



Amitha Shetty & Co.

Chartered Accountants

Annexure F

FORM 5

(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

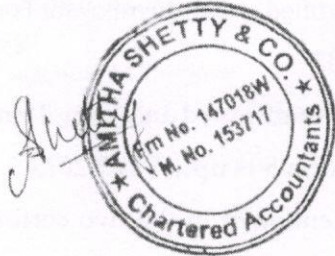
CHARTERED ACCOUNTANTS CERTIFICATE

To,

MAZAGON DOCK NIVARA CO-OP HSG SOC LTD
PLOT NO.3, SUB PLOT 'J'
NEW PANVEL, RAIGAD 410206.

Sub: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by MAZAGON DOCK NIVARA CO-OP HSG SOC LTD for the period from **01.04.2022 to 31.03.2023** with respect to MahaRERA Regn. Number **P52000047201**

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 Agent, Rates of Interest and Disclosures on Website) Rules, 2017.
2. We have obtained all necessary information and explanation from the MAZAGON DOCK NIVARA CO-OP HSG SOC LTD, 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 MAZAGON DOCK NIVARA CO-OP HSG SOC LTD for the period ended 31.03.2023 and hereby certify that.



A. Deposits:

Sr. No.		For the Fiscal year (F.Y) Ended 31.03.2023	Total for this project till date 31.03.2023
1	Total amount collected from allottees	1,17,33,080	1,17,33,080
2	% of amount to be deposited as per act.	70%	70%
3	Amount to be deposited as per Act. (1*2)	82,13,156	82,13,156
4	Total amount deposited in the Designated Bank Account	92,63,156	92,63,156
5	% of Amount deposited in the Designated Bank Account [(4)/(1) * 100]	79%	79%
6	Shortfall / Excess deposit (3-4)	-10,50,000 (See Sch-D)	-10,50,000

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? Ans :(Yes)

If No, Please mention the amount not deposited

B. Withdrawals

Sr. No.		For the Fiscal year	Total for this project till date
1	Opening Balance of Designated Bank Account		
2	Total Deposits	92,63,156	92,63,156
3	Total amount withdrawn	92,63,156	92,63,156
4	Closing Balance	0	0

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?

There is slight difference in the amounts mentioned in Form 3 and Form 5 since the Form 3 is as on 15.03.2023 and Form 5 is upto 31.03.2023.

The details of difference in the amounts mentioned in the two certificates due to time difference is given hereunder.-



Amount Withdraw as per Form 5 92,63,156/-
Amount Withdraw from the Designed Bank A/c 30,30,160/-
Difference 62,32,996

If No Please provide the below details:-

Sr. No.	Date of withdrawal	Amount of Excess withdrawals
1		

C. Utilisation

We certify that, MAZAGON DOCK NIVARA CO-OP HSG. SOC. LTD. 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 of CA

Sr. No.	
1	There is Excess of Rs.10,50,000/- as the Bank has wrongly deposited Rs.10,50,000/- in Rera Escro a/c. instead of Rera Receivable A/c dt 06.03.2023

Yours faithfully

For Amitha Shetty & Co

(Amitha Shetty)
Proprietor

UDIN No. 23153717BGZKJK1421

Membership No. 153717

Date : 15/09/2023

MAZAGON DOCK NIVARA CO-OP. HOUSING SOCIETY LTD.

Agreed and Accepted by

Secretary *Sarwant*

Signature of Promoter

Name: *Gudhakar Sarwant*

Date: *28/09/2023*