

**BY HAND**

**OFFICE OF ADMINISTRATOR-CUM-RETURNING OFFICER,  
ASHA DEEP COOP GH SOCIETY.**

**PLOT NO.- 3B, SECTOR-2, DWARKA, NEW DELHI-110075**

F.No.- DOE/ASHADEEP/RCS/2023/

Dated: 03.07.2024

**NO.-79**

**CHARGE HANDING / TAKING OVER**

In continuation of my letter No.- DOE/ASHADEEP/RCS/2023/ dated 02.07.2024 (No.- 79), followings files/ pending works/ letters are being handed over to the newly appointed Administrator: -

1. The website of the society has been created by name of <https://www.ashadeepcgshsltd.in> as per RCS offices guidelines in this regard and important documents/ agreements/ letters etc. are also available in this website. User ID and password has been given/ in process to be given to Members for Member Login by Manager of the society who has also been trained to operate this website.
2. Seepage problem from the toilet of flat no. A-301 & A-201 has not been resolved yet by the owner of these flats resulting into weakening of the structure of the society and endangering the life of residents of flat no. A-201 & A-101. (please refer my **letter no. 68** dated 25.05.2024 and **letter no. 69** dated 25.05.2024 – copy enclosed).

Encl.- as above:

Handing Over By

Taken Over By

(V.S. Malik)

Ex. Administrator

Asha Deep CGHS Ltd.

Recd by Sh. Annu Yadav, Manager  
of the society on behalf of Sh. Ajay Kaushal  
Administrator, Asha Deep CGHS Ltd.

**Copy for Information to :-**

1. Asstt Registrar (Sec.VII/GH) Co-operative Societies, Old Court Building, Parliament Street, New Delhi- 110001.
2. Manager of society- to upload the letter in the website of the society.
3. Shri Rajiv Sharma (Membership no.- 189), A- 301, Asha Deep CGHS Ltd. Plot 3 B, Sector- 2 Dwarka, New Delhi- 110075.
4. Shri Mahipal Singh (Membership no.- 211), A- 201, Asha Deep CGHS Ltd. Plot 3 B, Sector- 2 Dwarka, New Delhi- 110075.
5. Shri Dilip Kumar (Membership no. – 197), A- 101, Asha Deep CGHS Ltd. Plot 3 B, Sector- 2 Dwarka, New Delhi- 110075.

## AdSource IT Solutions

Promote Your Business Globally

24 June, 2024

To,  
Dr. V. S. Malik  
Administrator, Achadeep CGHS Ltd.,  
Plot-3B, Sector-2, Dwarka, (Opposite to Manipal Hospital), New Delhi-110075

I am writing to propose a new website design and development for your Society. As we are living in a digital world, having a website for your organization is more important than ever. A website can be an excellent tool to manage your society members, and provide easy access to information about your Society & members.

Our team at AdSource IT Solutions has extensive experience in website design and development. We have created successful websites for many businesses & organizations, and we believe that we can help you achieve your goals as well. We understand that your website is a reflection of your brand and we will ensure that your website design is modern, visually appealing, and user-friendly.

### Proposal Details:

- \*Domain For 1 year (ashadeepcgshs1td.in)
- \*Shared Space For 1 year
- \*SSL For 1 Year
- \*13-14 web pages
- \*Website language PHP
- \*Attractive UI
- \*Admin Panel
- \*Unlimited member can add through admin panel
- \*Individual user id and password for each members
- \*Master admin for Adding user and manage each members details
- \*All member details export option on single click
- \*Fully Responsive and mobile and all device friendly website
- \*Image gallery
- \*Image slider on home page
- \*Google map integration
- \*Social media page integration
- \*BEST SUPPORT

Total cost - 20,000/- (excluding TAX) for 1 year.

For next year renewal charges (Domain Renew for 1 year + shared space renew for 1 year + SSL renew for 1 year) - 8000/- (excluding TAX)

\*Renewal charges may increase in the year 2026 (Because renewal charges depend on the cost of domain, space, SSL etc.)

Thanking You  
Nishu Kari  
(AdSource IT Solutions)

**Call**  
+91 9716234515

**Mail**  
adsourceitsolutions@gmail.com

**Office Address**  
Plot No.12, Jain Road, Near Dwarka Mor  
Metro Station, Metro Pillar -786, New  
Delhi- 110059

**OFFICE OF THE ADMINISTRATOR  
ASHA DEEP COOP GH SOCIETY, PLOT NO.- 3B,  
SECTOR-02, DWARKA, NEW DELHI-110075.**

F.No.- DOE/ASHADEEP/RCS/2023/

Dated: 25.05.2024

NO.-68

To,

Shri Mahipal Singh, (Membership No.- 211)  
A-201, Asha Deep CGHS Ltd.,  
Plot 3B, Sector - 2, Dwarka  
New Delhi - 110075.

**Sub:- SEEPAGE FROM YOUR FLAT.**

Please refer to my letter /e-mail dated 23.03.2024 & 01.05.2024, thereby you were advised to get the seepage from the toilet of your flat plugged (round balcony side) as it is going down to flat no A-101, thereby, endangering the life of the residents of these flats as result of flow of electricity current. It has not been rectified by you so far. Due to such a negligence on your part, the residents of flat no. A 101 are facing the problem of a foul smell.

As you have already been told and the Plumber of the society has also confirmed that the Seepage in the wall is coming from the internal pipe of toilet of your flat. I have also received complaints from these flats in this regard. Hence, you are advised to get the defect rectified immediately to avoid any further irreparable loss to the residents and to the society's structure at large.

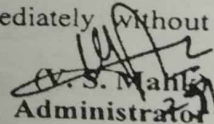
It is important to put to your notice that the provisions in the DCS Act and Rules gives responsibility to the Society to carry out repair of the internal seepage, if the flat owner/member fails to do so. The expenditure incurred in such repairs is to be recovered from the negligent flat owner/member. Further, the damage, if any, caused by the negligent owner/member to the flat of others is also recoverable.

*As per Section 268 IPC: "A person is guilty of a public nuisance who does any act or is guilty of an illegal omission, which causes any common injury, danger or annoyance to the public or to the people in general who dwell or occupy property in the vicinity, or which must necessarily cause injury, obstruction, danger or annoyance to person who may have occasion to use any public right."*

*Section 133 of the Criminal Procedure Code, 1973 is a condition order to remove nuisance. This provision is usually used in urgent cases where public nuisance needs to be removed. Nuisance, in simple terms, refers to any physical inconvenience or discomfort that interferes with the ordinary comfort of a human being. The Sub- Divisional Magistrate is empowered to issue conditional order under CrPC.*

It is a criminal act of nuisance endangering the life of the fellow residents.

You, are, therefore, once again again to get the seepage rectified immediately without further delay.

  
S. Mahipal  
Administrator

Asha Deep CGHS Ltd.

**Copy for Information to :-**

1. Asstt Registrar (Sec.VII/GH) Co-operative Societies, Old Court Building, Parliament Street, New Delhi- 110001.
2. Shri Dilip Kumar, (MS No.-197), A-101, Ashadeep CGHS Ltd., Plot 3B, Sector- 2, Dwarka, New Delhi- 110075.



**OFFICE OF THE ADMINISTRATOR  
ASHA DEEP COOP GH SOCIETY, PLOT NO.- 3B,  
SECTOR-02, DWARKA, NEW DELHI-110075.**

F.No.- DOE/ASHADEEP/RCS/2023/

Dated: 25.05.2024

NO.-69

To,

Shri Rajiv Sharma (Membership No.- 189)  
A-301, Asha Deep CGHS Ltd.,  
Plot 3B, Sector - 2, Dwarka, New Delhi - 110075.

**Sub:- SEEPAGE FROM YOUR FLAT**

Please refer to my e-mail dated 23.03.2024 and seepage matter raised by Shri Mahipal Singh in the meeting held on 07.04.2024 in community hall of the society, thereby, you were advised to get the seepage stopped from your toilet (store room side) of your flat as it is going down upto flat no. A-201 and out-side area, thereby, endangering the life of residents of these flats. It has not been rectified by you so far. Due to omission on your part, the residents of flat no. A-201 are facing the problem of foul smell and there is likelihood of getting electric current in the wall also.

You have already been told and the Plumber has also confirmed that the seepage in the wall is coming from the internal pipe of toilet (store room side) of your flat. I have also received complaints vide letter dated 17.05.2024 (copy enclosed) of Shri Mahipal Singh, (MS No. - 211), Owner of Flat No. A - 201 in this regard. Hence, you are advised to get the defect rectified immediately to avoid any further loss to these flats and to the society's structure at large.

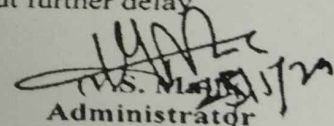
I may remind you that there exists provisions/rules in the DCS Act and Rules that the internal Seepage/repair shall be carried out by the allottee and if he fails to do so it can be done by the society and the expenditure shall be recovered from the allottee. If the allottee does not co-operate, it can be done with the Magistrate / police help. Further the damage, if any caused to the other flats due to your omission shall also become recoverable from you.

*As per Section 268 IPC: "A person is guilty of a public nuisance who does any act or is guilty of an illegal omission, which causes any common injury, danger or annoyance to the public or to the people in general who dwell or occupy property in the vicinity, or which must necessarily cause injury, obstruction, danger or annoyance to person who may have occasion to use any public right."*

*Section 133 of the Criminal Procedure Code, 1973 is a condition order to remove nuisance. This provision is usually used in urgent cases where public nuisance needs to be removed. Nuisance, in simple terms, refers to any physical inconvenience or discomfort that interferes with the ordinary comfort of a human being. The Sub- Divisional Magistrate is empowered to issue conditional order under CrPC.*

It is a criminal act of nuisance which is endangering the life of the residents of other dwelling units.

Hence, you are once again advised to get it rectified immediately without further delay.

  
M.S. Mahipal  
Administrator  
Asha Deep CGHS Ltd.

Copy for Information to :-

1. Asstt Registrar (Sec.VII/GH) Co-operative Societies, Old Court Building, Parliament Street, New Delhi - 110001.
2. Shri Mahipal Singh, (MS No.-211), A-201, Ashadeep CGHS Ltd., Plot 3B, Sector - 2, Dwarka New Delhi - 110075.