

2019-20

**Gupta Vijay K & Co**

CHARTERED ACCOUNTANTS

Corporate Office

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**Auditors' Report on Financial Statements**

To  
The Members of  
The Nav Sansad Vihar CGHS Limited  
New Delhi

***Report on the Financial Statements***

We have audited the accompanying financial statements of The Nav Sansad Vihar CGHS Limited (Regn No. 965G/H) which comprise the Balance Sheet as at March 31, 2020, and the Statement of Income & Expenditure and Receipt & payment Account for the year then ended.

***Management's Responsibility for the Financial Statements***

Management is responsible for the preparation of these financial statements in accordance with Delhi Cooperative Societies Act & Rules. This responsibility includes the design, implementation and maintenance of internal control relevant to the preparation and presentation of the financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

***Auditor's Responsibility***

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with the Standards on Auditing issued by the Institute of Chartered Accountants of India. Those Standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the Society's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of the accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.





### Opinion

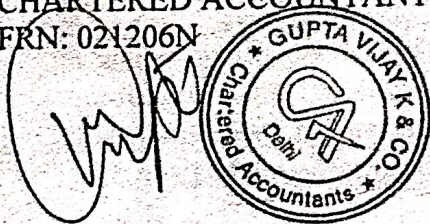
In our opinion and to the best of our information and according to the explanations given to us, subject to our comments / notes in the parts A, B & C {as required under rule 84(7) of Delhi Cooperative Societies Rules 1973} of the Annexure to Auditor's report give a true and fair view in conformity with the accounting principles generally accepted in India:

- (a) in the case of Balance Sheet, of the state of affairs of the Society as at March 31,2020 and;
- (b) in the case of Income & expenditure Account, of the Surplus for the year ended on that date;
- (c) in the case of Receipts & Payments Account of the Receipts & Payments of the Society.

### Report on Other Legal and Regulatory Requirements

1. As required by the rules of Delhi Cooperative Societies Rules, 2007, we hereby enclose in the Annexed Report vide parts A, B, & C, a statement on the matters as per rule 84(9)(v) of the said rules.
2. Further to our comments in the Annexure referred to in the paragraph (1) above :-
  - a. we have obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purpose of our audit;
  - b. in our opinion proper books of account as required by the Act, have been kept by the Society so far as appears from our examination of those books.
  - c. the Balance Sheet, Income & Expenditure and Receipt & Payment Account dealt with by this Report are in agreement with the books of account.
  - d. *In our opinion and according to the explanations given to us, there has been no material impropriety or irregularity in the expenditure or in the realization of money due to the society subject to our notes / observations as per annexure "A, B & C".*

For GUPTA VIJAY K & COMPANY  
CHARTERED ACCOUNTANTS  
FRN: 021206N



VIJAY KUMAR GUPTA  
PARTNER

M No.: 501902

UDIN: 20501802AAAAPH3969

PLACE: NEW DELHI

DATED: 27/10/2020



PART-A

Whether the society has taken the corrective steps to comply with the objections / suggestions made in the previous audit, if not what is the explanation of the society thereof?

# No. There are the following observation was reported in last Audit Report.

S. No	Objections / Suggestions	Compliances
1	Balance of all the Society member's, outside parties i.e. Debtors, Creditors whether having a debit balance or credit balance as on the close of the year, should be got confirmed from the concerned person. The difference, if any, should be reconciled.	MC has not taken confirmation of closing balance, if any.
2	<b><u>Basis of Accounting &amp; Change in Accounting Policy:</u></b> - The accounts are prepared on accrual basis under historical cost convention from this financial year i.e. 2018-19. There is Deficit of Rs. 9,37,103.37 on accrual basis of accounting. Although there is surplus of Rs. 6,33,930/- as per Receipts & Payments basis as followed previous years.	The Society is now changed their accounting policy from Receipts basis to on accrual basis w.e.f. 1 <sup>st</sup> April, 2019.
3	The Society has shown Rs. 34,203/- as Suspense Income. There is no place for suspense income in the books of accounts.	As per last year Audited Financial Statements there is no such suspense account exist. So we are unable to comment on these accounts.
4	The Society did not account for D.G. CASH CARD income & INTEREST from members on regular basis but at its convenient whenever it deemed fit. So it is advisable the income must be account for on regular basis.	Now the MC is under reconciliation of the same but no records produced before us for correctness of dues, arrears & advances, if any. In absence of records we are unable to comment.
5	<b><u>Deposits from Members (Liability Side)</u></b> During the audit we have observed that in the Balance Sheet, on both side of assets and liabilities, there are many old balances are carried forwarding from years to years. In our opinion these carried forward balances may be transferred to reserve and surplus after approval from AGM	a. Ex-Member's Deposits Rs. 16,35,922.00 b. Member's Welfare Fund Rs. 17,59,974.00 c. Earnest Money Rs. 24,67,350.00 d. Basement Lease Rs. 2,30,878.00 e. Security Deposits Rs. 7,08,164.75 f. Car Parking Life Long Lease Rs. 26,40,000.00 No movements in these accounts and yet not reconciled & no progress.





6	<p><b>Expenses Payable (Liability Side)</b></p> <p>These are outstanding since long and seems to be merged with cost of construction of flats. We advise to Society to trace the nature / bills / contract to arrive at logical adjustment to concerned Liability / Assets Head of Balance Sheet.</p>	<p>a. A.S. Electricals Rs. 13,003.00  b. Ace Engineers Bureau Rs. 34,886.00  c. Globe Interiors &amp; Construction Rs. 4,33,497.00  d. Provision For Income Tax Rs. 6,65,287.00  e. Radius Synergies Pvt. Ltd. Rs. 49,028.00  f. Raj Trading Co. Rs. 14,200.00  g. Shiv Hari Plywood Ltd Rs. 1,08,810.00  h. Shops (Rent Rec.) Rs. 55,390.00  i. Transworld Fire Engineers Rs. 1,50,000.00  j. Works Contract Tax Rs. 44,766.00</p> <p>No movements since long and no reconciliation &amp; it is pending till date, no progress.</p>
7	<p><b>Share Capital Rs. 2,51,000/- (Liability Side) :-</b></p> <p>The total number of Membership in the Society is 256 and 2 Flats not allotted to anyone, but the share Money reflected in Balance Sheet is Rs. 25,100/- (i.e. 251 Flats @ 100/- per share money / per member ) in place of Rs. 25,400/- (i.e. 254 Flats @100/- per share money / per member).</p>	<p>Still not reconcile.</p>
8	<p><b>Advances/ deposits pertains to materials &amp; construction of Flats (Assets Side) :-</b></p> <p>These are outstanding since long and seems to be merged with cost of construction of flats. We advise to Society to trace the nature / bills / contract to arrive at logical adjustment to concerned Liability / Assets Head of Balance Sheet.</p>	<p>a. Aztek Pvt. Ltd. Rs. 1,96,084.00  b. Dev Laxmi Construction Co Rs. 1,37,982.00  c. Flow Line Trunkey Projects Ltd Rs. 6,05,203.00  d. Jay-Pee Bela Plant Rs. 7,080.00  e. J.K.Cement Works Rs. 3,48,000.00  f. Mas Projects Eng. Pvt Ltd Rs. 30,47,955.00  g. Nagarjuna Const. Co. Ltd. Rs. 59,25,922.00  h. Otis Elevator (I) Pvt. Ltd. Rs. 42,60,097.00  i. Rashtriyalspat Nigam Ltd. Rs. 33,557.12  j. Setco International Rs. 4,32,240.00  k. S.K. Intigrated Consultants Rs. 2,00,000.00  l. Ventilair India Pvt. Ltd Rs. 2,500.00  m. Mobilisation Advance-MAS-PH-2 Rs. 2,21,982.00  n. TDS Payable Rs. 35,555.00 (interest on TDS)</p> <p>No movements since long and no reconciliation &amp; it is pending till date and no progress.</p>
9	<p><b>Interest Accrued on FDRs of Rs. 13,14,718/-</b></p>	<p>This amount is outstanding in the books of accounts but not match &amp; un reconciled and it is not traceable. No progress since not traced.</p>





10	Loans and Advances (Sajay Club, Dwarka) Rs. 1,34,12,746/-	Society created a club of its own members who got land from DDA by paying land cost from the funds of Society but previous MC misuse that land for marriage pandal etc., lease was cancelled & it was challenged before High Court, Delhi, case was remanded, again DDA cancelled the lease. However file not produced for our verification.
11	Ground Rent (DDA) Rs. 83,359.94	The account is un reconciled and under recovered from member/s. No progress.
12	The Society has not taken GST registration as per provision of Sec 9, 22 & 23 of the Act and advised to take necessary action.	Yet not get registered with GSTIN.
13	The Society is not filing Income Tax Return since long. We advised to the MC to take appropriate action in this regard.	Society has filed ITR for the Financial Year 2018-19. The case for the asstt. year 2011-12 & 2012-13 is pending before appellate authority.
14	Details of assets including depletion of assets, assets register of the Society is not made available for verification by the society.	No fixed Assets register maintained.
15	Compliance Report should be filed with the office of the Assistant Registrar (S/W) Cooperative Societies, New Delhi.	Society has not filed Compliance Report for the Audit Observation of Financial year 2018-19 and Special Audit Report for the period 1999-2000 to 2007-2008.

PART-B

a) *Is the society functioning from the Registered Office and the members are being allowed to inspect documents of the society including audit report as per provisions of Rule 84(8) of the Delhi Cooperative Societies Rules 1973. In addition, the auditor is required to comment on each item of profit & loss account and the Balance Sheet alongwith all controlling statements duly signed by the office bearers and countersigned by the auditors broadly on the lines indicated under rule 46(Form No. 11, 12 & 13) Delhi Cooperative Societies Rules 1973, specific responsibility be fixed in case of mis utilization of funds or any lapse on the part of any responsible committee members.*

# Yes, the society is functioning from the registered office and members are allowed to inspect documents of the society including audit report as required by the provisions of Rules 84(8) of Delhi Coop. Societies Rules, 1973. Our comments on each head of Balance Sheet and Income & Expenditure for the year given separately in this part of our report.





b) Whether the society periodically reconciles its accounts with the accounts of the members, outside parties including Bank at the close of the cooperative year with General Ledger Books?

# No, the Society periodically not reconciles its accounts including Debtors & Creditors and member's accounts. However Bank accounts are reconciled at the end of the cooperative year with the General Ledger.

c) What has been lending policy of the society? Whether the society is extending loans to its members within their borrowing limits? In case the society is granting loans to other parties, what is the general loaning policy and how far the interest of the society have been secured against proper tangible or intangible securities? When and at what point of time a debt is considered bad and ripe enough to in time legal action to recover demand?

# Not Applicable since society is not granting any loan or credit facility to anyone.

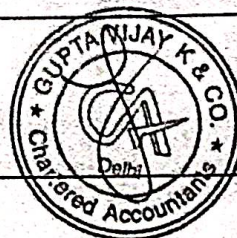
d) Whether the management committee has implemented / carried out the decisions of the General Body in letter and spirit keeping in view the best interest of the members of the society, in accordance with the co-operative principles? (CA will give his comments on the appointment of the Architect; Building Contractors; other contractors etc.)

# Yes. Details of major contract awarded during the year and their expenditure as per our observations of Part "C" of our report S. NO. 4, 5 6 & 7 respectively.

e) Number of unresolved dispute position of society as also required to give his comments on received against the society by the Department.

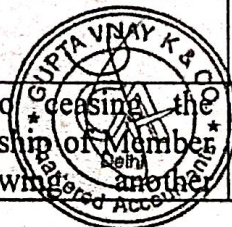
# the following the list legal cases / dispute is pending before different authorities: -

S. No.	Name of the cases	Jurisdiction	Issues	Present position & comments of MC
1	Society Vs. Ashok Sardana	Dy. Registrar	This is an arbitration case filed for recovery of dues against member	Arbitration case no. 13,14 & 15 withdrawn on 16th October, 2019 and settled.
2	Society Vs. Vijay Sardana	Dy. Registrar	This is an arbitration case filed for recovery of dues against member	Arbitration case no. 13,14 & 15 withdrawn on 16th October, 2019 and settled.
3	Society Vs. Superna Sardana	Dy. Registrar	This is an arbitration case filed for recovery of dues against member	Arbitration case no. 13,14 & 15 withdrawn on 16th October, 2019 and settled.
4	Ashok Sardana Vs. Society	Delhi State Consumer Commission	Member has filed the complaint against society for damages as his flat was not habitable, refund of excess amount etc.	Case settled by state consumer disputes Redressal Commission on 26/09/2019. Case No.- C-645/2017 Order dated-18.10.2019
5	Vijay Sardana Vs. Society	Do	Do	Case settled by state consumer disputes Redressal Commission on 26/09/2019. C-646/2017 Order dated-18.10.2019
6	Superna Sardana Vs. Society	Do	Do	Case settled by state consumer disputes Redressal Commission on 26/09/2019.





				C-647/2017 Order dated-18.10.2019
7	Society Vs. Vijay Sardana	Delhi Cooperative Tribunal	This is an appeal filed by Society against award passed in favour of Member for payment of his share of Reserve Fund amounting to Rs. 2.20 lakh (approx.) with interest	Appeal no. 50/2017/DCT In view of the settlement arrived between the parties vide agreement dt 28.08.2019 before National Consumer Dispute Redressal Commission, New Delhi. So the case was withdrawn on 08.11.2019
8	Society Vs. Superna Sardana	Do	Do	Appeal No. 48/2017/DCT In view of the settlement arrived between the parties vide agreement dt 28.08.2019 before National Consumer Dispute Redressal Commission, New Delhi. So the case was withdrawn on 08.11.2019
9	Society Vs. Ashok Sardana	Do	Do	Appeal No. 49/2017/DCT In view of the settlement arrived between the parties vide agreement dt 28.08.2019 before National Consumer Dispute Redressal Commission, New Delhi. So the case was withdrawn on 08.11.2019
10	Ashok Sardana Vs. Society	National Commission (Asstt Collector Gr-I)	Challenging order of State Commission disposing his execution petition.	Appeal No. 57/2017 Case dismissed on 16.09.2019 & order of settlement was passed on 25/11/2019
11	Superna Sardana Vs. Society	Do	Do	Appeal No. 58/2017 Case dismissed on 16.09.2019 & order of settlement was passed on 25/11/2019
12	Vijay Sardana Vs. Society	Do	Do	Appeal No. 59/2017 Case dismissed on 16.09.2019 & order of settlement was passed on 25/11/2019
13	Society Vs. Ashok Sardana	Financial Commissioner	RCS no. <del>ceasing</del> the membership of Member for owning another	Case No. 281. In view of the settlement arrived between the





			property.	parties vide agreement dt 28.08.2019 and order dt 06.09.2019 passed by National Consumer Dispute Redressal Commission. So the case was withdrawn on 24.10.2019
14	Society Vs. Superna Sardana	Do	Do	Case No. 282 In view of the settlement arrived between the parties vide agreement dt 28.08.2019 and order dt 06.09.2019 passed by National Consumer Dispute Redressal Commission. So the case was withdrawn on 24.10.2019
15	Society Vs. Vijay Sardana	Do	Do	Case no. 283 In view of the settlement arrived between the parties vide agreement dt 28.08.2019 and order dt 06.09.2019 passed by National Consumer Dispute Redressal Commission. So the case was withdrawn on 24.10.2019.
16	Nandi Illayia	Do	Her expulsion is confirmed upto SC but shae again filed petition before Finance Commissioner.	The case was dismissed by Supreme Court. However Power Of Attorney holder of Nandi Illaiya has approached Financial Commissioner and the matter is pending for last 7 years.
17	Raj Kúmar Gupta	Do	He & Nandi Illayia's case were taken up before all courts but Raj Kumar Gupta at the end withdrew his petition when he found court was not inciled to grant any relief to him. Same indication was given to Nandi Illayia but his counsel argued and court reserved the case for order but till date no	Settled. He filed RP No. 90/2013 with Financial Commission. But withdrew the case and took back his deposits from the society.





			order is passed.	
18	Kuldeep Mansukhani Vs. Society	Dwarka District Court	He was earlier counsel for Society during last to last MC and raised unreasonable bills which were not accepted by last MC, then he filed a case of recovery of his balance fee of Rs. 5.00 lakh	Settled out of court on payment of Rs. 1,50,000/-
19	Society Vs. Kuldeep Mansukhani	Do	Society has filed this counter claim against Kuldeep as he despite having received full fee abandon for few in between and caused loss to Society by giving his wrong advice.	Settled. Case withdrawn by society.
20	R RSahu on behalf daughter MsRituSahu Jain	High Court	His/her membership was ceased on the complaint of Ashok Sardana till HC, but she has again filed a writ petition.	Flat No. 922 and flat keys are deposited in HC, Delhi
21	Forest Officer Vs. Society	Forest Officer	There is another case initiated on the complaint of Rejimon C K under Forest Act for cutting trees	Case dropped by Forest Department. <i>There is another case initiated on the complaint of Mr. Rejimon C K under Forest Act for cutting trees.</i>
22	Sanjay Club, Dwarka	DDA	Society created a club of its own members who got land from DDA by paying land cost from the funds of Society but previous MC misuse that land for marriage pandal etc., lease was cancelled that was challenged before High Court, Delhi, case was remanded, again DDA cancelled the lease.	No progress.

F) In respect of Group Housing whether management committee or any sub-committee is exercising the financial; material management and control to keep the project cost as low as possible? What is the allotment policy of the society with particular reference to





categorization of members both for the purpose of getting building plans approved as also handling over the possession of the flats?

# The flats already handed over to the members except two flats are yet to be allotted. A sub-committee has formed for DPR study & FAR Extension and MC has taken appropriate decision/s on the basis of sub-committee recommendation.

g) Has the society been holding meeting of various committees including General Body and proper records of proceedings are being maintained in the Minutes / Proceeding Register?

# Yes, during audit of the previous year 2019-2020 14 MC meetings and 2 SGBM were held and proceedings are being recorded properly. No AGM held during the year. Also society is not holding monthly MC meeting regularly i.e. one meeting in each month. Annual accounts for the year 2018-19 is not approved since no AGBM held due to covid-2019.

h) List of members with their ledger balances at the close of Co-operative Year. A separate list of changes on account of resignations, expulsions and whether rule / instructions in his behalf have been properly complied with?

# List of members & Ledger Balance attached which is not reconciled and not confirmed by concerned party.

i) Without prejudice to the generality of the provisions contained in Delhi Co-operative Societies Act, 1972 and the Rules framed there under, the auditor shall state if any of the office bearers suffers from the disqualification contained in Section 31 read with Rule 59 and 60?

# No.

j) Whether society is periodically reviewing the fixed assets as also, the cash credit limits vis-à-vis loans extended on the basis of goods hypothecated to the co-operative society?

# No, the Society has not maintained any assets register since long and not furnished us for verification of the same. However, the society neither enjoying any credit facilities nor extended any loans to their members.

k) Whether the monthly expenditures of society are being approved in the ensuing managing committee meetings, if not reasons for the same must be explained in details?

# No, the society is not approving monthly expenses in the preceding monthly MC meeting.

l) A certificate shall be obtained from the custodian of records regarding documents and cash / certifying the possession thereof along with certificate of CA regarding details of books of accounts seen and signed by CA.

# Certificates are attached

m) The details of various Bank accounts being maintained by the society as also the securities and investment of the society along with the addresses, Account numbers of the Banks and comments on the Bank reconciliation statement.

# Certificates from banks and bank reconciliation statements are attached.





## PART-C

The report will clearly indicate the acts of omission, commission on the part of Managing Committee with specific reference to acts involving malfeasance; misappropriation; acts of oppression; mismanagement of funds etc.. on the basis of the evidence collected, the Auditor shall record his opinion as to the person who in his opinion was responsible for the lapses noted by him.

On examination of record of the society we have not come across any such referred omission to acts involving malfeasance; misappropriation; mismanagement of funds; acts of oppression, on the part of the Managing Committee, employees as declared in MRL&confirmation & declaration furnished to us.

1. No Compliance Report has been submitted to RCS and all observation of previous years is pending & no progress in this respect. It is advise to MC to filed the compliance report with the office of the Assistant Registrar (Audit) (S/W) Cooperative Societies, New Delhi. So observations of previous periods not reproduced here and serious observations & recommendation recorded in Part-A of previous Audit Report.

### 2. Income & Expenditure and Appropriation Account :

a. Prior period Expenses (Legal & Professional Fee) 2,64,480/- :the following payment are previous period :-

1. Mr. Rajiv Vij Advocate	Rs. 3,000/-
2. Mr Kuldeep Mansukhani Advocate*	Rs. 1,50,000/-

\*This amount has been paid out of court settlement & case has been closed.

### 3. TDS were not deducted & deposited into Govt Treasury :

1. Legal & Professional Fee Rs. 1,50,000/- paid to Advocate Mr Kuldeep Mansukhani.
2. Repair & Maintenance Building Rs. 88,450/- paid to MrMohd Shamim Khan
3. Legal & Professional Fess Rs. 36,580/- paid to M/s S Nasim Ahmad &Co.
4. Repair & Maintenance Building Rs. 35,282/- paid to Aqua Tank Care

### 4. Repairs & Maintenance BuildingRs. 17,25,868:Consist of followings :-

1. Rs. 5,90,000/- is debited to Income & Expenditure which is paid during the year for DPR study in respect of feasibility of F&R Extension & Building repair to M/s Hadiso Constructions Pvt.Ltd. In our opinion it





should be capitalized towards FAR Extension & Building Maintenance Fund and may be routed through marked Funds as stipulated in AGM / SGM.

2. Rs. 10,59,232/- expenses incurred in routine and should be appropriated from Building Replacement/ Repair Fund as per SGM / AGM but the same is debited Income & Expenditure a/c.

So Income & Expenditure account deflated / under shown by Rs. 16,49,232/-.

5. **Building Extension Fund & Building Repair Fund:** The Society has raised demand during the year for two funds from 254 Members for their consent. Only 79 Members out of 254 Members has given consent for Building Extension project and demanded / received Rs. 1,66,00,000/- & credited to "Building Extension Fund" and balance 175 Members has given consent for only Building Repair works and demanded / received Rs. 87,00,000/- & credited to "Building Repair Fund" @ Rs. 50,000/- from each consented members. Although works is yet not allocated / awarded to any contractor due to covid-2019. However sub-committee has formed and they have submitted their report to MC.

The aforesaid projects discussed in details and sub-committee submitted their findings to MC and MC appointed a consultants for making architectural & structural drawings, preparation of tender documents, filing of application and completion certificate and these work has been awarded to M/s Hadiso Constructions Private Limited and no proper consultancy agreement executed but a work order was issued its director Mr Mohd Israfon, dt. 23/11/2019 for Rs. 20.00 lakhs plus applicable GST. The scope of work as furnished by the consultant are preparing of all kind of drawings including civil, electrical & plumbing, model / 3D elevation, preparation of all documents for DDA, DUAC & fire, liasoning with competent authority like DDA, DUA & Fire, obtaining approval of drawings with DDA/DUAC and preparation of Tender documents with BOQ for proposed Extension of FAR and the following expenses incurred during the year towards these two projects.

1. Advertisement Expenses	Rs. 7,980.00
2. Construction Expenses (Environment Clearance)	Rs. 41,300.00
3. Printing Expenses	Rs. 23,771.00
4. DDA Application Fees	Rs. 4,69,394.00
5. Consultancy Fees (Hadiso Construction Pvt Ltd)	<u>Rs. 7,08,000.00</u>
<b>Total Expenses</b>	<b><u>Rs. 12,50,445.00</u></b>





The society has moved the application to DDA for alteration / Extension as decided in SBGM dated 19/5/2019 & 25/08/2019 and all documents signed by Secretary as authorized in MC meeting dt 9/11/2019 & are under progress to meet out requirements, calling tenders etc. & environment clearance.

Interest earned on deposit of Building Extension Fund and Building Replacement Fund has been capitalized to respective funds for giving benefit to individual members on prorate basis.

6. **Reserve & Surplus Account (B/Sheet) :-**

Balance as per Last Balance Sheet	Rs. 1,68,48,092.40
Add: Addition during the year*	Rs. 1,68,408.00
Less: Appropriation during the year*	Rs. <u>6,64,651.00</u>
Closing balance	Rs. <u>1,63,51,849.40</u>

\*This amount was recovered from Mr Saifudin Soz M No. 100 on account of wrong credit has been given in the year 2013 out of interest earned on deposit and debited to Reserve & Surplus account.

\*\* the amount of Rs. 4,64,651/- has been debited to Reserve & Surplus account and credited to Members Deposit account towards cost of flats namely M/s Ashok Sardana Flat No. 322 for Rs. 2,23,638/-, Suparna Sardana Flat No. 314 for Rs. 2,17,845/- & Vijay Sardana Flat No 261 for Rs. 2,23,168/- and all these entries passed as per out of court settlement dt 24/10/2019. It is pertinent to note that credit of interest earned on deposit was not credited initially since they were defaulters' list in the year 2013 as per AGM decisions.

7. **The Society has not taken compliance certificate from contractor & consultants namely M/s Hadiso Constructions Pvt Ltd in respect of GST charged from Society and payment of GST to GOVT treasury. It is advised to take compliance certificate in this respect.**

8. **The Society has not taken GST registration as per provision of Sec 9, 22 & 23 of the Act and advised to take necessary action.**

9. **Expenses / payments :** It is not possible to verify whether the payment in excess of Rs. 10,000/- have been made otherwise than by account payee cheque or bank draft as necessary evidence is not in the possession of the Society.

10. **Share / Membership Transfer:** During the year 10 (Ten) membership application has been received as per rule 34A of DCS Rule, 2007 but only 7 membership approved by





MC. We observed the following irregularities in the application as well as approval of transfer of membership.

- (a) No date mentioned in application for membership received from applicant.
  - (b) Neither resolution was passed by MC nor properly recorded in the minute book. Also the same is not duly authenticated by Authorized MC / office bearer.
  - (c) In some of application photograph of applicant was not taken.
  - (d) No KYC documents found on record.
  - (e) Approved application along with other documents not forwarded to RCS for further course of action. So, these transfers of membership are not in order as per DCS Act & Rules.
11. Sundry Suspense Receipts Rs. 1,13,036.18: it is not ascertained / un-reconciled.
  12. The Society is not having their website & it is advised to have the same as per guidelines of RCS, Delhi and upload the decision of AGBM/SGBM and all major decisions.
  13. It is advised to the Society to record their AGBM / SGBM on video and provide CD of the same to the RCS office as per policy No. F.47/policy/Misc/2015/941 dt 26/12/2019.
  14. Details of assets including depletion of assets, Assets Register of the Society is not made available for verification.
  15. Most of Sundry Creditors and Sundry Debtors subject to confirmation with GL. The Society is advised to reconcile its members account at earliest and clear the long pending dues in the member's account.
  16. It is advised to the Society to introduce monthly expenditure / income budget system.
  17. Previous year figures have been regrouped, reclassified, re-arranged wherever considered necessary.

For GUPTA VIJAY K & COMPANY  
CHARTERED ACCOUNTANTS  
FRN: 021206N



VIJAY KUMAR GUPTA  
PARTNER

M No.: 501902

UDIN: 20501902AAAA FH 3969

PLACE: NEW DELHI

DATED: 27/10/2020










NAV SANSAD VIHAR COOPERATIVE GROUP HOUSING SOCIETY LIMITED, NEW DELHI  
INCOME & EXPENDITURE ACCOUNT FOR THE YEAR ENDED AS ON 31ST MARCH, 2020



Particulars	Fig For		Fig For		AMOUNT	AMOUNT
	Prev Year	To Bank Charges	Prev Year	INCOME		
4,070 To Bank Charges	3,238 To Conveyance Expenses	4,162.70	6,618,258 By Maintenance Charges Recd	9,517,711.00		
94,422 To Building Insurance Expenses	1,782,950 To Electricity Expenses	42,335.00	50,636 By Interest On SB Ac	93,223.22		
1,05,042 To Gardening Expenses (Net)	15,980 To AGM & Meeting Exp.	179,027.00	49,103 By Advertising Charges Recd (Ltrs)	120,000.00		
1,477,566 To Lft Maintenance & Licence Fee	595,666 To Salary	1,754,853.00	126,838 By Penal Interest Recd.	438,154.83		
10,674 To Repair & Courier Exp	10,674 To Postage & Maintenance	39,836.00	102,644 By Interest On FDR (SBI)	114,907.00		
		13,455.00	0 By Interest On FDRs (HDFC)	365,412.00		
		1,014,525.82	119,216 By Canopy & Scrap Charges Recd	207,257.00		
		896,531.00	0 By Rent Receipt (Carrent)	114,000.00		
		9,754.00	133,000 By Shifting Charges Recd	198,000.00		
			53,500 By Renovation & Repairing Charges Recd	107,000.00		
			1,562,269 By D G Cash Card Recd	178,157.16		
			0 By Electricity Charges Recd.	1,672.00		
			800 By Dividend Received	0.00		
			400 By Shara Money Forfeited	1,000.00		
			2,000 By Transfer Fees	5,000.00		
			40 By Admission Fee	100.00		
599,392 - Building	1,725,868.00	2,651,855.00				
287,344 - DG Set	72,462.00	961,944.00				
716,260 - Electric	691,451.00	35,000.00				
249,219 - Sanitation Expenses	162,074.00	1,637,010.00				
968,078 To House Keeping Expenses		264,480.00				
65,990 To Water Charges Paid		43,599.00				
1,552,803 To Security Guard Expenses		35,357.00				
698,771 To Legal & Professional Charges		9,372.00				
39,250 To Printing & Stationery		42,509.00				
18,753 To Staff Welfare Expenses		29,500.00				
12,013 To Telephone Expenses		0.00				
31,293 To Festival Expenses		19,143.00				
45,430 To Rain Water Harvesting		0.70				
27,097 To Election Expenses		16,225.00				
12,640 To Office Expenses		0.00				
(17,756) To Short & Excess		6,593.00				
104,548 To Intercom AMC/Repairs		1,500.00				
3,750 To Misc Expenses		189,787.00				
620 To Interest Paid on TDS		34,440.00				
0 To Lta Fees & Penalty (RCS)		41,300.00				
195,760 To Depreciation on Fixed Asset		1,687,499.99				
256 To Coop. Education Fund Payable						
35,400 To Audit Fee						
(937,103) To Excess of Income over Expenditure						
<b>TOTAL RS</b>	<b>8,818,504</b>	<b>11,461,594.21</b>	<b>TOTAL RS</b>	<b>11,461,594.21</b>		

  
 (CMDE M.R. KHAN)  
 Vice-President

  
 (BHAGIRATHI BEHERA)  
 Treasurer

  
 (PREETA DHANKHAR)  
 Secretary



**AUDITORS REPORT**  
 This is the Income & Expenditure Account which is referred to in our report of even date For GUPTA VIJAY K & COMPANY, CHARTERED ACCOUNTANTS, FRN 1021706M  
  
 (VIAANKUMAR GUPTA)  
 Partner  


PLACE : NEW DELHI  
 DATED : 27/10/2020

M. NO. : 501902  
 UDIN : 2019021174417H 3969