

PANSARI DEVELOPERS LIMITED
14, N. S. ROAD 4TH, FLOOR KOLKATA WB 700001 IN
CIN :L72200WB1996PLC079438

ANNUAL REPORT

F.Y. 2019-20

AUDITORS

Agrawal Subodh & Co.
Chartered Accountants
301, Victory House, 3rd Floor,
1, Ganesh Chandra Avenue,
Kolkata - 700 013
Phone: 2225-9430/31/32
E-mail: subodhka@yahoo.com
Website: www.asnco.in

PANSARI DEVELOPERS LIMITED

Balance Sheet as at 31st March, 2020

I. EQUITY AND LIABILITIES		Note No.	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
(1) Shareholders' Funds				
(a) Share Capital		3	174,468,000.00	174,468,000.00
(b) Reserves and Surplus		4	424,572,129.91	397,030,532.82
Total Shareholder's Funds			599,040,129.91	571,498,532.82
(2) Non-Current Liabilities				
(a) Long Term Borrowing		5	231,658,131.44	235,307,998.81
(b) Other Long Term Liabilities		6	99,485,561.45	127,031,392.00
Total Non-Current Liabilities			331,143,692.89	362,339,390.81
(3) Current Liabilities				
(a) Short-Term Borrowings		7	239,475,443.33	214,481,906.11
(b) Trade Payables				
- Dues to Micro & Small Enterprise		8.1	-	-
- Dues to Others		8.2	14,902,527.04	23,621,066.48
(c) Other Current Liabilities		9	498,655,480.16	721,701,072.19
(d) Short-Term Provisions		10	1,568,219.71	439,979.18
Total Current Liabilities			754,601,670.24	960,244,023.96
Total Equity & Liabilities			1,684,785,493.04	1,894,081,947.20
II. ASSETS				
(1) Non-Current Assets				
(a) Fixed Assets		11		
(i) Property, Plants & Equipments			220,479,943.04	127,082,486.85
(ii) Intangible assets			-	(0.00)
(b) Non-Current Investments		12	105,226,482.56	127,663,631.14
(c) Deferred Tax Asset		13	1,610,802.05	1,458,088.71
(d) Long Term Loans & Advances		14	1,736,103.20	31,587,160.84
(e) Other Non-Current Assets		15	63,794,728.86	64,707,030.56
Total Non-Current Assets			390,848,059.71	352,498,417.50
(2) Current Assets				
(a) Inventories		16	1,032,463,062.80	1,234,970,401.06
(b) Trade Receivables		17	37,364,061.78	68,342,844.53
(c) Cash and Bank Balances		18	9,797,396.13	13,838,829.25
(d) Short-Term Loans and Advances		19	176,767,625.61	162,440,525.84
(e) Other Current Assets		20	37,545,287.02	61,990,529.05
Total Current Assets			1,293,937,433.34	1,541,583,529.70
Total Assets			1,684,785,493.04	1,894,081,947.20

Summary of Significant Accounting Policies

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The accompanying notes are an integral part of the Financial Statements
As per our Report of even date.

For. Agarwal Subodh & Co.
(Chartered Accountants)
Firm's Registration No. 319260E

For and on behalf of,
Pansari Developers Limited

Surajit Pal

CA Surajit Pal
(Partner)
Membership No. 066285
Place: Kolkata
Date: 11th July 2020



Mahesh Agarwal
Mahesh Agarwal
(Managing Director and
Chairman)
Din No. 00480731
Sweety Jhunjhunwala
Sweety Jhunjhunwala
(Company Secretary)
Membership No. A43318

Ankit Agarwal
Ankit Agarwal
(Whole Time Director)
Din No. 02804577
Kavita Jalan
Kavita Jalan
(Chief Financial
Officer)

PANSARI DEVELOPERS LIMITED
Statement of Profit and loss for the year ended 31st March 2020

A	INCOME	Note No.	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
I	Revenue from Operations	21	347,980,800.62	132,334,835.20
II	Other Income	22	6,417,564.31	7,543,905.85
III	Total Revenue (I + II)		354,398,364.93	139,878,741.05
B	EXPENSES			
	Cost of Sales	23	265,752,250.48	82,915,867.85
	Employee Benefits Expense	24	8,142,341.80	2,290,516.55
	Finance Cost	25	21,195,224.44	13,050,881.23
	Depreciation and Amortization Expense	26	11,884,649.70	11,336,022.66
	Other Expenses	27	9,664,027.35	5,750,358.78
IV	Total Expenses		316,638,493.78	115,343,647.07
V	Profit/ (Loss) Before Tax (III- IV)		37,759,871.16	24,535,093.98
VI	Tax Expense:			
	(1) Current Tax		8,333,742.00	5,399,059.05
	(2) MAT Credit (Entitlement)/ Availed		2,037,246.00	556,738.24
	(3) Deferred Tax Liability (written off)/ provided		(152,713.94)	(1,076,444.92)
VII	Net Profit/ (Loss) For The Period (V - VI)		27,541,597.09	19,455,741.61
VIII	Earnings Per Equity Share (Nominal Value of ₹ 10 each)			
	(1) Basic & Diluted	28	1.58	1.12

Summary of Significant Accounting Policies

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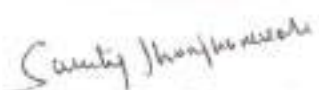
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As per our Report of even date.

For. Agarwal Subodh & Co.
(Chartered Accountants)
Firm's Registration No. 319260E

For and on behalf of,
Pansari Developers Limited


Mahesh Agarwal
(Managing Director and
Chairman)


Ankit Agarwal
(Whole Time Director)

Din No. 00480731

Sweety Jhunjunwala
(Company Secretary)
Membership No. A43318

Din No. 02804577

Kavita Jalan
(Chief Financial
Officer)


CA Surajit Pal
(Partner)
Membership No. 066285
Place: Kolkata
Date: 11th July' 2020



PANSARI DEVELOPERS LIMITED

Cash Flow Statement for the year ended 31st March 2020

	31st March 2020	31st March 2019
A Cash Flow From Operating Activities	Amount (₹)	Amount (₹)
Profit before tax from continuing operations	37,759,871.16	24,535,093.98
Profit Before Tax	37,759,871.16	24,535,093.98
Adjustment for Non cash & Non operating item		
Depreciation	11,884,649.70	11,336,022.66
Interest & Finance Charges	38,938,610.34	44,199,294.59
Profit from sale of Land	(3,435,936.00)	(740,866.27)
Profit from sale of Shares	(263,700.00)	-
Profit from sale of Fixed Assets	-	(27,099.53)
Interest Received	(2,368,119.19)	(3,765,088.16)
Dividend Received	(19,710.00)	(23,000.14)
Operating Profit before changes in working capital	82,495,666.01	75,514,357.13
Movements in working capital:		
Increase/(Decrease) in Trade Payables	(8,718,539.04)	220,235.46
Increase/(Decrease) in Other Current Liabilities	(223,045,592.03)	105,156,248.02
Increase/(Decrease) in Short Term Provision	350,213.00	257,123.00
Decrease/(Increase) in Trade Receivables	30,978,782.75	(28,590,408.14)
Decrease/(Increase) in Inventories	202,507,338.26	(86,472,180.44)
Decrease/(Increase) in Short Term Loan and Advances	(14,327,099.77)	(13,720,051.47)
Decrease/(Increase) in Others Assets and Liabilities	(3,100,188.54)	15,712,824.53
Net cash flow before Tax and Extra ordinary Item	67,140,580.66	68,078,148.09
Direct Taxes (Paid) / Refund	(7,555,714.48)	(7,824,234.93)
Net cash flow from / (used in) operating activities (A)	59,584,866.18	60,253,913.16
B Cash flows from investing activities		
Purchase of fixed assets, including intangible assets, CWIP and capital advances	(105,282,105.89)	(2,701,638.60)
Decrease/(Increase) in Other Non-Current Assets	(1,124,944.30)	(329,040.52)
Decrease/(Increase) in Long Term Loans & Advances	29,851,057.64	(19,783,362.61)
Decrease/(Increase) in Non-Current Investments	28,136,804.58	(24,978,035.27)
Dividend Received	19,710.00	23,000.14
Interest Received	2,368,119.19	3,765,088.16
Net Cash flows from investing activities (B)	(46,031,358.78)	(44,003,988.70)
C Cash flows from financing activities		
Proceeds/(Repayment) from Long Term borrowings	(3,649,867.37)	156,189,890.81
Proceeds/(Repayment) from Short Term borrowings	24,993,537.22	(128,238,317.00)
Interest Paid	(38,938,610.34)	(44,199,294.59)
Proceeds from Public Issue of Equity shares	-	-
Net cash flows from/(used in) in financing activities (C)	(17,594,940.49)	(16,247,720.78)
Net increase / (decrease) in cash and cash equivalent (A+B+C)	(4,041,433.10)	2,203.67
Cash and cash equivalent at the beginning of the year	13,838,829.23	13,836,625.57
Cash and cash equivalent at the end of the year	9,797,396.13	13,838,829.23



PANSARI DEVELOPERS LIMITED

Cash Flow Statement for the year ended 31st March 2020

Particulars	31st March 2020 (Amount in `)	31st March 2019 (Amount in `)
Components of Cash and Cash Equivalents		
Cash in Hand	4,772,011.00	2,822,952.00
With Banks - On Current Account	5,025,385.13	2,854,687.64
Other Bank Balance	-	8,161,189.59
Total cash and cash equivalents	9,797,396.13	13,838,829.23

The accompanying notes are an integral part of the Financial Statements
As per our Report of even date.

For, Agarwal Subodh & Co.
(Chartered Accountants)
Firm's Registration No. 319260E

Surajit Pal

CA Surajit Pal
(Partner)
Membership No. 066285
Place: Kolkata

Date: 11th July' 2020



For and on behalf of,
Pansari Developers Limited

Mahesh Agarwal
Mahesh Agarwal

(Managing Director
and Chairman)
Din No. 00480731

Sweety Jhunjunwala
Sweety Jhunjunwala
(Company Secretary)
Membership No.
A43318

Ankit Agarwal
Ankit Agarwal

(Whole Time
Director)
Din No. 02804577

Kavita Jalan
Kavita Jalan
(Chief Financial
Officer)

PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

1 Basis of Preparation

The financial statements of the company have been prepared in accordance with generally accepted accounting principles in India. The company has prepared these financial statements to comply in all material respects with the accounting standards and the relevant provisions of the Companies Act, 2013. The financial statements have been prepared on an accrual basis and under the historical cost convention. The accounting policies adopted in the preparation of financial statements are consistent with those of previous year.

2 Summary of significant accounting policies.

a. Presentation and Disclosure of Financial Statements

Use of estimates

The preparation of financial statements in conformity with Indian GAAP requires the management to make judgments, estimates and assumptions that affect the reported amounts of revenues, expenses, assets and liabilities and the disclosure of contingent liabilities, at the end of the reporting period. Although these estimates are based on the management's best knowledge of current events and actions, uncertainty about these assumptions and estimates could result in the outcomes requiring a material adjustments to the carrying amounts of assets or liabilities in future periods.

b. AS - 10 Accounting for Property, Plant & Equipment

Tangible Fixed Assets

i. Assets which qualify for the definition of Plant Property & Equipment are stated at their cost of acquisition or construction amount (net of cenvat, wherever applicable) less accumulated depreciation / amortization and impairment loss, if any. Cost comprises the purchase price, installation and attributable cost of bringing the asset to its working condition for its intended use. Also, an initial estimate of costs of decommissioning, restoration and similar liabilities.

ii. Machinery spares which does not qualify for definition of Property, Plant or Equipment can be classified under the head Inventories. Other than these all can be classified under AS10.

iii. The Company can decide to expense an item if the amount of expenditure is not material to be included as Plant, Property or Equipment.

d. Impairment of Assets

The carrying amount of the Company's assets including intangible assets are reviewed at each Balance Sheet dates to determine whether there is any indication of impairment. If any such indication exists, the assets recoverable amount is estimated, as the higher of the net selling price and the value in use. An impairment loss is recognized whenever the carrying amount of an asset or its cash-generating unit exceeds its recoverable amount. If at the balance sheet date, there is an indication that a previously assessed impairment loss no longer exists, the recoverable amount is reassessed and the assets is reinstated at the recoverable amount subject to maximum of depreciable historical cost.

e. Borrowing Costs

Borrowing cost includes interest, amortization of ancillary costs incurred in connection with the arrangement of borrowings to the extent they are regarded as an adjustment to the interest cost.

Borrowings Costs directly attributable to the acquisition, construction or production of an asset that necessarily taken a substantial period of time to get ready for its intended use or sale are capitalized as part of the cost of the respective asset. All other borrowings costs are expensed in the period they occur.

f. Investments

Investments, which are readily realizable and intended to be held for not more than one year from the date on which such investments are made, are classified as current investments. All other investments are classified as long-term investments.

Current investments are carried in the financial statements at lower of cost and fair value determined on an individual investment basis. Long-term investments are carried at cost. However, provision for diminution in value is made to recognize a decline other than temporary in the value of the investments.

On disposal of an investment, the difference between its carrying amount and net disposal proceeds is charged or credited to the Statement of Profit and Loss.



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PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

g. Revenue recognition

Revenue is recognized to the extent that it is probable that the economic benefits will flow to the company and the revenue can be reliably measured. The following specific recognition criteria must also be met before revenue is recognized:

Revenue from sale or service transactions is recognised when the following conditions are satisfied :-

(1) The property in goods has been transferred to the buyer for a price or all significant risks & rewards of ownership have been transferred to the buyer and the company retains no effective control of the goods transferred to a degree usually associated with ownership.

(2) No significant uncertainty exists regarding the amount of the consideration that will be derived from the sale of property.

Interest

Interest income is recognized on a time proportion basis taking into account the amount outstanding and the applicable interest rate. Interest income is included under the head "other income" in the Statement of Profit and Loss.

h. Inventories :

Inventories are valued as under :-

- | | |
|---|--|
| a) Building Material, Stores, Spares parts etc. | : At cost using FIFO method |
| b) Completed Units (Unsold) | : At lower of cost or Net Realisable value |
| c) Land | : At cost |
| d) Project/Contracts work in progress | : At cost |

Cost of Completed units and project/ work in progress includes cost of land, construction/development cost and other related cost incurred thereon.

i. Income Taxes

Tax expense comprises current and deferred tax. Current Income-tax is measured at the amount expected to be paid to the tax authorities in accordance with the Income Tax Act, 1961 enacted on India. The tax rates and tax laws used to compute the amount are those that are enacted or substantively enacted, at the reporting date. Current income tax relating to items recognized directly in equity is recognized in equity and not in the Statement of Profit and Loss.

Deferred income taxes reflect the impact of timing differences between taxable income and accounting income originating during the current year and reversal of timing differences for the earlier years. Deferred tax is measured using the tax rates and the tax laws enacted or substantively enacted at the reporting date. Deferred income tax relating to items recognized directly in equity and not in the Statement of Profit and Loss.

j. Earning Per Share :

In determining earning per share, the company considers the net profit after tax and includes the post tax effect of any extra ordinary/exceptional item. The number of equity shares used in computing basic earning per share is the weighted average number of equity shares outstanding during the year. The number of equity share used in computing diluted earning per share comprises the weighted average number of equity shares considered for deriving basic earning per share, and also the weighted average number of equity shares that could have been used on the conversion of all diluted potential equity shares. The diluted potential equity shares are adjusted for the proceeds receivable, had the shares been actually issued on the conversion of all dilutive potential equity shares. The diluted potential equity shares are adjusted for the proceeds receivable, had the shares been actually issued at fair value (i.e. the average market value of the outstanding shares).

Dilutive potential equity shares are deemed to be converted as of the beginning of the period, unless issued at a later date. The number of equity shares and potentially dilutive equity shares are adjusted for any stock splits and issues a bonus shares effected prior to the approval of the financial statements by the Board of directors.

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PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

k. Provisions

A provision is recognized when the company has a present obligation as a result of past event, it is probable that an outlay of resources embodying economic benefits will be required to settle the obligation and a reliable estimate can be made of the amount of the obligation, Provisions are not discounted to their present value and are determined based on the best estimate required to settle the obligation at the reporting date. These estimates are reviewed at each reporting date and adjusted to reflect the current best estimates.

l. Contingent liabilities & Contingent Asset

A Provision should be recognised when an enterprise has a present obligation as a result of a past event or it is probable that an outflow of resources embodying economic benefits will be required to settle the obligation; and a reliable estimate can be made of the amount of the obligation.

Contingent Liability is:

A. A possible obligation that arises from past events and the existence of which will be confirmed only by the occurrence or non occurrence of one or more uncertain future events not wholly within the control of the enterprise.

Or

B. A present obligation that arises from past events but is not recognised because:

(i) it is not probable that an outflow of resources embodying economic benefits will be required to settle the obligation; or

(ii) a reliable estimate of the amount of the obligation cannot be made.

Contingent assets are neither recognised nor disclosed in the financial statements.

m. Cash and cash equivalents

Cash and cash equivalents for the purpose of cash flow statement comprise cash at bank and in hand and short-term investments with an original maturity of three months or less.



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

3 SHARE CAPITAL	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
Authorized Shares: 1,85,00,000 (P.Y 1,85,00,000) Equity Shares of ₹ 10/- each	185,000,000.00	185,000,000.00
Issued, Subscribed & Fully Paid up Shares: 1,74,46,800 (P.Y 1,74,46,800) Equity Shares of ₹ 10/- each	174,468,000.00	174,468,000.00
Total Issued, Subscribed And Fully Paid-Up Share Capital	174,468,000.00	174,468,000.00

a. Reconciliation of the number of shares and amount outstanding at the beginning and at the end of the reporting period:-

Equity Shares	31st March 2020		31st March 2019	
	No. of Shares	Amount in (₹)	No. of Shares	Amount in (₹)
At the beginning of the year	17,446,800	174,468,000.00	17,446,800	174,468,000.00
At the end of the year	17,446,800	174,468,000.00	17,446,800	174,468,000.00

b. Terms / rights attached to equity shares

i) The company has only one class of equity shares having a par value of ₹ 10 per share. Each holder of equity share is entitled to only one vote per share.

ii) In the event of Liquidation of the Company, the holders of equity shares will be entitled to receive remaining assets of the company after distribution of all preferential amounts. The distribution will be in proportion to the number of equity shares held by the shareholders.

c. The company has no holding/ultimate holding company and or their subsidiaries.

d. The company has not issued any number of shares for consideration other than cash and has not bought back any number of shares during the period of five years immediately preceding the reporting date.

e. Details of Share Holders Holding more than 5 % shares in the company

Equity shares of ₹ 10 each fully paid up	31st March 2020		31st March 2019	
	No. of shares	% Holding in the class	No. of shares	% Holding in the class
Kishore Kumar Agarwal & Sons HUF	1,200,000	6.88%	1,200,000	6.88%
Dinesh Kumar Agarwal(HUF)	1,330,200	7.62%	1,330,200	7.62%
Mahesh Kumar Agarwal(HUF)	1,936,200	11.10%	1,936,200	11.10%

f. Shares reserved for issue under options and contracts/commitments for sale of shares/disinvestment, including the terms and amounts: NIL



PANSARI DEVELOPERS LIMITED
Notes to Financial Statement for the year ended 31st March 2020

4 RESERVES AND SURPLUS	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
A) Securities Premium Account		
Balance Brought Forward From Previous Year	55,584,000.00	55,584,000.00
Add: Premium on issue of Equity Share Capital	-	-
Closing Balance (A)	55,584,000.00	55,584,000.00
B) Surplus/(Deficit) in the statement of Profit & Loss		
Balance Brought Forward From Previous Year	341,446,532.82	321,990,791.21
Add: Transferred From Surplus in Statement of Profit and Loss	27,541,597.09	19,455,741.61
Net Surplus/(Deficit) in the Statement of Profit & Loss (B)	368,988,129.91	341,446,532.82
Total of Reserves and Surplus (A + B)	424,572,129.91	397,030,532.82
5 LONG TERM BORROWING	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
Secured		
- Term Loans from Banks (Refer Note No. 33.i)	231,658,131.44	235,307,998.81
	231,658,131.44	235,307,998.81
6 OTHER LONG TERM LIABILITIES	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
Unsecured		
- Security Deposit against Rent	21,696,836.00	17,156,836.00
- Advance Against Land	76,450,200.00	104,450,200.00
- Retention money of Creditors	1,338,525.45	5,424,356.00
Total of Other Long Term Liabilities	99,485,561.45	127,031,392.00
7 SHORT TERM BORROWINGS	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
Secured		
- Working Capital Loan (Refer Note No. 33.ii)	-	16,577,583.78
Unsecured		
- Loans From Body Corporates	145,580,960.33	134,670,220.33
- Loans From Director	25,500,000.00	-
- Loans From Others	68,394,483.00	63,234,102.00
Total of Short Term Borrowings	239,475,443.33	214,481,906.11
7.1 Additional Information		
i) All the loans from Body Corporates and Others are taken on interest and are repayable on demand.		



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

8.1 TRADE PAYABLES - DUE TO MICRO & SMALL ENTERPRISE			
		31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	A. Principal and Interest amount remaining unpaid	-	-
	B. Interest due thereon remaining unpaid	-	-
	C. Interest paid by the company in terms of section 16 of the Micro, Small and Medium Enterprise Development Act, 2006, along with the amount of the payment made to the supplier beyond the appointed day	-	-
	D. Interest due and payable for the period of delay in making payments (which have been paid but beyond the appointed day during the period) but without adding interest specified under the Micro, Small and Medium Enterprise Development Act, 2006	-	-
	E. Interest Accrued and remaining unpaid	-	-
	F. Interest remaining due and payable even in the succeeding years, until such date when the interest dues as above are actually paid to the small enterprises	-	-
		-	-
Disclosure under The Micro, Small & Medium Enterprise Development Act, 2006			
The company has not received information from vendors regarding their status under the Micro, Small and Medium Enterprise Development Act, 2006 and hence disclosures relating to amounts unpaid at the year end, Interest paid / Payable under this Act have not been given.			
8.2 TRADE PAYABLES			
		31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Outstanding dues to Creditors other than Micro and Small & Medium Enterprises	14,902,527.04	23,621,066.08
	Total of Trade Payable	14,902,527.04	23,621,066.08
9 OTHER CURRENT LIABILITIES			
		31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Current maturities of Long Term Borrowings (Refer Note No. 5)	24,912,169.77	17,773,540.50
	Advance from Customers	333,099,499.49	546,134,608.45
	Advance Against Joint Venture Property	120,357,000.00	127,857,000.67
	Advances From Body Corporates	5,000,000.00	-
	Advance Against Rent	6,960,000.00	17,550,000.00
	Temporary Over Draft	-	5,315,863.60
	Liabilities For Expenses	6,412,800.83	4,564,186.97
	Statutory Liabilities	1,896,304.37	2,505,872.00
	Total of Other Current Liabilities	498,655,480.16	721,701,072.19
10 SHORT TERM PROVISIONS			
		31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Provision for Income Tax (Net of Advance Tax & TDS)		
	Provision for Income Tax	15,400,734.65	7,066,992.65
	Less : Advance Tax & TDS	(14,781,115.22)	(7,225,400.74)
		619,619.43	(158,408.10)
	Add: Provision for Gratuity	948,600.28	598,387.28
	Total of Short Term Provisions	1,568,219.71	439,979.18



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

NOTE NO : 11

Fixed Assets:

Particulars	Gross Block			Depreciation			Net Block		Amount (₹)
	As on 01.04.19	Additions During the year	As on 31.03.20	As on 01.04.19	For the Year	As on 31.03.20	W.D.V as on 31.03.20	W.D.V as on 31.03.19	
Tangible Assets									
Building	11,98,15,427.62	8,00,19,698.32	19,98,35,125.94	1,16,22,759.26	97,32,552.81	2,13,55,312.07	17,84,79,813.87	10,81,92,668.36	
Land	1,19,60,423.47	2,50,74,108.00	3,70,34,531.47	-	-	-	3,70,34,531.47	1,19,60,423.47	
Computer	18,71,156.42	45,900.01	19,17,056.43	16,36,517.08	1,35,349.46	17,71,866.54	1,45,189.89	2,34,639.34	
Tools and Equipment	40,783.00		40,783.00	38,743.85	-	38,743.85	2,039.15	2,039.15	
Mobile Handset	11,21,469.62	1,24,821.44	12,46,291.06	10,01,152.44	53,331.04	10,54,483.48	1,91,807.58	1,20,317.18	
Electronic Weighing Machine	6,200.00		6,200.00	5,890.00	-	5,890.00	310.00	310.00	
Electrical Equipment	24,95,360.53	17,578.12	25,12,938.65	15,48,165.97	2,46,138.78	17,94,304.75	7,18,633.90	9,47,194.56	
Generator	10,05,002.00		10,05,002.00	8,43,403.60	37,288.14	8,80,691.74	1,24,310.26	1,61,598.40	
Motor Cycle	13,04,500.00		13,04,500.00	11,11,409.11	62,300.81	11,73,709.92	1,30,790.08	1,93,090.89	
Motor Car	1,20,66,768.00		1,20,66,768.00	76,94,326.64	13,85,712.66	90,80,039.30	29,86,728.70	43,72,441.36	
Furniture & Fixtures	24,96,024.80		24,96,024.80	15,98,260.65	2,31,975.99	18,30,236.64	6,65,788.16	8,97,764.15	
SUB TOTAL (A)	15,41,83,115.46	10,52,82,105.89	25,94,65,221.35	2,71,00,628.61	1,18,84,649.70	3,89,85,278.31	22,04,79,943.04	12,70,82,486.85	
Intangible Assets									
Computer Software	6,60,841.70	-	6,60,841.70	6,60,841.70	0.00	6,60,841.70	(0.00)	(0.00)	
SUB TOTAL (B)	6,60,841.70	-	6,60,841.70	6,60,841.70	-	6,60,841.70	(0.00)	(0.00)	
TOTAL (A+B)	15,48,43,957.16	10,52,82,105.89	26,01,26,063.05	2,77,61,470.32	1,18,84,649.70	3,96,46,120.02	22,04,79,943.04	12,70,82,486.85	
PREVIOUS YEAR	15,30,17,171.56	28,36,638.60	15,48,43,957.16	1,73,27,400.66	1,13,36,022.66	2,77,61,470.32	12,70,82,486.85	13,56,99,770.90	



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

12 NON- CURRENT INVESTMENT	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
Non Trade Investments (Valued at cost unless otherwise stated)		
(A) Investment in Land	97,507,467.85	123,066,839.85
(B) In Equity Shares, Unquoted & Fully Paid up		
Nissan Commodities Pvt. Ltd. [1,50,000 Shares (P.Y. 1,50,000) of ₹ 10 each]	300,000.00	300,000.00
Paceman Sales Promotion Pvt. Ltd. [20,000 Shares (P.Y. 2,00,000) of ₹ 10 each]	36,364.00	36,364.00
Pansari Organochem Pvt. Ltd. [1,60,000 Shares (P.Y. 1,60,000) of ₹ 10 each]	320,000.00	320,000.00
Smooth Vincorn Pvt. Ltd. [1,50,000 Shares (P.Y. 1,50,000) of ₹ 10 each]	300,000.00	300,000.00
Acetylene Trexin Pvt. Ltd. [2,96,000 Shares (P.Y. 2,96,000) of ₹ 10 each]	592,000.00	592,000.00
Capetown Tradelink Pvt. Ltd. [900 Shares (P.Y. 900) of ₹ 10 each]	1,800.00	1,800.00
Bharat International Pvt. Ltd. [30,000 Shares (P.Y. 30,000) of ₹ 10 each]	-	60,000.00
Lalit Hans Proteins Pvt. Ltd. [80,000 Shares (P.Y. 80,000) of ₹ 10 each]	160,000.00	160,000.00
Pansari Vegetable & Oils Pvt. Ltd. [23,000 Shares (P.Y. 23,000) of ₹ 10 each]	46,000.00	46,000.00
Total of Unquoted Shares (B)	1,756,164.00	1,816,164.00
(C) In Equity Shares, Quoted & Fully Paid Up		
Reliance Media Works Ltd. [1,000 Shares (P.Y. 1,000) face value of ` 5 each]	578,607.72	578,607.72
Reliance Broadcast Network Ltd. [1,000 Shares (P.Y. 1,000) face value of ` 5 each]	313,543.69	313,543.69
JSW Steel Ltd. [2500 Shares (P.Y. 250, Face value of ` 10 each) face value of ` 1 each]	181,174.20	181,174.20
Mangalore Refinery & Petrochemicals Ltd. 5,000 Shares (P.Y. 5,000) face value of ` 10 each]	340,490.80	340,490.80
Nitin Fire Protection Industries Ltd. 20,000 Shares (P.Y. 20,000) face value of ` 2 each]	370,870.88	370,870.88
India Cements Ltd. 5,000 Shares (P.Y. 5,000) face value of ` 10 each]	426,300.00	426,300.00
L & T Finance Holding 100 Shares (P.Y. 100) face value of ` 10 each]	12,350.00	12,350.00
Reliance Power Ltd. [27 Shares (P.Y. 27) face value of ` 10 each]	7,310.00	7,310.00
Colgate Palmolive (India) Ltd [10 Shares (P.Y. Nil) face value of ` 10 each]	12,492.76	-
Axis Bank Limited [200 Shares (P.Y. Nil) face value of ` 2 each]	85,911.57	-
Bharat Heavy Electricals Ltd [1000 Shares (P.Y. Nil) face value of ` 2 each]	23,293.20	-
Coal india Limited [1000 Shares (P.Y. Nil) face value of ` 2 each]	126,889.35	-
Hindalco industries Ltd. [1000 Shares (P.Y. Nil) face value of ` 1 each]	104,692.58	-



contd.

PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

		31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	HDFC [100 Shares (P.Y. Nil) face value of ₹ 2 each]	163,511.86	-
	ICICI Bank Limited [200 Shares (P.Y. Nil) face value of ₹ 2 each]	66,197.93	-
	ITC Limited [300 Shares (P.Y. Nil) face value of ₹ 1 each]	51,444.24	-
	NMDC Limited [1000 Shares (P.Y. Nil) face value of ₹ 1 each]	70,530.25	-
	Reliance Industries [100 Shares (P.Y. Nil) face value of ₹ 1 each]	100,480.08	-
	Sun Pharmaceutical Industries Ltd. [100 Shares (P.Y. Nil) face value of ₹ 1 each]	37,879.07	-
	The Tinplate Company of India Ltd. [500 Shares (P.Y. Nil) face value of ₹ 1 each]	38,880.53	-
	{Aggregate of Market Value of Quoted Shares is ₹ 20,06,665.75/- (Previous Year ₹ 16,98,686.45)}		
	Total of Quoted Shares (C)	3,112,850.71	2,230,647.29
	D) Investment in Limited Liability Partnership		
	Papillon Developers LLP (Refer Note No. 31)	500,000.00	500,000.00
	Unipon Purti Developers LLP (Refer Note No. 31)	50,000.00	50,000.00
	Vara Housing Developers LLP (Refer Note No. 31)	300,000.00	-
	Total Investment in LLP	850,000.00	550,000.00
	Total of Non-Current Investments (A + B + C + D)	103,226,482.56	127,663,651.14
13	DEFERRED TAX ASSET	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Closing WDV of Net Block as per Companies Act, 2013	4,965,597.70	6,929,395.01
	Closing WDV of Net Block as per Income Tax Act, 1961	10,313,210.15	11,957,761.14
	Difference in WDV	(5,347,612.45)	(5,028,366.13)
	Deferred Tax Liability/(Asset) on the difference in WDV of the assets @30.9%	(1,487,705.78)	(1,398,891.46)
	Deferred Tax Liability/(Asset) on the difference in Value of Shares	(123,096.26)	(59,196.65)
	Closing Deferred Tax Liability/(Asset)	(1,610,802.05)	(1,458,088.11)
	Deferred Tax Liability/(Asset) (Opening balance)	(1,458,088.11)	(381,643.19)
	Deferred Tax Asset to be charged to Profit & Loss	152,713.94	1,076,444.92



PANSARI DEVELOPERS LIMITED
Notes to Financial Statement for the year ended 31st March 2020

14	LONG TERM LOANS & ADVANCES	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Loans & Advances made to the LLP	1,736,103.20	31,587,160.84
	Total of Long Term Loans & Advances	1,736,103.20	31,587,160.84
15	OTHER NON-CURRENT ASSETS	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	<u>Unsecured and Considered Good:</u>		
	- Security Deposit	3,284,177.27	2,159,232.97
	Mat Credit Entitlement	60,510,551.59	62,547,797.59
	Total of Other Non-Current Assets	63,794,728.86	64,707,030.56
16	INVENTORIES	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	<i>As Valued & Certified By The Management</i>		
	Land & Land Development	7,878,463.81	9,987,049.53
	Site under construction (WIP)	188,713,995.66	306,725,270.19
	Stock of Residential Units	835,870,603.32	918,258,081.34
	Total of Inventories	1,032,463,062.80	1,234,970,401.06
17	TRADE RECEIVABLES	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	<u>Unsecured and Considered Good:</u>		
	- Debts Outstanding for more than six months	32,668,457.38	28,414,946.64
	- Others Debts	4,695,604.40	39,927,897.89
	Total of Trade Receivables	37,364,061.78	68,342,844.53
	<i>**Refer Note No 36</i>		
18	CASH & BANK BALANCES	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Cash and Cash Equivalents		
	Balance with Bank		
	- In Current Account with Schedule Bank	5,025,385.13	2,854,687.64
	Cash in hand <i>(As certified by management)</i>	4,772,011.00	2,822,952.00
	Other Bank Balance <i>Deposit with original maturity for less than 3 months</i>	-	8,161,189.59
	Total Cash & Bank Balances	9,797,396.13	13,838,829.23



PANSARI DEVELOPERS LIMITED
Notes to Financial Statement for the year ended 31st March 2020

19	SHORT TERM LOANS & ADVANCES	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	<u>Unsecured and Considered Good:</u>		
	- Advance against Land / Project	4,444,627.02	14,328,590.02
	- Loan To Body Corporate	7,873,628.00	2,350,000.00
	- Advance against Joint Venture Property	29,508,720.08	119,612,479.65
	- Advance to Vendors	5,479,997.03	7,688,584.17
	- Advance to Body Corporate	75,000,000.00	-
	- Advance to Others	54,460,653.48	18,460,872.00
	Total of Short Term Loans and Advances	176,767,625.61	162,440,525.84
20	OTHER CURRENT ASSETS	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Goods & Service Tax Receivable	12,838,916.31	43,138,572.59
	Current Account balance in LLP	1,277,883.47	17,110,092.18
	Rent Receivable	792,000.00	792,000.00
	Other Receivables	431,112.00	663,019.00
	GST Reversal	22,086,819.82	-
	Pre Paid Expenses	118,555.42	287,245.26
	Total of Other Current Assets	37,545,287.02	61,990,929.03
21	REVENUE FROM OPERATION	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	<u>Operating Income</u>		
	Sale of Residential Units	289,671,548.00	98,116,218.00
	Sale of Land (Inventory)	3,839,344.50	173,522.49
	<u>Other Operating Income</u>		
	Rent Received	47,043,788.12	31,746,107.71
	Extra Development/Work Charges Received	7,368,195.00	2,298,138.00
	Forfeiture against Cancellation	57,925.00	849.00
	Total of Revenue from Operation	347,980,800.62	132,334,835.20
22	OTHER INCOME	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Association Formation Charges Receipt	207,200.00	14,500.00
	Compensation received	-	2,000,000.00
	Late Payment Charges Received	12,419.00	311,647.00
	Profit From Sale of Fixed Assets	-	27,099.53
	Profit From Sale of Land (Investment)	3,435,936.00	740,866.27
	Profit on Sale of Unquoted Shares	263,700.00	-
	Dividend Received	19,710.00	23,000.14
	Interest Received	2,368,119.19	3,765,088.16
	Other Receipts	91,960.00	642,586.00
	Profit/(Loss) from Partnership Firm	18,520.12	19,118.75
	Total of Other Income	6,417,564.31	7,543,905.85



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

23	COST OF SALES	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Opening Stock		
	Finished Goods	918,258,081.34	721,921,931.49
	Land & Land Development	9,987,049.53	10,138,624.34
	Construction Work In Progress	306,725,270.19	416,437,664.80
	Less : Transferred to Building Capitalised	(53,489,121.97)	-
	Add: Expenses Incurred During the Year		
	Construction, Materials & Labour	28,377,694.35	121,282,506.73
	Brokerage & Consultancy Charges	1,592,831.00	4,336,177.99
	Interest Cost	17,743,385.90	31,148,413.36
	Other Expenses	6,631,373.31	8,598,370.61
	Proportionate Cost of Property under Joint Venture	62,388,749.63	4,022,579.60
		1,298,215,313.28	1,317,886,268.91
	Less: Transfer To		
	- Finished Goods	835,870,603.32	918,258,081.34
	- Land & Land Development	7,878,463.81	9,987,049.53
	- Construction Work in Progress	188,713,995.66	306,725,270.19
	Total Cost of Project For Construction	265,752,250.48	82,915,867.85
24	EMPLOYEE BENEFIT EXPENSE	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Salary & Bonus	7,695,610.00	1,994,047.95
	Contribution to Employee's Benefit Funds	72,537.50	20,621.25
	Staff Welfare Expenses	23,981.30	18,724.35
	Gartuity	350,213.00	257,123.00
	Total of Employee Benefit Expense	8,142,341.80	2,290,516.55
25	FINANCE COST	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Bank Charges	372,285.42	22,680.23
	Interest on Loan	20,822,939.02	13,028,201.00
	Total of Finance Cost	21,195,224.44	13,050,881.23
26	DEPRECIATION & AMORTIZATION EXPENSE	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Depreciation of Tangible Assets	11,884,649.70	11,298,784.88
	Amortization of Intangible Assets	-	37,237.78
	Total Depreciation and Amortization Expense	11,884,649.70	11,336,022.66



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

27	OTHER EXPENSES	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Annual Custody Fees	45,000.00	45,000.00
	Annual Listing Fees	25,000.00	25,000.00
	Audit Fees	200,000.00	200,000.00
	Corporate Social Responsibility Expense	106,200.00	653,930.00
	Issuer Fees	45,000.00	-
	Rates & Taxes	70,773.59	25,515.00
	GST Reversal	5,693,993.68	-
	Rent Paid	1,946,000.00	-
	Professional Fees	972,500.00	985,000.00
	Interest on Statutory Dues	45,490.00	260,632.00
	Filing Fees	19,166.00	16,279.00
	Sponsorship Fees	450,000.00	3,474,553.21
	Other Expenses	44,904.08	64,429.57
	Total of Other Expenses	9,664,027.35	5,750,358.78
	Payment to Auditor	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	i) As Statutory auditor	100,000.00	100,000.00
	ii) As Tax auditor		
	- Taxation matters	20,000.00	60,000.00
	- Company law matters	80,000.00	40,000.00
		200,000.00	200,000.00
28.1	Disclosure under Accounting Standard 20	31st March 2020 (Amount in ₹)	31st March 2019 (Amount in ₹)
	Basic/ Diluted Earning Per Share		
	Net Profit/(Loss) For The Year From Continuing Operation Attributable To Equity Share Holders.	27,541,597.09	19,455,741.61
	No. Of Weighted Average Equity Shares Outstanding For The Year End.	17,446,800	17,446,800
	Basic / Diluted Earning Per Share from Continuing Operation	1.58	1.12
28.2	Disclosure on impact of COVID-19		
	As per directives of both central and state government in the wake of covid-19 pandemic ,the company had suspended operations across various locations w.e.f 23.03.20 which had mildly impacted the business during the year.The company has been taking various precautionary measure to protect employees and their families from covid 19.		



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

29 Related Party Disclosure (AS 18)

i) Details of Related Parties (As identified by the management)

Name of Related Parties	Description of Relationship
Key Management Personnel	Designation
- Mahesh Agarwal	Managing Director
- Manoj Agarwal	Director
- Ankit Agarwal	Whole Time Director
- Garima Agarwal	Director
- Debasish Pal	Director
- Kavita Jalan	CFO
- Sweety Khemka	Company Secretary
- Dinesh Agarwal	Relative of Key Management Personnel
- Papillion Developers LLP	Firm in which the company is a Partner
- Vara Housing Developers LLP	
- Unipon Purti Developers LLP	
Debanish Agarwal Beneficiary Trust	Company / Enterprise/ Entity in which Key Management Personnel / Relatives of Key Management Personnel can exercise Significant Influence
Shreya Agarwal	
Abhiyan Commercial (P) Ltd.	
Smooth Vincom Pvt. Ltd.	
Balaji Highrise Pvt. Ltd.	
Nanu Tradecom Private Limited	
Norfox Vincom Pvt. Ltd.	
Ks Mobiles & More Private Limited	
Dang Traders Private Limited	
Capetown Trade Link Pvt. Ltd.	
Devansh Township Private Limited	
Fressia Complex Private Limited	
Ganeshyam Traders Pvt. Ltd.	
Godbalaji Merchants Pvt. Ltd.	
Godbalaji Tradelink Pvt. Ltd.	
Jataadhari Infraprojects Private Limited	
Metro City Vanijya Pvt. Ltd.	
Mintoo Garments Pvt. Ltd.	
New Tech Conclave Private Limited	
Panchwati Realcon Private Limited	
Panchrashi Infraprojects Private Limited	
Pansari Organochem Private Limited	
Purti Retails Private Limited	
Sreyansab Brewiski Ltd.	
Purti Aspirations LLP	
Purti Seasons Creators Llp	
Purti Nanu Creators Llp	
Purti Vanaspati (P) Ltd.	
Purti Entertainment Private Limited	
Satyam Vanijya Pvt. Ltd.	
Shrey Township Private Limited	
Single Point Commotrade Private Limited	
Single Point Commercial Private Limited	
Single Point Tradelink Private Limited	
Utsav Vinimay Private Limited	



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

30 Investment In Joint Venture

Investment is in the nature of Jointly Controlled Assets

Name of the Assets	Name of the Joint Venture	Country of Incorporation	Proportion of ownership(%) as at 31st march 2020
Land (Pathakpara)	Pansari Developers Ltd.	India	1.00%
	Pansari Organochem (P) Ltd.	India	4.95%
	Utsav Vinimay Pvt. Ltd	India	4.95%
	Purti Realty Pvt Ltd	India	4.95%
	Pansari Vegetable & Oils Pvt.Ltd.	India	4.95%
	Balaji Highrise Pvt.Ltd.	India	4.95%
	Satyam Vanijya (P) Ltd.	India	4.95%
	Capetown Tradelink (P) Ltd.	India	4.95%
	Norfiox Vincom (P) Ltd.	India	4.95%
	Acetylene Trexim (P) Ltd	India	4.95%
	Pansari Infrastructure (P) Ltd.	India	4.95%
	Nissan Commodities Pvt. Ltd.	India	4.95%
	Purti Project Pvt Ltd	India	4.95%
	Metrocity Vanijya (P) Ltd.	India	4.95%
	Mintoo Garments (P) Ltd.	India	4.95%
	Ganeshyam Traders (P) Ltd.	India	4.95%
	Godbalaji Merchants (P) Ltd.	India	4.95%
	Godbalaji Tradelink Pvt. Ltd.	India	4.95%
	Barsaat Vanijya (P) Ltd.	India	4.95%
Haraparbati Commercial (P) Ltd.	India	4.95%	
Paceman Sales Promotion (P) Ltd.	India	4.95%	
Land (Godavari)	Pansari Developers Ltd.	India	67.50%
	Godavari Commodities Ltd.	India	32.50%
Land	Pansari Developers Ltd.	India	75.00%
	Purti Hotel & Resorts(P)Ltd (Nateshwar	India	25.00%
Land (Chakjot Shibrampur)	Pansari Developers Ltd.	India	1.00%
	Utsav Vinimay Pvt. Ltd	India	14.14%
	Metrocity Vanijya (P) Ltd.	India	14.14%
	Mintoo Garments (P) Ltd.	India	14.14%
	Ganeshyam Traders (P) Ltd.	India	14.14%
	Godbalaji Merchants (P) Ltd.	India	14.14%
	Barsaat Vanijya (P) Ltd.	India	14.14%
	Haraparbati Commercial (P) Ltd.	India	14.14%

31 Details relating to investment in Limited Liability Partnership (LLP)

Investment is in the nature of Jointly Controlled Entities

Name of the LLP	Name of the Partners in LLP	Total Capital	Shares of each partner in profit/loss of LLP
Papilion Developers LLP	Pansari Developers Ltd.	500,000.00	50.00%
	BCT Infrastructure LLP	500,000.00	50.00%
Vara Housing Developers LLP	Pansari Developers Ltd.	300,000.00	33.33%
	Bhagwati Awas Pvt Ltd	300,000.00	33.33%
	Nanu Tradecom Pvt Ltd	300,000.00	33.33%
Unipon Purti Developers LLP	Pansari Developers Ltd.	50,000.00	50.00%
	Unipon Infrastructure & Marines Ltd.	50,000.00	50.00%



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

Details of Related Parties Transaction

a) Unsecured loan taken and Interest paid thereon:-

Name of Party	Loan Taken During The Year	Interest	Amount Outstanding At The Year End
Debansh Agarwal	9,769,453.00	589,931.00	8,386,686.00
	-	(861,114.00)	(7,865,748.00)
Utsav Vinimay Pvt Ltd	22,409,802.00	-	4,250,000.00
	-	-	-
Aditya Agarwal Beneficiary Trust	-	961,021.00	8,757,988.00
	-	(868,194.00)	(8,018,069.00)
Himani Agarwal Beneficiary Trust	-	944,693.00	8,630,313.00
	-	(862,667.00)	(7,880,089.00)
Naina Agarwal Beneficiary Trust	-	942,750.00	8,612,379.00
	-	(861,950.00)	(7,863,904.00)
Paceman Sales Promotion Pvt. Ltd.(New)	233,268,069.00	3,900,124.00	126,710,236.00
	(242,092,911.00)	(687,551.00)	(78,446,776.00)
Pansari Vegetable & Oils (P).Ltd.	-	11,920.00	10,727.33
	(7,500,000.00)	(1,451,577.00)	(1,260,419.00)
Shivam Agarwal	7,210,309.00	598,166.00	8,513,431.00
	-	(851,014.00)	(7,976,222.00)
Shubham Agarwal	7,285,100.00	592,901.00	8,298,125.00
	-	(871,571.00)	(7,919,514.00)
Sreyash Agarwal Beneficiary Trust	-	933,825.00	8,520,735.00
	-	(859,196.00)	(7,790,293.00)
Sreyash Brewski Limited	4,000,000.00	59,016.00	4,053,114.00
	-	-	-
Sreyash Green Limited	4,000,000.00	59,016.00	4,053,114.00
	-	-	-
Mahesh Agarwal	25,500,000.00	-	25,500,000.00
	-	-	-
Tanaya Agarwal Beneficiary Trust	-	949,514.00	8,674,826.00
	-	(868,571.00)	(7,920,263.00)
Nanu Tradecom Pvt Ltd - Loan Given	5,000,000.00	172,603.00	5,155,343.00
	-	-	-
Purti Aspirations LLP - Loan Given	-	409,206.00	2,718,285.00
	(2,000,000.00)	-	(2,350,000.00)

b) Advances Given & Collection There of:-

Name of The Party	Advances Given During The year	Total Collection During The year	Amount Outstanding At The Year End
Capetown Trade Link Pvt. Ltd.	245,000.00	1,715,000.00	-
	(1,594,750.00)	(124,750.00)	(1,470,000.00)
Ganeshyam Traders Pvt. Ltd	-	-	-
	(2,643,321.00)	(2,643,321.00)	-
Godbalaji Merchants Pvt. Ltd.	-	-	-
	(2,598,321.00)	(2,598,321.00)	-
Godbalaji Tradelink Pvt. Ltd.	-	-	-
	(6,231,892.00)	(6,231,892.00)	-
Metro City Vanijay Pvt. Ltd.	11,777,022.91	11,777,022.91	-
	(3,282,521.00)	(3,282,521.00)	-



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

Name of The Party	Advances Given During The year	Total Collection During The year	Amount Outstanding At The Year End
Mintoo Garments Pvt. Ltd.	-	-	-
	(2,533,321.00)	(2,533,321.00)	-
Utsav Vinimay Pvt. Ltd.	1,124,928.00	1,124,928.00	-
	(27,553,781.00)	(27,295,014.00)	(258,767.00)
Unipon Purti Developers LLP	10,790,670.85	27,480,814.00	44,072.18
	(15,720,199.00)	(18,984.00)	(16,734,215.33)
Papillion Developers LLP	4,115,230.10	33,737,108.48	2,472,486.12
	27,244,337.36	(6,953,771.00)	(32,094,364.50)
Purti Vanaspati (P) Ltd.	33,341,011.00	33,341,011.00	-
	(23,968,685.00)	(23,968,685.00)	-
Satyam Vanijya Pvt Ltd	-	-	-
	(184,750.00)	(184,750.00)	-
Purti Projects Pvt Ltd	-	-	-
	(2,179,750.00)	(2,179,750.00)	-
Purti Realty Pvt Ltd	-	-	-
	(27,846.00)	(27,846.00)	-
Purti Nanu Creator(LLP)	2,273,319.00	3,295,988.00	25,881.00
	(9,280,520.00)	(13,231,970.00)	(1,048,550.00)
Vara Housing Developers(LLP)	5,644,700.00	12,296,854.00	487,951.00
	(7,173,914.00)	(33,809.00)	(7,140,105.00)
Balaji Highrise Pvt.Ltd.	-	-	-
	(24,750.00)	(24,750.00)	-
Norflox Vincom (P) Ltd.	-	-	-
	(24,750.00)	(24,750.00)	-
Acetylene Trexim (P) Ltd	-	-	-
	(24,750.00)	(24,750.00)	-
Pansari Infrastructure (P) Ltd.	-	-	-
	(24,750.00)	(24,750.00)	-
Nissan Commodities Pvt. Ltd.	-	-	-
	(24,750.00)	(24,750.00)	-
Barsaat Vanijya (P) Ltd.	-	-	-
	(2,623,321.00)	(2,623,321.00)	-
New Tech Conclave Private Limited	971,980.00	971,980.00	-
	-	-	-
Ks Mobiles & More (P) Ltd	-	6,083,963.00	-
	-	-	(6,083,963.00)



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

C) Remuneration:-

Salary to Key Managerial Personnel	Transaction During The Year	Amount Outstanding At The Year End
Mahesh Agarwal	5,000,000.00	311,492.00
	(5,000,000.00)	(608,018.00)
Ankit Agarwal	2,500,000.00	164,589.00
	(2,500,000.00)	(160,056.00)
Kavita Jalan	2,499,996.00	164,389.00
	(2,499,996.00)	(159,856.00)
Sweety Khemka	258,000.00	20,676.00
	(252,163.00)	(21,370.00)

**Note : Figures in (bracket) refers to figures of previous financial year i.e. F.Y 2018-19*

32 Expenditure in Foreign Exchange

Foreign Exchange	31st March 2020		31st March 2019	
	Foreign Currency	Amount in ₹	Foreign Currency	Amount in ₹
-USD	6,367.00	450,000.00	39,843.00	2,812,553.21

33 Cash Credit Loan From Bank

(i) Name of the Bank - State Bank of India, SME Exim Branch
Details as per Sanction Letter (as per Sanction letter dated 29.03.2017)

Sl. No.	Particulars	As at 31st March, 2020	As at 31st March, 2019
1	State Bank of India (against Hypothecation of Stock & debtors)	-	16,577,583.78
	Total	-	16,577,583.78

I Primary Security

a) Hypothecation of Company's entire Stocks i.e. Raw Materials, Stock-In-Process & Finished Goods, Book Debts and other Current Assets both present and future for 'Purti Planet' Project.

b) Equitable Mortgage of all that piece and parcel of land containing 04 Bgihas, 02 cotthas, 04 Chittacks 21 Sq. Ft. or 5503.676 Sq. Meter be the same a little more or less and proposed housing project viz. 'purti Planet' consisting of G+IV storied building being constructed upon his land laying and situated at 64, Dr. N.G. Saha Road, Kolkata - 700061, within the P.s. Parnasree ward No. 128 borough No. XIV of the Kolkata Municipal Corporation under Mouza parvi, Raidighi, R.S. Khaitan No. 409 and 903, R.S. & L.R. Dag No. 3357, 3356, 3355, 3542 and 3354 in the district of south 24- Parganas

II Collateral Security

Relationship	Name
Personal Guarantee of Directors	(a) Mahesh Agarwal
	(b) Ankit Agarwal

III Limit:

Fund Based : Cash credit (Builder Finance) ₹ 9.75 crore

IV Repayment : One year or payable on demand, subject to renewal thereafter and payable on demand.

V Rate of Interest

Fund Based working capital : 5.10% above MCLR (MCLR = 8% at present) with a minimum of 13.10% p.a. rising or falling therewith, on daily products with monthly rests. Present effective rate: 13.10% p.a.



PANSARI DEVELOPERS LIMITED

Notes to Financial Statement for the year ended 31st March 2020

(ii) Name of the Bank - Kotak Mahindra Bank Limited

Details as per Sanction Letter (as per Sanction letter dated 26.04.2017)

Sl. No.	Particulars	As at 31st March, 2020	As at 31st March, 2019
1	Kotak Mahindra Bank (against Property)	148,835,707.00	159,868,950.00
	Total	148,835,707.00	159,868,950.00

I Primary Security

Such Securities as may be required by the Bank.

II Collateral Security

Relationship	Name
Personal Guarantee of Directors	(a) Dinesh Agarwal
	(b) Mahesh Agarwal
	(c) Ankit Agarwal

III Limit:

Fund Based : Cash credit 1) ₹ 9 crore

IV Repayment : Maximum 120 Months

V Rate of Interest

As on Date the Rate of Interest is 9.3% consisting of applicable MCLR Rate @ 8.5% & the Spread 0.8%.

I Primary Security

Such Securities as may be required by the Bank.

II Collateral Security

Relationship	Name
Personal Guarantee of Directors	(a) Dinesh Agarwal

III Limit:

Fund Based : Cash credit 8.5 crore

IV Repayment : Maximum 120 Months

V Rate of Interest

As on Date the Rate of Interest is 9.1% consisting of applicable MCLR Rate @ 8.5% & the Spread 0.6%.

(iii) Name of the Bank - HDFC BANK (LOAN A/C)

Details as per Sanction Letter (as per Sanction letter dated 24.05.2019)

Sl. No.	Particulars	As at 31st March, 2020	As at 31st March, 2019
1	HDFC BANK (against Property)	69,105,321.02	-
	Total	69,105,321.02	-

I Primary Security

Such Securities as may be required by the Bank.

II Collateral Security

Relationship	Name
Personal Guarantee of Directors	(a) Ankit Agarwal
	(b) Mahesh Agarwal

III Limit:

Fund Based : Cash credit ₹ 10.70 crore

IV Repayment : Maximum 120 Months

V Rate of Interest

As on Date the Rate of Interest is 9.4% consisting of applicable MCLR Rate @ 8.70% & the Spread 0.7%.



PANSARI DEVELOPERS LIMITED
Notes to Financial Statement for the year ended 31st March 2020

(iv) Name of the Bank - IVL FINANCE LTD
Details as per Sanction Letter (as per Sanction letter dated 05.06.2018)

Sl. No.	Particulars	As at 31st March, 2020	As at 31st March, 2019
I	IVL FINANCE LTD (against Property)	38,706,826.19	67,246,505.31
	Total	38,706,826.19	67,246,505.31
I	Primary Security		
	Such Securities as may be required by the Bank.		
II	Collateral Security		
	Relationship	Name	
	Personal Guarantee of Directors	(a) Ankit Agarwal	
		(b) Mahesh Agarwal	
III	Limit:		
	Fund Based : Cash credit.	₹ 7 crore	
IV	Repayment : Maximum 120 Months		
V	Rate of Interest		
	As on Date the Rate of Interest is 9.6%		

- 34 Balances of Trade Receivables, Trade Payables, Loans, advances and other current assets in the ordinary course of business are subject to confirmation.
- 35 Trade receivable shown in Schedule No 17 of the Financial Statement includes debtors on accounts of realisation against flat booking which has not been recognised as sale.
- 36 In the opinion of Management and to the best of their knowledge and belief the value of realization of Loans, Advances and Current Assets in ordinary course of Business will not be less than the amount for which they are stated in the Balance Sheet.
- 37 Contingent Liability of ₹ 3383/- (P.Y. 18-19) for Income tax is pending before CIT(Appeals), Further as per Income Tax records(Traces), TDS Default of ₹ 196,725.27/- is payable and is contingent in nature.
- 38 The previous financial year's figures have been reworked, regrouped and reclassified to the extent possible, wherever necessary to confirm to current year presentation.

For. Agarwal Subodh & Co.
(Chartered Accountants)
Firm's Registration No. 319260E

For and on behalf of,
Pansari Developers Limited

Mahesh Agarwal

Mahesh Agarwal
(Managing Director
and Chairman)
Din No. 00480731

Ankit Agarwal

Ankit Agarwal
(Whole Time
Director)
Din No. 02804577

Surajit Pal

CA Surajit Pal
(Partner)
Membership No. 066285
Place: Kolkata
Date: 11th July' 2020



Sweety Khemka
Sweety Khemka
(Company Secretary)
Membership No. E43318

Kavita Jalan

Kavita Jalan
(Chief Financial
Officer)

