



FORM 5

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To,
M/s Global Housing Ventures,
Banglow No.3, Bharat Nagar,
Gymkhana Road
Dombivli East- 421201.

Subject : Report on Statement of Accounts on project fund deposit, utilization and withdrawn by M/s. Global Housing Venture for the period from 01/04/2018 to 31/03/2019 with respect to New Shivneri Darshan Co-operative Housing Society Limited, RERA Regn. Number P51700015559

1. This certificate is issued accordance with 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. We have obtained all the necessary information and explanation from the Company, during the course of our audit, which in our opinion are necessary for the purpose of this certificate.
3. We hereby confirm that We have examined the prescribed registers, books and documents, and the relevant records of M/s. Global Housing Venture with respect to New Shivneri Darshan Co-operative Housing Society Limited Project produced before us for the period ended 31st March, 2019 and hereby certify that:

A. Deposits

Sr. No		For F.Y 2018-19	Total for this project till 31/03/2019
1	Total amount collected from allottees	0.00	0.00
2	% of amount to be deposited as per act	70.00	0.00
3	Amount to be deposited as per act (1*2)	0.00	0.00





4	Total amount deposited in the Designated Bank Account	0.00	0.00
5	% of Amount deposited in Designated Bank Account $[(4)/(1)*100]$	0.00	0.00
6	Excess deposit (3-4)	0.00	0.00

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

If No, Please mentioned the amount not deposited. –

During the Financial year 2018-19 no amount has been deposited in RERA designated bank from allottees.

B. Withdrawals

		For F.Y 2018-19	Total for this project till 31.03.2019
1	Opening Balance of Designated Bank Account	50,000.00	0.00
2	Total Deposits	22,00,000.00	22,50,000.00
3	Total amount withdrawn	22,13,153.00	22,13,153.00
4	Closing Balance	36,847.00	36,847.00

As specified in the act, all the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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/No)

If No, Please provide the below the details:





During the year 2013-14 the firm has not obtained form 2A and form 3 for withdrawal
From designated bank.

Sr. No.	Date of Withdrawal	Amount of excess Withdrawals
1	--	----

C. Utilization

I/We certify that the M/s. Global Housing Venture in respect of New Shivneri
Darshan Co-operative Housing Society Limited Project has utilized the
amounts withdrawn from designated bank account towards project cost only,
as specified in the act

If No, please provide the below details:

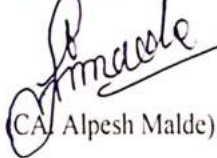
Sr. No.	Date		Amount not utilized for project cost
1	--	---	----

D. Any Qualifications /Observations

Note: Please refer Annexure for RERA audit report

Yours Faithfully

Kale Malde & Co.
Chartered Accountants
FRN: 154422W


(CA Alpesh Malde)



MRN: 138034

UDIN: 22138034APXNLJ8949

Date: 22/08/2022
Place: Dombivli

Kale Malde & Co.
Chartered Accountants



1, Shivkrupa Building
Patharli Road, Shelar Naka,
Dombivali (East)- 421 201
Mob:08692000600
E-mail: alpesh1804@gmail.com

Agreed and Accepted by

For Global Housing Venture
For GLOBAL HOUSING VENTURE

Partner

Date: 26.08.22

Prumal
PARTNER



M/s. Global Housing Venture
Annexure to RERA Audit Report

- 1) This certificate is being issued as per third proviso to section 4(2)(1)(d) of 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 websites) Rules 2017 and based on the records and documents produced and explanation provided to us by the management of the firm.
- 2) We have relied on the Management Representation received from the company for the compliance made in accordance with the provisions of RERA Act.
- 3) During the year, part of the amount collected was deposited in bank account which is not designated bank account Rs. 76, 32,000/- Loan from Partner of the firm and same was utilized for the Payment of cost of Project amounting Rs. 75,49,567/-.
- 4) During the F.Y 2018-19, total deposits of designated bank account of Rs. 22,00,000/-- which includes loan received from Partner of the firm and their relative amounting to Rs.22,00,000/-
- 5) During the F.Y 2018-19, total amount withdrawn from designated bank account of Rs. 22,13,153/- which include Rs. 1,25,000/- paid to partner of the firm and Rs. 20,88,153/- for the cost of project.
- 6) During the firm has not obtained from 3 from Chartered Accountant for Withdrawal of funds Designated Bank, however uncertified form was made available to us.
- 7) The company has not obtained timely certificate from Engineer, an Architect.

