

Subject:- Owners Association – Payment of water, electricity, security, housekeeping and other charges.

In order to maintain greater transparency and clarity in accounts with respect to payment of charges like electricity, water, security, housekeeping, gardening, diesel, generator maintenance, AMC of equipment, use of club house, etc., the following procedure shall be adopted from immediate effect.

1. Electricity charges: All sites shall maintain a separate meter for construction activities and bills shall be paid by the Builder. Common amenities and club house shall be connected through the common meter. Payment to be made through Association and part to be reimbursed by the Builder to the Association as per advice given from time to time.
2. Water charges: Payment to be made through Association and part to be reimbursed by the Builder to the Association as per advice given from time to time.
3. Security, housekeeping and gardening charges: List of sanctioned manpower is provided to Admin from time to time. It clearly shows division between the Association and the Builder. Payment of these charges to be made through the Association and reimbursed by the Builder to the Association as per the above list.
4. Diesel charges : Payment to be made through Association and part to be reimbursed by the Builder to the Association as per advice given from time to time.
5. Charges for servicing generator, repair and maintenance charges of common area and club house including equipment : Payment to be made through Association and part to be reimbursed by the Builder to the Association as per advice given by Admin / MD from time to time.
6. Swimming pool maintenance charges, RO plant maintenance charges, AMC charges for equipment like lifts and generator : Pay from Association
7. Consumables like housekeeping : Pay from Association.

Payment through Association shall only arise after Association is formed and the possession of the first unit is handed over to a customer. Bill must be made in favour of the Association. Admin, account, construction and purchase division to ensure compliances of the above.

Kanaka Rao to ensure that ownership of water and electricity connections is transferred the Association at the earliest.

The ratio for reimbursement till further advise shall be as follows:-

Sl. No	Project	Common electricity charges	Water charges	Diesel charges
1.	MFH	100% by association	100% by association	100% by association
2.	PMR	100% by association	100% by association	100% by association
3.	MNM	100% by association	NA	50% by builder
4.	SOB	100% by association	100% by association	100% by association
5.	KNM	100% by association	50% by builder	50% by builder
6.	GMG–G block	100% by association	NA	100% by association
7.	GWE	C block and club house 100% by association. A & B block 50% by builder only upto December 12	NA	100% by association

Soham Modi.