

Central Government Employees Welfare Housing Organization (CGEWHO)

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No. T-130/2

By Mail/Speed Post

Date : 28/11/2013

To,
All Beneficiaries of Mohali-II Housing Scheme.

Subject: Progress in CGEWHO's Mohali (Ph-II) Housing Scheme & forwarding Technical Brochure.

Sir/Madam,

This letter is being written to you being beneficiary of CGEWHO's Mohali (Phase-II) Project to update regarding the present status of the project. The salient issue(s) are dealt in succeeding para(s) :

2. There is a delay in execution of project due to the reasons as explained below:

- i. There was a requirement of provisioning of additional type 'A' dwelling units, classified towards EWS category. In the process of revised approval of plan(s) from the competent authority (Kharar Municipality, Kharar), a period of around one year was lapsed, for a major part of the project.
- ii. Further, 4 months time was passed towards redesigning and vetting of structural drawings for revision of plan(s).
- iii. The strictures/ban on mining imposed by the Hon'ble Supreme Court affected availability of building materials like stone aggregate, sand, bricks; which substantially reduced progress of works.
- iv. Due less demand and lukewarm response of type 'D' flat(s), type 'D' flat was converted to type 'C' and the entire project was split in Mohali-II and III that leads to financial crunch in the project.

3. Expected completion : Undoubtedly, there has been a delay in completion of the project due the situations beyond the control of CGEWHO, as stated in para-2 above. All efforts are being made to complete the project in minimum possible time and the project is being monitored regularly by officers of CGEWHO as well as officials of Ministry of Housing & Urban Poverty Alleviation as PMC member. Considering the completion period of 30 months from commencement of construction from the last date of 2nd instalment (as defined in the scheme brochure) the project is to be completed by Oct.'2014. However, based on present status of the project and considering the physical and financial progress, it is expected that there shall be a delay of approximate 12 months.

4. Option of withdrawal : Due to the expected delay as detailed above, if any beneficiary still feels dissatisfied and desires to withdraw from the scheme, s/he may do so and the organization will not charge any 'Withdrawal Charges' & amount deposited by the beneficiary will be refunded along with interest @6.5% (which is the average term deposit rates of our banker) from the date of deposit till payment to the beneficiary, as special case. This option will remain open for 45 days from the date of issue of this letter. Beneficiaries choosing to withdraw should forward the following :

i) Request for withdrawal ii) Original Allotment Letter iii) Original Payment Receipt(s)
iv) Duly-stamped & discharged Pre-Receipt (Proforma available in CGEWHO Brochure or download it from this link : http://www.cgewho.in/PRE_RECEIPT.pdf).

5. Technical Brochure : The Technical Brochure containing detailed information of approved plan, specifications and area statement of all type of flat(s) with details of common facilities/amenities to be provided is being issued to all beneficiaries. The demand letter for the third instalment will be sent to all the beneficiaries shortly with the last of payment sometimes in January' 2014.

Yours truly,

Encl.: **As stated**

M K Maity
Deputy Director (Administration)
For Chief Executive Officer