



regarding the construction in CA site No 1

1 message

Provident Welworth City <no-reply@mygateliving.in>

Wed, Oct 6, 2021 at 11:46 PM

Reply-To: hariraj@rediffmail.com

To: no-reply@mygateliving.in

Provident Welworth City

6-Oct-2021

Dear Owners,

Most of the members of the association are aware that since 12/09/2021 there is some sort of construction work being carried out in CA site 01 situated inside Provident Welworth city apartment. It is in our knowledge that there is no permissions that is being granted to the men involved in construction work in the said CA site no 1.

We hereby bring to your attention that the group housing design development plan proposed in land measuring 41 acres and 09 guntas in survey number 30, 31, 32, 33, 34, 161 situated at Kadathanamala, Hesaraghatta Hobli, Bangalore North taluk, had been submitted before the 53rd meeting held at BIAAPA on 25-05-2009 regarding the Subject No. 11 and as per the decisions of the meeting The Member Secretary, Bangalore International Airport Area Planning Authority Devanahalli decided to approve the plan as per the decision number

B.I.A.A.P.A/TP/L.A.O/43/2008-09 dt. 29.06.2009. Further as per the conditions by B.I.A.A.P.A the 10 acres 28.68 guntas of land has been reserved for garden city communities sites, road widening and as mentioned in the CDP, out of the land measuring 41 acres 09 guntas by way of executing a registered **relinquishment deed having Document no HSR-1-00653/2009-10 Dt. 14-07-2009** in the name of **The Member Secretary, Bangalore International Airport Area Planning Authority**, Devanahalli as per the order of Hon'ble government of Karnataka State and on behalf of the government.

It is hereby brought to your attention that the land to an extent of 32.60 Guntas in Survey No 32 and 33 of Kadathanamala Village, Hesargatta Hobli, Bangalore North Taluk which has been relinquished by the builder to BIAPPA and is now under the ownership and care of Doddaballapur town planning authority and under the maintenance of the association.

It is brought to your notice that a complaint is filed by some of the residents and owners of the apartment condominium with respect to this illegal construction and accordingly it is sought from the association as to what are the actions initiated in this regard. Upon receiving copy of complaint the association has decided to initiate appropriate action with respect to the constructions that is initiated in CA Site no 1 and accordingly show cause notices are issued to concerned members who's names have been alleged to have direct reliance with the alleged construction. Further a intimation has also been sent to Doddabalapur town planning authority with respect to the construction initiated at CA Site No 1.

The association is doing its effort to safeguard the properties under its maintenance in the best manner possible. With the support of all the members of the association we will be able to do better.

(copy of the show cause notice issued and related docs are attached along with this mail for reference)

Regards

PWCAOA

Provident Welworth City



App based security & community management



2 attachments



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4508K



planning_authority_letterb7f47f3cc3f2.pdf
1347K

PROVIDENT WELWORTH CITY APARTMENT OWNERS' ASSOCIATION

Doddaballapur Road, Marasandra, Bangalore North - 562163

Web: www.welworthcity.in

Ph.: 080 - 45147100

Ref. To,
Sri T.L Lakshmipathi
Joint Director and Member Secretary
Doddaballapur Town Planning authority.
Doddaballapura

Date: 10-10-2021

**Sub: Complaint regarding encroachment and illegal construction
in CA site no 1 having total land extent of 3298.36 Sq Mtrs.**



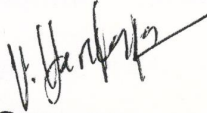
We hereby bring to your attention that since 12/09/2021 there is some sort of construction work being carried out in CA site 01 situated inside Provident Welworth city apartment. It is in our knowledge that there is no permissions that is being granted to the men involved in construction work in the said CA site no 1.

I hereby bring to your attention that the group housing design development plan proposed in land measuring 41 acres and 09 Guntas in survey number 30, 31, 32, 33, 34, 161 situated at Kadathanamala, Hesaraghatta Hobli, Bangalore North taluk, had been submitted before the 53rd meeting held at BIAAPA on 25-05-2009 regarding the Subject No. 11 and as per the decisions of the meeting The Member Secretary, Bangalore International Airport Area Planning Authority Devanahalli decided to approve the plan as per the decision number **B.I.A.A.P.A/TP/L.A.O/43/2008-09 dt. 29.06.2009**. Further as per the conditions by B.I.A.A.P.A the 10 acres 28.68 guntas of land has been reserved for garden city communities sites, road widening and as

mentioned in the CDP, out of the land measuring 41 acres 09 guntas by way of executing a registered **relinquishment deed having Document no HSR-1-00653/2009-10 Dt. 14-07-2009** in the name of **The Member Secretary, Bangalore International Airport Area Planning Authority**, Devanahalli as per the order of Hon'ble government of Karnataka State and on behalf of the government.

It is hereby brought to your attention that the land to an extent of 32.60 Guntas in Survey No 32 and 33 of Kadathanamala Village, Hesargatta Hobli, Bangalore North Taluk which has been relinquished to you and is now under your ownership and care is being encroached upon and illegal construction is being carried out. All the above information is already available at your disposal and you are also aware of these illegal construction work that is carried out in the said CA site.

We are also aware that you are already aware of these illegal encroachments and constructions that are carried out and inspite of the same, you have permitted the constructions to be continued. You are duty bound to clear the encroachments as well as duty bound to protect the land that is vested with the Government and with you. Hoping that good sense may prevail and immediate action may be initiated by you.


Secretary
PWCAOA



PROVIDENT WELWORTH CITY APARTMENT OWNERS' ASSOCIATION

Doddaballapur Road, Marasandra, Bangalore North - 562163

Web: www.welworthcity.in

Ph.: 080 - 45147100

Ref.

By Hand/Email

Date :

To,
Mr. Anoop Kumar
Aged about 65 years
R.a Flat no: G3-003
Provident Welworth City Apartment
Marasandra, Bangalore-561203

Date: 05-10-2021

NOTICE TO SHOW CAUSE

The association has received complaints from some of the owners of the apartment condominium stating that there is a construction work that is being carried on in CA site No. 01 which is situated inside the boundaries of Provident Welworth city Apartment. The association is also provided with photographs with respect to the stone laying ceremony conducted for the initiation of such construction. The association has received complaint against the portfolio manager for dereliction and extending support for illegal construction in the CA site No 1.

It is an established fact that the above said CA site is relinquished by the builder in the name of BIAPPA and now vested with the Governor, Government Of Karnataka. It is also the fact that the said land is now under the maintenance of Provident Welworth City Apartment Owners Association.

Further you are aware that have taken up the responsibility of sports and play area and considering that the above said CA site had been used for playing volleyball by the residents and has been considered as a play area it was your responsibility to report the above said incident and to initiate necessary actions to curtail such encroachment if any.

Considering the above facts and circumstances you are hereby called upon to provide the details of the action initiated by you if any to curtail such illegal encroachment within the next 3 days along with your response

to this notice if any failing which the association will be constrained to initiate appropriate action.

It is also here by brought to your attention that if no such action has been initiated by you until this date then It shall be considered that your action of remaining silent over the entire incident of encroachment indicates your support for such illegal encroachment of Civic amenity land and the same shall have to be considered as an act against the Association, the owners of the apartment condominium, the state of Karnataka and the society at large.

Further since the said land is demarcated for the purpose of Civic amenities which are for the benefit of larger public and you have taken the responsibility of doing justice towards the members of the association and the public at large by being the portfolio manager responsible for sports and play area your response is herewith called upon for. Considering the principles of natural justice, you are being given a fair opportunity to respond to the allegations made against you, accordingly you are called upon to provide your clarifications within the next 3 days from the receipt of this notice.



Secretary
PWCAOA



PROVIDENT WELWORTH CITY APARTMENT OWNERS' ASSOCIATION

Doddaballapur Road, Marasandra, Bangalore North - 562163

Web: www.welworthcity.in

Ph.: 080 - 45147100

Ref.

Date :

By Hand/Email

Date: 05-10-2021

To,
Mr.Nabarun Chowdhury
Aged about 45 years
R.a Flat no: B6-003
Provident Welworth City Apartment Owners Association
Club House, Marasandra, Bangalore-561203

NOTICE TO SHOW CAUSE

The association has received complaints from some of the owners of the apartment condominium stating that there is a construction work that is being carried on in CA site No. 01 which is situated inside the boundaries of Provident Welworth city Apartment. It is also informed to the Association by some of the members of the association that there is a permission received from the competent authority to initiate construction in the said CA site. The association is also provided with photographs with respect to the stone laying ceremony conducted for the initiation of such construction.

It is further brought to the notice of the association that you have been part in the construction work as well as the stone laying ceremony. It is an established fact that the above said CA site is relinquished by the builder in the name of BIAPPA and now vested with the Governor, Government Of Karnataka. It is also the fact that the said land is now under the maintenance of Provident Welworth City Apartment Owners Association.

Further there is an allegation that you have been involved in the construction in the said CA Site and photographs to that effect are now in possession of the association. Considering the above facts and circumstances you are hereby called upon to provide the copy of the permission received from competent authority in order to initiate construction work in the said CA Site if any within next 3 days along with

your response to this notice if any failing which the association will be constrained to initiate appropriate legal action.

It is also here by brought to your attention that if no such permission is received then the said construction initiated is in violation of the existing plan and in violation of the law of the land. It shall further be considered that your action of initiating construction and being part of such illegal encroachment shall be considered as an act against the Association, the owners of the apartment condominium, the State Of Karnataka and the society at large since the said land is demarcated for the purpose of Civic amenities which are for the benefit of larger public. Considering the principles of natural justice, you are being given a fair opportunity to respond to the allegations made against you, accordingly you are called upon to provide your clarifications within the next 3 days from the receipt of this notice.



Secretary
PWCAOA



PROVIDENT WELWORTH CITY APARTMENT OWNERS' ASSOCIATION

Doddaballapur Road, Marasandra, Bangalore North - 562163

Web: www.welworthcity.in

Ph.: 080 - 45147100

Ref.

By Hand/Email

Date :

To,
Mr. Pradeep Kumar
Aged about 55 years
R.a Flat no: G7-708
Provident Welworth City Apartment
Marasandra, Bangalore-561203

Date: 06-10-2021

NOTICE TO SHOW CAUSE

The association has received complaints from some of the owners of the apartment condominium stating that there is a construction work that is being carried on in CA site No. 01 which is situated inside the boundaries of Provident Welworth city Apartment. The association is also provided with photographs with respect to the stone laying ceremony conducted for the initiation of such construction. The association has received complaint against the portfolio manager for dereliction and extending support for illegal construction in the CA site No 1.

It is an established fact that the above said CA site is relinquished by the builder in the name of BIAPPA and now vested with the Governor, Government Of Karnataka. It is also the fact that the said land is now under the maintenance of Provident Welworth City Apartment Owners Association.

Further you are aware that you have taken up the responsibility of electricity and BESCOM and considering that the above said CA site has now been encroached and electricity has been illegally taken from the existing electric poles that belong to the association and you already having been appraised about the same the association is seeking a clarification as to what action has been initiated by you to stop such act of electricity being taken illegally.

Considering the above facts and circumstances you are hereby called upon to provide the details of the action initiated by you if any to curtail

such illegal act of utilizing electricity from the electricity poles that belong to the apartment condominium within the next 3 days along with your response to this notice if any failing which the association will be constrained to initiate appropriate action.

It is also here by brought to your attention that if no such action has been initiated by you until this date then It shall be considered that your action of remaining silent over the entire incident of encroachment and illegal utilization of electricity from the poles that belong to the apartment condominium/association indicates your support for such illegal encroachment of Civic amenity land and the same shall have to be considered as an act against the Association, the owners of the apartment condominium, the state of Karnataka and the society at large.

Further since the said land is demarcated for the purpose of Civic amenities which are for the benefit of larger public and you have taken the responsibility of doing justice towards the members of the association and the public at large by being the portfolio manager responsible for electricity your response is herewith called upon for. Considering the principles of natural justice, you are being given a fair opportunity to respond to the allegations made against you, accordingly you are called upon to provide your clarifications within the next 3 days from the receipt of this notice.



Secretary
PWCAOA



PROVIDENT WELWORTH CITY APARTMENT OWNERS' ASSOCIATION

Doddaballapur Road, Marasandra, Bangalore North - 562163

Web: www.welworthcity.in

Ph.: 080 - 45147100

Ref.

By Hand/Email

Date :.....

To,
Mr.Sathish Kadathanamalai @Sathish K.R
Aged about 45 years
R.a Flat no: C5-406
Provident Welworth City Apartment
Marasandra, Bangalore-561203

Date: ~~05~~-10-2021

NOTICE TO SHOW CAUSE

The association has received complaints from some of the owners of the apartment condominium stating that there is a construction work that is being carried on in CA site No. 01 which is situated inside the boundaries of Provident Welworth city Apartment. It is also informed to the Association by some of the members of the association that there is a permission received from the competent authority to initiate construction in the said CA site. The association is also provided with photographs with respect to the stone laying ceremony conducted for the initiation of such construction.

It is further brought to the notice of the association that you have been part in the construction work as well as the stone laying ceremony. It is an established fact that the above said CA site is relinquished by the builder in the name of BIAPPA and now vested with the Governor, Government Of Karnataka. It is also the fact that the said land is now under the maintenance of Provident Welworth City Apartment Owners Association.

Further there is an allegation that you have been involved in the construction in the said CA Site and photographs to that effect are now in possession of the association. Considering the above facts and circumstances you are hereby called upon to provide the copy of the permission received from competent authority in order to initiate construction work in the said CA Site if any within next 3 days along with

your response to this notice if any failing which the association will be constrained to initiate appropriate legal action.

It is also here by brought to your attention that if no such permission is received then the said construction initiated is in violation of the existing plan and in violation of the law of the land. It shall further be considered that your action of initiating construction and being part of such illegal encroachment shall be considered as an act against the Association, the owners of the apartment condominium, The State Of Karnataka and the society at large since the said land is demarcated for the purpose of Civic amenities which are for the benefit of larger public. Considering the principles of natural justice, you are being given a fair opportunity to respond to the allegations made against you, accordingly you are called upon to provide your clarifications within the next 3 days from the receipt of this notice.



Secretary

PWCAOA



PROVIDENT WELWORTH CITY APARTMENT OWNERS' ASSOCIATION

Doddaballapur Road, Marasandra, Bangalore North - 562163

Web: www.welworthcity.in

Ph.: 080 - 45147100

Ref.

By Hand/Email

Date :

To,
Mr. Mohamad Yousuf Sogi
Aged about 65 years
R.a Flat no: J2-705
Provident Welworth City Apartment
Marasandra, Bangalore-561203

Date: 06/10/2021

NOTICE TO SHOW CAUSE

The association has received complaints from some of the owners of the apartment condominium stating that there is a construction work that is being carried on in CA site No. 01 which is situated inside the boundaries of Provident Welworth city Apartment. The association is also provided with photographs with respect to the stone laying ceremony conducted for the initiation of such construction. The association has received complaint against the portfolio manager for dereliction and extending support for illegal construction in the CA site No 1.

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Further you are aware that have taken up the responsibility of sports and play area and considering that the above said CA site had been used for playing volleyball by the residents and has been considered as a play area it was your responsibility to report the above said incident and to initiate necessary actions to curtail such encroachment if any.

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to this notice if any failing which the association will be constrained to initiate appropriate action.

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Further since the said land is demarcated for the purpose of Civic amenities which are for the benefit of larger public and you have taken the responsibility of doing justice towards the members of the association and the public at large by being the portfolio manager responsible for sports and play area your response is herewith called upon for. Considering the principles of natural justice, you are being given a fair opportunity to respond to the allegations made against you, accordingly you are called upon to provide your clarifications within the next 3 days from the receipt of this notice.



Secretary
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