



JOSHI & KULKARNI
CHARTERED ACCOUNTANTS

G.T.S. No. 106/10, "UTKARSH",
Bharati Niwas Society, Sahakaradan Path,
Prabhat Road Lane No. 14,
Erandwane, Pune - 411004
Phone : (020) 25464901 / 25464913
Fax No. : 25467853
E-mail : joku@joshikulkarni.com

Ref: J&K/bhk/22/22 - 23

FORM 5

(See Regulation 4)

**ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE**

Date: 26.04.2023

To,

B G Shirke Redevelopment & Gas Private Limited
72-76, Industrial Estate, Mundhwa
Pune-411036.

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by
B. G. Shirke Redevelopment & Gas Private Limited for the period from 01.04.2021 to
31.03.2022 with respect to Maha RERA Regn. Number P51800033728

Management Responsibility

The maintenance and preparation of the Statement of accounts of the Project, including the creation and maintenance of all accounting and other records supporting its contents including allocation of expenses is the responsibility of the management of the Promoter. This includes compilation of the financial information pertaining to utilization and withdrawal of the project fund in compliance with the provisions of RERA and rules made thereunder. The promoters management is also responsible for the designing, implementing and maintaining internal control relevant to the preparation and presentation of the Statement, and applying an appropriate basis of preparation; and making estimates that are reasonable in the circumstances.

Auditor's Responsibility

It is our responsibility to provide a reasonable assurance in the form of an opinion, based on our examination of the financial information pertaining to the Project fund utilization and withdrawals, from the audited books of account and other relevant records and documents maintained by the promoter. The same does not include evaluation/verification of the adherence by the promoter with the applicable other terms & condition under the provisions of RERA and rules made thereunder.

We conducted our examination of the financial information required to be furnished in the Return in accordance with the Guidance Note on Reports or Certificates for Special Purposes issued by the Institute of Chartered Accountants of India. The Guidance Note requires that we comply with the ethical requirements of the Code of Ethics issued by the Institute of Chartered Accountants of India.

We have complied with the relevant applicable requirements of the Standard on Quality Control (SQC 1), Quality Control for Firms that Perform Audits and Reviews of Historical Financial Information, and Other Assurance and Related Services Engagements.



- 1 This certificate is issued in accordance with the provision 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 explanations from the Promoter, 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 **B. G. Shirke Redevelopment & Gas Private Limited** for the year ended 31.03.2022 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	79,13,580	79,13,580
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	55,39,506	55,39,506
4	Total amount deposited in the Designated Bank Account	-	-
5	% of Amount deposited in Designated Bank Account [(4)/(3)*100]	0.00%	0.00%
6	Shortfall/(Excess) deposit (3-4)	55,39,506	55,39,506

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? (Yes/No) **NO**

If no, please mention the amount not deposited. - Rs. 55,39,506/- (Refer A.6 above)

B. Withdrawals

Sr. No.	Particulars	For this fiscal year	Total for this project till date
1	Opening Balance of Designated Bank Account	-	-
2	Total Deposits	-	-
3	Total amount withdrawn	-	-
4	Closing Balance	-	-

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) **N.A.**

If No, please provide the below mentioned details:-

Sr No.	Date of withdrawal	Amount of Excess Withdrawals
	N.A.	



C. Utilisation

We hereby certify that the B G Shirke Redevelopment & Gas Private Limited has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act. - N.A.

If No, please provide the below mentioned details:- N.A.

Sr No.	Date of withdrawal	Amount not utilised for Project Cost
	N.A	

D. Any Qualifications/Observations of CA

1. We bring to your notice that, as on 31.03.2022 the Company did not have any RERA Bank accounts. The company collected advances of Rs. 79,13,580 /- from the prospective buyers as on 31.03.2022. Advance were deposited in other bank account of the company. It may be noted that, as on 31.03.2022, the amount of expenditure actually incurred by the company for the project under consideration was much higher than the amount of advance mentioned above.

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Restriction on Use

This Report has been issued solely to enable the Promoter to comply with the requirements of RERA and rules made thereunder and should not be used for any other purpose, or referred to any of the document, or distributed to anyone without our prior written consent. Our obligations in respect of this certificate are entirely separate from, and our responsibility and liability are in no way changed by any other role we may have (or may have had) as auditors of the promoter company or otherwise. Nothing in this certificate, nor anything said or done in the course of or in connection with the services that are the subject of this certificate, will extend any duty of care we may have in our capacity as auditors of the Company.

Agreed and Accepted by:



Signature of Promoter

Date : 27/04/2023

Yours faithfully,
For Joshi & Kulkarni
Chartered Accountants
[F.R.N. 115751 - W]


(B. H. Kulkarni)
Partner
M. No. 035634



UDIN : 23035634BGXJRD6426
Date : 26.04.2023