks to Sh. Ashok Tyagi, Neeraj Tyagi, Amit Singh, Alok Rastogi, Amit Jaiswal, Prashant Jain, Krishnan Anand, RK Sharma, Rajpal Kundu and entire Painting Committee and many more Volunteers for regular and consistent support.
2	SGRWA Library	<ul style="list-style-type: none">• First of its kind of achievement so far as to give good space for Kids and Senior citizens for utilizing their time with books.• Booking keeping & Membership process is done extremely well by Volunteer Librarian Sh. Anil Rathore ji & Sh. Mathur Ji.
3	Club for Residents	<ul style="list-style-type: none">• Improved aesthetics of the rooms in our possession, fixing of broken glass, fan and installation of A.C's to make them usable.• Club usage opened for Resident's parties/functions.• Renovation & Installation of new Toilets in Club to make it better usable for Staff & Residents. Special thanks to Sh. Prashant Jain for his supervision.
4	Sports Facility	<ul style="list-style-type: none">• Creation of Long awaited Sports Facilities in our park for our kids, that too without any additional burden to resident's pockets.
5	Jobs Completed through JIDPL (Without Resident's money)	<ul style="list-style-type: none">• Replacement of Broken Borewell & Water tankers arrangements / payments from JIDPL.• Refilling of Fire Cylinder & rework on Fire lines after Fire Officer's inspection.• D.G on rent and Repair of D.G for which 26 lacs was asked.• E Block Lift repair for which 5 Lacs was asked.• Control on Unjustified LIFT AMC Increase.• Control on unnecessary D.G Running to make inflated electricity bills.
6	PG / Commercial Activity Controlled	<ul style="list-style-type: none">• Strongly followed No NOC rule for P.G/Commercial and Bachelor accommodation as per G.B.M mandate.• Managed successful vacation of dozens of PG's.• Created first list of 42 such flats and Individual notices served to Owners.• Further notices to G.D.A & Other auth. Are pipelines next.
7	SGRWA Fund Collection	<ul style="list-style-type: none">• Increased fund collection through Shifting Charges.• Nominal fee for club usage.• Canopy & other promotional activities.• From regular vendors.



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8	Legal	<ul style="list-style-type: none">• Pursue & strong follow-up of log pending Service tax case, had to paid lawyer fee as it was approved in previous tenure. Managed to get first hearing done.• Strong cases for Maintenance Handover & DoD Correction filed in High Court, managed to get orders and also defeating/fighting JIDPL's supplementary requests. <i>(Details of WRIT/ORDERS on SGRWA.com).</i>• Strong follow-up with G.D.A for implementation of Court Orders.• Strongly pursuing JIDPL's old Civil Court case and any supplementary recently added.
9	Accounting	<ul style="list-style-type: none">• Figured out the flats whom SGRWA was never billing its maintenance & Seepage /repair charges, creating provision to add outstanding to these bills and Raising them all monthly bills.• Cost effective Tally system Implementation in place of Costly SAP and to avoid redundancy of managing 2 systems for accounting.• Control on unnecessary expenses, better Fund Management as to manage all expenses without any increase in Resident Bill and also paid some of previous post holder's tenure liabilities for smooth services.• Transparent Financial Statement (To be shared separately).
10	Fund Collection	<ul style="list-style-type: none">• Increased fund collection through Shifting Charges.• Nominal fee for club usage.• Canopy & other promotional activities.• From regular vendors.
11	CCTV & Efforts to increase Effectiveness of Security	<ul style="list-style-type: none">• Main Gate is fully loaded with 14 CCTV Cameras, Additionally 4 IP Camera's which was dead earlier is also made functional. Special thanks to Sandeep Singh for regular support for this task.• SGRWA, Security Committee & its head Sh. Rajpal Kundu worked hard for briefing of security and regular check but scope of improvement is still there and Security Agency always have excuses of Past 11-12 lacs payment due.

 <p>Sunrise Greens Resident Welfare Association</p> <p>Together We Can</p>	<p style="text-align: center;"><u>ANNUAL REPORT</u></p> <p style="text-align: center;">2016-2017</p>
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The workforce behind success – Extended Arms of SGRWA:

Amount of tasks planned, executed and completed in last 2 years was not a piece of cake. No individual could do it alone.

"Teamwork divides the task and multiplies the success..."

Above has always been the mantra of our success and it doubled the outcome when Resident's Unity & Trust is added. We shall not forget to mention the names of the Volunteers who have supported SGRWA in our tenures with their contribution. On behalf of entire society, we thank you all for your enormous contribution and positive support:

- **Sh. Rajpal Kundu:** No need to mention his all round support, everyone knows.
- **Sh. Prashant Jain:** Another all rounder, omnipresent volunteer and a great well-wisher of society.
- **Sh. Sandeep Singh:** Handled CCTV, network, radius coupons and billing operations single handed even without Board members time involvement to do a big help to board.
- **Sh.Amit Jaiswal:** Constant support to SGRWA since he came in society, worked actively in painting committee.
- **Sh.Tarun Singh:** Single handily leading the quality review and inspection team of Painting committee and coordinating meetings with vendor.
- **Sh.Amit Singh:** Being an architect, he gave constant support for civil works like Main gate renovation, club, and Water foundation on main entrance etc.
- **Library management Team:: Sh. Anil Rathore, Sh. YP Mathur** deserves a big respect for volunteering themselves non-stop for library operations. A Special Thanks to **Neha Khandelwal ji** to volunteer herself in absence of Mathur uncle.
- **Sh.R.K Sharma:** Constant thinker, well-wisher and support to SGRWA readily available on any task as per his government job experience, currently doing survey of all work done by vendor in fire safety.
- **Sh.Dinesh Goel:** Constantly and instantly available legal support.
- **Sh.Krishnan Anand:** Constant support available to SGRWA in any job, done excellent performance in sunrise buzz Magazine Project.
- **Park greenery and plantation team:** Sh. Rajeev Grover, Sh.Vinod Vinayak & Sh. Prem Sidana.
- We shall not forget the names of volunteers like **Neeraj Tyagi, Doc. Rajinder, Suman Pal, Himanshu Govil, Ashish Awasthi, Happy Agarwal, Shailendra Mishra, Shruti Lal, Yogita Dogra Chadhdha, Indu Tyagi, Aasha Tyagi, smt. Gauri Mukhopadhyay, Rahul Anand, Amit Chaudhary, Anil Kumar and many more** (*sorry if name is missing from list while typing, certainly not from heart*), who have supported SGRWA in various development activities.
- **Sh.Ajaypal Singh, Sh. Narendra Ginotra, Sh. Shailendra Srivastava and all Sr. Citizens:** Always concerned about the society wellbeing, always gives positive suggestions and positive support to be along with SGRWA wherever needed.
- **Sh.Sushil Saini, Smt. Komal Saini and entire Mandir/Keertan committee.**