

KENDRIYA VIHAR APARTMENT OWNERS' ASSOCIATION PHASE II ,Tomando,
Bhubaneswar-751028.

MINUTES OF THE MANAGING COMMITTEE MEETING HELD ON 17th September, 2026.

The managing committee meeting of AOA of Phase-II was held on 17th September 2026 at 7 PM in the AOA office of Phase-II. The following members were attended the meeting and took part in the discussion.

SL.NO	Name: S/Shri	Designation.
1.	Maj Gen (Dr) Atanu Kumar Pattanaik (Rtd.)	President
2	J. Patra	Vice President
3.	B Mahapatra	Secretary
4.	J.J.Patro	Treasurer.
5.	B.Sahu.	Member
6.	G.N.Khandai.	Member
7	S C Das	Member
8	Nilamani Maharana.	Member
9.	Y Jogeswar Rao	Member
10.	Mrs. Keshar Kunja Mohanty	Member
11	Shib Chandra Sahoo	member
12	H.K.Sahoo	Member
13	Ashis Ku Panda	Member

The meeting was presided by Maj Gen (Dr) Atanu Kumar Pattanaik (Rtd), President, KVAOA, Phase-II. He extended a warm welcome to all the members The following agenda points were discussed.

1. Action taken report of Previous meeting held on 6th August 2026.

(a). Fixing of valves in domestic and drinking pipes of BI-14 and Jalis in the roof top outlet.

All the required valves in BI-14 replaced. Iron Jalis are not available in the market. These will be fitted soon for arresting solid material with rain water on the roof top outlet and thereby avoiding choking of drain pipes.

(b). Action against defaulters:

Some habitual defaulters started paying maintenance in installments after getting notice for disconnection of water. Sending reminders and notices will continue till 240 people pay the

maintenance dues in a regular manner. Some strict action will be taken for high value defaulters having arrears more than one lakh.

(c) Progress of painting work:

External coating of all blocks and boundary wall has been completed since more than a month. For internal painting the applicator demanded more amount due to increase in area for external painting. In the last AGM, it was decided that the applicator should be persuaded to complete the balance work within the contractual amount. For the last one and half month persuasions have been made to the contractor to complete the remaining work. However the applicator has declined and conveyed that without minimal cost escalation it will not be possible to complete the balance work. The matter was discussed in detail at the executive committee meeting and 11 out of 12 members present have voted to proceed with negotiation but the escalation should not exceed 10% of the contract value.(Copy of the voting sheet attached)

(d). Progress of various works to be taken up on CGEWHO sanctioned fund :

Work of duct line cover(louver) has been completed. On children park some work like filling sand etc remained which will be done soon.For other works the committee members were requested to complete the works soon so that utilisation report will be sent to cgewho in a time bound manner.

(e) Installation of one submersible pump, Mosquito net in the safety door, Pigeon net and Solar Pannel on the roof top of Pump House:

Fitting of mosquito net in safety doors is going on and expected to be completed soon. Action on 4th submersible pump will be taken . Regarding fixing of pigeon net Shri Ashis Ku Panda and Shri Niranjana Rout were entrusted to complete the work in a time bound manner. As far as solar pannel is concerned , discussion was done with the vendors and they suggested to fix atleast 20 -25 Kilo Watt solar pannel for saving atleast Rs. 30,000 power bill.These pannels have to be fitted on atleast 4-5 buildings which get more sun rays.. As the cost will be more than 15 lakhs , ,cgewho will be requested for funding these solar pannels from project fund.

(f) Stray Dog menace in the society: As per decision in the GBM, letters were sent to Bhubaneswar Municipality, Tomando Gram Panchayat and Chief District Veterinary Officer , Khurda for settling the dog issue in our society and designate appropriate feeding point. Officials from Gram Panchayat assured to come during meeting of excutive body but inspite of repeated request they did not turn up saying they will come latter.

2. Discussion on meeting with Ph-I on 23rd September in CGEWHO office at Delhi:

It was unanimously decided that Phase-II should not be deprived of their right to use the community hall and get the share of earnings from four shops as we have also contributed for the same.

3.Proposal for KV-II website:

Majority members were not agreed to have the website and My gate application will be adopted after joint management of the gate materialises.

3. Strip lights and dustbin in children park:

Strip lights and other decorative lights will be provided soon from Block 11 up to Block 8. A dustbin will also be provided in the children park.

Miscellaneous: All out effort should be made by our members and their families to keep good neighborly relations and ensure our campus must remain neat and clean for a healthy living.

The President thanked the members for their participation and cooperation in a meaningful discussion. The meeting was ended after cordial exchange of views among the members.



(B Mahapatra)
Secretary.