

# CENTRAL GOVERNMENT EMPLOYEES WELFARE HOUSING ORGANISATION

## 27th Annual Report 2016-17

No Profit No Loss Organisation under the aegis of  
Ministry of Housing and Urban Affairs , Govt. of India





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## Governing Bodies

### General Body / Governing Council / Executive Committee



**Dr. Nandita Chatterjee**  
Secretary M/o HUPA  
President GB / GC



**Sh. Ajay Narayan Jha**  
Addl. Secretary (Exp),  
M/o Fin, Member GB / GC



**Dr. Reeta Vasishtha**  
Addl. Secretary (Legislative),  
M/o LAW, Member GB/GC



**Sh. B.P. Sharma**  
Secretary M/o Personnel  
Member GB/GC



**Rajiv Ranjan Mishra**  
Joint Secretary (H), M/o HUPA  
Member GB/GC & Chairman EC



**Smt. Archana Verma**  
JS (AT & T), M/O Pers  
P & C Pension, Member GB



**Smt. Jhanja Tripathy**  
Joint Secretary (Fin) & FA,  
M/o HUPA, Member GB/GC/EC



**Dr M Ravi Kanth**  
CMD HUDCO  
Member GB/GC



**Shri Sandeep Jain**  
Director & CWO  
M/o Personnel, PG & Pension  
Member GB/GC/EC



**Sh. KKN Kutty**  
National Council (JCM),  
Member GB/GC



**Shri M.S. Raja**  
National Council (JCM)  
Member GB & EC



**Akhilesh Kumar**  
ED, HUDCO  
Member GB & EC



**Bhupinder Singh**  
CEO, CGEWHO  
Member Secretary GB/GC/EC



**Sh. R C Agarwal**  
Director (F & A)  
Member Treasurer GB/GC/EC

**Our Most Distinguished Beneficiary  
Dr APJ Abdul Kalam, Hon'ble Former President of India  
Dwelling Unit No D-6/62, Kendriya Vihar, Bengaluru**



CGEWHO pays tribute to the iconic Bharat Ratna,  
Dr. A.P.J. Abdul Kalam,  
Hon'ble former President of India,  
a great Scientist, a wonderful President and above all an inspiring individual  
who was our esteemed beneficiary, of  
Kendriya Vihar, Bangalore Housing Project



Hindi Pakhwara Celebration and Prize Distribution, September 2016



## A brief on CGEWHO

Central Government Employees Welfare Housing Organisation (CGEWHO) was established for the social welfare of the Central Government Employees & personnel of the Society (serving as well as retired/ retiring) with the purpose of promoting, controlling and coordinating the development of housing at various selected stations throughout India, on 'NO-PROFIT-NO-LOSS' basis. CGEWHO was created as an autonomous body of Govt. of India under the aegis of the then Ministry of Urban Development and presently under the Ministry of Housing & Urban Affairs, Govt. of India. It was Registered under Societies Registration Act 1860 as a Society on July 17, 1990.

The organisation functions as per Memorandum of Association and Rules and Regulation of the Central Govt. Employees Welfare Housing Organisation. The organisation is managed by a General Body, Governed by a Governing Council with the Secretary, Ministry of Housing & Urban Poverty Alleviation as its President and Senior Officials drawn from the various Ministries, Housing & Urban Development Corporation and JCM as Ex- officio Members. Executive Committee of CGEWHO is headed by the Joint Secretary (Housing) Ministry of Housing & Urban Affairs as its Chairman.

The organisation is headed by a Chief Executive Officer, who is responsible for day to day management of the affairs of the Organisation and functions as per 'Memorandum of Association' of the organisation. There are three Directorates in the organisation, namely Technical, Finance and Administration.

The organisation has till 31.3.2017 completed 33 Projects comprising 14542 DUs at various stations all over the country. The organisation strives to provide affordable housing on No Profit No Loss basis with good quality of construction and value for money. The dwelling units of the Organisation qualify for Credit Linked Subsidy scheme of Govt. of India wherein a maximum subsidy of Rs. 2.2 lac is provided to the beneficiaries whose income is less than the prescribed limit per annum. Presently the organisation is engaged in execution of 03 Nos Projects viz. at Greater Noida, Chennai Ph-III, Bhubaneswar Ph-II, having 3274 DUs, while 3 Projects at SAS Nagar Mohali, Meerut Ph-II and Vishakhapatnam are under planning.

The organisation is a lean & thin, ISO Certified Organisation and is on the threshold of expansion by widening its operations. The Human resources are also being revamped by inducting marketing and legal professionals for showcasing excellence and improvement in working of the organisation.



## Technical Directorate

- Technical Planning, Monitoring, Execution and Administration (from initiation to handing over) of projects.
- Scrutiny of Tender, Technical Scrutiny & Checking of Contractors Bills.
- Co-ordinating structural design, finalising specifications, Monitoring and Execution of all contracts.
- Execution of Projects, Settlement of Disputes, Arbitration and Court cases.
- Assessment and Supply of Stores.
- Defect rectifications during Defect Liability Period.

## Finance Directorate

- Financial advice on matters related to financial planning and resource management.
- Preparation of Budget, Financial scrutiny of all accounts.
- Maintaining of accounts beneficiaries / projects, case flow management.
- Planning and Liaison of loans of projects in consultant with Technical Directorate.
- Finalisation of balance sheet & income and expenditure account.
- Release of payments to various contractors & other agencies, staff salaries etc.

## Administration Directorate

- Registration of the applications for Dwelling Units in consonance with the object clause in the MOA of the Society.
- Commercial and Administrative Planning of scheme its marketing Allotment and Registration to beneficiaries.
- Formation, Amendment / Review of Rules, Policy matters of Admin., HR, Leg and Establishment Matters.
- Demand Survey, Announcement of scheme, Allotment of Dwelling Units, Cancellation, Withdrawals, Ownership and Succession.
- Marketing Activities- Discussions with prospective buyers, Advertising Strategies Facilitation / Channelising various works of beneficiaries.



## FROM THE DESK OF CHIEF EXECUTIVE OFFICER

Central Government Employee Welfare Housing Organization (CGEWHO), was formed in 1990. Beginning its innings with its first project at Chennai in 1994, CGEWHO is now 27 year old organization, richly experienced in the housing sector. Having completed 33 projects with 14542 nos. of DUs, we are now gearing up to play a wider role in implementing the housing policies of the Ministry of Housing & Urban Poverty Alleviations. CGEWHO is already following the major guidelines of Real Estate Regulation Act (RERA) and implemented its requirements in totality after the issue of notification by the State Governments. As a welfare organization, working on 'No profit- No loss' basis, CGEWHO has recently taken up it's landmark project at Greater Noida, wherein 33 lac sqft. of built up area is being constructed in a multistory configuration as an ultra-modern housing complex. Important environment guidelines like Solar Energy usage, Organic Waste Management, Rain Water Harvesting, provisioning of sufficient green areas and facilities like Health Care, Education and Convenient Shopping for residents are being provided to fulfil the aspirations of approximately 10000 populaces. In addition to the Greater Noida project, CGEWHO is also coming up with projects in Chennai Phase-III, SAS Nagar, Meerut & Vishakhapatnam in the near future.



We are also participating in the 'Housing for All' mission under Credit linked Saving Scheme being implemented in CGEWHO projects wherein a maximum subsidy of Rs. 2.2 lac is provided to the beneficiaries whose income is less than prescribed limit per annum. A land bank is being generated for taking up more project in future. CGEWHO has achieved ISO 9001:2015 certification for its Head Office, in a bid to have a Professional touch and to keep pace with modern techniques. A quick grievance settlement mechanism is being adopted in the Organization. In order to make it more beneficiary friendly we are migrating from existing software systems to a latest technology system. A marketing team is being recruited to facilitate various requirements of the beneficiaries.

Despite the country-wide slump in the real estate market which resulted into large number of cancellations, CGEWHO is determined to complete its existing projects to maintain and continue the unflinching trust reposed by the beneficiaries in CGEWHO since its inception in 1990. In the present scenario, the marketing plays a vital role of providing information to the prospective beneficiaries. Therefore, the in-vogue marketing systems are being followed to dissipate the strengths of CGEWHO to the individuals, who can then take considered decision. The website of CGEWHO has been revamped and now it gives details of vacant DUs/parkings in the corresponding schemes. The website also gives status of the on-going projects alongwith actual photographs of the same. The data migration from old fox pro System to dotnet is being done.

We have achieved a turnover of Rs. 140 Crs during the year 2016-17 and have ambitiously defined for increasing our turnover to Rs. 256 Cr in the coming year 2017-18.

CGEWHO is committed to good quality, speedy construction, transparency and value for money. E-tendering has been successfully implemented to bring in more transparency. Our housing complexes are being planned with specifications comparable to reputed builders, at a much lower cost being a No Profit- No Loss Organization.

CGEWHO, today endeavors for an inclusive growth and a win-win situation. It intends to work with a motto of 'A team work makes the dream works possible'.

I would like to place on record, my appreciation towards commitment and hard work put in by the officers and staff of CGEWHO in achieving its objectives. I would also like to profusely thank the Ministry of Housing & Urban Poverty Alleviation (Govt of India), Members of General Body, Governing Council and Executive Committee of CGEWHO for their valuable guidance and support.

**(Bhupinder Singh)**

Chief Executive Officer





## Aims and Objectives

To undertake Social Welfare Schemes on NO PROFIT NO LOSS BASIS for the Central Govt Employees serving and /or retired , spouses of the deceased Central Govt Employees and in service employees of this Society and to spouses in case of deceased employees by inter alia promoting the construction of houses and providing all possible help and required inputs of housing to achieve this object. To do all such things, as are incidental or conducive to the attainment to the above objects or any of them.

All incomes, earnings, movable, immovable properties of the society whensoever and howsoever derived shall be solely utilized and applied towards the promotion of its aims and objects only as set forth in the Memorandum of Association. Being a non-profit making organisation, no profits is made or transferred directly or indirectly by way of dividends, bonus, profits or in any manner whatsoever to the present or past beneficiaries of the society or to any person claiming through anyone or more of the present or the past beneficiaries provided that nothing herein contained prevents the payment made in good faith of remuneration to any member thereof or other person in return for any service rendered to the society. No member of the society shall have any personal claim or any moveable or immovable properties belonging to the society or make any profits whatsoever.

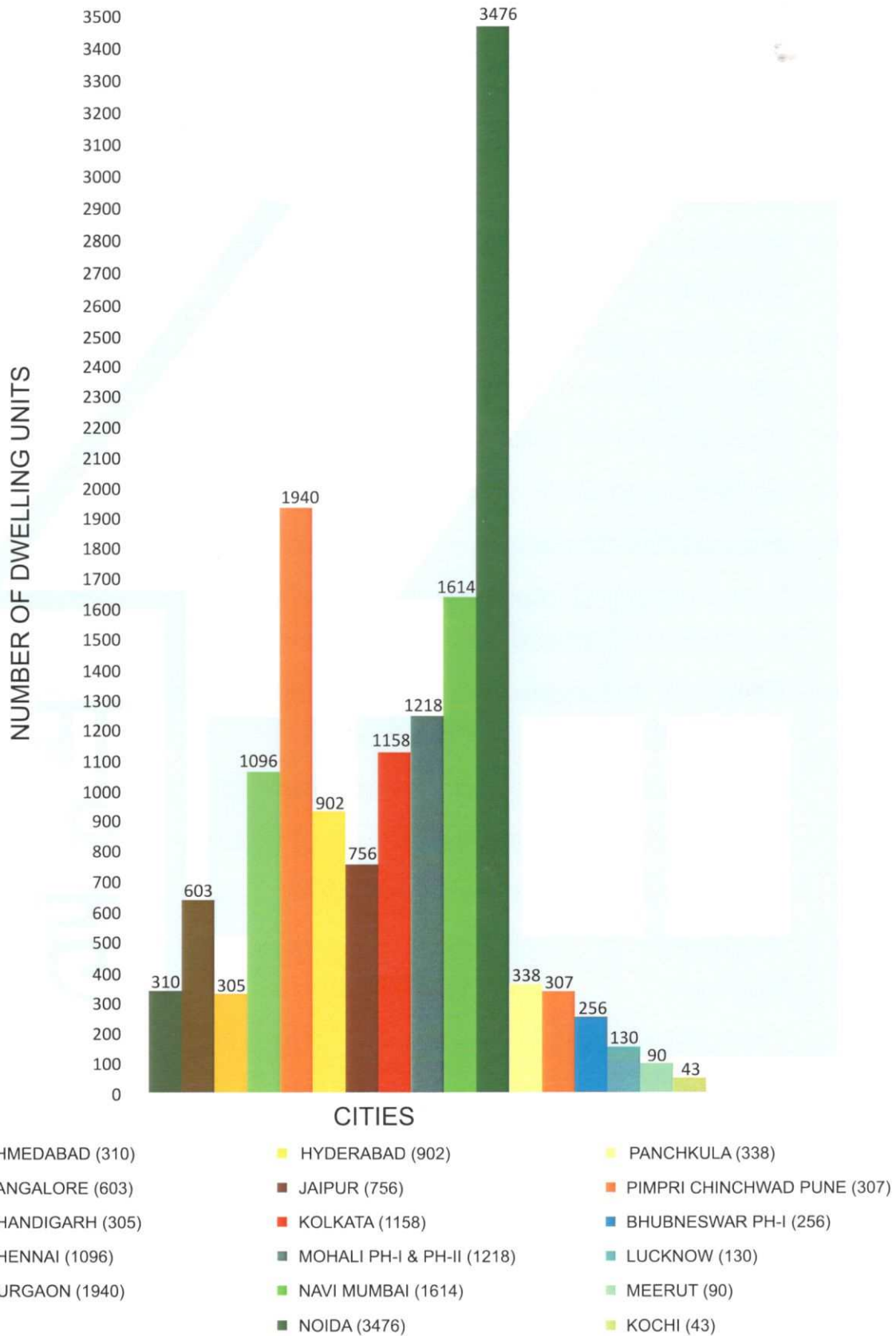


## SALIENT FEATURES

- Dwelling units sold at cost price – no profit element.
- Cost less than market price being charged by real estate developers.
- Beneficiaries include Dr. A. P. J. Abdul Kalam, Former president of India and very Senior Govt. Officers.
- No other organisation of similar nature for providing housing on ownership basis to Central Govt. Employees.
- Good quality of Construction.
- No liability to Govt - self – financing organisation.
- Transparent operations – no hidden charges.
- Specification of dwelling units are almost at par with private builders and better than development authorities.
- Being an Autonomous body of Govt. of India – is reliable and trustworthy.
- Defect liability period – one year extendable to two years.
- Consumer friendly Rules – cancellation, refund etc.
- Planned utilization of space in dwelling unit.
- Guidelines of Real Estate Regulation Act (RERA) are being followed.
- Extensive usage of Solar Energy , Organic Waste Management , Rain Water Harvesting etc in forthcoming projects.
- Proof Consultancy and Vetting of Structural Drawings by IIT/ Government Engg Colleges .



## CUMULATIVE CITYWISE PRESENCE





## Financial Highlights

### Seed capital / Revenue Grant

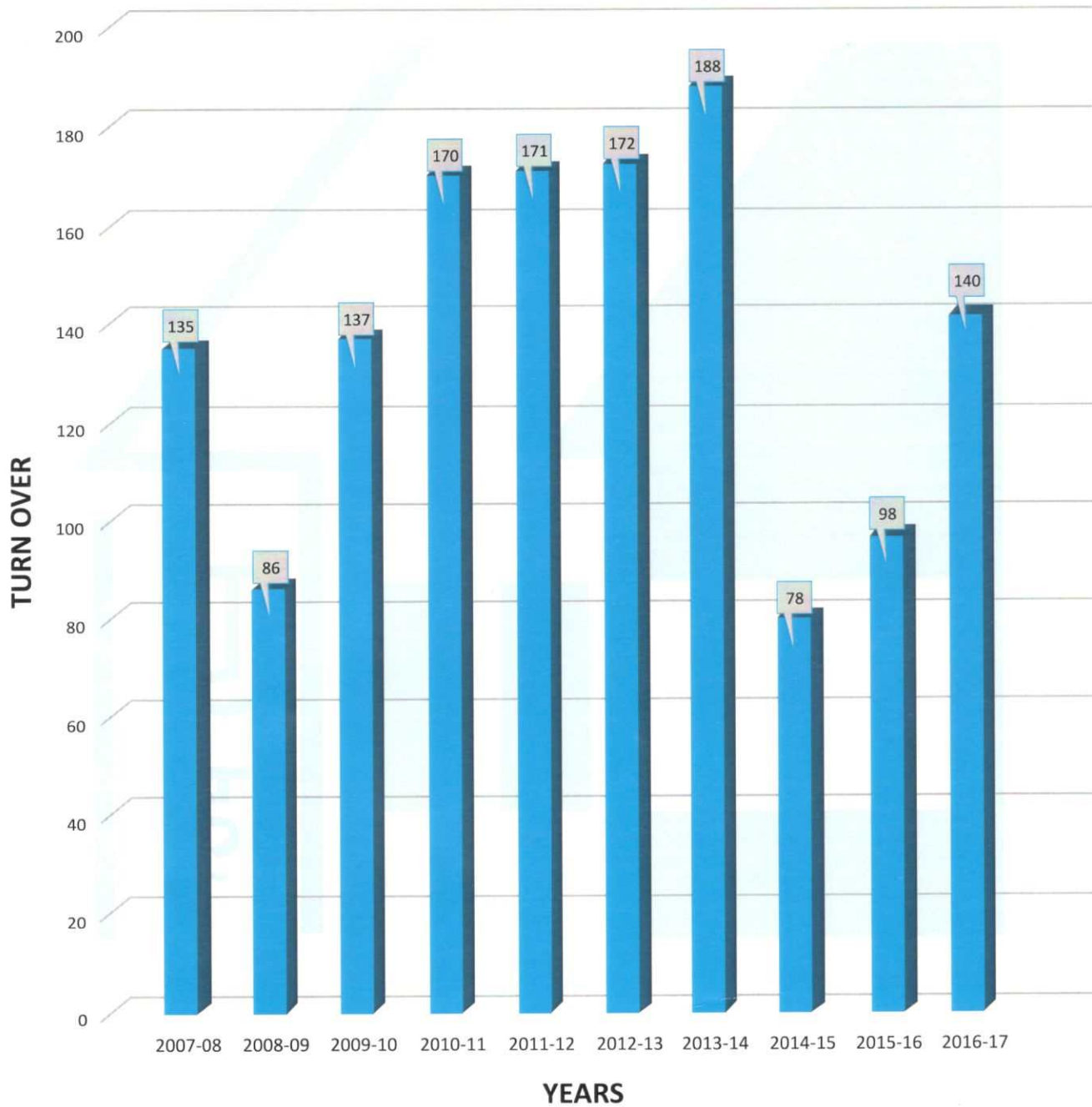
YEAR	SEED CAPITAL (Rs.)	REVENUE GRANT (Rs.)
1990-91	2.00 Crore	05 Lac
1991-92	5.00 Crore	10 Lac
1992-93	3.50 Crore	15 Lac
1993-94	3.50 Crore	15 Lac
1994-95	3.00 Crore	15 Lac
1995-96	1.00 Crore	20 Lac
1996-97	1.00 Crore	10 Lac
1997-98	Nil	10 Lac
1998-99 Till 2004-05	Nil	10 Lac each year
2006-07 Till 2014-15	Nil	10 Lac each year
2015-16	Nil	6.50 Lac
2016-17	Nil	6.50 Lac
Total	19.00 Crore	

### Loans

INSTITUTION	YEAR OF FACILITY AVAILED	AMOUNT (Rs. In Cr.)	NAME OF PROJECT	PRESENT OUTSTANDING AMOUNT (Rs. In Cr.) AS ON 31.03.2017
National Housing Bank	2005-06	27.08	Gurgaon Ph-I	NIL
HUDCO	2007-08	22.00	Mohali Ph-I	NIL
HUDCO	2007-08	20.00	Mohali-II	NIL
NHB Term Loan	2010-11	15.00	General Loan	NIL
NHB	2010-11	10.00	Greater Noida	NIL
NHB	2011-12	30.00	Jaipur	NIL
HUDCO	2013-14	58.00	Greater Noida	NIL
HUDCO	2016-17	14.00	Mohali-II	12.94
	TOTAL	196.08		



## Turn Over During Last Ten Years (₹ In Crores)



## **PUBLIC GRIEVANCE REDRESSAL MECHANISM**

A Public Grievance Cell has been established for delivering responsive and expeditious redressal of grievances received from the citizens. The Cell functions under the charge of Chief Executive Officer, with a designated Public Grievance Officer. A consolidated report is submitted on monthly basis to the Ministry of HUPA as well as to the President, Governing Council of CGEWHO. The name, designation, telephone number and email detail of the Public Grievance Officer are available at CGEWHO website [www.cgewho.in](http://www.cgewho.in). As on 31.03.2017, all Public Grievances Uploaded on [pgportal.gov.in](http://pgportal.gov.in) as well as directly submitted to CGEWHO, have been redressed and there was no pendency towards the same.

## **IMPLEMENTATION OF OFFICIAL LANGUAGE (RAJBHASA)**

During the year, the effort towards implementation of the Official Language Act has been increased and most of the printed matters were undertaken bilingually. The Annual Report of CGEWHO is printed bilingually. Hindi Pakhwara was celebrated by the Organization in the month of September 2016. During the year, four Official Language Implementation Committee Meeting's and four Hindi Workshops were organized.

To promote the use of Hindi, and motivate the employees, following competitions were organized and cash prize/certificates awarded during the year on Hindi Diwas :

- Hindi Essay Competition
- Competition on Progressive Usage of Hindi in Official Work
- Hindi Essay Competition during Vigilance Awareness Week.

Director (F&A) & In-Charge of implementation of Official Language (CGEWHO), wishes to place on record his gratitude to Sh R.K. Dwivedi, Director (Hindi), M/o Housing and Urban Poverty Alleviation for continued help, guidance and support for implementation of Hindi.

## **IMPLEMENTATION OF RTI ACT**

As per RTI Act 2005, Assistant Director (Finance) has been designated and appointed by the Chief Executive Officer, CGEWHO, as CPIO for handling of the RTI queries. Further, Deputy Director (Technical), of CGEWHO has been nominated as Appellate Authority for RTI Appeals. Details pertaining to RTI are informed as well as CGEWHO information is available at CGEWHO website [www.cgewho.in](http://www.cgewho.in). During the year 59 nos RTI applications have been received out of which 05 were rejected and informations towards 54 nos had been provided. Further 15 nos appeals have been received and the same have been dealt with.



## **CITIZENS CHARTER**

The Organisation has promulgated its Citizen's Charter as per the guidelines from its Administrative Ministry. The details regarding vision, missions and clients and services provided to the beneficiaries and public at large have been detailed in the Citizen's Charter duly approved by the Administrative Ministry. Citizen's Charter is available on the website of the Organisation.

## **VIGILANCE**

During the financial year departmental inquiry against 1 serving officer completed and inquiry against 02 Ex-officers and 01 serving officer is going on. Proceeding pertaining to Gurgaon land case are continued in CBI court.

## **FUTURE OUTLOOK**

During the next financial year 2017-2018 CGEWHO aims to continue progress in the projects at Bhubaneswar (Ph-II), Greater Noida (Ph-I) & Chennai (Ph.-III). Planning of projects at SAS Nagar (Mohali), Meerut (Ph-II), and Vishakhapatnam is to be undertaken.

## **NEWS AND PUBLIC INFORMATION**

Detailed information about CGEWHO, its rules, housing projects, latest activities, Citizen's Charter and Public Grievance mechanism are available on website [www.cgewho.in](http://www.cgewho.in). This website is updated periodically.

## **FINANCIAL STATEMENTS**

The financial statements include the Audit Report, Balance Sheet and Income and Expenditure Accounts of the organisation. The financial statements for the year 2016-17 are annexed.



## PROJECTS IN PROGRESS



Greater Noida Project



Bhubaneswar Ph-II Project





Mohali Ph II



Bhubaneswar Ph II



Visit of Joint Secretary (Housing) M/o Housing and Urban Poverty Alleviation Govt. of India and Chairman Executive Committee, CGEWHO to IITF Pragati Maidan 2016



Presenting ISO 9001:2015 Certificate to Secretary M/o Housing & Urban Poverty Alleviation Govt. of India and President Governing Council



**J P R M S & C O .**  
Chartered Accountants

## Independent Auditor's Report

To

**The Members of  
Central Government Employees Welfare Housing Organisation**  
Sixth Floor, A Wing, Janpath Bhavan, Janpath,  
New Delhi-110001

### **REPORT ON THE FINANCIAL STATEMENTS**

We have audited the accompanying Financial Statements of **Central Government Employees Welfare Housing Organisation** ( a society registered under Societies Registration Act, 1860 ), as at **31<sup>st</sup> March 2017**, which comprise the Balance Sheet as at **31<sup>st</sup> March 2017**, and the Income & Expenditure Account for the year ended on that date, and a summary of significant accounting policies and Notes on Accounts.

### **MANAGEMENT'S RESPONSIBILITY FOR THE FINANCIAL STATEMENTS**

Management is responsible for the preparation of these financial statements in accordance with the Societies Registration Act, 1860 and rules made under Bye-laws of the society. This responsibility includes the design, implementation and maintenance of internal control relevant to the preparation of the financial statements that are free from material mis statement, whether due to fraud or error.

### **AUDITOR'S RESPONSIBILITY**

- Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with the Standards on Auditing issued by the Institute of Chartered Accountants of India. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material mis-statement.
- An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the **Society's** preparation and fair presentation of the financial statements that give a true and fair view in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on whether the Society has in place an adequate internal financial controls system over financial reporting and the operating effectiveness of such controls. An audit also includes evaluating the appropriateness of

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E-mail : office@jprms.com, Website : www.jprms.com



accounting policies used and the reasonableness of the accounting estimates made by the management, as well as evaluating the overall presentation of the financial statements.

- We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the financial statements.
- An audit includes examination, on a test basis, evidence supporting the amounts and disclosures in the financial statement. An audit also includes assessing the accounting principles used and significant estimates made by the management, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinion.

## OPINION

In our opinion, as shown by books of society, and to the best of our information and according to the explanation given to us the said accounts together with the significant accounting policies and notes thereon, give a **true and fair view** in conformity with the accounting principles generally accepted in India:

- (i) In the case of Balance Sheet of the **state of affairs** of the **Society** as at **31<sup>st</sup> March, 2017**;
  - (ii) In the case of **Income & Expenditure Account**, of the **deficit** of the **Society** for the accounting year ended on **31<sup>st</sup> March 2017**.
- Subject to above and notes to account, we report that:-
    - a) We have obtained all the information and explanations, which are best to our knowledge and belief, were necessary for the purpose of audit and have found them to be satisfactory.
    - b) In our opinion, proper books of account as required by law have been kept by the **Society** as far as appear from our examination of such books.
    - c) The Balance Sheet and Income & Expenditure Account dealt with by this report, are in agreement with the books of account.
    - d) In our opinion, the Balance Sheet and Income & Expenditure Account comply with the applicable accounting standards issued by the Institute of Chartered Accountants of India (ICAI) to the extent applicable.

Place: Delhi  
Date: 24/08/2017

For **JPRMS & Co.**  
Chartered Accountants  
Registration No: 008882C



**Jatan Jain**  
Partner  
Membership No. 076159

**BALANCE SHEET**

As on 31st March 2017

(Amount in ₹)

PARTICULARS	Sch.	Year ended on 31/03/2017	Year ended on 31/03/2016
<b>[A] FUND AND LIABILITIES</b>			
<b>CORPUS/CAPITAL FUND</b>	<b>1</b>	190,000,000.00	190,000,000.00
<b>RESERVE &amp; SURPLUS</b>	<b>2</b>	366,823,601.63	355,423,601.63
<b>EARMARKED/ENDOWMENT FUND</b>	<b>3</b>	13,256,483.19	12,292,993.19
<b>SECURED LOANS &amp; BORROWINGS</b>	<b>4</b>	129,424,763.00	434,855,090.00
<b>CURRENT LIABILITIES &amp; PROVISIONS</b>			
Members Instalments(Schemes)	<b>5</b>	20,732,044,269.71	18,206,454,451.36
Sundry Creditors/ EMD/ Retention Money	<b>6</b>	283,835,930.74	253,087,500.74
Expenses Payable	<b>7</b>	8,832,310.00	15,600,998.88
Provisions,Duties & Taxes	<b>8</b>	186,213,399.00	200,796,636.00
<b>Total [A]</b>		<b>21,910,430,757.27</b>	<b>19,668,511,271.80</b>
<b>[B] ASSETS</b>			
<b>FIXED ASSETS</b>	<b>9</b>	1,154,266.39	1,150,507.90
<b>CURRENT ASSETS</b>			
Land Bank	<b>10</b>	671,925,995.20	544,034,892.20
Project Expenses(WIP)	<b>11</b>	19,705,975,958.42	18,432,346,989.36
Cash & Bank Balance	<b>12</b>	1,409,567,911.15	627,283,818.44
Closing Stock of Saleable Forms		63,224.00	70,583.00
<i>Loans ,Advances &amp; Deposits</i>			
Mobilisation Advance	<b>13</b>	15,500,000.00	2,710,413.00
Duties & Taxes	<b>14</b>	15,286,496.00	245,342.00
Advance & Security Deposits	<b>15</b>	90,956,906.11	60,668,725.90
<b>Total [B]</b>		<b>21,910,430,757.27</b>	<b>19,668,511,271.80</b>
<b>Significant Accounting Policies</b>	<b>22</b>		
<b>Notes on Financial Statements</b>	<b>23</b>		

The accompanying Schedules from 1 to 23 are integral part of the Financial Statements

As per our report of even date attached

Central Government Employees Welfare Housing Organisation

For J P R M S & Co.  
Chartered Accountants  
Registration No: 008882C



**Jatan Jain**  
Partner  
Membership No. 076159

*Ashukla*

**Ajay Shukla**  
Asstt. Accounts Officer

*K.C. Aggarwal*

**K.C. Aggarwal**  
Asst. Director (Fin.)

*R.C. Agarwal*

**(R.C. Agarwal)**  
Director (Fin.)

*Bhupinder Singh*

**(Bhupinder Singh)**  
Chief Executive Officer

Place : Delhi  
Date : 24.08.2017



## INCOME & EXPENDITURE ACCOUNT

For the Year Ended as on 31st March 2017

(Amount in ₹)

PARTICULARS	Sch.	Year ended on 31/03/2017	Year ended on 31/03/2016
<b>[A] INCOME</b>			
- Income From Sales & Services	16	10,200,168.00	3,135,848.00
- Grants & Subsidies		650,000.00	650,000.00
- Fees & Subscription	17	1,206,700.00	393,000.00
- Interest	18	1,712,116.00	8,339,021.00
- Other Incomes	19	502,584.00	557,677.00
<b>Total (A)</b>		<b>14,271,568.00</b>	<b>13,075,546.00</b>
<b>[B] EXPENDITURE</b>			
- Establishment Expenses	20	42,986,543.81	40,530,914.15
- Other Administrative Expenses	21	10,543,879.50	7,825,273.36
- Depreciation	9	518,568.51	474,375.36
<b>Total [B]</b>		<b>54,048,991.82</b>	<b>48,830,562.87</b>
<b>Excess Of Expenditure Over Income(B-A)</b>		<b>39,777,423.82</b>	<b>35,755,016.87</b>
<b>Allocated To Projects As under:</b>			
- Bhubaneshwar Phase-II		6,897,020.54	2,784,833.90
- Greater Noida		27,066,022.44	11,316,428.68
- Mohali Phase-II		-	20,732,285.94
- Mohali SAS Nagar		1,443,160.09	921,468.35
- Chhenai Phase-III		4,371,220.75	-
<b>Total</b>		<b>39,777,423.82</b>	<b>35,755,016.87</b>
Significant Accounting Policies	22		
Notes on Financial Statements	23		

The accompanying schedules from 1 to 23 are integral part of the Financial Statements

As per our report of even date attached

Central Government Employees Welfare Housing Organisation

For J P R M S & Co.  
Chartered Accountants  
Registration No: 008882C

  
**Ajay Shukla**  
Asst. Accounts Officer

  
**K.C. Aggarwal**  
Asst. Director (Fin.)

  
**Jatan Jain**  
Partner  
Membership No. 076159

  
**(R.C. Agarwal)**  
Director (Fin.)

  
**(Bhupinder Singh)**  
Chief Executive Officer

Place : Delhi  
Date : 24.08.2017



## ACKNOWLEDGEMENTS

CEO wishes to place on record his gratitude to the Hon'ble Minister of Housing & Urban Affairs for all the help, guidance, and support provided. The organization wishes to place on record its appreciation for the guidance provided by the Secretary, M/o Housing & Urban Poverty Alleviation & President, Governing Council, CGEWHO, Joint Secretary (Housing) & Chairman, EC, Joint Secretary & FA, Joint Secretary (HFA) and Director Urban Renewal Mission for their continued support. The CEO hereby accord his deep appreciation of the valuable services and dedicated efforts of the CGEWHO employees at all levels.

## Reference Information

### Registered Office

CENTRAL GOVT. EMPLOYEES WELFARE HOUSING ORGANISATION

Ministry of Housing and Urban Affairs Govt. of India

(An ISO 9001 : 2015 Organisation)

Sixth Floor, 'A' Wing, Janpath Bhawan, Janpath, New Delhi - 110 001

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Visit us at: [www.cgewho.in](http://www.cgewho.in), E-mail: [cgewho@nic.in](mailto:cgewho@nic.in)

### Statutory Auditors

M/s JPRMS & Co.

Chartered Accountants,

7, LGF, Shrestha Vihar, Delhi-110092

### Bankers

- Canara Bank, South Extension, New Delhi.
- Punjab National Bank, Janpath, New Delhi.

## Senior Executives



**Bhupinder Singh**  
Chief Executive Officer



**M. Narayanan**  
Director (Technical)



**R.C. Agarwal**  
Director (F & A)



**A.K. Purswani**  
Deputy Director  
(Technical-I)



**P.K. Wadhwa**  
Deputy Director  
(Administration-I)



**M.K. Maity**  
Deputy Director  
(Administration-II)



**Gagan Gupta**  
Deputy Director  
(Technical-II)



**K.C. Aggarwal**  
Assistant Director  
(Finance)



**Arun Kumar Singh**  
Assistant Director  
(Administration)





## COMPLETED PROJECTS



Chennai, Ph-I : 524 DUs  
Completion Year : October, 1995



Nerul : 384 DUs  
Completion Year : June, 1996



Panchkula, Ph-I : 98 DUs  
Completion Year : January, 1997



Noida, Ph-I : 692 DUs  
Completion Year : September, 1997



Kolkata, Ph-I : 576 DUs  
Completion Year : October, 1997



Kharghar : 1230 DUs  
Completion Year : September, 1998



Noida, Ph-II : 508 DUs  
Completion Year : September, 1998



Gurgaon, Ph-I : 1088 DUs  
Completion Year : July, 1999



Chandigarh : 305 DUs  
Completion Year : May, 2000



Bangalore : 603 DUs  
Completion Year : March, 2001



Hyderabad, Ph-I : 344 DUs  
Completion Year : July, 2001



Kochi : 43 DUs  
Completion Year : June, 2011



Gurgaon, Ph-II : 852 DUs  
Completion Year : September, 2002



Pune, Ph-I : 159 DUs  
Completion Year : January, 2003



AIMT, Ph-I :  
Completion Year : March, 2005



Noida, Ph-IV : 720 DUs  
Completion Year : February, 2005



## COMPLETED PROJECTS



Mohali, Ph-II : 615 DUs  
Completion Year : 2016



Ahmedabad : 310 DUs  
Completion Year : October, 2005



Jaipur, Ph-I : 184 DUs  
Completion Year : October, 2005



Hyderabad, Ph-II : 178 DUs  
Completion Year : February, 2006



Panchkula, Ph-II : 240 DUs  
Completion Year : July, 2006



Noida, Ph-V : 576 DUs  
Completion Year : March, 2007



AMIT, Ph-II :  
Completion Year : March, 2007



Lucknow : 130 DUs  
Completion Year : August, 2008



Pune, Ph-II : 148 DUs  
Completion Year : December, 2008



Chennai, Ph-II : 572 DUs  
Completion Year : February, 2012



Jaipur, Ph-II : 572 DUs  
Completion Year : March, 2012



Hyderabad, Ph-III : 380 DUs  
Completion Year : October, 2012



Mohali, Ph-I : 630 DUs  
Completion Year : April, 2013



Bhubaneswar, Ph-I : 256 DUs  
Completion Year : January, 2013



Meerut, Ph-I : 90 DUs  
Completion Year : December, 2013



Kolkata, Ph-II : 582 DUs  
Completion Year : November, 2014



# **CENTRAL GOVERNMENT EMPLOYEES WELFARE HOUSING ORGANISATION**

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Sixth Floor, A Wing, Janpath Bhavan,  
Janpath, New Delhi-110001