

FORM 5

(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS**CHARTERED ACCOUNTANT CERTIFICATE****DATE : 20.10.2024****To.**

M/S Radhika Construction Company
RP 26, Near Ganpati Visarjan Talav,
Milap Nagar, MIDC,
Dombivli – East, Thane – 421 203

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by **M/s Radhika Construction Company** for the project “ **Trinity – Shashank Saptashrung** ” situated at **CTS No 3084, S. No 65, Hissa No 5 At , Dombivali , Kalyan, Thane, Maharashtra – 421202** for the period from **14th March 2024 to 31st March 2024** with respect to **MahaRERA Registration Number P51700055300**

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 have obtained all necessary information and explanation from the Promoter, during the course of our audit, which in my opinion are necessary for the purpose of this certificate.
3. I hereby confirm that I have examined the prescribed registers, books and documents, and the relevant records of **M/s Radhika Construction Company** for the project “**Trinity - Shahshank Saptashrung** ” for the period ended **31st March 2024** and hereby certify that



A. Deposits:

		Total for the fiscal year ending 31 st March 2024	Total for this project till 31 st March 2024
	Bank Name : Bank Account Number :	Indian Overseas Bank 088502000002646	
1.	Total amount collected from allottees	0	0
2.	% of Amount to be deposited as per act	70%	70%
3.	Amount to be deposited as per act (1*2)	0	0
4.	Total amount deposited in the Designated Bank Account	0	0
5.	% of Amount deposited in Designated Bank Account [(4)/(1)* 100]	0%	0%
6.	Shortfall/Excess deposit (3-4)	0	0

NOTES :

- 1) Amount collected / deposited at Sr no 1 & 3 do not include any pass through charges and indirect expenses.
- 2) Has required portion of money collected from allottees of the project units, as specified in the act is deposited in Designated Bank A/c ? NO

The promoter has opened the RERA A/C with Indian Overseas Bank having account number 088502000002646 as designated RERA Account on 02.02.2024 i.e before applying for registration but no amount out of collected from allottees is deposited in the RERA Account for period referred in given audit report.

As observed from books of accounts provided to me, amount collected as advances from allottees of project are collected / deposited in other than designated rera bank account as follows :

- a) Rs.75,50,000 is received in Indian Overseas Bank A/C No.088502000002633



during FY 2023-24 and entire such amount is received in advance before application for registration of project.

b) Rs. 96,23,000 is received in Indian Overseas Bank A/C No. 088502000002594 during FY 2023-24

- Rs.34,01,000/- is received before application for registration made
- Rs.59,11,000/- was received after application of project but before registration of the project.
- Rs.3,11,000/- is received after date of registration certificate of project.

Rs. 96,23,000/-

B. Withdrawals :

		Total for the fiscal year ending 31 st March 2024	Total for this project till 31 st March 2024
	Bank Name : Bank Account Number :	Indian overseas Bank (RERA DESIGNATED) 088502000002646	
1.	Opening Balance of Designated Bank Account	0	0
2.	Total Receipts		
	Received From Customer	0	0
	GST Collected	0	0
	Inter Bank transfer	5000	5000
	Other Receipts	0	0
		5000	5000
3.	Total amount withdrawn		
	Project Expense	0	0
	Other Payments	0	0
	Inter Bank Transfer	0	0
4.	Closing Balance	5000	5000



NOTES :

- 1) Amount of Rs. 5000 Received in Designated RERA Account is on account of opening of account and not a deposit out of amount collected.
- 2) As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account was within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting period ? YES

NOTE : Entire Project Expenditure was incurred from non- designated RERA Account during the year incurred during the year.

C. UTILISATION :

I Certify that, the **M/s Radhika Construction Company.** has utilized the amount withdrawn from designated bank account during the year towards project "**Trinity - Shahshank Saptashrung**" in project cost

D. ANY QUALIFICATIONS / OBSERVATIONS OF CA.

- Project was registered as on 14.3.2024 so this audit report for project is issued for period 14.3.2024 to 31.3.2024.
- The Promoter is maintaining Indian Overseas Bank having Account No. 088502000002646 as their RERA Designated Account for project "**Trinity - Shahshank Saptashrung**"
- During the year all project expenses are incurred from other than Rera Designated bank a/c.

➤ Rs. 2,40,22,433/- is incurred from A/c No. 088502000002594 as project expenses.

➤ Rs. 71,25,363/- is incurred from IOB A/c No. 088502000002633 as project expenses.

Project Expenses include alternate accomodation expense, architect consulting fees, testing charges, creation of corpus fund, payment to contractor etc

- I am not statutory auditor of M/s Radhika Construction Company.. Hence upon appointment by the management I have signed Form 5.



NIKITA LAPSHIA

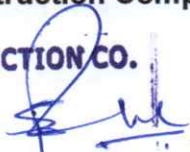
CHARTERED ACCOUNTANTS

Labh. 202, Shubh Labh CHS LTD,
90 Feet Road, Opposite Kelkar College,
Mulund-East, Mumbai-400081
Contact : +91 8080903589
Email id : nikita_gala2007@rediffmail.com

- My audit is based on verification of documents and records provided to me and information and explanation presented to me. It is not possible for me to physically verify all project expenses.
- I have relied upon Form 1 dated 29.11.23 and 15.4.24, Form 2 dated 15.1.24 and 15.4.24 and Form 3 dated 02.02.2024 for providing my project related observation and audit report.

Agreed and Accepted by:
For M/s Radhika Construction Company

For RADHIKA CONSTRUCTION CO.


PARTNER

Partner

Date: 20-10-2024

Yours Faithfully,





CA NIKITA V. LAPSHIA

Membership No – 131904

UDIN NO: 24131904BKHS016429