

AUDITOR'S REVIEW REPORT

We have examined the annexed Statement of Financial Position of "**Health Employees Co-operative Housing Society Limited, Rawalpindi**" as at June 30, 2023, related Statement of Income & Expenditure and statement of Receipt and Payment for the year ended June 30, 2023 along with notes to the accounts forming part thereof and we state that we have obtained all the information and explanations which, to the best of our knowledge and belief, were necessary for the purpose of our review.

It is the responsibility of the management to establish and maintain a system of internal controls, prepare and present the above-said statements in conformity with the approved accounting standards. Our responsibility is to express our professional opinion on these statements based on our review.

We report that, in our opinion and to the best of our information and according to the information & explanations given to us, the Statement of Financial Position, Statement of Income & Expenditure and Statement of Receipt & Payment give a true and fair view of the state of affairs of the entity's business.

Tariq Mian Ramzan Arshad Ew.



Place: Islamabad
August 30th, 2024

Tariq Mian Ramzan Arshad & Co.
(Cost & Management Accountants)

HEALTH EMPLOYEES CO-OPERATIVE HOUSING SOCIETY LIMITED, RAWALPINDI
STATEMENT OF FINANCIAL POSITION
AS AT JUNE 30, 2023

| | 2023 | 2022 |
|--|-----------------------------|-----------------------------|
| Note | (PKR) | (PKR) |
| <u>ASSETS</u> | | |
| NON-CURRENT ASSETS | | |
| Fixed assets | 3,811,472 | 4,064,550 |
| Intangible Assets | 10,006 | 13,342 |
| Land | 869,032,372 | 903,620,437 |
| Planning and Development | 1,275,256,769 | 1,226,303,286 |
| CURRENT ASSETS | | |
| Accounts Receivable | 65,487,908 | 33,759,908 |
| Advances, Deposit & Prepayments | 5,169,684 | 5,183,054 |
| Cash and Bank balances | 30,019,646 | 31,330,029 |
| | 100,677,238 | 70,272,991 |
| | <u>2,248,787,858</u> | <u>2,204,274,607</u> |
| <u>CAPITAL AND LIABILITIES</u> | | |
| Share Capital | 4,169,850 | 4,169,850 |
| Accumulated Deficit | (38,442,484) | (65,874,586) |
| | (34,272,634) | (61,704,736) |
| NON CURRENT LIABILITIES | | |
| Deposits from members | 2,169,150,606 | 2,124,206,850 |
| CURRENT LIABILITIES | | |
| Creditors, Accrued and Other Liabilities | 113,332,763 | 141,270,343 |
| Provision For Taxation | 577,124 | 502,151 |
| | 113,909,887 | 141,772,494 |
| | <u>2,248,787,858</u> | <u>2,204,274,607</u> |

The annexed notes from 1 to 16 form an integral part of these financial statements.


 President


 Secretary

HEALTH EMPLOYEES CO-OPERATIVE HOUSING SOCIETY LIMITED, RAWALPINDI
STATEMENT OF INCOME & EXPENDITURE
FOR THE YEAR ENDED JUNE 30, 2023

| | Note | <u>2023</u> (PKR) | <u>2022</u> (PKR) |
|--|------|----------------------|----------------------|
| INCOME | | | |
| Annual Fee | | 5,979,126 | 6,546,900 |
| Transfer Fee | | 7,285,450 | 16,244,465 |
| Membership Fee | | 271,000 | 589,000 |
| Possession Fees | | 1,894,080 | 2,210,020 |
| Duplicate Allotment Letter | | - | 10,000 |
| Tender Income | | 12,000 | 35,000 |
| Map fee | | 1,738,264 | 2,017,548 |
| Affiliation Fees | | 60,718,000 | 12,519,000 |
| | | 77,897,920 | 40,171,933 |
| EXPENDITURE | | | |
| Salaries,wages and benefits | | 19,831,925 | 14,749,966 |
| Travelling and Conveyance | | 230,800 | 155,400 |
| Printing and Stationery | | 292,268 | 634,142 |
| Rent, Rate and Taxes | | 290,267 | - |
| Telephone, postage and telegrams | | 299,152 | 304,024 |
| Electricity | | 7,254,051 | 4,381,922 |
| Gas | | 94,260 | 20,935 |
| Water Expense | | 354,030 | 58,846 |
| Security guard expenses | | 13,281,361 | 12,528,014 |
| Petroleum, oil and lubricants | | 3,112,327 | 1,640,812 |
| Advertisement | | 50,000 | 123,073 |
| Meeting & Function Expense | | 1,525,060 | - |
| Bank charges | | 27,512 | 10,389 |
| Entertainment | | 824,232 | 712,460 |
| Cleaning Expense | | 760,370 | 856,700 |
| Repair and maintenance | | 1,703,750 | 1,593,059 |
| Moter Running Expense | | - | - |
| Legal and professional charges | | 1,205,582 | 1,383,978 |
| Dengue Activity | | 37,500 | 207,431 |
| Rent | | 1,647,997 | 1,581,001 |
| Donation | | 30,000 | 106,403 |
| Depreciation | 3 | 640,578 | 675,413 |
| Amortization | 4 | 3,335 | 3,335 |
| Medical Expenses | | 2,460 | 12,660 |
| Office Renovation | | - | 140,000 |
| Office Supplies | | 265,520 | 230,681 |
| Miscellaneous expenses | 14 | 46,790 | 1,048,169 |
| | | 53,811,128 | 43,158,813 |
| Operating Surplus/(Deficit) for the year | | 24,086,792 | (2,986,880) |
| Add: Other Income | | 3,922,434 | 3,071,043 |
| Surplus/(Deficit) for the year before tax | | 28,009,226 | 84,164 |
| Tax For The Year | | 577,124 | 502,149 |
| Surplus/(Deficit) for the year after tax | | 27,432,102 | (417,986) |



 President

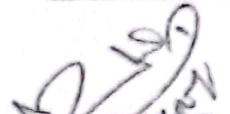


 Secretary

HEALTH EMPLOYEES CO-OPERATIVE HOUSING SOCIETY LIMITED, RAWALPINDI
STATEMENT OF RECEIPT AND PAYMENT
FOR THE YEAR ENDED JUNE 30, 2023

| RECEIPTS | Amount | PAYMENTS | Amount |
|--------------------------|--------------------|----------------------------------|--------------------|
| Opening Balances: | | Capital Payments | |
| Cash in hand | 35,283 | Payments to Vendors | 33,775,224 |
| Cash at banks | 31,294,746 | Development expenditure | 48,953,483 |
| | 31,330,029 | Land | - |
| | | Security Deposits | 64,300 |
| | | Assets Purchase | |
| | | Tax Deducted | 82,793,007 |
| Capital Receipts | | | |
| Land | 34,588,065 | | |
| Member Deposit | 44,943,756 | | |
| Mosque Fund | 586,000 | | |
| Retention Money | 946,223 | | |
| Income Tax | 3,493,440 | | |
| | 84,557,484 | | |
| | | Revenue Payments | |
| Revenue Receipt | | Salaries, wages and benefits | 19,831,925 |
| Membership Fee | 271,000 | Travelling and Conveyance | 230,800 |
| Annual Fee | 5,979,126 | Printing and Stationery | 292,268 |
| Transfer Fee | 7,285,450 | Rent, Rate and Taxes | 290,267 |
| Possession fee | 1,894,080 | Telephone, postage and telegrams | 299,152 |
| Duplicate letter charges | - | Electricity | 7,254,051 |
| Map fee | 1,738,264 | Gas | 94,260 |
| Tender Income | 12,000 | Water Expense | 354,030 |
| Affiliation Fees | 28,990,000 | Security guard expenses | 13,281,361 |
| Other Income | 3,922,434 | Petroleum, oil and lubricants | 3,112,327 |
| | 50,092,354 | Advertisement | 50,000 |
| | | Meeting & Function Expense | 1,525,060 |
| | | Bank charges | 27,512 |
| | | Entertainment | 824,232 |
| | | Cleaning Expense | 760,370 |
| | | Repair and maintenance | 1,703,750 |
| | | Mater Running Expense | - |
| | | Legal and professional charges | 1,205,582 |
| | | Dengue Activity | 37,500 |
| | | Rent | 1,647,997 |
| | | Donation | 30,000 |
| | | Medical Expenses | 2,460 |
| | | Office Supplies | 265,520 |
| | | Office Renovation Expense | - |
| | | Miscellaneous expenses | 46,790 |
| | | | 53,167,214 |
| | | Closing Balances: | |
| | | Cash in Hand | 98,480 |
| | | Cash in Bank | 29,921,166 |
| | | | 30,019,646 |
| | 165,979,867 | | 165,979,867 |


 President


 Secretary

HEALTH EMPLOYEES CO-OPERATIVE HOUSING SOCIETY LIMITED, RAWALPINDI
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED JUNE 30, 2023

1 THE SOCIETY AND ITS OPERATIONS

The society is registered under the Cooperative Societies Act, 1925 on November 26, 1979 vide registration No. 197. At the time of registration the name of the society was, "The Soan Cooperative Housing Society Limited". The society changed its name and Bye-Laws on June 10, 1993. The new name is, "Health Employees Cooperative Housing Society Limited, Rawalpindi". The main object of the society is to purchase of land, develop it and handling over plots to society members and maintaining the colony in accordance with the rules and regulations of the society. The society has purchased 2184 kanals (as per land proforma provided) for its members at sector E-18, Islamabad. The office of the society is situated at office # 3, Mezzanine Floor, Shan Plaza, Fuzl-ul-Haq road, opposite Imam Bargah, blue area, Islamabad.

2 ACCOUNTING POLICIES

2.1 STATEMENT OF COMPLIANCE

These financial statements have been prepared in accordance with requirements of Cooperative Societies Act, 1925 and Cooperative Societies rules, 1927.

2.2 ACCOUNTING CONVENTION

These accounts have been prepared under historical cost convention.

2.3 DEPOSITS FROM MEMBERS

These represents the deposits received from members/applicants for acquisition of plot using the

relevant rates and the deposits for the infrastructural development keeping in view the size of plot.

2.4 DEPRECIATION ON FIXED ASSETS

Fixed assets are stated at cost less accumulated depreciation.

| | <u>2023</u> Rupees | <u>2022</u> Rupees |
|---|-----------------------|-----------------------|
| 3 | | |
| <u>FIXED ASSETS - (TANGIBLE ASSETS)</u> | | |
| As per schedule attached | 3,811,472 | 4,064,550 |
| | <u>3,811,472</u> | <u>4,064,550</u> |
| 4 | | |
| <u>INTANGIBLE ASSETS</u> | | |
| Software - gross value | 13,342 | 16,677 |
| Less: Amortization | (3,335) | (3,335) |
| | <u>10,006</u> | <u>13,342</u> |
| 4.1 | | |
| The intangible assets are amortized @ 20% p.a using straight line method. | | |
| 5 | | |
| <u>LAND</u> | | |
| Opening balance | 903,620,437 | 883,670,437 |
| Add: addition during the year | - | 19,950,000 |
| | <u>903,620,437</u> | <u>903,620,437</u> |
| Less: Deletion during the Year | (34,588,065) | - |
| | <u>869,032,372</u> | <u>903,620,437</u> |
| 6 | | |
| <u>PLANNING AND DEVELOPMENT</u> | | |
| Opening balance | 1,226,303,286 | 775,678,989 |
| Add: addition during the year | 48,953,483 | 450,624,297 |
| | <u>1,275,256,769</u> | <u>1,226,303,286</u> |
| | <u>1,275,256,769</u> | <u>1,226,303,286</u> |

HEALTH EMPLOYEES CO-OPERATIVE HOUSING SOCIETY LIMITED, RAWALPINDI
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED JUNE 30, 2023

| | 2023 Rupees | 2022 Rupees |
|--|--------------------------|--------------------------|
| ACCOUNTS RECEIVABLE | | |
| Opening Receivable | 33,759,908 | 85,123,844 |
| Add: Revenue for the year | 77,897,920 | 40,171,933 |
| Add: Receivable booked against plot | - | 231,810 |
| | <u>111,657,828</u> | <u>125,527,587</u> |
| Less: Receipts during the year | (46,169,920) | (26,239,244) |
| Less: Affiliation fee Adjusted against payable | - | (28,880,625) |
| Less: Affiliation fee Received | - | (4,600,000) |
| Less: Reversal of Possession Fee Receivable | - | (32,047,810) |
| | <u>(46,169,920)</u> | <u>(91,767,679)</u> |
| | <u><u>65,487,908</u></u> | <u><u>33,759,908</u></u> |

| | | |
|--|------------------|------------------|
| 8 ADVANCES, DEPOSIT & PREPAYMENTS | | |
| Advance to Staff | 319,500 | 329,500 |
| Security Deposit | 257,000 | 257,000 |
| Advance Rent | 64,000 | 64,000 |
| 8.1 Advance Income Tax | 1,289,120 | 1,292,490 |
| 8.2 Tax deduction by FBR | 3,240,064 | 3,240,064 |
| | <u>5,169,684</u> | <u>5,183,054</u> |

| | | |
|--------------------------------|------------------|------------------|
| 8.1 Advance Income Tax | | |
| Opening Balance | 1,292,490 | 2,368,222 |
| Add: Advance Income Tax FTY | 292,679 | 262,025 |
| | <u>1,585,169</u> | <u>2,630,247</u> |
| Less: Income tax Adjusted/Paid | (296,049) | (1,337,757) |
| | <u>1,289,120</u> | <u>1,292,490</u> |

8.2 This amount pertain to Federal Excise Duty withdrawn by the Federal Board of Revenue, from the society's bank account against Federal Excise Duty levied vide order in original No. 02/2014 dated January 16, 2014 by Inland Revenue Officer, Regional Tax Office Islamabad.

| | | |
|---|-------------------|-------------------|
| 9 CASH AND BANK BALANCES | | |
| Cash in Hand | 98,480 | 35,283 |
| National Bank of Pakistan-A/C #: 890-1 | 6,790,803 | 6,204,803 |
| National Bank of Pakistan A/C #: 1212-0 | 208,496 | 208,496 |
| Faysal Bank | 22,646,760 | 24,608,271 |
| Punjab P.Cooperative Bank A/C #: 76101 | 18,370 | 15,419 |
| The Bank of Punjab A/C #: 6259-000-9 | 3,645 | 4,665 |
| SAMBA Bank A/C #: 2000544534 | 253,092 | 253,092 |
| | <u>30,019,646</u> | <u>31,330,029</u> |

HEALTH EMPLOYEES CO-OPERATIVE HOUSING SOCIETY LIMITED, RAWALPINDI
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED JUNE 30, 2023

| | <u>2023</u> | <u>2022</u> |
|------------------------------|------------------|------------------|
| | Rupees | Rupees |
| 10 | | |
| <u>SHARE CAPITAL</u> | | |
| Opening Balances | 4,169,850 | 3,945,850 |
| Add: Receipt during the year | - | 224,000 |
| | <u>4,169,850</u> | <u>4,169,850</u> |
| Less: Refund during the year | - | - |
| | <u>4,169,850</u> | <u>4,169,850</u> |

11 **ACCUMULATED DEFICIT**
This represents the deficit which the society has sustained upto the current year, the detail of which is as under:-

| | | |
|-----------------------|---------------------|---------------------|
| | (65,874,586) | (33,408,790) |
| Opening Balance | | (417,986) |
| Loss for the year | 27,432,102 | |
| Prior year Adjustment | - | (32,047,810) |
| | <u>11.1</u> | <u>(65,874,586)</u> |
| | <u>(38,442,484)</u> | <u>(65,874,586)</u> |

11.1 This amount represents the reversal of possession fee receivable booked as receivable in 2020.

12 **DEPOSITS FROM MEMBERS**

12.1 This represents the amounts received from the members for purchase of land and

The movement is as under:-

| | | |
|---------------------------------|----------------------|----------------------|
| Opening balance | 2,124,206,850 | 1,776,635,865 |
| Add: addition during the year | 44,943,756 | 347,570,985 |
| | <u>2,169,150,606</u> | <u>2,124,206,850</u> |
| Less : refunded during the year | - | - |
| | <u>2,169,150,606</u> | <u>2,124,206,850</u> |

The member's deposit phase - II (Note - 4.1)

| | |
|----------------------|----------------------|
| <u>2,169,150,606</u> | <u>2,124,206,850</u> |
|----------------------|----------------------|

13 **ACCRUED AND OTHER PAYABLES**

| | | |
|-------------------------------------|--------------------|--------------------|
| Account Payable | 53,525,131 | 86,488,374 |
| Earnest Money | 13.1 3,002,185 | 3,002,185 |
| Retention Money | 13.2 37,709,593 | 36,763,370 |
| Mosque Fund | 7,507,446 | 6,921,446 |
| Income Tax Payable (236K Filer) | 3,397,207 | 3,741,684 |
| Income Tax Payable (236K Non Filer) | 3,740,290 | 1,990,480 |
| Income Tax Payable | 4,450,911 | 2,362,804 |
| | <u>113,332,763</u> | <u>141,270,343</u> |

13.1 **EARNEST MONEY**

| | | |
|-------------------------------|------------------|------------------|
| Opening balance | 3,002,185 | 3,002,185 |
| Add: addition during the year | - | - |
| | <u>3,002,185</u> | <u>3,002,185</u> |

13.2 **RETENTION MONEY**

| | | |
|-------------------------------|-------------------|-------------------|
| Opening balance | 36,763,370 | 36,763,370 |
| Add: addition during the year | 946,223 | - |
| | <u>37,709,593</u> | <u>36,763,370</u> |
| Paid During the Year | - | - |
| | <u>37,709,593</u> | <u>36,763,370</u> |

HEALTH EMPLOYEES CO-OPERATIVE HOUSING SOCIETY LIMITED, RAWALPINDI
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED JUNE 30, 2023

| | <u>2023</u> | <u>2022</u> |
|--------------------------------------|------------------|------------------|
| | Rupees | Rupees |
| 14 | | |
| <u>MISCELLANEOUS EXPENSES</u> | | |
| Other Expenses | 46,790 | 1,048,169 |
| | <u>46,790</u> | <u>1,048,169</u> |
| 15 | | |
| <u>OTHER INCOME</u> | | |
| Bank Profit | 1,817,414 | 1,738,341 |
| Other Income | 2,105,020 | 1,332,702 |
| | <u>3,922,434</u> | <u>3,071,043</u> |

16 **GENERAL**

- 16.1 Figures have been rounded off to the nearest of rupee.
16.2 Figures of prior year have been reclassified for comparison, where necessary.


President


Secretary

HEALTH EMPLOYEES CO-OPERATIVE HOUSING SOCIETY LIMITED, RAWALPINDI
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED JUNE 30, 2023

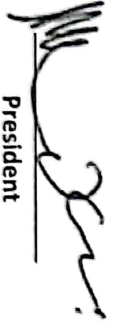
3 FIXED ASSETS SCHEDULE

| Particulars | As at | | Additions / (Deletions) | WDV | As at June 30 2023 | DEPRECIATION | | Net book value as at June 30 2023 |
|----------------------|------------------|----------------|----------------------------|------------------|--------------------------|----------------|--------------------------|--|
| | July 01 2022 | Rupees | | | | Rate | Charge for the period | |
| | Rupees | Rupees | % | Rupees | Rupees | | | |
| Building | 1,077,035 | - | - | 1,077,035 | 10 | 107,704 | 969,332 | |
| Machinery | 398,572 | - | - | 564,772 | 15 | 84,716 | 480,056 | |
| Furniture & Fixture | 1,204,735 | - | - | 1,204,735 | 15 | 180,710 | 1,024,025 | |
| Office Equipment | 202,018 | - | - | 359,018 | 15 | 53,853 | 305,165 | |
| Electric Equipments | 716,237 | - | - | 716,237 | 15 | 107,436 | 608,801 | |
| Vehicles and Tractor | 153,534 | - | - | 153,534 | 15 | 23,030 | 130,504 | |
| Computers | 113,183 | 64,300 | - | 177,483 | 30 | 53,245 | 124,238 | |
| Motorcycle | 194,058 | - | - | 194,058 | 15 | 29,109 | 164,949 | |
| Crockery | 5,178 | - | - | 5,178 | 15 | 777 | 4,401 | |
| Total-2023 | 4,064,550 | 64,300 | 64,300 | 4,452,050 | | 640,578 | 3,811,472 | |
| Total-2022 | 4,105,663 | 634,300 | 634,300 | 4,739,963 | | 675,413 | 4,064,550 | |

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Annual Budget 2024-25

| Description | Amount (Expected Receipts) | Description (Expected Payments) | Amount (Expected Payments) |
|----------------------------|----------------------------|---------------------------------|----------------------------|
| Revenue Receipts | | Revenue Payments | |
| Member Ship Fee | 400,000 | Salaries and Wages | 18,000,000 |
| Annual Fee | 8,000,000 | Securities Expenses | 15,000,000 |
| Transfer Fee | 9,000,000 | Utilities Bill | 9,000,000 |
| Possession Fee | 1,800,000 | P.O.L | 3,100,000 |
| Bank Profit | 2,500,000 | Rent | 1,500,000 |
| Other Income | 1,250,000 | Professional Charges | 1,350,000 |
| Receivable (Revenue items) | 29,030,500 | Other Expenses | 2,500,000 |
| Surplus from operations | 1,530,500 | | |
| Total Revenue | 53,511,000 | Total Revenue | 50,450,000 |
| Capital Receipts | | Capital Payments | |
| Receivable | 16,000,000 | Planning and Development | 564,722,734 |
| Boundary Wall | 15,000,000 | Account payable vendor | 46,012,302 |
| Additional Funds Required | 614,383,629 | Retention money | 37,709,593 |
| Total Capital | 698,894,629 | Total Capital | 698,894,629 |


President


Secretary