



**FORM DPT-1**

**CIRCULAR OR CIRCULAR IN THE FORM OF ADVERTISEMENT INVITING DEPOSITS**

*[Pursuant to section 73 (2)(a) and section 76 and rule 4(1) and 4(2) of the Companies (Acceptance of Deposits) Rules, 2014 ]*

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**GENERAL INFORMATION**

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|---|---|
| 1. Name of the Company  | <b>CHD Developers Limited</b>   |
| 2. Address  | SF-16, 17, 1st Floor, Bhikaji Cama Bhawan,<br>Bhikaji Cama Place, New Delhi-110066  |
| 3. CIN  | L74899DL1990PLC041188   |
| 4. Web Address  | <a href="http://www.chddevelopers.com">www.chddevelopers.com</a>  |
| 5. Telephone No.  | 011-40100100  |
| 6. FAX No.  | 011-40100190  |
| 7. Date of incorporation of the company   | 17 <sup>th</sup> August, 1990   |
| 8. Business carried on by the company and its subsidiaries with the details of branches or units, if any; | Real Estate Development, Facility Management and Hospitality Services   |
| 9. Brief particulars of the Management of the Company   | : The affairs of the Company are being managed by the Chairman and Managing Director of the company under supervision and Control of the Board of Directors of the Company. |

10. Details of Board of Directors (Name, addresses, DIN and occupations of the directors:

S. No.	Full name	DIN	Present Residential Address	Occupation	Designation
1	Rajinder Kumar Mittal	00015146	Plot No.11, Second Floor, Nelson Mandela Road, Vasant Kunj, New Delhi, 110070	Business	Chairman & Whole Time Director
2	Gaurav Mittal	00052968	Plot No.11, Nelson Mandela Road, Vasant Kunj, New Delhi-110070	Business	Managing Director
3	Pran Nath	00015740	C-II/2255, Vasant Kunj, New Delhi-110070	Consultant	Director
4	Manmohan Singh Kapur	00703815	Flat No. KLASSE/1/401, Eldeco Utopia, Sector-93/A, Express Way, Noida-201304	Retired Bank Official	Director
5	Shashi Prabha Passi	07019095	H. No.-368, Vasundhara, Sector-14, Ghaziabad, U.P.	Retired Govt. Officer	Director

11. Management's perception of risk factors;

Real estate sector can be impacted due to market demand, government policies, national and international economic conditions and company's cash flows can be impacted due to above said conditions or occurrence of any force majeure event.

12. Details of default, including the amount involved, duration of default and present status, in repayment of -

i) Statutory dues	NIL
ii) Debentures and interest thereon	NA
iii) Loan from any Bank or Financial Institution and interest thereon.	NIL

### **PARTICULARS OF THE DEPOSIT SCHEME**

1. Date of passing of board resolution 27.09.2016

2. Date of passing of resolution authorizing the invitation of such deposits through Postal ballot : 19<sup>th</sup> May, 2014
3. Type of deposits, i.e., whether secured or unsecured : Unsecured
4. Amount which the company can raise by way of deposits as per the Act and the rules made thereunder : Rs. 38.12 Cr.
5. Amount of deposits in aggregate actually held on the last day of the immediately preceding financial year : Rs. 29.29 Cr. (31/03/2016)
6. Amount of deposits on the date of issue of the Circular or advertisement : Rs. 29.36 Cr. (27/09/2016)
7. Amount of deposit proposed to be raised : Rs. 38.12 Cr.
8. Amount of deposit repayable within the next twelve months : Rs. 15.92 Cr. to be repaid till 31.03.2017
9. Terms of raising of Deposits:

S. No.	Duration	Rate of Interest	Mode of Payment	Mode of Repayment
1	6 Month	10.50%	Cheques	Cheques
2	12 Month	12.00%	Cheques	Cheques
3	24 Month	12.25%	Cheques	Cheques
4	36 Month	12.50%	Cheques	Cheques

10. Proposed time schedule mentioning the date of opening of the Scheme : 31<sup>st</sup> October, 2016
11. Time period for which the circular or advertisement is valid : Till 30<sup>th</sup> September, 2017 or date of next AGM whichever is earlier
12. Reasons or objects of raising the deposits : For meeting short term and medium term financial requirements of the Company
13. Credit rating obtained
- a. Name of the Credit Rating Agencies : Credit Analysis & Research Ltd.
  - b. Rating obtained : CARE BBB (FD)
  - c. Meaning of the rating obtained : Adequate safety
  - d. Date on which rating was obtained : 27.09.2016

14. Extent of deposit insurance N.A. (till 31.03.2017) and Insurance product not available at present

15. Short particulars of the charge created or to be created for securing such deposits, if any NA

16. Any financial or other material interest of the directors, promoters or key managerial personnel in such deposits and the effect of such interest in so far as it is different from the interests of other persons:

One of our Director/HUF of the Director has invested in Deposits of the Company, however, his interest is at par and rank parri passu with the interest of other Depositors of the Company.

### DETAILS OF OUTSTANDING DEPOSITS

1. Amount Outstanding Rs. 29.36 Cr. (27/09/2016)

2. Date of acceptance on or before 24/09/2016

3. Total amount accepted Rs. 29.36 Cr.

4. Rate of interest 10.50% to 12.50%

5. Total number of depositors 2443 as on 27.09.2016

6. Default, if any, in repayment of deposits and payment of interest thereon, if any NIL

7. Any waiver by the depositors, of interest accrued on deposits; NIL

### FINANCIAL POSITION OF THE COMPANY

1. Details of Profits of the company

Particulars	2015-16	2014-15	2013-14
Profit Before Tax	Rs. 13,62,13,406/-	Rs. 12,07,11,913/-	Rs. 17,07,46,954/-
Profit After Tax	Rs. 8,85,23,067/-	Rs. 7,88,58,249/-	Rs. 11,45,98,696/-
Dividend Declared	NIL	NIL	NIL
Interest coverage ratio (Cash profit after tax plus interest paid or interest paid)	2.17	1.68	1.64

2. A summary of the financial position of the company as in the three audited balance sheets immediately preceding the date of issue of circular or advertisement

**(Rs. in Lacs)**

Particulars	2015-16	2014-15	2013-14
Share Capital	2271.85	2271.85	2271.85
Reserve & Surplus	9370.62	8526.94	7785.90
Deferred Tax	21.87	85.13	136.01
Secured Loans	9731.40	12628.66	15905.05
Unsecured Loans	2934.27	1912.66	4047.92
Current Liabilities & provision	27602.25	28223.09	20059.31
Fixed Assets	1575.95	1969.58	2412.72
Non Current Investments	5364.34	5364.34	5384.84
Current Assets	4490.83	46234.20	42408.48

3. Audited Cash Flow Statement for the three years immediately preceding the date of issue of circular or advertisement.

**(Amount in Rs. Lacs)**

Sl. No.	Particulars	2015-16	2014-15	2013-14
1	Net Cash Flow from Operating Activities	1,755.22	4,704.50	(1,142.69)
2	Net Cash Flow from Investing Activities	497.14	618.94	(221.69)
3	Net Cash Flow from/(used in) Financing Activities	(2,716.02)	(6,851.92)	3,682.03
4	Net Increase/(decrease) in Cash and Cash Equivalents	(463.65)	(1,528.48)	2,317.66
5	Cash & Cash Equivalents as at beginning of the year	2,831.08	4,359.56	2,041.91
6	Cash & Cash Equivalents as at the end of the year	2,367.42	2,831.08	4,359.56

4. Any change in accounting policies during the last three years and their effect on the profits and the reserves of the company: NA

#### **DECLARATION BY THE DIRECTORS**

The Company hereby declares that:-

1. The company has not defaulted in the repayment of deposits accepted either before or after the commencement of the Act or payment of interest there on;

2. The Board of Directors have satisfied themselves fully with respect to the affairs and prospects of the company and that they are of the opinion that having regard to the estimated future financial position of the company, the company will be able to meet its liabilities as and when they become due and that the company will not become insolvent within a period of one year from the date of issue of the circular or advertisement;

3. The company has complied with the provisions of the Act and the rules made thereunder;
4. The compliance with the Act and the rules does not imply that repayment of deposits is guaranteed by the Central Government;
5. The deposits accepted by the company before the commencement of the Act have been repaid in full before 31.03.2015.
6. In case of any adverse change in credit rating, depositors will be given a chance to withdraw deposits without any penalty.
7. The deposits shall be used only for the purposes indicated in the Circular or circular in the form of advertisement;
8. The Company doesn't have any secured deposits and all the deposits accepted by the company are unsecured and rank pari passu with other unsecured liabilities of the company.

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

<p>1. _____  <b>Mr. Rajinder Kumar Mittal</b>  <b>Chairman</b></p>	<p>2. _____  <b>Mr. Gaurav Mittal</b>  <b>Managing Director</b></p>	<p>3. _____  <b>Mr. Pran Nath</b>  <b>Director</b></p>
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**Place: New Delhi**

**Date: 28.09.2016**