



PRIME<sup>®</sup>

Property Development Corporation Ltd.

18th Annual Report  
2009 - 2010



### **Chairman's Message :**

Real Estate industry resumed its growth in 2009-2010, after a dismal previous year. Extremely prudent economic & fiscal measures coupled with sensitive regulatory initiatives were taken by the Central & State authorities. These helped India effectively resist the adverse global financial crisis & post a comfortable net growth in the face of crisis in major foreign economies.

Your Company has expedited completion of the on-going Mall Project at Pimpri Pune & has launched a new project at Vile Parle (West), Mumbai. Pimpri Mall is planned for completion in 2010-2011, & the Vile Parle (West) Project during the first half of year 2011-2012.

Your Company has also acquired a hotel company at Juhu, Mumbai, for developing a star-graded hotel. This project will take a few years to start fetching returns. Since there was no new product for sale in the year 2009-2010, Company's turnover & consequently profit was depressed. The results in the coming years, however, are poised to improve with the expected completion of the two projects on hand.

I thank you all for your unstinted support during the difficult previous year & hope to receive our co-operation in future.



## 18TH ANNUAL GENERAL MEETING

**Day & Date** : Thursday, September 30, 2010  
**Time** : 11.30 A.M.  
**Venue** : Santokba Sanskar Sadan, Next to Bhaidas Maganlal Sabhagriha,  
 Bhaktivedant Swami Marg, Vile Parle (West), Mumbai – 400056.

### BOARD OF DIRECTORS

Shri Padamshi L. Soni	Chairman
Shri Y. C. Pawar	Independent Director
Shri K. Nalinakshan	Independent Director
Shri S. Bhatnagar	Independent Director
Shri I. G. Shah	Independent Director
Shri Manish P. Soni	Whole Time Director
Shri Vishal P. Soni	Whole Time Director
Shri Alok Chowdhury	Whole Time Director & C.E.O.

### COMPANY SECRETARY &

#### COMPLIANCE OFFICER

Ms. Zarana Jhaveri

### AUDITORS

M/s. Vora & Associates  
 Chartered Accountants, Mumbai

### ADVOCATE & SOLICITORS

M. T. Miskita & Company  
 Advocates & Solicitors, Mumbai

### BANKERS

Indian Overseas Bank  
 Syndicate Bank  
 Axis Bank Ltd.  
 State Bank of India

### REGISTERED OFFICE

101, Soni House, Plot No. 34,  
 Gulmohar Road No. 1,  
 J.V.P.D. Scheme, Vile Parle (West),  
 Mumbai - 400 049.  
 Email: primeproperty@vsnl.net  
 Website: www.ppdcl.com

### REGISTRAR AND

#### SHARE TRANSFER AGENTS

Link Intime India Pvt. Ltd  
 C-13, Pannalal Silk Mills Compound,  
 L.B.S. Marg, Bhandup (W),  
 Mumbai 400 078  
 Email: mumbai@linkintime.co.in  
 Ph. No.: 25963838, Fax No.: 25962691

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## **NOTICE**

NOTICE is hereby given that the 18th Annual General Meeting of the members of **PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED** will be held on Thursday, September 30, 2010 at Santokba Sanskar Sadan, Next to Bhaidas Maganlal Sabhagriha, Bhaktivedant Swami Marg, Vile Parle (W), Mumbai - 400056 at 11.30 A.M. to transact the following business.

### **ORDINARY BUSINESS:**

1. To receive, consider and adopt the audited Balance Sheet as on March 31, 2010 and Profit and Loss Account for the year ended on that date and the Reports of Board of Directors and Auditors thereon.
2. To declare dividend on Equity Shares.
3. To appoint a Director in place of Shri Satendra Bhatnagar, who retires by rotation, and being eligible offers himself for re-appointment.
4. To appoint a Director in place of Shri Alok Chowdhury, who retires by rotation, and being eligible offers himself for re-appointment.
5. To appoint Auditors and fix their remuneration and in this regard to consider and if thought fit, to pass, with or without modification(s), the following resolution as an ordinary resolution:

**"RESOLVED THAT** M/s Vora & Associates, Chartered Accountants, Mumbai, Registration No. 111612W, the retiring Auditors, be and are hereby appointed as Statutory Auditors of the Company to hold office from the conclusion of this Annual General Meeting until the conclusion of the next Annual General Meeting of the Company on such remuneration and reimbursement of expenses as agreed upon by the Board of Directors and the Auditors in connection with the audit of the accounts of the Company for the year ending on 31.03.2011."

### **SPECIAL BUSINESS**

6. To consider and if thought fit, to pass with or without modification(s), the following resolution as a Special Resolution

**"RESOLVED THAT** pursuant to the provisions of section 31 and all other applicable provisions of Companies Act, 1956, Articles of Association of the Company be and are hereby altered to insert following article 12A after article 12 of the Articles of Association of the Company under the head "Power of Company to purchase its own shares and securities"

"12A. Subject to provisions of sections 77A, 77AA and 77B of the Companies Act, 1956 and rules prescribed by the Central Government or by Securities and Exchange Board of India or any authority in this behalf, the Company may purchase its own shares or other specified securities (hereinafter referred to "Buy-Back") out of its free reserves or the securities premium account or the proceeds of any shares or other specified securities. No buy back of any kind of shares or other specified securities shall be made out of the proceeds of an earlier issue of the same kind of shares or same kind of other specified securities."

**By order of the Board of Directors**

**P.L.SONI  
CHAIRMAN**

**Date: 12<sup>th</sup> July, 2010**

**Registered office:**

**101, Soni House, Plot No.34,  
Gulmohar Road No.1,  
JVPD Scheme, Vile Parle (W),  
Mumbai -400049.**



## NOTES

1. A MEMBER ENTITLED TO ATTEND AND VOTE IS ALSO ENTITLED TO APPOINT A PROXY TO ATTEND AND, ON A POLL, TO VOTE INSTEAD OF HIMSELF. SUCH A PROXY NEED NOT BE A MEMBER OF THE COMPANY. THE INSTRUMENTS APPOINTING PROXY SHOULD BE DULY STAMPED COMPLETED AND SIGNED AND MUST BE DEPOSITED AT THE REGISTERED OFFICE OF THE COMPANY NOT LESS THAN 48 HOURS BEFORE THE COMMENCEMENT OF ANNUAL GENERAL MEETING.
2. The explanatory statement pursuant to section 173(2) of the Companies Act, 1956, relating to Special Business to be transacted at the ensuing Annual General Meeting is annexed hereto and forms part of Notice.
3. The Register of Members & the Share Transfer Books of the Company will remain closed from 26th September, 2010 to 30th September, 2010 (both days inclusive).
4. Shareholders seeking any information with regard to accounts are requested to write to the Company at least seven days in advance so as to enable the Company to keep the information ready.
5. Members/Proxy holders are requested to bring their Attendance slip duly completed and signed along with their copy of Annual Report to the Meeting.
6. Shareholders are requested to immediately notify change in address, if any, to the Depository Participant with whom they maintain demat account for shares held in electronic mode and to the Company's Registrar & Transfer Agents for the shares held in physical mode.
7. Members, who are holding shares in identical order of names in more than one folio are requested to write to the Company enclosing their share certificate to consolidate their holdings in one folio.
8. Members holding shares in electronic form may kindly note that their Bank details as furnished by the respective depositories to the Company will be printed on their dividend warrants as per the applicable regulations of the Depositories and that Company will not entertain any direct request from such members for deletion of/change in such bank details. Further, instructions if any, already given by them in respect of shares held in physical form will not be automatically applicable to dividend paid on shares in electronic form. Members may, therefore, give instructions regarding Bank accounts in which they wish to receive dividend.
9. Pursuant to section 205A of the Companies Act, 1956, no unclaimed dividend is required to be transferred to Investors Education and Protection Fund as the period of seven years since the transfer of any dividend to Unpaid Dividend Account has not lapsed.
10. Corporate members intending to send their authorised representative are requested to send a duly certified copy of the Board Resolution authorising their representative to attend and vote at the Annual General Meeting.
11. Members who hold shares in dematerialized form are requested to bring their client ID and DP ID numbers for easy identification.
12. Members wishing to claim dividend of previous years, which remain unclaimed are requested to correspond with Ms Zarana Jhaveri, Company Secretary and Compliance Officer at the Company's Registered Office.
13. Consequent upon introduction of section 109A of the Companies Act, 1956, shareholders are entitled to make nomination in respect of shares held by them in physical form. Shareholders desirous of making nominations are requested to send their request in FORM 2B (which will be made available on request) to the Registrar and Share Transfer Agents, LINK INTIME INDIA PRIVATE LIMITED.

**ANNEXURE TO NOTICE**

An Explanatory Statement pursuant to section 173(2) of the Companies Act, 1956

**Item No. 6**

The Company's Articles of Association has no provision for buy back of its own securities. In order to make suitable provisions for the above in the Articles of Association, the above clause 12A is being proposed to be inserted. None of the directors are interested in passing of the above resolution.

By order of the Board of Directors

**P.L.SONI**  
Chairman

Date: 12th July, 2010  
Registered office:  
101, Soni House, Plot No. 34,  
Gulmohar Road No. 1,  
JVPD Scheme, Vile Parle (W),  
Mumbai - 400049.

**THE BRIEF RESUME / DETAILS OF DIRECTORS SEEKING RE-APPOINTMENT***(In pursuance of Clause 49 of the Listing Agreement)*

<b>Name of the Director</b>	Mr. Satendra Bhatnagar	Mr. Alok Chowdhury
<b>Date of Birth</b>	03.02.1946	1.11.1943
<b>Date of Appointment</b>	23.07.2008	01.01.2008
<b>Qualifications</b>	M.A.-SOCIOLOGY/ LL.M./ I.R.S.	M.A.-ECONOMICS/ C.A.I.I.B.
<b>Expertise in specific functional areas</b>	Retired as Chief Commissioner of Income Tax and is an Advocate High Court at present. He is the member of Audit Committee of the Company.	Joined in 2001 as the CEO of the Company and inter-alia looks after finance, banking, documentation and administration. He is the member of Shareholders/ Investors' Grievance Committee.
<b>List of Companies in which Directorship held as on 31<sup>st</sup> March, 2010</b>	Pacific Harbor Advisors Pvt. Ltd.	NIL
<b>Chairman / member of the Committee of the Boards of the other Companies on which he is a Director as on 31<sup>st</sup> March 2010.</b>	NIL	NIL



## DIRECTORS' REPORT

To  
The Members,  
**Prime Property Development Corporation Limited**

Your Directors have pleasure in presenting the 18th Annual Report of your Company along with the Audited Statement of Accounts for the year ended March 31, 2010.

### A. Financial Results:

Particulars	(Rs. In lacs)	(Rs. In lacs)
	2009-2010	2008-2009
<i>Business Income</i>	2711.67	8774.94
<i>Profit before Interest, Depreciation &amp; Tax</i>	687.89	2372.35
Less:		
a. Interest	67.20	71.17
b. Depreciation	35.00	81.42
<b><i>Profit before tax</i></b>	<b>585.69</b>	<b>2219.76</b>
<i>Provision for Tax:</i>		
Less:		
a. Current Year	214.50	787.00
b. Deferred Tax	(3.80)	(19.08)
c. Fringe Benefit Tax	0.00	2.40
<i>Profit after tax but before Extraordinary items</i>	374.99	1449.44
<i>Add: Interest Income of Previous year</i>	12.56	-
<i>Add: (Short)/Excess provision for taxes and interest of earlier years</i>	9.32	0.21
<b><i>Profit after tax</i></b>	<b>396.87</b>	<b>1449.65</b>
<b><i>Proposed Dividend</i></b>	<b>150.00</b>	<b>300.00</b>
<i>Corporate Dividend Tax</i>	25.49	50.99
<i>Transfer to General Reserve</i>	40.00	145.00
<i>Balance brought forward from Previous Year</i>	181.38	4208.51
<i>Balance carried to Balance Sheet</i>	<b>5343.56</b>	<b>5162.18</b>

### B. Dividend:

Your Directors are pleased to recommend a Dividend of 15% on the equity shares, i.e. Rs.0.75 per equity share of Rs. 5/- each, for the financial year ended 31.03.2010.

### C. Current Year's Operation:

The year 2009-2010 has witnessed revival of the real estate industry in India. Barring certain patches of commercial segment, the revival is almost complete.

Economy, in general, is upbeat. Consequently, demand for real estate space, both residential & commercial, has risen. Inflation in the economy, however, has raised its ugly head & is in double digits, which is unbearable in the long run. Price of necessary agricultural commodities in particular have risen too sharply, which has the potential to destabilize the society.

Your Company, during the year, has achieved Sales & other Income of Rs.2711.67 Lacs & Net Profit of Rs.396.87 Lacs as against Rs.8774.94 Lacs and Rs.1449.65 Lacs, respectively, in the previous year.



Your Company has received the balance sale proceeds of Prime Square Project, Goregaon (West) & compensation for transfer of development right of the Down Town Mall project, Hughes Road. Hughes Road project was a commercial project structurally almost complete as per development agreement between the three partners. Differences arose when it was sought to be changed into a residential project by demolishing the entire construction. This was viewed as not in the Company's interest. Hence your Company opted out.

Construction activities at the ongoing Prime Mall Project Pimpri, Pune, has progressed well during the year. The Phase-1(Anchor Shop) of the project is ready for fit-out and negotiations to lease it out are on. In Phase -2(Mall/Multiplex), finishing activities are in full swing. The Company has also commenced a new commercial project at Vile-Parle (W) on land that was already acquired.

State Bank of India has in June 2010, granted a loan to the Company for part financing the above two projects against mortgage / hypothecation charges & on terms and conditions that have been found acceptable to the Board of Directors of your Company.

#### **D. Future Prospects:**

Your Company, at present, has on-going projects at Pune & Vile Parle (West). While Pune Project is expected to be completed by this year-end, the Vile Parle project is scheduled for completion in the first half of the year 2011-2012.

Both these projects are expected to bring good returns.

Your Directors are, therefore confident of a fairly good performance, in future.

#### **E. Directors' Responsibility Statement:**

Pursuant to the requirement under section 217(2AA) of the Companies Act, 1956, with respect to Directors' Responsibility Statement, it is hereby confirmed that:

- In the preparation of the Annual Accounts for the financial year ended March 31, 2010, the applicable accounting standards have been followed and there has been no material departure.
- The Directors have selected such accounting policies in consultation with statutory auditors and applied them consistently and made judgments and estimates that were reasonable and prudent to maintain the matching of revenue concept, so as to give a true and fair view of the state of affairs of the Company as on March 31, 2010 and of the Profit of the Company for that period.
- The Directors have taken proper and sufficient care to the best of their knowledge and ability for the maintenance of adequate accounting records in accordance with the provisions of the Companies Act, 1956. They confirm that there are adequate systems and controls for safeguarding the interest of the Company and for preventing and detecting fraud and other irregularities.
- The Annual Accounts for the financial year ended March 31, 2010, is prepared on a 'going concern' basis.

#### **F. Directors:**

Shri Satendra Bhatnagar, Independent Director, retires by rotation at the ensuing Annual General Meeting & being eligible, offers himself for re-appointment. The Board recommends his re-appointment.

Shri Alok Chowdhury, Whole time Director and CEO, retires by rotation at the ensuing Annual General Meeting & being eligible, offers himself for re-appointment. The Board recommends his re-appointment.

The brief resume / details relating to Directors seeking re-appointment are furnished in the Annual Report.

#### **G. Subsidiary**

Your Company has acquired entire shares of Sea-king Club Pvt. Ltd., a Hotel Company, in February 2010 which is now a Subsidiary Company. Operations of Subsidiary Company has been temporarily closed pending renovation of the hotel with modern and improved amenities.

#### **H. Postal Ballot**

In the meeting of Board of Directors held on 12<sup>th</sup> July, 2010, the Board has approved the Notice to the shareholders containing ordinary resolutions to be passed as required u/s 293(1)(a) and 293(1)(d) of the Companies Act, 1956 through Postal Ballot u/s 192A of the Companies Act, 1956.



## I. Fixed Deposits

Your Company has not accepted any deposits from the public during the year under review.

## J. Corporate Governance

A separate section on Corporate Governance is included in the Annual Report and the certificate from the Company's Auditors confirming the compliance of the conditions on Corporate Governance as stipulated in clause 49 of Listing Agreement with the Stock Exchange is annexed thereto.

## K. Disclosure of Particulars

### (1) Material Changes after the Date of Balance Sheet:

Pursuant to provisions of Section 217(1)(d) of the Companies Act, 1956, there has been no material change and commitment affecting the financial position of the Company, which have occurred between the end of the financial year of the Company to which the Balance Sheet relates and the date of the Report.

### (2) Particulars Under Section 217 (1) (e) Of The Companies Act, 1956:

Additional information required under the provisions of the above Section read with the Companies (Disclosure of Particulars in the Report of the Board of Directors) Rules, 1988, regarding a) *Conservation of Energy* and b) *Technology Absorption*, is not applicable, as the Company is not carrying out any manufacturing operation.

#### c) Foreign Exchange Earnings and Outgo:

Particulars		As on 31.03.2010 (Rs.)	As on 31.03.2009 (Rs.)
(a)	Earnings in foreign exchange	NIL	NIL
(b)	Expenditure / Outgo in foreign exchange (Material & Travelling)	NIL	2,00,000

### (3) Particulars of Employees:

There are no employees in receipt of remuneration exceeding 24,00,000/-, the limit prescribed under the provisions of Section 217 (2A) of the Companies Act 1956 and rules framed there-under read with the Companies (Particulars of Employees) Rules, 1975.

## L. Auditor's Report:

The observations of the Auditors in their Report have been dealt with in the Notes forming part of the accounts and other statements, which are self-explanatory.

## M. Auditors:

M/s. Vora & Associates, Chartered Accountants, Statutory Auditors, retire at the conclusion of the ensuing Annual General Meeting and are eligible for reappointment. They have furnished a certificate to the effect that their proposed appointment, if made, will be in accordance with the limit specified under section 224(1B) of the Companies Act, 1956.

## N. Acknowledgement:

Your Directors would like to express their grateful appreciation for assistance and co-operation received from Banks, Authorities and all stake holders, customers and suppliers during the year under review. Your Directors also wish to place on record their deep sense of appreciation for the committed services of the Employees of the Company.

For and On behalf of the Board of Directors

Place: Mumbai  
Date: 12th July, 2010

P. L. SONI  
Chairman



## MANAGEMENT DISCUSSION & ANALYSIS

### **Industrial Development:**

The year gone by has witnessed Indian economy achieving healthy growth, even though the monsoon was not particularly favourable. GDP is expected to be around 8.5 %, up from about 6.7%. Most sectors have registered a positive growth. Inflationary pressures, particularly, of the foodgrains & green vegetables are a major social concern & a huge challenge for the government & policy makers.

Real Estate industry, which was badly hit during 2008-09, appears to have recovered real fast. The recovery is more prominent in the metro areas of Mumbai & Delhi, where price realization has come almost to the level of the year 2007. In fact, there has been criticism in certain quarters that such price rise would be bad for the industry & may be counter-productive, if not put under reasonable control. It is also true that recovery was prominent in the residential segment, but not in the commercial real estate, where transactions remained few, but prices quoted are higher than what the demand can sustain.

During the recession period, there was a visible shift & clamour for low-cost, small & affordable houses, which continued to be in demand due to supply deficiency. The developers have announced a large number of such projects, which would partially meet the needs of the common people. In Mumbai, particularly, a major Public Private Partnership Project of 5 lacs affordable houses has been planned under the auspices of Maharashtra Chamber of Housing Industries. This is a very laudable effort & will reduce demand / supply gap in this segment of population in Mumbai. The trend in the real estate industry towards corporatisation has become stronger with a few large public offering of shares in the recent past. Foreign investors & FDI are gaining more & more importance in the real estate scenario, the latest being the proposal to permit 100% investment in Retail multi-brand outlets.

The Authorities have proposed to put in place a Real Estate Regulatory Authority to guide the industry. This will look after the interests of the public & other stake holders, by bringing in proper guidelines. It is also hoped that the Regulatory Authority will have powers to address grievances of the Builders & Developers in the matters of quicker Government Approvals, reduced number of approvals / licences etc from multiple authorities, clarity on title to land & such related matters.

Another aspect of importance to the industry is imposition of new taxes. Some of these are lacking clarity & may be subjected to legal interpretation & litigation, Overall, the developments in the real estate scenario are quite positive for the industry. A large number of new projects are in the pipeline in the residential segment. Environment friendly inputs, clean energy model buildings, rain-water harvesting, etc. are being incorporated in large number of projects now. Investments in infrastructure continues to be a priority for the government. With the revival of the economy & expectations of a good monsoon, the coming years are likely to be favourable to the real estate players.

### **Business Analysis & Outlook:**

During the year your company has realized the balance of sale proceeds of Prime Square Project, Goregaon (West) & compensation for transfer of development rights of Down Town Mall Project, Hughes Road. Other partners of Down Town Mall, Hughes Road Project contemplated major changes after it had reached the completion stage which was very vague & uncertain & was not in our interest. Your company has accordingly opted out of the project. Prime Mall, Pune Project Phase 1 (Anchor Shop) has been completed & negotiations to lease it are in place. Phase 2 (Mall & Multiplex) is nearing completion & the finishing work is in progress.

During the last quarter of the year, your company has embarked upon a Commercial Project in Vile Parle (West), named Prime Business Park. This is located on a prime land & is expected to fetch good returns to your Company.

A hotel company, M/s Seaking Club Pvt. Ltd., has been acquired by your Company & is a wholly-owned subsidiary of the Company. Pending development of the hotel with improved facilities, the hotel is closed, at present.

Barring unforeseen Circumstances, therefore, your Company expects to perform well in the coming years.

**Opportunities & Threats:**

The Indian economy has thoroughly improved & the global economy appears to have absorbed the shock & is approaching stability. Infrastructure development continues to be a priority area for the Indian Government & many such projects are on going at present. Most of the real estate indices are positive, demand for housing is strong at the right price, Economic growth has brought back need & demand for good commercial spaces.

Inflation all around, however, is a major concern. Economic & Fiscal Policies to contain inflation without unduly affecting business growth will have to be of utmost importance for the authorities. For the developers of real estate, delivery as per users' preferences & pricing will have to be properly synchronized.

**Segment Performance:**

Your Company operates in a single business segment, namely property development; hence, no further disclosure is required under Accounting Standard 17 on segment reporting.

**Internal Control Systems & their adequacy:**

The Company has a regular System of internal Check & control, costing, budgeting, forecasting, monitoring projections & efforts are put to further strengthen the system.

**Material Development in Human Resources:**

The Company uses the services of a fairly good team of Engineers, Architects, Contractors, Suppliers and Legal Advisors. The people employed by the Company and other agencies working for the project, are technically qualified and help in successful and timely execution of projects. The Company has appointed a qualified Company Secretary and Compliance Officer to deal with all secretarial work and service to shareholders.

**Disclaimer:**

Statements in this Management Discussion and Analysis describing the Company's objectives, projections and expectations may be "forward looking statement" within the meaning of applicable laws and regulations. Actual results might differ materially from those either expressed or implied. Important factors that materially affect the future performance of the Company include the state of the Indian economy, changes in government regulations, tax laws, input availability and prices, and the state of financial markets and other factors such as litigation over which the Company does not have direct control.

**For and on behalf of the Board of Directors**

**P.L.SONI**  
**Chairman**

**Place: Mumbai**

**Date: 12th July, 2010**



## CORPORATE GOVERNANCE REPORT FOR THE YEAR 2009-2010

The Corporate Governance code is a professional system framed for directing and controlling the organization. The purpose is to ensure compliance of local statutes and ensure safeguard and value addition in long term to the interest of its members, creditors, customers and employees.

The company has initiated the practice of incorporating the Corporate Governance Report in the Annual Report in compliance with clause 49 of Listing agreement of BSE. A concerted attempt has been made to bring in transparency and professionalism to ensure ethical standard in business activities while implementing the Corporate Governance Code. The management places on record that the mandatory compliances to constitute various committees as required by clause 49 of the listing agreement of the BSE, are in place.

The detailed report on Corporate Governance as per the format prescribed by SEBI and incorporated in clause 49 of Listing Agreement as applicable to the Company is set out below:

### 1. COMPANY'S PHILOSOPHY ON CODE OF GOVERNANCE:

The Company is committed to good corporate governance and has implemented the corporate governance norms as prescribed by SEBI. The Company's philosophy of corporate governance is based on preserving core values and ethical business conduct which enhances the efficiency of the Board and inculcates a culture of transparency, accountability and integrity across the Company.

### 2. BOARD OF DIRECTORS:

The Company is fully compliant with the Corporate Governance Norms in terms of constitution of the Board which is well blended with a good combination of Executive and Independent Directors. The Board has complete access to any information within the Company & to any employee of the Company.

Pursuant to clause 49 of listing agreement, the Board meets at least once in every quarter to review quarterly results and other items on the agenda and, if necessary, additional meetings are held and gap between two board meetings is not more than 4 months. The Board is apprised and informed of all the important information relating to the business of the Company including those listed in Annexure 1A of the revised clause 49 of the Listing Agreement.

Present strength of the Board of Directors is eight whose composition is given below:

Promoter, Chairman	-	1
Promoter, Whole Time Directors	-	2
Whole time Director & CEO	-	1
Independent Directors	-	4

During the financial year ended March 31, 2010, four Board Meetings were held on 25<sup>th</sup> April, 2009, 29<sup>th</sup> July, 2009, 30<sup>th</sup> October, 2009, 18<sup>th</sup> January, 2010.

Attendance of Directors at Board Meetings during the financial year and the last AGM and details of Membership in other Boards and Committees are as under:

Name of the Director	Composition and Category	No. of Board Meetings attended	Attendance at last AGM held on Sept. 30, 2009	No. of Directorship in other companies		No. of Committee positions held in other companies	
				Member	Chairperson	Member	Chairperson
Shri Padamshi L. Soni	Chairman	4	Yes	0	1	0	0
Shri Nalinakshan S. Kolangaradath	Independent director	4	Yes	2	0	0	0
Shri Yadavrao. C. Pawar	Independent director	4	Yes	0	0	0	0
Shri Satendrakumar C. Bhatnagar	Independent director	4	Yes	1	0	0	0



Shri Ishwarchand. G. Shah	Independent director	4	Yes	0	0	0	0
Shri Manish P. Soni	Whole time Director	3	Yes	1	0	0	0
Shri Vishal P. Soni	Whole time Director	4	Yes	1	0	0	0
Shri Alok A. Chowdhury	Whole time Director, CEO	4	Yes	0	0	0	0

**Note:**

1. Independent Directors have the same meaning as interpreted in Clause 49 of Corporate Governance.
2. The above details are latest as provided as on 31.03.2010

**3. DISCLOSURE REGARDING APPOINTMENT / RE-APPOINTMENT OF DIRECTORS:**

In accordance with the provisions of the Companies Act, 1956 and Articles of Association of the Company, Mr. Satendra Bhatnagar and Mr. Alok Chowdhury, retire by rotation at the forthcoming Annual General Meeting and have expressed their willingness to be re-appointed at the ensuing Annual General Meeting.

**4. AUDIT COMMITTEE :**

The terms of reference of this Committee are wide enough to cover the matters specified for Audit Committee under clause 49 of the Listing Agreement as well as section 292A of the Companies Act, 1956.

The primary role of Audit Committee is:

- To oversee the Company's financial reporting process and disclosure of financial information.
- To review the financial statements, adequacy of internal control systems and periodic audit reports.
- To recommend to the Board the matters relating to the financial management of the Company .
- To recommend appointment/re-appointment of Statutory Auditors and fixation of their remuneration.
- To hold discussions with Statutory Auditors periodically.

The Statutory Auditors of the Company are invited to attend Audit Committee Meetings, to discuss and review the quarterly/half yearly unaudited results, the annual audited accounts, internal audit, matters relating to the compliance with accounting standards, auditor's observations arising from the audit of the Company's accounts and other related matters.

During the financial year ended March 31, 2010, four Audit Committee Meetings were held on 25<sup>th</sup> April, 2009, 29<sup>th</sup> July, 2009, 30<sup>th</sup> October, 2009, 18<sup>th</sup> January, 2010.

The names of the Committee Members and number of Meetings attended during the year are as follows:

Name of the Members	Composition and Category	Total Meetings Attended
Shri Nalinakshan S.Kolangaradath	Chairman	4
Shri Satendrakumar C. Bhatnagar	Member	4
Shri Padamshi L. Soni	Member	4
Shri Vishal P. Soni	Member	4
Shri Iswarchand G. Shah	Member	4

**5. SUBSIDIARY COMPANY**

Sea-king Club Pvt. Ltd. is a wholly owned Subsidiary Company since February, 2010.

Mr Padamshi Soni, Mr. Vishal Soni and Mr. Manish Soni are the directors of the Company.

In compliance with the clause 49(III)(ii), the Audit Committee of Prime Property Development Corporation Ltd. reviews the financial statements, in particular, the investment made by unlisted Subsidiary Company.

The Minutes of the Board meetings of the unlisted Subsidiary Company are placed at the Board meeting of Prime Property Development Corporation Ltd. The management periodically brings to the attention of Board of Directors,



all significant transactions and arrangements entered into by the Subsidiary Company. The Subsidiary Company has not made any investments as on 31.03.2010.

#### 6. REMUNERATION COMMITTEE:

The terms of reference of the Remuneration Committee is to determine, review and recommend the Company's policy on specific remuneration packages for Whole Time Directors, Non-Executive Directors and commission payable to the Chairman of the Company. The recommendations of the Committee are put up to the Board of Directors and Shareholders of the Company.

The Remuneration Committee met once in the year on 29.07.2009

The names of the Committee Members, their composition and meetings attended during the year are as follows:

Name of the Members	Designation	Meetings attended
Shri Padamshi L. Soni	Chairman	1
Shri Nalinakshan S. Kolangaradath	Member	1
Shri Yadavrao. C. Pawar	Member	1

Company has not issued any stock options to any of its directors and employees.

#### 7. SHAREHOLDERS / INVESTORS GRIEVANCES COMMITTEE:

The Committee reviews all matters connected with the physical securities transfer. The Committee also looks into redressal of shareholders complaints relating to transfer of shares, non-receipt of balance sheet, non-receipt of dividends, issue of share certificates on account of bonus, split or any other matter related to securities of the Company. The Committee oversees the performance of the Registrar and Transfer Agents and recommends measures for overall improvement in the quality of investor services. The Committee meets as and when required, depending upon grievances and/ or request for physical transfer of securities received by the Company.

The report received from the Share Transfer Agents as reviewed by the Committee is placed at the Board Meetings from time to time.

During the financial year ended March 31, 2010, four Shareholders/Investors' Grievance Committee Meetings were held on 25<sup>th</sup> April, 2009, 29<sup>th</sup> July, 2009, 30<sup>th</sup> October, 2009, 18<sup>th</sup> January, 2010.

The names of the Committee Members and meetings attended during the year are as follows:

Name of the Members	Designation	Total Meeting Attended
Shri Yadavrao. C. Pawar	Chairman	4
Shri Padamshi L. Soni*	Member	1
Shri Manish P. Soni	Member	3
Shri Alok A. Chowdhury**	Member	3

\*\* Shri Alok Chowdhury was appointed w.e.f. 29.07.2009

\*Shri Padamshi L. Soni vacated office after 25.04.2009

The Company has attended the investors' grievances / correspondence promptly. There were no investors' complaints pending as on March 31, 2010. There were Nil outstanding requests for physical transfer & Nil pending requests for dematerialization of shares as on March 31, 2010.

#### Name and designation of Compliance officer

**Miss Zarana Jhaveri**

Company Secretary and Compliance officer  
Prime Property Development Corporation Limited  
101, Soni House, Plot No.34, Gulmohar Road No.1,  
JVPD Scheme, Vile Parle (West), Mumbai- 400049.  
Email: compliance\_officer@ppdcl.com  
Ph.No.:26208000, Fax:26235076



## 8. GENERAL BODY MEETINGS:

The last three Annual General Meetings of the Company were held as under:

Financial Year	Date	Time	Venue
2006-2007	Sept. 24, 2007	11.30a.m.	Santokba Sanskar Sadan, Next to Bhaidas Maganlal Sabhagriha, Bhaktivedant Swami Marg, Vile Parle (W), Mumbai 400 056.
2007-2008	Sept. 30, 2008	11.30a.m.	Santokba Sanskar Sadan, Next to Bhaidas Maganlal Sabhagriha, Bhaktivedant Swami Marg, Vile Parle (W), Mumbai 400 056.
2008-2009	Sept. 30, 2009	11.30a.m.	Santokba Sanskar Sadan, Next to Bhaidas Maganlal Sabhagriha, Bhaktivedant Swami Marg, Vile Parle (W), Mumbai 400 056.

The special resolutions as stated in the respective notices were passed in the meetings by the shareholders.

No extraordinary general meeting was held during the year

No postal ballot was conducted during the year 2009-2010.

## 9. DISCLOSURES:

There are no materially significant related party transactions, which have the potential to conflict with the interest of the company at large.

The Company has complied with all the requirements of the Listing Agreement with the Bombay Stock Exchange (BSE) as well as the regulations and guidelines of SEBI. No penalties were imposed or strictures passed against your Company by SEBI, Stock Exchange or any other statutory body on any matter relating to capital markets during last 3 years.

The rating Company CARE has assigned BBB(Is) to the Company, which indicates moderate safety for timely servicing of debt obligations and carry moderate credit risk.

## 10. CODE OF CONDUCT:

The Company has formulated and implemented a Code of Conduct for all Board Members and Senior Management of the Company which is in compliance with clause 49(1)(D) of Listing Agreement.

## 11. MEANS OF COMMUNICATION:

The quarterly, half-yearly and yearly financial results of the Company are sent to the Bombay Stock Exchange immediately after they are approved by the Board and these are published in the leading newspapers.

Management Discussion & Analysis Report for the year ended March 31, 2010 forms a part of this Annual Report and is given under the section so captioned.

Company has created a website addressed as [www.ppdcl.com](http://www.ppdcl.com)

As per the requirements of Clause 51 of the Listing Agreement, all the data relating to quarterly financial results, shareholding pattern etc. are being electronically filed on the SEBI website [www.sebidifar.nic.in](http://www.sebidifar.nic.in) within the timeframe prescribed in this regard.

## 12. INTERNATIONAL SECURITIES IDENTIFICATION NUMBER (ISIN)

ISIN is a unique identification number of traded scrip. The number has to be quoted in each transaction relating to the dematerialized equity shares of the Company. The Company's ISIN is INE233CO1023.

## 13. SECRETARIAL AUDIT REPORT REGARDING RECONCILIATION OF CAPITAL:

As required by regulation 55A of SEBI (Depositories and Participants) Regulations, 1996, a quarterly audit is conducted by a Practicing Company Secretary, reconciling the Issued and Listed Share Capital of the Company with the aggregate of the shares held by the investors in physical form and in demat form in CDSL and NSDL and said certificates are submitted to the Stock Exchange within the prescribed time limit.



As on March 31, 2010, there was no difference between the Issued capital and the aggregate of shares held by the investors in both physical form and in electronic form with depositories.

#### 14. GENERAL SHAREHOLDER INFORMATION:

##### a) Annual General Meeting

<b>Day, Date and Time</b>	:	Thursday, September 30, 2010 at 11.30 a.m
<b>Venue</b>	:	Santokba Sanskar Sadan, Next to Bhaidas Maganlal Sabhagriha, Bhaktivedant Swami Marg, Vile Parle (W), Mumbai -400 056

##### b) Financial Calender:

Results for quarter ending June, 2010	12 <sup>th</sup> July,2010
Results for quarter ending Sept, 2010	Last week of October,2010
Results for quarter ending Dec, 2010	Last week of January,2011
Results for Year ended March, 2011	Last week of April,2011

- c) **Date of Book Closure** : September 26, 2010 to September 30, 2010 (both days inclusive)
- d) **Dividend** : After approved by the shareholders in the Annual General Meeting within the specified time
- e) **Listing on Stock Exchange** : Shares of the Company are listed on Bombay Stock Exchange Limited
- f) **Stock Codes / Symbol (for shares):**
- |                                    |   |              |
|------------------------------------|---|--------------|
| The Stock Exchange Code, Mumbai    | : | 530695       |
| Bombay Stock Exchange of India Ltd | : | PRIMEPROP    |
| Demat ISIN Number in NSDL & CDSL   | : | INE233C01023 |

##### g) Market Price Data of the Company and comparison with BSE Sensex

Month	Prime Property Development Corporation Ltd.		Sensex	
	High Price	Low Price	High	Low
Apr-09	81.90	47.05	11,492.10	9,546.29
May-09	119.70	70.00	14,930.54	11,621.30
Jun-09	127.45	107.00	15,600.30	14,016.95
Jul-09	125.00	105.00	15,732.81	13,219.99
Aug-09	129.00	108.50	16,002.46	14,684.45
Sep-09	125.00	104.00	17,142.52	15,356.72
Oct-09	113.05	74.50	17,493.17	15,805.20
Nov-09	93.00	72.00	17,290.48	15,330.56
Dec-09	113.40	76.00	17,530.94	16,577.78
Jan-10	94.80	70.05	17,790.33	15,982.08
Feb-10	75.70	55.25	16,669.25	15,651.99
Mar-10	93.00	50.50	17,793.01	16,438.45



#### h) Registrar and Transfer Agents:

M/s LINK INTIME INDIA PVT LIMITED  
(earlier known as Intime Spectrum Registry Limited)  
C-13, Pannalal Silk Mills Compound,  
L. B. S. Marg, Bhandup (W), Mumbai 400 078  
Tel: 25963838 Fax: 25962691.  
website: [www.linkintime.co.in](http://www.linkintime.co.in)

#### i) Share Transfer System:

The Company's shares are traded on Bombay Stock Exchange mandatorily in demat mode. Physical Shares which are lodged with the Registrar and Transfer Agents / or with the Company for transfer are processed and returned to the Shareholders duly transferred within the time limit stipulated under the Listing Agreement subject to the documents being in order.

#### j) Distribution of Shareholding as on March 31, 2010:

No. of Equity Shares Held	SHARE HOLDERS		No. of Shares	
	No	% OF TOTAL	No. of shares held	% OF TOTAL
UPTO 500	2813	78.4002	435448	2.1772
501 - 1000	350	9.7547	290492	1.4525
1001 - 2000	186	5.1839	291073	1.4554
2001 - 3000	61	1.7001	152388	0.7619
3001 - 4000	36	1.0033	127715	0.6386
4001 - 5000	29	0.8082	141113	0.7056
5001 - 10000	49	1.3657	358036	1.7902
10001 - And Above	64	1.7837	18203735	91.0187
<b>TOTAL</b>	<b>3588</b>	<b>100.00</b>	<b>20000000</b>	<b>100.00</b>

#### k. Share Holding Pattern as on March 31, 2010:

Category	No. of shares held	% of Shareholding
a. Promoter's holding	12130347	60.65%
b.* FIs	432353	2.16%
c. Corporate Bodies	2951899	14.75%
d. Public (In India)	4306385	21.53%
e.* NRIs / OCBs	73691	0.37%
f. Clearing Member	104650	0.52%
g. Any Other (Trust)	675	0.003%
<b>GRAND TOTAL</b>	<b>20,000,000</b>	<b>100.00%</b>

\* Note: The total foreign shareholding is 506044 i.e. 2.53% equity shares.

#### l. Dematerialization of shares:

89.60% of the Company's paid up equity share capital has been dematerialized up to March 31, 2010. Trading in the equity shares of the Company at Bombay Stock Exchange is permitted only in dematerialized form.

The details of dematerialized shares as on March 31, 2010 are as under:

Depository	No. Of Shareholders	No. Of Shares	% Of Capital
NSDL	2090	16799568	83.99%
CDSL	1231	1123188	5.61%
<b>TOTAL</b>	<b>3321</b>	<b>17922756</b>	<b>89.60%</b>

Request for dematerialization shares are processed and confirmation is given to the respective depositories i.e. National Security Depository Limited (NSDL) and Central Depository Services (India) Limited (CDSL) within 15 days. Shares of the Company are regularly traded on BSE.



**15. Address for Correspondence:**

All Correspondence relating to the shares of the Company should be forwarded to the below mentioned address:

**Link Intime India Private Limited**  
**Unit: Prime Property Development Corporation Limited**  
C-13, Pannalal Silk Mills Compound, L. B. S. Marg,  
Bhandup (W), Mumbai - 400 078  
Tel: 25963838 Fax: 25962691.  
Email: mumbai@linkintime.co.in

**For and on behalf of the Board of Directors**

**Place: Mumbai**

**Date: 12th July, 2010**

**P. L. SONI**

**Chairman**

**CEO/CFO CERTIFICATE**

In terms of the requirement of the amended Clause 49 of the Listing Agreements with the Stock Exchange, the certificates from CEO/CFO have been obtained.

**For and on behalf of the Board of Directors**

**Place: Mumbai**

**Date: 12th July, 2010**

**P. L. SONI**

**Chairman**

**AUDITORS' CERTIFICATE ON CORPORATE GOVERNANCE**

To,  
The Members of,  
**PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED.**

We have examined the compliance of conditions of Corporate Governance by Prime Property Development Corporation Limited, for the year ended March 31, 2010, as stipulated in Clause 49 of the Listing Agreement of the said Company with Stock Exchange.

The compliance of conditions of Corporate Governance is the responsibility of the Management. Our examination was carried out in accordance with the Guidance Note on Certification of Corporate Governance (as stipulated in Clause 49 of the Listing Agreement), issued by the Institute of Chartered Accountants of India and was limited to procedures and implementation thereof, adopted by the Company for ensuring the compliance of the conditions of Corporate Governance. It is neither an audit nor an expression of opinion of the financial statements of the Company.

In our opinion and to the best of our information and according to the explanations given to us and the representations made by the Directors and the Management, we certify that the Company has complied with the conditions of Corporate Governance as stipulated in Clause 49 of the above-mentioned Listing Agreement.

As required by the Guidance Note issued by the Institute of Chartered Accountants of India, we have to state that as per the records maintained by the company, there were no Investor's grievance pending for a period extending 30 days against the Company as informed to us based on the records maintained by Shareholder's / Investors Grievances Committee.

We further state that such compliance is neither an assurance as to the future viability of the Company nor the efficiency or effectiveness with which the Management has conducted the affairs of the Company.

**FOR VORA & ASSOCIATES**  
**CHARTERED ACCOUNTANTS**  
(ICAI Firm Reg. No.: 111612W)

**MAYUR A. VORA**  
**PARTNER**  
(Membership No. 30097)

**Place : Mumbai**

**Date : 12th July, 2010**



## AUDITORS' REPORT

To,  
The Members Of  
PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED

1. We have audited the attached Balance Sheet of PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED as at March 31, 2010 and also the Profit and Loss Account and the Cash Flow Statement of the Company for the year ended on that date, annexed thereto. These financial statements are the responsibility of the Company's management. Our responsibility is to express an opinion on these financial statements based on our audit.
2. We conducted our audit in accordance with the auditing standards generally accepted in India. Those Standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall presentation of financial statement. We believe that our audit provides a reasonable basis for our opinion.
3. As required by Companies (Auditor's Report) Order, 2003 as amended by the Companies issued by the Central Government in terms of sub-Section (4A) of 227 of the Companies Act, 1956, we enclose in the Annexure a statement on the matters specified in paragraphs 4 and 5 of the said Order.
4. Further to our comments in the Annexure referred to in paragraph (3) above, we report that:
  - i. 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;
  - ii. in our opinion, proper books of account, as required by law have been kept by the Company, so far as appears from our examination of those books of accounts;
  - iii. the Balance Sheet, the Profit and Loss Account and Cash Flow Statement dealt with by this report are in agreement with the books of accounts of the company;
  - iv. in our opinion, the Balance Sheet and Profit and Loss Account and the Cash Flow Statement dealt with by this report comply with the Accounting Standards referred to in sub-section (3C) of Section 211 of the Companies Act, 1956;
  - v. Without qualifying our opinion, we draw attention to the following notes to Accounts II:
    - iv. Acquiring 100% Equity shares of Sea-King Club Pvt. Ltd. for Rs. 30.10 Crores.
    - vi. No depreciation is charged on the property located at Vile Parle (w) and has incurred development expenses on the said property.
    - ix. Gratuity payment is accounted on cash basis, Hence, no provision is made for the same.
  - vi. based on the representations made by the Directors and taken on record by the Board of Directors of the Company and the information and explanations given to us, none of the Directors is, as at March 31, 2010, prima-facie disqualified from being appointed as a director in terms of clause (g) of sub-section (1) of Section 274 of the Companies Act, 1956 and
  - vii. In our opinion and to the best of our information and according to the explanations given to us, the said accounts read together with notes thereon, subject to the matter referred to in clause (v) of paragraph 4 above, give the information required by the Companies Act, 1956 in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India:
    - (a) In the case of the Balance Sheet, of the state of affairs of the company as at March 31, 2010 and
    - (b) In the case of the Profit and Loss Account, of the PROFIT, of the company for the year ended on that date; and
    - (c) In the case of the Cash Flow Statement, of cash flows for the year ended on that date.

**FOR VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Reg. No.: 111612W)**

**Place : Mumbai  
Date : 12th July, 2010**

**MAYUR A. VORA  
PARTNER  
(Membership No. 30097)**



## **ANNEXURE TO THE AUDITORS' REPORT**

(Referred to in paragraph 3 of our Report of even date on accounts of  
Prime Property Development Corporation Limited for the year ended 31st March 2010.)

1. In respect of its Fixed Assets :
  - (a) The company has generally maintained records showing full particulars including quantitative details and situation of fixed assets.
  - (b) As explained to us, according to the practice generally followed, the fixed assets of the Company are physically verified by the management at reasonable intervals, in a proper manner, which in our opinion is reasonable looking to the size of the Company and nature of its business. According to the information and explanation given to us, no discrepancies have been noticed on physical verification and does not require any adjustment in the books of accounts;
  - (c) The Company has not disposed off any of its fixed assets so as to affect its going concern status;
2. In respect of Inventories:
  - (a) As explained to us, the Management as at the end of the financial year or after the year-end has physically verified the stocks of inventory in the Company's custody.
  - (b) In our opinion and according to the information and explanations given to us, the procedures of physical verification of the stocks as followed by the Management are reasonable and adequate in relation to the size of the Company and the nature of its business.
  - (c) The Company is generally maintaining proper records of inventory. The discrepancies noticed on verification between the physical stock and the book records were not material having regard to the size of the operations of the Company. And have been dealt with in the books of accounts at appropriate prevailing value.
3. In respect of the loans, Secured or Unsecured, granted or taken by the Company to/from the companies, firms or other parties covered under register maintained u/s 301 of The Companies Act, 1956:
  - (a) The Company has not granted any secured or unsecured loans to companies, firms and other parties as covered in the register maintained under section 301 of the Companies Act, 1956. Accordingly, paragraphs 4 (iii) (b) (c) and (d) of the Order are not applicable.
  - (b) The Company has taken unsecured loan from one of the party covered in the register maintained under section 301 of the Companies Act, 1956. The maximum amount outstanding during the year is Rs. 16,15,04,595/- & year-end balance is Rs. 16,15,04,595/-.
  - (c) In our opinion and according to the information and explanation given to us, the rate of interest and other terms and conditions as stipulated on which the Company has taken the loans from party required to be listed in the register maintained under section 301 and section 370 (1B) of the Companies Act, 1956 are prima facie not prejudicial to the interest of the Company.
  - (d) The Company is regular in repaying the principal amounts as stipulated and has been regular in payment of interest as stipulated to the parties listed in the register maintained under section 301 of the Companies Act, 1956.
4. In our opinion and according to the information and explanations given to us, there are adequate internal control procedures commensurate with the size of the Company and nature of its business for purchase of inventories, fixed assets and for sale of goods. Further on the basis of our examination of the books and records of the Company and according to the information and explanations given to us, we have neither come across nor have been informed any continuing failure to correct weaknesses in the aforesaid internal control systems.
5. In respect of contracts or arrangements entered in the Register maintained in pursuance of Section 301 of the Companies Act 1956, to the best of our knowledge and belief and according to the information and explanations given to us:
  - (a) In our opinion, the transactions in which directors were interested and which were required to be entered into the register maintained under Section 301 of the Companies Act, 1956 have been so entered.
  - (b) In our opinion and having regard to our comments in paragraph (3) above, transactions made in pursuance of contracts or arrangements entered in the register maintained under Section 301 of the Companies Act, 1956 and exceeding the value of Rs. 5,00,000/- in respect of any party during the year have been made at prices which are reasonable having regard to prevailing market prices at the relevant time where such market prices are prima-



facie made available.

6. In our opinion and according to the information and explanations given to us, the Company has not accepted any deposits from the public within the meaning of Section 58A and Section 58AA of the Companies Act 1956 and the rules framed there under. Therefore the provision of clause 4 (vi) of the Order are not applicable to the company.
7. In our opinion and according to the information and explanations given to us, the Company has no formal internal audit department as such, but its internal control procedures generally ensure reasonable internal check of its financial and other records, commensurate with the size of the Company and the nature of its business.
8. As informed to us, the maintenance of cost records has not been prescribed by the Central Government under Section 209 (1) (d) of the Companies Act, 1956, in respect of activities carried on by the Company. Therefore the provision of clause 4 (viii) of the Order are not applicable to the company.
9. According to the information and explanation given to us, in respect to statutory dues:
  - (a) The company is generally regular in depositing with the appropriate authorities in India the undisputed statutory dues under Income tax Act, Wealth Tax, Value Added Tax, Service Tax, Duties and other material statutory dues as applicable to it.
  - (b) At the end of the financial year, there were no undisputed amounts payable in respect of Income tax, Wealth Tax, Value Added Tax, Service Tax and other statutory dues as applicable, for a period of more than six months from the date they become payable.
10. The Company does not have accumulated losses and it has not incurred any cash losses during the financial year covered by our audit and the immediately preceding financial year.
11. In our opinion and according to the information and explanation given to us, the Company has not defaulted in repayment of its dues to any bank or financial institution during the year under review.
12. In our opinion and according to the information and explanation given to us, the Company has not granted any loans and advances on the basis of security by way of pledge of shares, debentures and other securities.
13. In our opinion and according to the information and explanation given to us, the Company is not a chit fund or a nidhi/mutual benefit fund / society. Therefore, the provisions of clause 4 (xiii) of the order are not applicable to the Company.
14. In our opinion and according to the information and explanations given to us, the Company is not a dealer in or trader in shares, securities, debentures and other investments. However, the Company has invested surplus funds in marketable securities and are held in its own name. The Company has maintained proper records of the transactions and Contracts and timely entries have been made therein.
15. In our opinion and according to the information and explanations given to us, the Company has not given any guarantee for loans from bank and financial institutions on behalf of others.
16. In our opinion and according to the information and explanations given to us, the funds raised co-relating to the end use of term loans has been, prima facie, applied for the intended purpose for which they were obtained.
17. In our opinion and according to the information and explanations given to us, and on an overall examination of the balance sheet of the Company, we report that no funds raised on short-term basis have been used for long-term investment.
18. According to the information and explanations given to us, during the year covered by our audit report the Company has not made any preferential allotment of shares to parties and companies covered in the register maintained under Section 301 of the Companies Act, 1956.
19. During the year covered by our audit report, the Company has not raised any money by way of debenture issue. Therefore, the provisions of clause 4 (xix) of the order is not applicable to the Company.
20. During the year covered by our audit report, the Company has not raised any money by way of public issues.
21. During the year covered by our audit report and as explained to us, to the best of our knowledge and belief, no material fraud has been noticed or reported by the Company.

**FOR VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Reg. No.: 111612W)**

**Place : Mumbai  
Date : 12th July, 2010**

**MAYUR A. VORA  
PARTNER  
(Membership No. 30097)**

**BALANCE SHEET AS AT 31ST MARCH 2010**

PARTICULARS	SCH		As At 31/3/2010 Rs.	As At 31/3/2009 Rs.
<b>SOURCES OF FUNDS</b>				
Shareholders funds :				
Share Capital	A		100,000,000	100,000,000
Reserves & Surplus	B		611,005,795	588,867,698
Loan Funds :				
Secured loans	C		7,804,894	101,109,259
Unsecured loans	D		161,504,595	37,559,785
Deferred Tax Liability (Net)	E		31,900,846	32,281,481
<b>TOTAL</b>			<b>912,216,130</b>	<b>859,818,223</b>
<b>APPLICATION OF FUNDS :</b>				
Fixed Assets :				
Gross Block (At Cost)	F	163,196,977		137,311,644
Less : Depreciation		31,452,273		27,952,501
Net Block			131,744,704	109,359,143
Investments	G		320,650,285	6,467,338
Current Assets, Loans and Advances	H			
Inventory		471,957,885		611,229,942
Sundry Debtors		1,700,000		1,700,000
Cash & Bank Balances		33,674,519		125,423,598
Loans and Advances		78,403,984		264,363,227
Other Current Assets		4,648,527		-
			590,384,915	1,002,716,767
Current Liabilities & Provisions	I		130,563,774	258,725,025
Net Current Assets			459,821,142	743,991,742
<b>TOTAL</b>			<b>912,216,130</b>	<b>859,818,223</b>
Significant Accounting Policies & Notes to Accounts	P			

As per our attached reports of even date

For VORA & ASSOCIATES  
 CHARTERED ACCOUNTANTS  
 (ICAI Firm Regn No. 111612W)

MAYUR A VORA  
 PARTNER  
 (Membership No.: 30097)

Place : Mumbai  
 Date : 12th July, 2010

For and on behalf of the Board of Directors

PADAMSHI L. SONI  
 K. NALINAKSHAN  
 MANISH P. SONI  
 VISHAL P. SONI  
 ALOK CHOWDHURY  
 ZARANA JHAVERI

CHAIRMAN  
 DIRECTOR  
 WHOLE TIME DIRECTOR  
 WHOLE TIME DIRECTOR  
 WHOLE TIME DIRECTOR  
 COMPANY SECRETARY

Place : Mumbai  
 Date : 12th July, 2010



## PROFIT AND LOSS ACCOUNT FOR THE PERIOD ENDED 31ST MARCH 2010

PARTICULARS	SCH	As On 31/3/2010 Rs.	As On 31/3/2009 Rs.
<b>INCOME</b>			
Sales & Service		267,500,000	875,800,000
Profit / (Loss) on Sale of Shares		(626,452)	68,682
Profit on Sale of Fixed Assets		-	90,944
Dividend Income		70,864	28,004
Interest Income		3,547,351	1,152,632
Miscellaneous & Other Income		675,728	353,429
<b>TOTAL</b>		<b>271,167,491</b>	<b>877,493,692</b>
<b>EXPENDITURE</b>			
Property Development Expenses	J	179,647,529	606,204,617
Employees Cost	K	9,884,562	24,533,883
Establishment Expenses	L	475,669	578,036
Administrative & Other Expenses	M	10,404,484	6,018,836
Interest Expenses	N	6,720,000	7,116,925
Selling Expenses	O	1,966,832	2,923,163
Depreciation	F	3,499,771	8,142,377
<b>TOTAL</b>		<b>212,598,846</b>	<b>655,517,837</b>
Profit Before Tax		58,568,645	221,975,855
Provision for Taxes (current)		21,450,000	78,700,000
Provision for F.B.T		-	240,000
Provision for Taxes (deferred)		(380,635)	(1,907,765)
Profit After Tax but before Extraordinary items		37,499,280	144,943,620
Add / (Less) : Interest Income of Previous Year		1,255,564	-
Add / (Less) : Excess / (Short) provision for taxes for earlier years		932,503	21,181
<b>Profit After Tax</b>		<b>39,687,347</b>	<b>144,964,801</b>
Less : Appropriation			
Transfer to General Reserve		4,000,000	14,500,000
Proposed Dividend		15,000,000	30,000,000
Provision for Tax on Dividend		2,549,250	5,098,500
<b>Retained Earnings for the year</b>		<b>18,138,097</b>	<b>95,366,301</b>
Balance brought forward from previous years		516,217,698	420,851,398
Balance carried to the Balance Sheet		534,355,795	516,217,698
Basic & Diluted Earnig Per Share of face value of Rs. 10 each (in Rupees)		1.98	7.25
Basic & Diluted Earnig Per Share of face value of Rs. 10 each (in Rupees) (Before exceptional items)		1.87	7.25
Significant Accounting Policies & Notes to Accounts	P		

**As per our attached reports of even date**

For VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Regn No. 111612W)

MAYUR A VORA  
PARTNER  
(Membership No.: 30097)

Place : Mumbai  
Date : 12th July,2010

**For and on behalf of the Board of Directors**

PADAMSHI L. SONI  
K. NALINAKSHAN  
MANISH P. SONI  
VISHAL P. SONI  
ALOK CHOWDHURY  
ZARANA JHAVERI

CHAIRMAN  
DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
COMPANY SECRETARY

Place : Mumbai  
Date : 12th July,2010

**CASH FLOW STATEMENT FOR THE YEAR ENDED 31 ST MARCH 2010**

PARTICULARS		CURRENT YEAR (in Rs.)	PREVIOUS YEAR (in Rs.)
<b>I CASH FLOW FROM OPERATING ACTIVITIES</b>			
Net Profit before Tax and Extraordinary items	58,568,645		221,975,855
Add: Prior Period Adjustments	1,255,564	59,824,209	
<u>Adjustment for:</u>			
Depreciation	3,499,771		8,142,377
Profit on Sale of Fixed Assets / Investment	626,452		(159,626)
Interest Income	(4,802,915)		(1,152,632)
Dividend Income	(70,864)		(28,004)
		(747,556)	6,802,115
		59,076,652	228,777,970
Less: Income taxes paid		28,667,109	71,924,887
Operating Profit Before Working Capital Changes		30,409,543	156,853,083
(Increase) / Decrease in Inventories	139,272,057		319,490,466
(Increase)/ Decrease in Sundry Debtors	-		-
(Increase)/ Decrease in Loans and Advances	131,970,328		36,457,681
Increase/ (Decrease) in Sundry Creditors / Others	(7,022,000)		(64,868,654)
Increase/ (Decrease) in Advances from Customers	(46,100,000)		(94,600,000)
		218,120,385	196,479,493
Cash generated from / (used in) operations	(A)	248,529,929	353,332,576
<b>II NET CASH FLOW FROM INVESTING ACTIVITIES</b>			
Purchases of Fixed Assets		(25,885,333)	(3,102,513)
Sale of Fixed Assets		-	183,352
Dividend Income		70,864	28,004
Purchase / (Sale) of Investments		(314,182,947)	1,682,145
Interest Income		4,802,915	1,152,632
Profit on sale of Investment		(626,452)	68,682
Net cash used in Investing activities	(B)	(335,820,952)	12,302
<b>III CASH FLOW FROM FINANCIAL ACTIVITIES</b>			
Secured Loans repaid		(93,304,365)	(226,860,965)
Unsecured Loans taken		123,944,810	17,033,712
Dividend Paid		(30,000,000)	(30,000,000)
Tax Paid on above dividend		(5,098,500)	(5,098,500)
Net cash generated from Financial Activities	(C)	(4,458,055)	(244,925,753)
<b>NET CHANGES IN CASH AND CASH EQUIVALENT (A+B+C)</b>		(91,749,079)	108,419,125
Cash and Cash Equivalent (Opening Balance)		125,423,598	17,004,474
Cash and Cash Equivalent (Closing Balance)		33,674,519	125,423,598

## Notes:

- The Cash flow statement has been prepared under the "Indirect method" as set out in Accounting Standard - 3 "Cash Flow Statement" issued by The Institute of Chartered Accountants of India.
- Cash and Cash Equivalents includes Cash and Bank Balance.
- Figures of Previous years have been regrouped and rearranged wherever necessary to confirm with Current Years classification.

## As per our attached reports of even date

For VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Regn No. 111612W)

MAYUR A VORA  
PARTNER  
(Membership No.: 30097)

Place : Mumbai  
Date : 12th July, 2010

## For and on BEHALF OF THE BOARD

PADAMSHI L. SONI  
K. NALINAKSHAN  
MANISH P. SONI  
VISHAL P. SONI  
ALOK CHOWDHURY  
ZARANA JHAVERI

CHAIRMAN  
DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
COMPANY SECRETARY

Place : Mumbai  
Date : 12th July, 2010


**SCHEDULES FORMING PART OF BALANCE SHEET AND PROFIT & LOSS A/C AS ON 31ST MARCH 2010**

PARTICULARS	As At 31/3/2010 Rs.	As at 31/3/2009 Rs.
<b><u>Schedule - " A " : Share Capital</u></b>		
Authorised :		
40,000,000 Equity shares of Rs. 5/- each	200,000,000	200,000,000
Issued subscribed and paid up:		
20,000,000 Equity shares of Rs. 5/- each fully paid - up	100,000,000	100,000,000
	100,000,000	100,000,000
<b><u>Schedule - " B " : Reserves &amp; Surplus</u></b>		
<b><u>General Reserve</u></b>		
Balance as per last year	72,650,000	58,150,000
Add: Transfer from Profit & Loss A/c	4,000,000	14,500,000
	76,650,000	72,650,000
Balance as per Profit & Loss Account	534,355,795	516,217,698
	611,005,795	588,867,698
<b><u>Schedule - " C " : Secured Loans</u></b>		
Term Loan		
From Banks	-	99,864,150
Vehicle Loans	7,804,894	1,245,109
	7,804,894	101,109,259
<b><u>Schedule - " D " : Unsecured Loans</u></b>		
Unsecured Loans from Directors & Relatives	161,504,595	37,559,785
	161,504,595	37,559,785
<b><u>Schedule -"E" : Deferred Tax Liability</u></b>		
Deferred Tax Liability	32,007,312	34,189,246
Deferred Tax Assets	(106,466)	(1,907,765)
	31,900,846	32,281,481



## SCHEDULE " F " : FIXED ASSETS AND DEPRECIATION

PARTICULARS	Rate	GROSS BLOCK			DEPRECIATION			NETBLOCK	
		As on 1-Apr-09 Rs.	Add/(Dedn) during the Year Rs.	As on 31-Mar-2010 Rs.	As on 1-Apr-2009 Rs.	For the Period Rs.	Adjustments on Deductions Rs.	As on 31-Mar-2010 Rs.	As on 31-Mar-2009 Rs.
(i) Premises									
(a) Land & Building at Vile Parle (W)		92,556,871	15,275,867	107,832,738	14,192,873	-	-	14,192,873	78,363,998
(b) Other Premises	5 %	22,204,369	-	22,204,369	1,640,440	1,028,196	-	2,668,636	20,563,929
(ii) Computers	40 %	1,702,247	-	1,702,247	1,474,760	90,920	-	1,565,680	227,487
(iii) Furnitures & Fixtures	18.1 %	5,205,562	-	5,205,562	2,224,818	539,512	-	2,764,330	2,980,744
(iv) Motar Cars	25.89%	13,666,429	10,609,466	24,275,895	7,689,592	1,667,807	-	9,357,399	5,976,837
(v) Office Equipments	13.91%	1,976,166	-	1,976,166	730,019	173,336	-	903,355	1,246,147
<b>Total for Current year</b>		<b>137,311,644</b>	<b>25,885,333</b>	<b>163,196,977</b>	<b>27,952,502</b>	<b>3,499,771</b>	<b>-</b>	<b>31,452,273</b>	<b>109,359,143</b>
Total for Previous Year		134,392,483	2,919,161	137,311,644	20,104,557	8,142,377	294,433	27,952,501	114,287,926

Note: Capital Expenditure incurred of Rs. 1,52,75,867/- on account of Vile Parle (W) property and no Depreciation is claim being Work in Progress.


**SCHEDULES FORMING PART OF BALANCE SHEET AND PROFIT & LOSS A/C AS ON 31ST MARCH 2010**

PARTICULARS	As At 31/3/2010 Rs.	AS AT 31/3/2009 Rs.
<b><u>Schedule - " G " Investments- At Cost</u></b>		
<b><u>A. Long Term Investments</u></b>		
<b><u>In Equity Shares - Quoted,fully paid up</u></b>		
1170 (Previous Year 1170)Equity Shares of Surana Industries Ltd. of Face Value Rs.10 Each	126,876	126,875
20808 (Previous Year 20808) Equity Shares of Rathi Steel & Power Ltd. (Rathi Udyog) of Face Value Rs. 10 Each	4,608,360	4,608,360
8803 (Previous Year 8803) Equity Shares of Khaitan Chemicals & Fertilizers Ltd. of Face Value Rs. 10 Each	984,483	984,483
6000 (Previous Year 3200) Equity Shares of Reliance Power Ltd. of Face Value Rs. 10 Each	1,474,079	747,620
10821 (Previous Year - Nil) Equity Shares of Ackruti City Ltd. (Nirmal) of Face Value Rs. 10 Each	6,040,899	-
30000 (Previous Year - Nil) Equity Shares of Alok Industries Ltd. of Face Value Rs. 10 Each	673,350	-
1500 (Previous Year - Nil) Equity Shares of Cairn India Ltd. of Face Value Rs.10 Each	363,681	-
7909 (Previous Year - Nil) Equity Shares of Essar Oil Ltd. of Face Value Rs.10 Each	1,212,392	-
13500 (Previous Year - Nil) Equity Shares of India Cements Ltd. of Face Value Rs.10 Each	1,771,904	-
10000 (Previous Year - Nil) Equity Shares of Ispat Industries Ltd. of Face Value Rs.10 Each	251,163	-
5250 (Previous Year - Nil) Equity Shares of Jaiprakash Associates Ltd. of Face Value Rs. 2 Each	755,581	-
500 (Previous Year - Nil) Equity Shares of Punj Llyod Ltd. of Face Value Rs. 2 Each	129,581	-
312 (Previous Year - Nil) Equity Shares of Reliance Industries Ltd. of Face Value Rs. 10 Each	305,950	-
2000 (Previous Year - Nil) Equity Shares of Garware Offshore Services Ltd. of Face Value Rs. 10 Each	379,473	-
6000 (Previous Year - Nil) Equity Shares of Suzlon Energy Ltd. of Face Value Rs. 2 Each	572,513	-
<b>Total Investment in Quoted Shares</b>	<b>19,650,285</b>	<b>6,467,338</b>
<b><u>In Equity Shares - of Wholly ownd Subsidiary Company - Unquoted,fully paid up</u></b>		
5000, Equity Shares of Sea King Club Pvt. Ltd. Of Rs. 100 each	301,000,000	-
<b>Total Investment in Unquoted Shares</b>	<b>301,000,000</b>	<b>-</b>
<b><u>Aggregate value of</u></b>		
Quoted Investment (Market Value is Rs. 1,38,04,045/- -P.Y. 8,25,861/-)	19,650,285	6,467,338
Unquoted Investment	301,000,000	-
<b>Total Investment in Shares</b>	<b>320,650,285</b>	<b>6,467,338</b>

**SCHEDULES FORMING PART OF BALANCE SHEET AND PROFIT & LOSS A/C AS ON 31ST MARCH 2010**

PARTICULARS	As At 31/3/2010 Rs.	As At 31/3/2009 Rs.
<b>Schedule - " H " : Current Assets Loans and Advances</b>		
<b><u>A) Inventories</u></b>		
Semi - Finished Stock of Property (Pune)	471,957,885	436,694,500
Work in Progress at Project Sites	-	174,535,442
I	471,957,885	611,229,942
<b><u>B) Sundry Debtors</u></b>		
(Unsecured considered good)		
- Due for a period exceeding six months	1,700,000	1,700,000
- Others	-	-
II	1,700,000	1,700,000
<b><u>C) Cash &amp; Bank Balances</u></b>		
i. Cash on Hand	191,673	253,631
ii. Balances with Scheduled Banks	33,482,847	(25,561,054)
iii. Fixed Deposit with Scheduled Banks	-	150,731,022
III	33,674,519	125,423,598
<b><u>D) Loans And Advances</u></b>		
i. Loans and Advances		
- Unsecured considered good	57,251,882	193,870,737
ii. Prepaid Taxes	21,152,102	70,492,490
IV	78,403,984	264,363,227
<b><u>E) Other Current Assets</u></b>		
Deposits & Advances	4,648,527	-
V	4,648,527	-
( I + II + III + IV + V)	590,384,915	1,002,716,767
<b><u>Schedule - " I " : Current Liabilities &amp; Provisions</u></b>		
Current Liabilities		
Sundry Creditors for Expenses	24,439,813	31,806,942
Advance from customers for Property	65,500,000	111,600,000
Other Liability	5,972	(20,743)
Unclaimed Dividend 2005	369,788	373,088
Unclaimed Dividend 2007	432,756	438,006
Unclaimed Dividend 2008	465,254	489,231
Unclaimed Dividend 2009	350,942	-
	91,564,524	144,686,524
<b><u>Provisions</u></b>		
Provision for Taxation (C.Y)	21,450,000	78,700,000
Provision for F.B.T	-	240,000
Proposed Dividend	15,000,000	30,000,000
Provision for Tax on Proposed Dividend	2,549,250	5,098,500
	130,563,774	258,725,024
<b><u>Schedule - " J " : Property Development Expenses</u></b>		
Opening Inventory	611,229,942	930,720,409
Add: Transfer / Purchase during the year	40,375,473	286,714,150
Less: Closing Inventory	(471,957,885)	(611,229,942)
Balance Debit to P & L A/c	179,647,529	606,204,617
<b><u>Schedule - "K " : Personnel Expenses</u></b>		
Salary, Wages and Bonus & Commision	8,195,098	12,448,458
Proposed Commission to Chairman	1,500,000	12,000,000
Staff Welfare	189,464	85,425
	9,884,562	24,533,883


**SCHEDULES FORMING PART OF BALANCE SHEET AND PROFIT & LOSS A/C AS ON 31ST MARCH 2010**

PARTICULARS	As At 31/3/2010 Rs.	As At 31/3/2009 Rs.
<b><u>Schedule - " L " : Establishment Expenses</u></b>		
Property Tax	45,000	21,616
Rent Rates & Taxes	30,000	-
Maintenance charges	400,669	556,420
	475,669	578,036
<b><u>Schedule - " M " : Administrative Expenses</u></b>		
AGM Expenses	44,552	39,537
Listing Fees & ROC Fees	18,045	17,225
Electricity Charges	565,470	671,380
Repairs & Maintenance		
Plant & Machinery	-	-
Buildings	-	-
Others	584,070	18,078
Motor car expenses	146,010	199,216
Membership & Subscription	94,055	1,790
Printing & Stationery	232,440	237,283
Conveyance/ Hire Charges	84,355	79,956
Postage & Courier Charges	63,944	80,337
Registrar & Share Transfer Expenses	70,098	50,718
Maintenance of Computers	37,013	111,100
Demat Fees	37,432	27,478
Telephone, Fax and Internet	127,044	185,049
Security, Watch & Ward Expenses	659,064	670,106
Cleaning Charges	148,666	175,500
Bank Charges	73,444	62,030
Legal & Professional Fees	1,215,250	605,321
Miscellaneous Expenses	86,392	309,333
STT Charges on Shares	131,021	2,195
Books & Periodicals	8,540	2,120
Professional Tax	2,500	5,500
Stamp Duty & Registration	1,410	26,149
SEBI	-	600,000
Travelling Expenses	25,274	200,000
Baddebts	1,324,331	95,446
Auditors' Remuneration		
- Audit Fees	651,500	
- Tax Matters	220,600	
- Others	320,965	
Directors Sitting Fees	320,000	220,000
Donation	3,111,000	301,000
	10,404,484	6,018,836
<b><u>Schedule - " N " : Interest Expenses</u></b>		
Interest on Car Loan from Bank	69,610	225,185
Interest on unsecured loans/others	6,465,992	5,142,298
Interest On Loan (Secured against FD with Bank)	184,398	-
Prepayment of Charges on Loan	-	1,749,442
	6,720,000	7,116,925
<b><u>Schedule - " O " : Selling Expenses</u></b>		
Advertisement & Publicity	161,711	519,169
Sale Promotion Expenses	893,521	1,158,934
Website Maintenance charges	11,600	9,100
Brokerage Expenses	900,000	1,235,960
	1,966,832	2,923,163



## SCHEDULE –“P”

### Significant Accounting Policies & Notes on Accounts

#### I. Significant Accounting Policies:

- (a) Accounting convention  
The financial statements are prepared under the historical cost convention, on an accrual & going concern basis and in accordance with the generally accepted accounting principles in India, the applicable mandatory accounting standard and the relevant provisions of Companies Act, 1956.
- (b) Use of Estimates  
The preparation of financial statements requires estimates and assumptions to be made that affect the reported amount of assets and liabilities on the financial statements and the reported amount of revenues and expenses during the reporting period. The estimates used in the preparation of the Financial Statements are prudent and reasonable. Difference between the actual results and estimates are recognized in the period in which the results are known/ materialized.
- (c) Fixed Assets  
Fixed assets are valued at cost less depreciation. Cost includes all expenses incurred for acquisition of assets or any addition thereto.
- (d) Depreciation  
Depreciation is provided as per written down value method at the rates and in the manner specified in schedule XIV of the Companies Act, 1956, unless stated otherwise.
- (e) Impairment of Assets:  
An assets is treated as impaired when the carrying cost of assets exceeds its recoverable value. An impairment loss is charged off when the asset is identified as impaired. The impairment loss recognized in prior accounting period is reversed if there has been a change in the estimate of recoverable amount.
- (f) Investments  
Investments are valued at cost plus brokerage and other charges. Profit or Losses on investment are accounted as and when realized as Capital Gain / Loss, if any. No provision is made for diminishing in value of Investment being Long Term Investment.
- (g) Inventories  
Inventories are valued at lower of cost or net realizable value. The Construction Work in Progress includes cost of Land, Development Rights, TDR Rights, Construction Costs and Expenses directly incidental to the projects (including interest on Term Loan for respective projects) undertaken by the Company. Inventories include finished units / stock in trade / semi finished, if any, are valued at cost or estimated net realizable value (as certified by management) whichever is less.
- (h) Revenue Recognition  
Income  
(i) Generally the Company is accounting sale of property / flats on completion of the projects, and / or on receipt of substantial payment and / or on agreement for sale and / or on handing over possession of the property and / or on registration of the sale agreement in favour of purchaser, whichever is earlier.  
(ii) Interest Income is recognized on time proportion basis.  
(iii) Dividend income is recognized when the right to receive dividend is established and / or actual receipts.  
Expenses  
All revenue expenses are accounted on accrual basis, except, expenses pertaining to specific projects, which are considered as paid towards work in progress until the specific project is completed.
- (i) Borrowing Cost  
Interest paid on Term Loan availed from the bank for specific projects are allocated to respective project and included into Inventory value of specific projects to give true & fair view of matching revenue & expenditure of specific projects.  
Other Interests are recognized as a revenue expense in the period in which it is incurred.
- (j) Retirement Benefits  
The Company has not made any provision for Gratuity / Retirement Benefits payable to the employees. The amount in respect of Gratuity / Retirement Benefits payable in accordance with the Payment of Gratuity Act 1972 / Other Statutory provisions, if any, shall be accounted in the year of actual payment thereof.
- (k) Taxation  
Income-tax expense comprises of current tax and deferred tax charge or credit. The deferred tax charge or credit is recognized using current tax rates. Deferred tax asset is recognized only if there is sufficient evidence that future taxable income will be available.  
Wealth Tax for the current period is determined on basis of estimated taxable wealth under the Act.
- (l) Provisions and Contingent Liabilities :  
The Company creates a provision when there is a present obligation as a result of a past event that probably requires an outflow of resources and a reliable estimate can be made of the amounts of the outflow.  
A disclosure for a contingent liability is made when there is a possible obligation or a present obligation that may, but probably will not, require an outflow of resources. Where there is a possible obligation or a present obligation in respect of which the likelihood of outflow of resources is remote, no provision or disclosure is made.

#### II. Notes on Accounts

- i. Secured Loans:  
a) During the year Company has repaid its Outstanding Term Loan of Rs. 698.74 lacs taken from Syndicate Bank.  
b) Vehicles loan of Rs 25.88 Lacs (Previous Year 12.45 lacs) falls due for repayment within one year.
- ii. The Company has mainly one reportable business and geographical segment and hence no further disclosure is required under Accounting Standard (AS) 17 on Segment Reporting issued by the Institute of Chartered Accountants of India (ICAI).
- iii. In the opinion of the Directors there were no contingent liabilities as at the Balance Sheet date.
- iv. During the year, Company has acquired business and 100% Equity shares of a Private Limited Company namely, Sea-King Club Private Limited for amounting to Rs. 30.10 crores.
- v. During the year Company has written off in the books Rs. 13,24,331/- as bad debts which are incidental to the business of the Company
- vi. During the year Vile Parle (W) property under the fixed assets blocks was demolished and additional expenditure of Rs. 1,52,75,867/- incurred for reconstruction of the said fixed assets. No depreciation is charged on the property being Capital work in progress. Estimated contract remaining to be executed on capital Expenditure amounting to Rs.1,300 lakhs for fixed assets are not provided as being work in progress of project.



- vii. Other Income includes Rs. 500,000/- realization of amount written back of earlier year.  
 viii. During the year no expenses incurred & charged against the income received from Dividend on shares.  
 ix. Gratuity payment is accounted on cash basis as per policy; hence no provision is made for the same.

x. **Additional Information Pursuant To Section 217(1) To The Companies Act, 1956:**

The Licensed capacity, installed capacity and actual production, opening and closing stock of finished goods, Sale of finished goods and Raw and Packing Material consumed in quantity and value, Classification of Raw and Packing Materials consumed, are not relevant to the Company since it is engaged in civil construction and real estate development business.

xi. **Micro, Small and Medium Enterprise:**

The creditors of micro, small and medium enterprise are timely paid as per terms of contract and there are no over dues to any enterprise, hence, no provision of any interest is made.

xii. **Details of Managerial Remuneration:**

(In Rs.)

	2009 - 2010	2008 - 2009
Salaries to Executive Directors	5,475,000	5,580,000
Director's Sitting Fees	320,000	2,20,000
Commission to Chairman (Proposed)	1,500,000	12,000,000
Total	7,295,000	17,800,000

xiii. **Computation of Net Profit under Section 349 of The Companies Act, 1956:**

(In Rs.)

	2009 - 2010	2008 - 2009
Profit Before Tax (including prior period revenue Rs. 12,55,564/-)	59,824,209	221,975,855
Add : Proposed Commission	1,500,000	12,000,000
Add : Managerial Remuneration	5,795,000	5,800,000
	67,119,209	239,775,855
Less : Profit on sale of assets	Nil	90,944
Net profit u/s 349 for the purpose of Chairman's Commission	67,119,209	239,684,911
Maximum permissible to all Directors - 11%	7,383,113	26,365,340
Less: Paid to Other Directors	5,795,000	5,800,000
Balance available for Commission payable to Chairman	1,588,113	20,565,340
Maximum permissible to Chairman @ 5% u/s 387 of the Companies Act, 1956	3,355,960	11,984,246
Commission proposed for payment	1,500,000	12,000,000

xiv. **Related Parties Disclosures Under Accounting Standard 18 Of ICAI:**

(A) Particulars of Party where control exists / Relative of parties where control exists:

Name of the Related Party	Nature of Relationship
(i) M/s. Prime Property Developers	Proprietor Firm in which control exists
(ii) M/s Sea-King Club Private Limited	Wholly-owned Subsidiary Company

(B) Key Management Personnel:

	Nature of Relationship
(i) Mr. Padamshi L. Soni	Chairman
(ii) Mr. Manish P. Soni	Whole Time Director
(iii) Mr. Vishal P. Soni	Whole Time Director
(iv) Mr. Alok A. Chowdhury	Whole Time Director & CEO

(C) Transactions with Party where control exists / Relative of parties where control exists:

Particulars	Party where control exists 31.3.2010 Rs.	Party where control exists 31.3.2009 Rs.
(i) Loans taken during the year (Balance at year end)	161,504,595	37,559,785
(ii) Due to related parties (Balance at year end)	NIL	NIL
(iii) Sales	NIL	NIL
(iv) Interest Expenses	42,15,992	51,42,298
	Relative of party where control exists	Relative of party where control exists
(v) Sales	NIL	800,000
(vi) Interest Expenses	NIL	NIL
(vii) Payments made on behalf of Subsidiary company and recovered from Subsidiary	Payments made Rs.718,143/- Amount Recovered Rs.718,143/-	NIL

**(D) Details of transactions relating to Key Management Personnel:**

Particulars	31.3.2010	31.3.2009
	Value of Transaction Rs.	Value of Transaction Rs.
(i) Remuneration to Whole Time Directors	5,475,000	5,580,000
(ii) Commission proposed to Chairman	1,500,000	12,000,000

**xv. Foreign Exchange Earnings & Outgo:**

Additional information pursuant to provisions of Para 3 and 4 of schedule VI of the Companies Act, 1956.

(In Rs.)

Particulars	For the year ended 31st March 2010	For the year ended 31st March 2009
(a) Expenditure in foreign exchange (Travelling)	NIL	200,000
(b) Earnings in foreign exchange	NIL	NIL

**xvi. Deferred Tax Liability / Assets:**

In accordance with Accounting Standard 22, relating to "Accounting on Taxes on Income", the deferred tax asset of Rs. 3,80,635/- for the current year has been shown as income for the Current year. The component of deferred tax liability and assets is as under:

( In Rs.)

	Opening on 01.04.2009	Provision For the year	Closing on 31.3.2010
<b>Deferred Tax (Liability) / Assets:</b>			
Difference of depreciation due to rate difference	(32,281,481)	274,169	(32,007,312)
Carried forward Short term Loss	Nil	106,466	106,466
<b>Total</b>	<b>(32,281,481)</b>	<b>380,635</b>	<b>(31,900,846)</b>

**xvii. Earnings Per Share under Accounting Standard 20 Of ICAI:**

Particulars	2009 – 2010	2008 – 2009
	Rs.	Rs.
Net Profit After Tax	39,687,347	144,964,801
Net Profit After Tax Before Extraordinary Items	37,499,280	144,943,620
Number of Equity Shares (Nominal Value of Rs. 5/-each)	20,000,000	20,000,000
Weighted Earnings Per Share on NPAT	1.98	7.25
Weighted Earnings Per Share on NPAT before Extraordinary items	1.87	7.25

**xviii. Previous years figures are regrouped / recast wherever necessary.****As per our attached reports of even date**

For VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Regn No. 111612W)

MAYUR A VORA  
PARTNER  
(Membership No.: 30097)

Place : Mumbai  
Date : 12th July, 2010

**Signatures to Schedules 'A' to 'O'**

On behalf of the Board of Directors

PADAMSHI L. SONI  
K. NALINAKSHAN  
MANISH P. SONI  
VISHAL P. SONI  
ALOK CHOWDHURY  
ZARANA JHAVERI

CHAIRMAN  
DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
COMPANY SECRETARY

Place : Mumbai  
Date : 12th July, 2010



**STATEMENT PURSUANT TO PART IV, SCHEDULE VI TO THE COMPANIES ACT, 1956**  
**BALANCE SHEET ABSTRACT AND COMPANY'S GENERAL BUSINESS PROFILE :**

<b>1. REGISTRATION DETAILS</b>			
Registration No.	7 0 1 2 1	State Code	1 1
Balance Sheet Date	3 1 0 3 10		
	Date Month Year		
<b>2. CAPITAL RAISED DURING THE YEAR</b> (Amount in Rupees)			
Public Issue	N I L	Bonus Issue	N I L
Rights Issue	N I L	Private Placement	N I L
<b>3. POSITION OF MOBILISATION AND DEPLOYMENT OF FUNDS (Amount in Rupees)</b>			
Total Liabilities and Shareholders Funds			<b>912,216,130</b>
Total Assets			<b>912,216,130</b>
Sources of funds :			
Paid-up Capital			<b>100,000,000</b>
Reserves & Surplus			<b>611,005,795</b>
Secured Loans			<b>7,804,894</b>
Unsecured Loans			<b>161,504,595</b>
Deferred Tax Liability (Net)			<b>31,900,846</b>
			<b>912,216,130</b>
Application of Funds :			
Net Fixed Assets			<b>131,744,704</b>
Investments			<b>320,650,285</b>
Net Current Assets			<b>459,821,142</b>
			<b>912,216,130</b>
<b>4. PERFORMANCE OF THE COMPANY (Amount in Rupees)</b>			
Total Income			<b>271,167,491</b>
Total expenditure			<b>212,598,846</b>
Profit Before Tax			<b>58,568,645</b>
Profit After Tax			<b>39,687,347</b>
Earning Per Share Rs. 5/- each.			<b>1.98</b>
Dividend Rate %			<b>15</b>

**5 GENERIC NAMES OF THREE PRINCIPAL PRODUCTS/SERVICES OF THE COMPANY**

(as per monetary terms)

Product Description

Property Development

Item Code No.

NOT APPLICABLE

**FOR AND ON BEHALF OF THE BOARD OF DIRECTORS**

PADAMSHI L. SONI  
 K. NALINAKSHAN  
 MANISH P. SONI  
 VISHAL P. SONI  
 ALOK CHOWDHURY  
 ZARANA JHAVERI

CHAIRMAN  
 DIRECTOR  
 WHOLE TIME DIRECTOR  
 WHOLE TIME DIRECTOR  
 WHOLE TIME DIRECTOR  
 COMPANY SECRETARY

Place : Mumbai

Date : 12th July,2010



**STATEMENT PURSUANT TO SECTION 212 OF THE COMPANIES ACT, 1956  
RELATING TO SUBSIDIARY COMPANY AS OF 31 MARCH 2010**

1	Name of the Subsidiary Company (Incorporated in State of Maharashtra)	Sea-King Club Private Limited
2	Financial Period of the Subsidiary ended on	31/3/2010
3	No of Shares held at the end of the financial year of the Subsidiary	5000 Shares
4	Extent of Holding	100%
5	Equity Share Capital	500000
6	Reserves (Include Revaluation reserves of Rs.271539271)	276,712,901
7	Total Assets	280,328,393
8	Total Liabilities	280,328,393
9	Investments (at Costs)	5,500
10	Gross Revenue	13,842,957
11	Net Aggregate Profit / (Loss) for the Current Year (Before Taxes)	(714,065)
12	Provision for Taxation (Including Deferred Taxes)	220,646
13	Profit / (Loss) After Tax	(493,419)
14	Short /Excess Provision for tax for earlier year	(322,323)
15	Profit after adjusting extraordinary items	(815,743)
16	Proposed Dividend	-
17	Net Aggregate Profit / (Loss) of the Subsidiary so far as it concerns to the members of Prime Property Development Corporation Limited	
	a ) Not dealt with in the accounts of Holding Company for the year ended 31st March 2010	
	i) for subsidiary's financial year ending as above in (2)	(815,743)
	ii) for previous financial years of the subsidiary since it became subsidiary of Holding company	5,989,373
	b ) dealt with in the accounts of holding company for the year ended 31 st March 2010	
	i ) for subsidiary's financial year ending as above in (2)	-
	ii ) for previous financial years of the subsidiary since it became subsidiary of Holding company	-



## AUDITOR'S REPORT ON CONSOLIDATED FINANCIAL STATEMENTS

The Board of Directors

### PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED

We have audited the attached consolidated balance sheet of PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED (the "Company") and its subsidiaries; hereinafter referred to as the "Group" as at 31st March 2010, and also the consolidated Profit and Loss Account and the consolidated Cash Flow statement for the year ended on that date annexed thereto, which we have signed under reference to this report. These consolidated financial statements are the responsibility of the Company's management and have been prepared by the management on the basis of separate financial statements and other financial information regarding components. Our responsibility is to express an opinion on these financial statements based on our audit.

We conducted our audit in accordance with the auditing standards generally accepted in India. Those Standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall presentation of financial statement. We believe that our audit provides a reasonable basis for our opinion.

We did not audit the financial statements of one subsidiary, whose financial statements reflect total assets of Rs. 27,72,12,901/- as at 31st March 2010, the total revenue of Rs. 1,38,42,957 and net cash flows amounting to Rs. (15,65,758) for the year then ended. These financial statements and other financial information have been audited by other auditors whose report has been furnished to us, and our opinion on the consolidated financial statements to the extent they have been derived from such financial statements is based solely on the report of other auditors.

We report that the consolidated financial statements have been prepared by the Company's management in accordance with the requirements of Accounting Standards (AS) 21, Consolidated financial statements, issued by the Institute of Chartered Accountants of India.

Based on our audit and on consideration of reports of other auditors on separate financial statements and on the other financial information of the components, and to the best of our information and according to the explanations given to us, we are of the opinion that the attached consolidated financial statements give a true and fair view in conformity with the accounting principles generally accepted in India:

- (a) in the case of the consolidated balance sheet, of the state of affairs of the Group as at 31st March 2010;
- (b) in the case of the consolidated profit and loss account, of the PROFIT for the year ended on that date; and
- (c) in the case of the consolidated cash flow statement, of the cash flows for the year ended on that date.

For VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Reg. No.: 111612W)

MAYUR A. VORA  
PARTNER  
(Membership No.: 30097)

Place: Mumbai

Date: 12th July, 2010

**CONSOLIDATED BALANCE SHEET AS AT 31ST MARCH, 2010**

	Schedule	(Rs.) As at 31st March, 2010
<b>SOURCES OF FUNDS</b>		
Shareholders' Funds :		
Share Capital	" A "	100,000,000
Reserves & Surplus	" B "	610,671,498
Loan Funds :		
Secured loans	" C "	7,804,894
Unsecured loans	" D "	161,504,595
Deferred Tax Liability (Net)	" E "	31,900,846
<b>TOTAL</b>		<b>911,881,834</b>
<b>APPLICATION OF FUNDS :</b>		
<b>Fixed Assets :</b>	" F "	
Gross Block		438,575,989
Less : Depreciation		32,809,223
Net Block		405,766,766
		405,766,766
<b>Good will on Consolidation</b>		23,452,803
Investments	" G "	19,655,785
<b>Current Assets, Loans and Advances</b>	" H "	
Inventory		471,957,885
Sundry Debtors		1,700,000
Cash & Bank Balances		35,389,415
Loans and Advances		82,647,137
Other Current Assets		4,937,321
		596,631,759
<b>Current Liabilities &amp; Provisions</b>	" I "	133,679,266
<b>Net Current Assets</b>		462,952,492
<b>Deferred tax assets</b>	" J "	53,989
<b>TOTAL</b>		<b>911,881,834</b>
Significant Accounting Policies & Notes on Accounts	" V "	
As per our attached reports of even date		

**For and on behalf of the Board of Directors**

For VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Regn No. 111612W)

MAYUR A VORA  
PARTNER  
(Membership No.: 30097)

Place : Mumbai  
Date : 12th July, 2010

PADAMSHI L. SONI  
K. NALINAKSHAN  
MANISH P. SONI  
VISHAL P. SONI  
ALOK CHOWDHURY  
ZARANA JHAVERI

CHAIRMAN  
DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
COMPANY SECRETARY

Place : Mumbai  
Date : 12th July, 2010



## CONSOLIDATED PROFIT AND LOSS ACCOUNT FOR THE YEAR ENDED 31ST MARCH, 2010

	Schedule	(Rs.) 2009-10
<b>INCOME</b>		
Revenue from property development Business	" K "	267,500,000
Revenue from Hotel Business	" L "	13,655,031
Other Income	" M "	3,855,417
		<u>285,010,448</u>
<b>EXPENDITURE</b>		
Property Development Expenses	" N "	179,647,529
Food and beverages Consumed	" O "	2,550,534
Employees Cost	" P "	13,299,154
Hotel Operating Expenses	" Q "	965,096
Establishment Expenses	" R "	475,669
Administrative & Other Expenses	" S "	16,920,830
Interest Expenses	" T "	6,720,000
Selling Expenses	" U "	2,579,635
Depreciation	" F "	3,997,422
		<u>227,155,868</u>
<b>Profit Before Tax</b>		57,854,580
Provision for Taxes (current)		21,450,000
Provision for Taxes (deferred)		601,281
<b>Profit After Tax before adjustment for pre aquisition profit/loss of Subsidiary</b>		<u>37,005,861</u>
Add: Pre acquisition loss of Subsidiary before adjusting extraordinary items		159,124
<b>Profit After Tax after adjustment for pre aquisition profit/loss of Subsidiary but before adjusting extraordinary items</b>		37,164,984
<b>Extraordinary items</b>		
Add : Interest Income of Previous Year		1,255,564
Less: Short provision for taxes for earlier years (deffered tax Liabilities)		(166,657)
Add: Excess provision for Income Tax for earlier years		776,836
<b>Profit After Tax (before adjustment for Minority Interest &amp; Pre aquisition Profit (Loss) of subsidiary due to extraordinary items )</b>		<u>39,030,727</u>
Add: PreAcquisition loss of Subsidiary due to extraordinary items		322,323
Add; Share of ( Profit ) / Loss Transferred to Minority Interest		-
<b>Profit After Tax (after adjustment for Minority Interest &amp; Pre aquisition profit)</b>		<u>39,353,050</u>
<b>Appropriation</b>		
Transfer to General Reserve	4,000,000	
Proposed Dividend	15,000,000	
Provision for Tax on Dividend	2,549,250	
		<u>21,549,250</u>
<b>Retained Earnings for the year</b>		17,803,800
<b>Balance brought forward from previous yrs</b>		516,217,698
<b>Balance carried to the Balance Sheet</b>		<u>534,021,498</u>
		-
Earning per share (Basic & Diluted) Annualised		1.86
		1.97
Significant Accounting Policies & Notes on Accounts	" V "	
As per our attached reports of even date		

For VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Regn No. 111612W)

MAYUR A VORA  
PARTNER  
(Membership No.: 30097)

Place : Mumbai  
Date : 12th July, 2010

For and on behalf of the Board of Directors

PADAMSHI L. SONI  
K. NALINAKSHAN  
MANISH P. SONI  
VISHAL P. SONI  
ALOK CHOWDHURY  
ZARANA JHAVERI

CHAIRMAN  
DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
COMPANY SECRETARY

Place : Mumbai  
Date : 12th July, 2010

**CONSOLIDATED CASH FLOW STATEMENT AS AT MARCH 31, 2010**

PARTICULARS	CURRENT YEAR (in Rs.)
<b>I CASH FLOW FROM OPERATING ACTIVITIES</b>	
Net Profit / (Loss) before Tax and Extraordinary items	57,854,580
Adjustment for:	
Prior Period Adjustments	1,255,564
Depreciation	3,997,422
Profit on Sale of Fixed Assets / Investment	626,452
Interest Income	(4,990,841)
Dividend Income	(70,864)
	817,732
	58,672,312
Less: Income taxes paid	28,858,794
Operating Profit / (Loss) Before Working Capital Changes	29,813,518
(Increase) / Decrease in Inventories	139,457,683
(Increase)/ Decrease in Sundry Debtors	686,177
(Increase)/ Decrease in Loans and Advances	132,046,292
Increase/ (Decrease) in Sundry Creditors / Others	(8,579,845)
Increase/ (Decrease) in Advances from Customers	(46,100,000)
Cash generated from / (Used in) operations	(A) 247,323,825
<b>II NET CASH FLOW FROM INVESTING ACTIVITIES</b>	
Purchases of Fixed Assets	(25,925,402)
Dividend Income	70,864
Purchase / (Sale) of Investments	(314,182,947)
Interest Income	4,990,841
Profit on sale of Investment	(626,452)
Net cash used in Investing activities	(B) (335,673,095)
<b>III CASH FLOW FROM FINANCIAL ACTIVITIES</b>	
Secured Loans repaid	(93,304,365)
Unsecured Loans taken	123,437,299
Dividend Paid	(30,000,000)
Tax Paid on above dividend	(5,098,500)
Net cash generated from Financial Activities	(C) (4,965,566)
<b>NET CHANGES IN CASH AND CASH EQUIVALENT (A+B+C)</b>	(93,314,837)
Cash and Cash Equivalent (Opening Balance)	128,704,251
Cash and Cash Equivalent (Closing Balance)	35,389,415
1 The Cash flow statement has been prepared under the "Indirect method" as the set out in Accounting Standard - 3 "Cash Flow Statement" issued by The Institute of Chartered Accountants of India.	
2 Cash and Cash Equivalents includes Cash and Bank Balance.	
3 Figures of Previous years have been regrouped and rearranged wherever necessary to confirm with Current Years classification.	

For VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Regn No. 111612W)

MAYUR A VORA  
PARTNER  
(Membership No.: 30097)

Place : Mumbai  
Date : 12th July, 2010

For and ON BEHALF OF THE BOARD

PADAMSHI L. SONI  
K. NALINAKSHAN  
MANISH P. SONI  
VISHAL P. SONI  
ALOK CHOWDHURY  
ZARANA JHAVERI

CHAIRMAN  
DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
COMPANY SECRETARY

Place : Mumbai  
Date : 12th July, 2010



## SCHEDULES FORMING PART OF THE CONSOLIDATED BALANCE SHEET AND PROFIT AND LOSS ACCOUNT

Particulars	Amount in Rs. As at 31st March, 2010
<b>Schedule - " A " : Share Capital</b>	
Authorised:	
40,000,000 Equity shares of Rs. 5/- each	200,000,000
Issued subscribed and paid up:	
20,000,000 Equity shares of Rs. 5/- each fully paid - up	100,000,000
<b>Schedule - " B " : Reserves &amp; Surplus</b>	
General Reserve	
Balance as per last year	72,650,000
Add: Transfer from Profit & Loss A/c	4,000,000
	76,650,000
Balance as per Profit & Loss Account	534,021,498
	610,671,498
<b>Schedule - " C " : Secured Loans</b>	
Term Loan	
From Banks	-
Vehicle Loans	7,804,894
	7,804,894
<b>Schedule - " D " : Unsecured Loans</b>	
Unsecured Loans from Directors & Relatives	161,504,595
	161,504,595
<b>Schedule -"E" : Deferred Tax Liability</b>	
Deferred Tax Liability	32,007,312
Deferred Tax Assets	(106,466)
	31,900,846



## SCHEDULE " F " : FIXED ASSETS AND DEPRECIATION

PARTICULARS	GROSS BLOCK			DEPRECIATION			NET BLOCK		
	Rate	As on 1-Apr-09 Rs.	Add/(Dedn) during the Year Rs.	Revaluation of Assets	As on 31-Mar-2010 Rs.	As on 1-Apr-2009 Rs.	For the Period Rs.	Adjustments on Deductions Rs.	As on 31-Mar-2010 Rs.
Land & Building (a) Land & Building at Vile Parle (W)		92,556,871	15,275,867		107,832,738	14,192,873	-	14,192,873	93,639,865
(b) Other Premises	5%	22,513,874		272,398,571	294,912,445	1,640,440		3,543,217	291,369,228
Computers	40 %	1,795,683	7,950		1,803,633	1,474,760		1,606,234	197,399
Furnitures & Fixtures	18.1%	5,485,726	0		5,485,726	2,224,818		2,836,837	2,648,889
Motor Cars & Vehicales	25.89%	14,104,254	10,609,466		24,713,720	7,689,592		9,470,752	15,242,968
Office Equipments & Other Equipments	13.91%	3,790,298	32,119		3,822,417	730,019		1,157,936	2,664,481
Water Cooler	25.88%	2,482	-		2,482	0		642	1,840
Water Filter Plant Pool	25.88%	2,828	-		2,828	0		732	2,096
		140,252,016	25,925,402	272,398,571	438,575,989	27,952,502		32,809,223	405,766,766

**Note: Capital Work in Progress includes Rs. 152.75 lakhs on account of Project Development Expenses**



## SCHEDULES FORMING PART OF THE CONSOLIDATED BALANCE SHEET AND PROFIT AND LOSS ACCOUNT

Particulars	Amount in Rs. As at 31st March, 2010
<b>Schedule - " G " Investments- At Cost</b>	
1170 (Previous Year 1170) Equity Shares of Surana Industries Ltd. of Face Value Rs.10 Each	126,876
20808 (Previous Year 20808) Equity Shares of Rathi Steel & Power Ltd. (Rathi Udyog) of Face Value Rs. 10 Each	4,608,360
8803 (Previous Year 8803) Equity Shares of Khaitan Chemicals & Fertilizers Ltd. of Face Value Rs. 10 Each	984,483
6000 (Previous Year 3200) Equity Shares of Reliance Power Ltd. of Face Value Rs. 10 Each	1,474,079
10821 (Previous Year - Nil) Equity Shares of Ackruti City Ltd. (Nirma) of Face Value Rs. 10 Each	6,040,899
30000 (Previous Year - Nil) Equity Shares of Alok Industries Ltd. of Face Value Rs. 10 Each	673,350
1500 (Previous Year - Nil) Equity Shares of Cairn India Ltd. of Face Value Rs.10 Each	363,681
7909 (Previous Year - Nil) Equity Shares of Essar Oil Ltd. of Face Value Rs.10 Each	1,212,392
13500 (Previous Year - Nil) Equity Shares of India Cements Ltd. of Face Value Rs.10 Each	1,771,904
10000 (Previous Year - Nil) Equity Shares of Ispat Industries Ltd. of Face Value Rs.10 Each	251,163
5250 (Previous Year - Nil) Equity Shares of Jaiprakash Associates Ltd. of Face Value Rs. 2 Each	755,581
500 (Previous Year - Nil) Equity Shares of Punj Llyod Ltd. of Face Value Rs. 2 Each	129,581
312 (Previous Year - Nil) Equity Shares of Reliance Industries Ltd. of Face Value Rs. 10 Each	305,950
2000 (Previous Year - Nil) Equity Shares of Garware Offshore Services Ltd. of Face Value Rs. 10 Each	379,473
6000 (Previous Year - Nil) Equity Shares of Suzlon Energy Ltd. of Face Value Rs. 2 Each	572,513
<b>Total Investment in Quoted Shares</b>	<b>19,650,285</b>
<b>National Savings Certificates</b>	<b>5,500</b>
Aggregate value of Quoted Investment (Market Value is Rs. 13,804,045/-)	19,650,285
Unquoted Investment	5,500
	<b>19,655,785</b>



## SCHEDULES FORMING PART OF THE CONSOLIDATED BALANCE SHEET AND PROFIT AND LOSS ACCOUNT

Particulars	Amount in Rs. As at 31st March, 2010
<b>Schedule - " H " : Current Assets Loans and Advances</b>	
<b>A) Inventories</b>	
<b>For property Development Business</b>	
Semi - Finished Stock of Property (Pune)	471,957,885
	471,957,885
<b>B) Sundry Debtors</b>	
(Unsecured considered good)	
- Due for a period exceeding six months	1,700,000
- Others	-
	1,700,000
<b>C) Cash &amp; Bank Balances</b>	
i. Cash on Hand	798,224
ii. Balances with Scheduled Banks	34,591,191
iii. Fixed Deposit with Scheduled Banks	-
	35,389,415
<b>D) Loans And Advances</b>	
i. Loans and Advances	
- Unsecured considered good	57,958,582
- Unsecured considered doubtful	-
Less : Provision for Doubtful debts	-
	57,958,582
ii. Prepaid Taxes	24,688,556
	82,647,137
<b>E) Other Current Assets</b>	
Deposits & Advances	4,937,321
	4,937,321
	596,631,759
( I + II + III + IV +V)	
<b>Schedule - " I " : Current Liabilities &amp; Provisions</b>	
Current Liabilities	
Sundry Creditors for Expenses	24,439,813
Advance from customers	65,500,000
Other Liability	36,764
Unclaimed Dividend 2005	369,788
Unclaimed Dividend 2007	432,756
Unclaimed Dividend 2008	465,254
Unclaimed Dividend 2009	350,942
	91,595,316



## SCHEDULES FORMING PART OF THE CONSOLIDATED BALANCE SHEET AND PROFIT AND LOSS ACCOUNT

Particulars	Amount in Rs. As at 31st March, 2010
<b>Provisions</b>	
Provision for Taxation (P. Y)	3,084,700
Provision for Taxation (C.Y)	21,450,000
Proposed Dividend	15,000,000
Provision for Tax on Proposed Dividend	2,549,250
	133,679,266
<b>Schedule - " J ":Deferred Tax Assets</b>	
Deferred tax Liabilities for Fixed Assets	(142,627)
Deferred tax Assets for Unabsorbed Depreciation and Business losses	196,616
	53,989
<b>Schedule - " K ":Revenue from Property Development Business</b>	
Sales	267,500,000
	267,500,000
<b>Schedule - " L " :Revenue from Hotel Business</b>	
Room Receipts	9,286,762
Food & Beverages Sale	2,993,276
Swimming Pool & Other Receipts	1,186,975
Telephone Receipts	7,392
Garden Use	101,504
Vehicle hire charges	58,125
Miscellaneous Income	19,482
Exchange Rate Diff	1,514
	13,655,031
<b>Schedule - " M " :Other Income</b>	
Profit/(loss) on Sale of Shares	(626,452)
Dividend Income	70,864
Interest Income	3,735,277
Miscellaneous & Other Income	675,728
	3,855,417
<b>Schedule - " N " : Property Development Expenses</b>	
Opening Inventory	611,229,942
Add: Transfer / Purchase during the year	40,375,473
Less: Closing Inventory	(471,957,885)
	179,647,529
<b>Schedule - " O " : Food and beverages Consumed</b>	2,550,534
	2,550,534



## SCHEDULES FORMING PART OF THE CONSOLIDATED BALANCE SHEET AND PROFIT AND LOSS ACCOUNT

Particulars	Amount in Rs. As at 31st March, 2010
<b>Schedule - "P" : Personnel Expenses</b>	
Salary, Wages and Bonus & Commission	11,575,182
Proposed Commission to Chairman	1,500,000
Staff Welfare	223,972
	13,299,154
<b>Schedule - "Q" : Hotel Operating Expenses</b>	
Airport entry pass	25,085
Cleaning Charges	54,775
Crockery & Glassware	28,598
Electrical Expenses	53,769
Flowers & Decoration	3,995
Garden Expenses	12,600
Gas & Fuel	232,000
Laundry Expenses - Net	241,843
Light & Decoration Charges	70,480
Linen & Upholstery	38,199
Luxury Tax Dues	(250,728)
Monsoon Shed Fees	60,000
Packing Expenses	54,214
Soap & Phenyl	95,804
Toiletries	22,157
Uniform Expenses	5,000
Video Expenses	119,124
Water Charges	98,181
	965,096
<b>Schedule - "R" : Establishment Expenses</b>	
Rent, Rates, Taxes and Society Maintenance	30,000
Property Tax	45,000
Maintenance charges	400,669
	475,669
<b>Schedule - "S" : Administrative Expenses</b>	
Accounting Charges	150,000
Books & Periodicals	20,931
Office Expenses	26,246
Vat Dues	19,881
AGM Expenses	44,552
Listing Fees & ROC Fees	18,045
Electricity Charges	2,750,320
Repairs & Maintenance	1,358,083
Motor car expenses	146,010
Membership & Subscription	110,425
Printing & Stationery	308,068
Conveyance/ Hire Charges	188,445



## SCHEDULES FORMING PART OF THE CONSOLIDATED BALANCE SHEET AND PROFIT AND LOSS ACCOUNT

Particulars	Amount in Rs. As at 31st March, 2010
Equipment Hire Charges	236,792
Postage & Courier Charges	78,184
Registrar & Share Transfer Expenses	70,098
Maintenance of Computers	37,013
Demat Fees	37,432
Telephone, Fax and Internet	264,310
Security, Watch & Ward Expenses	1,101,009
Cleaning Charges	148,666
Bank Charges	144,671
Legal & Professional Fees	1,603,365
Locer Rent	6,618
Discount	(10,017)
Entertainment	18,184
Insurance	95,599
Petrol & Vehicle Expenses	332,307
Rent rates and taxes	1,224,241
Miscellaneous Expenses	100,246
STT Charges on Shares	131,021
Books & Periodicals	8,540
Professional Tax	14,117
Stamp Duty & Registration	1,410
Travelling Expenses	25,274
Bad Debts	1,406,960
Auditors' Remuneration	-
- Audit Fees	684,590
- Tax Matters	220,600
- Others	320,965
Vat Audit Fees	46,630
Directors Sitting Fees	320,000
Donation	3,111,000
	16,920,830
<b>Schedule - "T" : Interest Expenses</b>	
Interest on Car Loans	69,610
Interest on unsecured loans/others	6,465,992
Interest On F. D. Loan	184,398
	6,720,000
<b>Schedule - "U" : Selling Expenses</b>	
Advertisement & Publicity	774,514
Sale Promotion Expenses	893,521
Website Maintenance charges	11,600
Brokerage Expenses	900,000
	2,579,635



## SIGNIFICANT ACCOUNTING POLICIES TO THE CONSOLIDATED ACCOUNTS

### SCHEDULE 'V'

#### SIGNIFICANT ACCOUNTING POLICIES

##### 1. Principles of consolidations

The consolidated financial statements relate to Prime Property Development Corporation Limited ('the Company') and its subsidiary company. The consolidated financial statements have been prepared on the following basis:

- The financial statements of the Company and its subsidiary company is combined on a line-by-line basis by adding together the book values of like items of assets, liabilities, income and expenses, after fully eliminating intra-group balances and intra-group transactions in accordance with Accounting Standard (AS) 21 – "Consolidated Financial Statements"
- The difference between the cost of investment in the subsidiaries, over the net assets at the time of acquisition of shares in the subsidiaries is recognised in the financial statements as Goodwill or Capital Reserve as the case may be.
- As far as possible, the consolidated financial statements are prepared using uniform accounting policies for like transactions and other events in similar circumstances and are presented in the same manner as the Company's separate financial statements.

- Investments other than in subsidiaries and associates have been accounted as per Accounting Standard (AS) 13 on "Accounting for Investments".

The deferred tax charge or credit is recognized using current tax rates. Deferred tax asset is recognized only if there is sufficient evidence that future taxable income will be available.

- The deferred tax charge or credit is recognized using current tax rates. Deferred tax assets is recognized only if there is sufficient evidence that future taxable income will be available. However deferred tax assets and Liabilities of Holding and subsidiary are not set off against each other as there is no legally enforceable right to set off assets against liabilities representing current tax.
- Other Significant accounting policies

These are set out under "Significant Accounting Policies" as given in the Company's standalone financial statements.

#### NOTES ON ACCOUNTS:

- In accordance with the Transitional Provision of Accounting Standard (AS) 21 Consolidated Financial Statements, issued by ICAI, comparative figures for previous year has not been presented being the first year of reporting the consolidation statements.
- The Subsidiary company considered in the consolidated financial statement is:

Name of the Subsidiary	Country of Incorporation	Proportion of ownership interest
Sea-King club Private Limited	India	100%

- As company holds 100% interest in Subsidiary, Minority interest does not exist.
- There are no investments in associates as defined by AS 23 for "Accounting for Investment in associates in consolidated financial statements", issued by ICAI.



5. There is no disposal of Investment in subsidiary company during the year.
6. The Gross Block of Fixed Assets includes Rs. 272,398,571/- on account of revaluation of Fixed Assets. Consequent to the said revaluation there is an additional charge of depreciation of Rs. 859,299/- and an equivalent amount, has been withdrawn from Revaluation Reserve and credited to the Profit and Loss Account. This has no impact on the profit for the year.
7. Managerial Remuneration:  
(Included under the head "Payments to and Provisions for Employees")  
Remuneration to Managing Director / Executive Directors

(In Rs.)

Particulars	2009 - 2010
Salaries to Executive Directors	6,075,000
Director's Sitting Fees	320,000
Commission to Chairman (Proposed)	1,500,000
Total	7,895,000

8. Earnings Per Share (EPS) under Accounting Standard 20 of ICAI:

Particulars	Rs.
Net Profit After Tax (before adjustment for Extraordinary items)	37,164,984
Net Profit After Tax (after adjustment for Extraordinary items)	39,353,050
Number of Equity Shares (Nominal Value of Rs. 5/- each)	20,000,000
Weighted Earnings per share (before adjustment for Extraordinary items) (Basic & Diluted)	1.86
Weighted Earnings per share(after adjustment for Extraordinary items) (Basic & Diluted)	1.97

9. Related Parties Disclosures Under Accounting Standard 18 Of ICAI:

(A) Particulars of Party where control exists / Relative of parties where control exists:

Name of the Related Party	Nature of Relationship
(i) M/s. Prime Property Developers	Party where control exists
(ii) M/s Sea-King Club Private Limited	Subsidiary Company

(B) Key Management Personnel:

Name of the Related Party	Nature of Relationship
Mr. Padamshi L. Soni	Chairman
Mr. Manish P. Soni	Whole Time Director
Mr. Vishal P. Soni	Whole Time Director
Mr. Noorali Jagmagia	Whole Time Director (till 22.02.2010)
Mr. Sundersingh Bhavnani	Whole Time Director (till 02.02.2010)



## (C) Transactions with Party where control exists / Relative of parties where control exists:

Particulars	Party where control exists
	2009-10
	Rs.
(i) Loans taken during the year (Balance at year end)	161,504,595
(ii) Due to related parties (Balance at year end)	NIL
(iii) Sales	NIL
(iv) Interest Expenses	4,215,992
Relative of party where control exists	
(v) Sales	NIL
(vi) Interest Expenses	NIL

## (D) Details of transactions relating to Key Management Personnel:

Particulars	2009-10
	Value of Transaction Rs.
(i) Remuneration to Whole Time Directors	6,075,000
(ii) Commission payable to Chairman	1,500,000

## 10. Segment Information:

The Company has identified two Primary reportable segment viz. Property Development and Hotel Business. Segments have been identified and reports taking into account nature of products and services, the differing risks and returns. The accounting policies adopted for segment reporting are in line with the accounting policy of the Company with following additional policies for the segment reporting.

- Revenue and expenses have been identified to a segment on the basis of relationship to operating activities of the segment. As both the segment activity runs under different entity i.e. holding and subsidiary there is no un-allocable expenses.
- Segment assets and segment liabilities represent assets and liabilities in respective segment. It is possible to allocate all assets and liabilities as both segments are run by different entity i.e. holding and subsidiary.

## (i) Primary Segment Information:

	Particulars	Property Development	Hotel	Total
1	Segment Revenue			
	External Turnover	267,500,000	13,655,031	281,155,031
	Inter Segment Turnover	-	-	
	Total Direct Turnover	267,500,000	13,655,031	281,155,031
2	Other Income	3,667,491	187,926	3,855,417
3	Gross Revenue	271,167,491	13,842,957	285,010,448



	Particulars	Property Development	Hotel	Total
4	Segment Result before Interest and taxes	65,288,644	(714,064)	64,574,580
	Less: Interest Expenses	6,720,000	-	6,720,000
	Profit Before Tax	58,568,644	(714,064)	57,854,580
	Less: Current Tax	(21,450,000)	-	(21,450,000)
	Add: Deferred tax	380,635	220,646	601,281
	Profit /(Loss)After Tax	37,499,279	(493,418)	37,005,861
	Add: Pre acquisition loss of Subsidiary company before adjusting extraordinary items	-	159,124	159,124
	Add/(Less): Extraordinary /Prior period Items	2,188,065	(322,323)	1,865,743
	Add/Less: Pre acquisition Extraordinary items of Subsidiary Company	-	322,323	322,323
	Profit after tax (before adjustment for Minority Interest)	39,687,344	(334,294)	39,353,050
	Add: Share of (Profit)/Loss transferred to Minority	-	-	-
	Profit after tax ( after adjustment for Minority Interest)	39,687,344	(334,294)	39,353,050
5	Other Information	741,779,904	280,328,393	1,022,108,297
	Segment Assets	331,774,110	3,115,492	334,889,602
	Segment Liabilities	3,499,771	497,651	3,997,422
	Depreciation			

- (iii) As per Accounting Standard on segment Reporting ( AS – 17), "Segment Reporting", the Company has reported segment information on consolidated basis including businesses conducted through its subsidiaries. How ever company does not required to give segment reporting for its standalone results.
- (iv) Whole group activity conducted in only one geographical segments by location of assets and also by location of customer scope of reporting Secondary Segment Information becomes redundant.

**As Per our attached report of even date**

**Signatures to Schedules A to V**

**On behalf of the Board of Directors**

For VORA & ASSOCIATES  
CHARTERED ACCOUNTANTS  
(ICAI Firm Regn No. 111612W)

MAYUR A VORA  
PARTNER  
(Membership No.: 30097)

PADAMSHI L. SONI  
K. NALINAKSHAN  
MANISH P. SONI  
VISHAL P. SONI  
ALOK CHOWDHURY  
ZARANA JHAVERI

CHAIRMAN  
DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
WHOLE TIME DIRECTOR  
COMPANY SECRETARY

Place : Mumbai  
Date : 12th July, 2010

Place : Mumbai  
Date : 12th July, 2010

**PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED****Nine Years - Financial Highlights At A Glance.**

(RS IN LAKHS)

PARTICULARS	2009-10	2008 - 09	2007-08	2006-07	2005-06	2004-05	2003-04	2002-03	2001-02
SALES & OTHER INCOME	2724.23	8,774.94	10,850.93	1,669.81	5,733.01	1,728.72	1,529.80	1,418.33	149.05
PROFIT BEFORE TAXES	585.69	2,219.76	5,023.00	1,269.57	2,169.83	216.30	149.34	130.22	0.98
PROFIT AFTER TAXES	396.87	1,449.65	3,252.44	822.40	1,445.95	140.27	95.20	114.54	0.91
EQUITY SHARE CAPITAL	1000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00
RESERVES & SURPLUS	6110.06	5,888.68	4,790.01	1,888.56	1,357.66	141.20	114.56	18.89	(95.63)
TANGIABLE NET WORTH	7,110.06	6,888.68	5,790.01	2,888.56	2,357.66	1,141.20	1,114.56	1,018.89	904.37
BOOK VALUE PER SHARE OF Rs 5/-	35.55	34.44	28.95	14.44	11.79	5.71	5.57	5.09	4.52
E.P.S (RS) ON Rs 5 paid up	1.98	7.25	16.26	4.12	7.22	0.70	0.48	0.57	0.01
DIVIDEND %	15%	30%	30%	25%	20%	10%	NIL	NIL	NIL
PBT TO SALES %	21.50%	25.30%	46.29%	76.03%	37.85%	12.51%	9.76%	9.18%	0.66%
PAT TO SALES %	14.57%	16.52%	29.97%	49.25%	25.22%	8.11%	6.22%	8.08%	0.61%
DEBT EQUITY RATIO	0.24 : 1	0.20 : 1	0.60 : 1	1.41 : 1	0.25 : 1	1.28 : 1	0.66 : 1	0.98 : 1	0.72 : 1



**PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED**

Registered Office: 101, Soni House, Plot No. 34, Opp. Copper Chimney, Gulmohar Road No. 1, JVPD Scheme, Vile Parle (W), Mumbai - 400 049.

**PROXY FORM**

I/We \_\_\_\_\_ of \_\_\_\_\_ being a member/members of PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED hereby appoint \_\_\_\_\_ of \_\_\_\_\_ in the district of \_\_\_\_\_ or failing him \_\_\_\_\_ of \_\_\_\_\_ in the district of \_\_\_\_\_ as my/our proxy to vote for me/us and on my/our behalf at the 18<sup>th</sup> Annual General Meeting of the Company to be held on Thursday, the 30<sup>th</sup> September 2010 at Santokba Sanskar Sadan, Next to Bhaidas Maganlal Sabhagriha, Bhaktivedant Swami Marg, Vile Parle (W), Mumbai 400056, at 11.30 A.M. and at any adjournment thereof.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

Folio No/ Demat Account No.: \_\_\_\_\_



Signature of Shareholder

**NOTE :** This form duly completed should be deposited at the Registered Office of the Company before 48 hours of the meeting. A Proxy need not be a Member.

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**PRIME PROPERTY DEVELOPMENT CORPORATION LIMITED**

Registered Office: 101, Soni House, Plot No. 34, Opp. Copper Chimney, Gulmohar Road No. 1, J.V.P.D. Scheme, Vile Parle (W), Mumbai: 400 049.

**ATTENDANCE SLIP**

(Shareholders attending the Meeting in person or by Proxy are requested to complete the Attendance Slip and hand over at the entrance of the Meeting Hall)

I hereby record my presence at the 18<sup>th</sup> Annual General Meeting of the Company at Santokba Sanskar Sadan, Next to Bhaidas Maganlal Sabhagriha, Bhaktivedant Swami Marg, Vile Parle (W), Mumbai 400056, on 30<sup>th</sup> September, 2010 at 11.30 A.M.

Folio No/ Demat Account No. : \_\_\_\_\_

Full name of the Shareholder/Proxy : \_\_\_\_\_

(IN BLOCK LETTERS)

**Signature:**

PLEASE BRING THIS ATTENDANCE SLIP TO THE MEETING, ALONG WITH THE COPY OF ANNUAL REPORT



**Prime Mall, Pune**



**Prime Business Park**  
Vile Parle (W), Mumbai.

Book-Post

To,

If undelivered, Please return to :



**PRIME<sup>®</sup>**

Property Development Corporation Ltd.

101. Soni House, Plot No. 34, Gulmohar Road No. 1,  
Juhu Scheme, Vile Parle (West), Mumbai - 400 049. (India)

Tel. : 91-22-2620 8507 • Fax : 91-22-2623 5076

E-mail : [primeproperty@vsnl.net](mailto:primeproperty@vsnl.net)