



## PRESIDIA ARAYA RESIDENTS WELFARE ASSOCIATION

(Registered under HRRS 2012, Reg No #HR/018/2018/03309)

GSTIN : 06AAEAR3820N1ZC

Date :- 05-04-2021

PARWA / 16-GS / 2021

Dear Fellow Owners/Residents,

**Re: CAE Increase of Rs.0.15 per sq ft. per month**

Pioneer Urban has communicated a decision to increase the Common Area Electricity (CAE) charges by Rs.0.15 per square foot per month with effect from April 1, 2021.

PARWA had written a letter to Pioneer Urban dated March 26, 2021 to explain this increase and to provide the relevant data that has been used by them to enforce this increase and hold this increase till such time we review it with them. We have received no reply from Pioneer Urban nor any data or explanation on the increase.

As the electricity charges are pre-paid and deducted from the advance paid from the meter, residents are forced to pay this increase. It is hence suggested to ALL RESIDENTS to deduct the equivalent amount from the CAM payments effective April 1, 2021 until a proper explanation comes forth from Pioneer Urban.

Deductions from CAM should be calculated for April 1, 2021 to June 30, 2021:

***(No. of days in Q2 /365 x 12) X (Super Area of your flat) X (Rs.0.15x1.18)***

As an example a flat of Presidia Tower-B1802 shall be as follows

***(91/365\*12) X (4795) X (0.15x 1.18) = Rs 2,539. - (example for Presidia Tower B flat only)***

which amount we suggest be deducted from your CAM payment based on your flat super area mentioned on your CAM Invoice.

When we all receive the explanation and data from Pioneer Urban and are convinced the increase is reasonable and required, residents can proceed to pay the deducted or agreed amount towards next CAM bill.

We trust you to follow our suggestion and withhold this unexplained increase of CAE for the time being. We also hope that Pioneer Urban is transparent in showing and explaining us the data/bills/calculations of this CAE increase and forward for an open discussion if they have nothing to hide.

Thanking you

PARWA TEAM

**E-mail** parwamanagement@gmail.com

**Office** Presidia Araya Residential Complex, Sector-62, CRPF Road, Gurugram, Haryana-122001