



FORM 5(See Regulation 4)
ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANTS CERTIFICATE

To,
M/S. Five Star Shelters
Project: ANP - ATLANTIS -Phase I (ABCDEF)
Plot number 18/5 (P), 12/6(P), Rahatani,
Haveli, Pune 411017.

SUBJECT : Report on Statement of Accounts on project fund deposit, utilization and withdrawal by M/S. Five Star Shelters for the period from 01-04-2020 to 31-03-2021 with respect to MahaRERA Regn Number P52100024229.

1. This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 read along with the Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2017.
2. I/We have obtained all necessary information and explanation from the Promoter, during the course of our audit, which in my/our opinion are necessary for the purpose of this certificate.
3. I/We hereby confirm that I/We have examined the prescribed registers, books and documents, and the relevant records of (Promoter) for the period ended 31-03-2021 and hereby certify that:

A. Deposits:

Sr.no.	Particulars	For this Fiscal year	Total for this project till date
1	Total amount collected from allottees	77,77,32,919	81,05,06,450
2	% of amount to be deposited as per the Act	70.00%	70.00%
3	Amount to be deposited as per the Act (1*2)	54,44,13,043	56,73,54,515
4	Total amount deposited in the Designated Bank Account	53,34,37,468	55,63,78,733
5	% of amount deposited in the designated Bank account[(4)/(1)*100]	68.59%	68.65%
6	Shortfall/Excess deposit (3-4)	1,09,75,575	1,09,75,782

Amount collected/deposited at Sr. No. 1 & 2, shall not include pass through charges and indirect taxes.

Has the required proportion of money collected from allottees of the project units, as specified in the act, deposited in the Designated RERA Bank Account? - No, the amount is lying as balance in the collection account and is transferred to RERA designated account subsequent to 31.3.21

If No. Please mention the amount not deposited - The difference is as follows -

The designated RERA account a/c is SBI BANK-39684211539(existing) & Axis Bank-919020087556457(earlier)

B. Withdrawals

Sr.no.	Particulars	For this Fiscal year	Total for this project till date
1	Opening Balance of Designated Bank Account	50,000	-
2	Total Deposits	53,34,37,468	55,63,78,733
3	Total amount withdrawn	52,45,90,248	54,74,81,513
4	Closing Balance	88,97,220	88,97,220

As specified in the Act, amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting period - Yes, as on 31-03-2021

If No. Please mention the amount not deposited - Not Applicable

Sr. No.	Date of withdrawal	Amount of Excess Withdrawals
	NA	NA

Lloyds Chambers, Office No.410, Block III, 409, Mangalwar Peth, Near Ambedkar Bhavan, Pune 411011.

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C.Utilisation

I/We certify that, the M/S.Five Star Shelters has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act.

If No. Please mention the amount not deposited - Not Applicable

Sr. No.	Date	Amount not utilised for Project Cost
	NA	NA

D.Any Qualifications / Observations of CA

1	The designated RERA account a/c is SBI BANK-39684211539(existing) & Axis Bank-919020087556457(earlier)
2	The shortfall of deposit in RERA account is due to balance in the escrow account as on 31.03.2021



Agreed and Accepted by:
M/S.Five Star Shelters

Signature of Promoter
Name:
Date:10-10-2022

Yours Faithfully,
M S P A & Associates
Chartered Accountants
FRN-155160W



Milind Sharma
(Partner)
M.No : 048897
Date :10-10-2022
Place: Pune
UDIN-22048897BFCJLY3294

