

#WERUNSOCIETIES
We work so you don't have to!!

Top News

Can a Housing Society Member with 3 Children Become a Committee Member? Rules and Exceptions.

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1) Precautions to Take When Purchasing a Bank Seized Property – Marathi



2) Can a Housing Society Member with 3 Children Become a Committee Member? Rules and Exceptions – Hindi



3) Can a Housing Society Member with 3 Children Become a Committee Member? Rules and Exceptions.



4) Dear Society - Housing Society Services



Annual General Meeting

General Body Meeting



www.dearsociety.in

Get guidance on how to conduct society's **General Body Meeting**

CONTACT US

+91 88300 18141
contact@dearsociety.in

This infographic features a central illustration of a meeting around a table with a presenter at a screen. The background includes architectural drawings of buildings and a grid pattern.

AGM- Duties Of secretary



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AGM Duties of Secretary

CHS Secretary – AGM Key Duties:

Before: Prepare & distribute notice, documents, manage proxies.

During: Register attendees, manage discussions & voting, record minutes.

After: Finalize & circulate minutes, track action items, file records.

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+91 91757 33957
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This infographic shows a person standing next to a large clipboard with a checklist and a blue pencil. The background is a light blue grid with a yellow circle behind the person.

CHS AGM Key Points



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CHS AGM Key Points:

Review: Past year's activities, financial statements (audit report).

Discussions: Maintenance, projects, resident concerns.

Decisions: Vote on proposals, elect committee (if applicable).

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Duties Of the Chairman In CHS AGM



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Duties of the Chairman in CHS AGM

Before: Prepare Agenda, Issue Notice, Review Documents, Coordinate Arrangements, Address Queries.

During: Open Meeting, Verify Quorum, Manage Agenda, Facilitate Discussion, Oversee Voting, Resolve Conflicts, Ensure Compliance.

After: Approve Minutes, Follow Up on Decisions, Communicate Outcomes, File Necessary Documents.

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EVENTS

Free Documnets Checking Events

"We are pleased to announce the successful completion of our free document-checking event, conducted across five offices. The event garnered a tremendous response and effectively supported attendees in addressing their document-related needs.

Free Consultation
for **Housing Societies**

www.dearsociety.in

Services.

- ✓ Free Document Checking By Legal Experts
- ✓ Conveyance / Deemed Conveyance
- ✓ Society Registration
- ✓ Apartment to CHS Conversion
- ✓ Incorporation of Society Name on V.F. 7/12 Extract / Property Card

Kharghar, Wakad & Moshi **Thane**

📅 24TH AUG, 2024 📅 25TH AUG, 2024

🕒 11.00 AM TO 3.00 PM 🕒 11.00 AM TO 3.00 PM

📞 +91 91757 33957

Limited **20** SEATS

Book your appointment Today!
Register Now

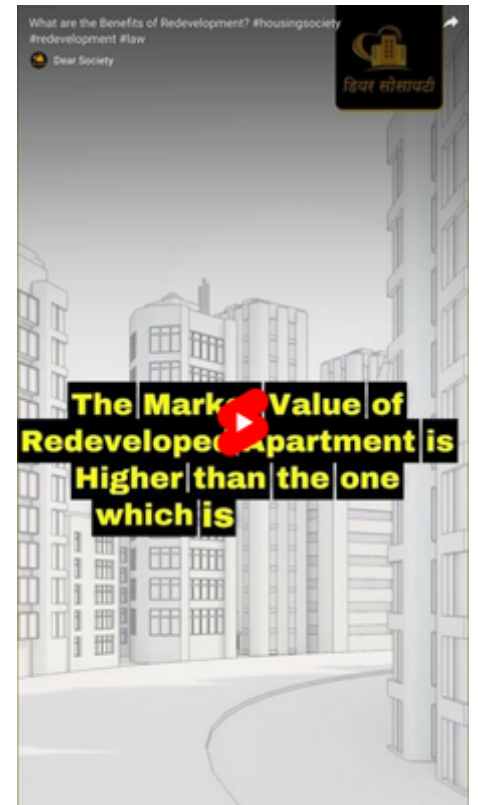
Signature Events

Plazzo Green



"We are pleased to announce that the Dear Society team successfully attended the signature event at Green Palazzo, a crucial step in our society registration process. This significant milestone marks a major advancement toward our society formation. We extend our sincere gratitude for your continued support as we progress on this journey.

1. What are the Benefits of Redevelopment?



2. What is Redevelopment



3. Responsibilities of the Treasurer in Co-op Hsg



Housing Society AGM घ्या प्रत्यक्ष सहभागाने



Annual General Body Meeting CHS Cooperative Housing society. Deemed conveyance, Legal consultation



AGM Date extended, Housing society Registration, Deemed Conveyance, legal Consultation, Election



If default is made, in calling a general body meeting, Housing Society Registration, Conveyance,



Housing Society AGM MOM writing Rules | सोसायटी AGM झाल्यावर MOM (इतिवृत्त) कोणी लिहावे?



The committee will consist of only 5 members, In a cooperative society with fewer than 35 members.



Powers and Duties of Committee.



Society Committee Responsibilities, Duties Deemed Conveyance, Housing Society Registration, Software

1. How Can Promoters Meet MAHARERA Rules? Transparency Is Essential!



HOW CAN PROMOTERS MEET **MahaRERA RULES?**
Transparency is Essential!

Contact now +91 91757 33957 contact@dearsociety.in

"How Can Promoters Meet MAHARERA Rules? Transparency Is Essential!"

In today's rapidly evolving real estate landscape, adhering to regulatory frameworks like the Maharashtra Real Estate Regulatory Authority (MAHARERA) is not

dearsociety / 06:14 AM

2. Deemed Conveyance Unloking Housing Society Ownership



Deemed Conveyance
Unlocking Housing Society Ownership

For More Information +91 91757 33957 contact@dearsociety.in

"Deemed Conveyance Unlocking Housing Society Ownership"

Deemed conveyance is a vital concept for housing societies, ensuring the transfer of ownership from the builder to the society. This process is crucial for

3. How Can Promotors Comply With MahaRERA? Transparency Is the key !



HOW CAN PROMOTERS COMPLY WITH **MahaRERA?**
Transparency is the Key!

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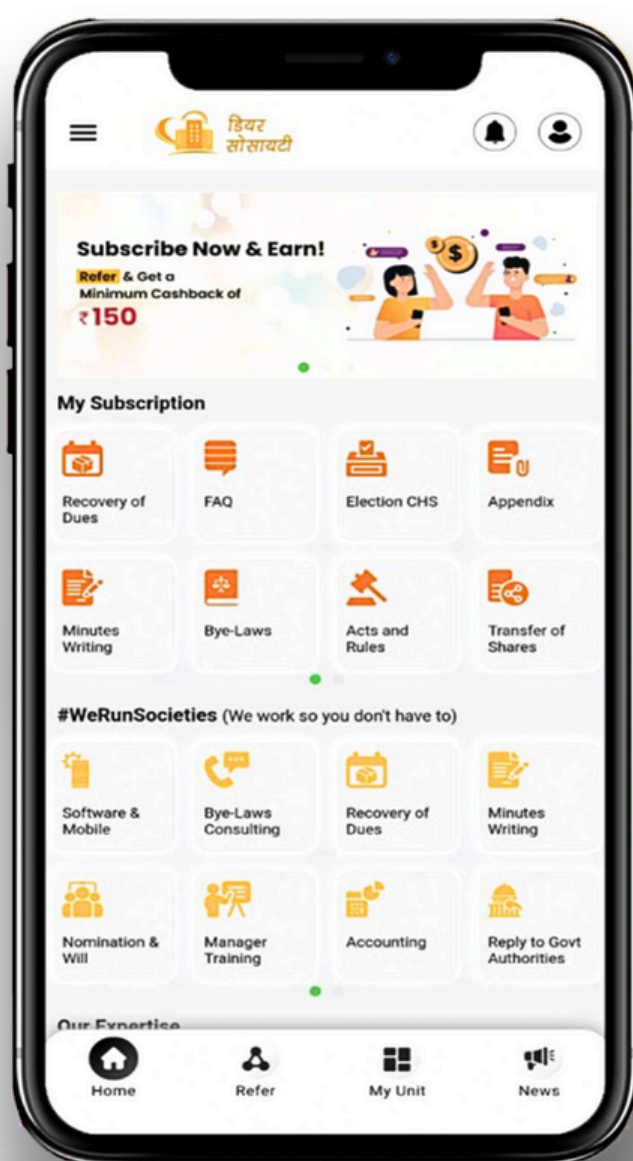
"How Can Promotors Comply with MahaRERA? Transparency is the Key!"

In an industry where transparency is key, MahaRERA's latest directive is a step forward in safeguarding the interests of homebuyers and ensuring that real

dearsociety / Aug 21

CORPUS FUND

A Corpus Fund in a Cooperative Housing Society (CHS) is a reserve of money set aside for future expenses, major repairs, and emergencies. It is typically collected through initial contributions from new members, transfer fees when a property is sold, special assessments for specific projects, or surplus from annual budgets. The fund is used for significant expenditures such as structural repairs, facility upgrades, or emergency situations, and its usage usually requires approval from the general body or managing committee. It should not be used for regular maintenance expenses. The fund is often invested in safe financial instruments like fixed deposits, ensuring the principal amount is preserved and compliant with legal and by-law requirements.



SUCCESS STORIES

> testimonials

Karan Park CHS - Vadgaon sheri



We, the members of Karan Park CHS, are highly satisfied with the efforts of our Society team in completing the deemed conveyance deed process. Throughout this process, communication was very transparent, and we received proper guidance on the legal procedures. We are very happy and proud of the overall service provided.

Karan Park CHS Ltd, Vadgaon Sheri

A Conveyance Deed for a Cooperative Housing Society (CHS) is a legal document that transfers ownership of the land and building from the property developer to the society without the developer's cooperation. Deemed Conveyance is initiated when the developer fails to execute the conveyance deed within the stipulated time. This deed allows the CHS to gain rightful ownership and control over the land and common areas, ensuring legal recognition and protection of the residents' property rights.

"We recently completed the successful registration in Rutuja Heights a Cooperative Housing Society (CHS), ensuring a seamless and hassle-free process for all members. Our expert team handled everything from document preparation to compliance, setting a strong legal foundation for the society. Trust us to provide the same professional service for your CHS needs!"

Rutuja Heights CHS - Chikhali

Sane Vasti Chikhali, Society Registration



500+ Clients

EVENTS



NEW BRANCH OPENING IN **THANE**



ADDRESS

Fenkin Empire, Jambli Naka,
Near Thane Railway Station, Thane

For more information:

✉ contact@dearsociety.in

🌐 www.dearsociety.in



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" Stay ahead of the game with our social media updates!
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