



FORM 5 ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To,
Kalpak Developers,
102, Veer Shanti,
Kranti Chowk, Aurangabad

Date: 24-06-2023

SUBJECT : Report on Statement of Accounts on project fund deposit. utilization and withdrawal by Kalpak Developers for the period from 15/07/2021 to 31/03/2023 with respect to project of Udyog Kalpak having MahaRERA Registration No.P51500029919.

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 & Disclosures on Website) Rules, 2017.

2. We have obtained all the necessary information and explanation from the Firm, 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 Kalpak Developers for the period ended 31/03/2023 and hereby certify that:

A Deposits :

Sr. No.	PARTICULARS	For the Financial Year	Total for this project the date
1	Total amount collected from allottees	1,27,40,000.00	6,99,40,000.00
2	% of amount to be deposited as per act	70.00%	70.00%
3	Amount to be deposited as per act (1*2)	89,18,000.00	4,89,58,000.00
4	Total amount deposited in the Designated	1,00,97,500.00	5,10,13,358.00
5	% of amount deposited in the Designated	79.26%	72.94%
6	Shortfall/Excess deposit (3-4)	11,79,500.00	20,55,358.00

The required proportion of money collected from allottees of the project units, as specified in the act, has deposited in the Designated RERA Bank Account

B Withdrawals

Sr. No.	PARTICULARS	For the Financial Year	Total for this project the date
1	Opening Balance of Designated Bank	23,45,000.00	-
2	Total Deposits	1,00,97,500.00	5,10,13,358.00
3	Total Amount Withdrawn	1,24,42,500.00	5,10,13,358.00
4	Closing Balance	-	-



As specified in the Act, All amount withdrawn during the year from designated RERA Bank account were within the withdrawal limit as certified under the relevent Form 1, Form 2 and Form 3 issued during the reporting period.

C Utilisation

We certify that, the Kalpak Developers, has utilised the amounts withdrawn from Designated Bank account towards project cost only, as specified in the act

D Any Qualifications/Obsevatons By CA

1	
2	
3	

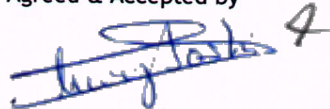
Yours Faithfully,



Signature of Chartered Accountant
For Sunil Salunke & Associates
CA Sunil Salunke
Membership No.:105421
UDIN : 23105421BGUQXG1872



Agreed & Accepted by



Signature of Promoter
(For & Behalf of Kalpak Developers)
Name :Shodhan Joshi
Date :

NOTES

- 1 Base which has been taken for commencement date of the project is the Commencement certificate.
- 2 Details regarding Receipts & Withdrawal of funds have been taken on the basis of information and explanation provided by the management.