



Ind Bank Housing Ltd.

Corporate Office :
480, Anna Salai, III Floor,
Nandanam, Chennai 600 035
Phone : 2432 9235
CIN : L65922TN1991PLCO20219
E-mail : indhouse@vsnl.com

CO/CS/13/2025-2026

27th June 2025

To,
The Manager,
Secretarial Department
BSE Limited
P.J Towers, Dalal Street,
Mumbai- 400 001

Scrip Code: 523465/INDBNK

Dear Sir/Madam,

Sub: Annual Secretarial Compliance Report of Ind Bank Housing Limited for the year ending 31.03.2025 - Reg. 24A of SEBI (LODR) Regulations, 2015.

Ref: CO/CS/11/2025-2026 dated 30th May 2025

Please find the attached Revised Annual Secretarial Compliance Report of Ind Bank Housing Limited for the year ending 31.03.2025, as received from M/s. SPNP & Associates (Practicing Company Secretaries) on 27.06.2025.

Kindly take the same on record.

Thanking you

Yours Faithfully

For Ind Bank Housing Limited



V. Haribabu
Managing Director



To,
Ind Bank Housing Limited
3rd Floor, 480 Anna Salai,
Nandanam, Chennai – 600 035

Sub: Annual Secretarial Compliance Report (ASCR) for the financial year ended 31st March 2025.

With reference to the above-mentioned subject, we hereby state that certain penalties paid by the Company to the Stock exchange during the reporting period were inadvertently missed from the initial report submitted on May 30, 2025. Upon identifying the oversight and the related instances of non-compliance, we have made the necessary corrections and updated the ASCR to accurately reflect the compliance status of the Company for financial year ended March 31, 2025.

We confirm that the modification pertains only to point (a) of the report under the section titled *"The listed entity has complied with the provisions of the above Regulations and circulars/ guidelines issued thereunder, except in respect of matters specified below."* All other contents and declarations in the previously submitted ASCR remain unchanged.

Accordingly, we are submitting the revised and accurate version of the ASCR for your official records.

FOR SPNP & ASSOCIATES



Nithya Pasupathy

Membership Number: 10601

Certificate of Practice Number: 22562

Peer Review Number: 1913/2022

Place: Chennai
Date: 27.06.2025

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Practising Company Secretaries

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**SECRETARIAL COMPLIANCE REPORT OF IND BANK HOUSING LTD
FOR THE FINANCIAL YEAR ENDED 31ST MARCH, 2025**

I, Nithya Pasupathy, Partner of SPNP & Associates have examined:

- (a) All the documents and records made available to us and explanation provided by **IND BANK HOUSING LTD** ("the listed entity") [CIN: L65922TN1991PLC020219] having Registered Office at 3rd Floor, 480 Anna Salai, Nandanam, Chennai 600035,
- (b) The filings/ submissions made by the listed entity to the Stock Exchanges,
- (c) Website of the listed entity,
- (d) Any other document/ filing, as may be relevant, which has been relied upon to make this report,

For the financial year ended 31st March, 2025 ("Review Period") in respect of compliance with the provisions of:

- (a) the Securities and Exchange Board of India Act, 1992 ("SEBI Act") and the Regulations, circulars, guidelines issued thereunder; and
- (b) the Securities Contracts (Regulation) Act, 1956("SCRA"), rules made thereunder and the Regulations, circulars, guidelines issued thereunder by the Securities and Exchange Board of India ("SEBI");

The specific Regulations, whose provisions and the circulars/ guidelines issued thereunder, have been examined, including:-

- (a) Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

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- (b) Securities and Exchange Board of India (Issue of Capital and Disclosure Requirements) Regulations, 2018, *(Not Applicable to the company during the review period)*
- (c) Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeovers) Regulations, 2011 *(Not Applicable to the company during the review period)*
- (d) Securities and Exchange Board of India (Buyback of Securities) Regulations, 2018; *(Not Applicable to the company during the review period)*
- (e) Securities and Exchange Board of India (Share Based Employee Benefits and Sweat Equity) Regulations, 2021; *(Not Applicable to the company during the review period)*
- (f) Securities and Exchange Board of India (Issue and Listing of Non-Convertible Securities) Regulations, 2021, as amended
- (g) Securities and Exchange Board of India (Prohibition of Insider Trading) Regulations, 2015, as amended
- (h) Securities and Exchange Board of India (Registrars to an Issue and share transfer Agents) Regulations, 1993, as amended,
- (i) Securities and Exchange Board of India (Depositories and Participant) Regulations, 2018, as amended and circulars guidelines issued thereunder;

and based on the above examination, I hereby report that, during the Review Period:

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(a) The listed entity has complied with the provisions of the above Regulations and circulars/ guidelines issued thereunder, except in respect of matters specified below:-

Sr. No	Compliance Requirement (Regulations/ Circulars/Guidelines including specific clause)	Regulation/Circular No.	Deviations	Actions Taken by	Type of Action	Details of Violation	Fine amount	Observations/ Remarks of the Practising Company Secretary (PCS)	Management response	Remarks
1	The listed entity shall submit to the stock exchange and publish on its website a copy of the annual report sent to the shareholders along with the notice of the annual general meeting [on or before the commencement of dispatch to its shareholders.	Regulation 34 of SEBI (LODR) Regulations, 2015	Non-submission of the Annual Report for the FY 23-24 within the period prescribed under this regulation	BSE	Fine	Delay of 2 days in submission of Annual Report	Rs. 4,720/-	The fine levied by BSE was paid by the Company on November 11, 2024	The Company has taken measures to make good the non-compliance and has paid the relevant fine levied	NA

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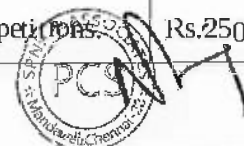


2	The listed entity shall submit to the stock exchange, within two working days of conclusion of its General Meeting, details regarding the voting results in the format specified by the Board.	Regulation 44(3) of SEBI (LODR) Regulations, 2015	Non-submission of the voting results within the period provided under this regulation	BSE	Fi ne	The company has received e-mail from the BSE that the voting results were not submitted with the period specified under the regulation	Rs. 11,800/-	The fine levied by BSE was paid by the Company on July 30, 2024	The Company has taken measures to make good the non-compliance and has paid the relevant fine levied	NA
3.	Action(s) taken or orders passed by any regulatory, statutory, enforcement authority or judicial body against the listed entity or its directors, key managerial personnel,	Schedule III, Part A, Clause 20 of SEBI (LODR) Regulations, 2015	The order passed by the Hon'ble High Court for disposing of the writ petitions was not intimated to the stock exchange.	NA	NA	The company has received an order from the Hon'ble High Court on 19 th June, 2024 for disposing off the writ petitions. However, the same	NA	It is observed that the company has received an order from the Hon'ble High Court dated 19th June, 2024 for disposing off the writ petitions.	It is to be informed that – The court has ordered to pay the cost of Rs. 25000/- to the petitioner to set aside the Ex Parte order. The order does not talk about the settlement or fine/penalty. The monetary value is Rs.25000/- which	NA

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	Senior management, promoter or subsidiary, in relation to the listed entity.				was not disclosed to the stock exchange		However, the same was not disclosed to the stock exchange	does not have any significant material impact on the financial of the company. And more over the company has not paid the amount to the said petitioner as his address is not traceable. (mail attached)	
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(b) The listed entity has taken the following actions to comply with the observations made in previous reports:

S r. N o	Observations/ Remarks of the Practicing Company Secretary in the previous reports	Observatio ns made in the secretarial compliance report for the year ended	Compliance Requirement (Regulations/ circulars/ guidelines including specific clause)	Details of violation / deviations and actions taken / penalty imposed, if any, on the listed entity	Remedia l actions, if any, taken by the listed entity	Comments of the PCS on the actions taken by the listed entity
1.	a) Company has ceased to carry on business of HFI. b) The Company has failed to	for the financial year ended March 31,2024	Section 29A (6) of The National Housing Bank Act, 1987	1.Company has ceased to carry on business of HFI	Pursuant to Cancellat ion of CoR, the Board of	Pursuant to Cancellation of CoR, and in view of mail dated October 18,



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comply with the directions issued by RBI under Chapter V of the NHB Act.			2. The Company has failed to comply with the directions issued by RBI under Chapter V of the NHB Act	Directors at their meeting held on 4th November, 2023 have consented for the Winding Up of the Company under Section 271 of the Companies Act, 2013, subject to the approval of Shareholders and other Statutory Authorities	2023 from National Housing Bank, stating that "With the cancellation of the Certificate of Registration (CoR) for the HFC there is no longer a requirement to submit any further return to NHB", the Company had not furnished any return with National Housing Bank as required under Master Direction – Non-Banking
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						Financial Company – Housing Finance Company (Reserve Bank) Directions, 2021 with effect from September 21, 2023.
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ADDITIONAL DISCLOSURES:

I hereby report that, during the review period the compliance status of the listed entity with the following requirements:

Sr. No	Particulars	Compliance Status (Yes/No/NA)	Observations /Remarks by PCS*
1	<u>Secretarial Standards:</u> The compliances of the listed entity are in accordance with the applicable Secretarial Standards (SS) issued by the Institute of Company Secretaries India (ICSI).	Yes	
2	<u>Adoption and timely updation of the Policies:</u> • All applicable policies under SEBI Regulations are adopted with the approval of board of directors of the listed entities. • All the policies are in conformity with SEBI Regulations and have been reviewed & updated on time as per the regulations/circulars/ guidelines issued by SEBI	Yes	

3	<u>Maintenance and disclosures on Website:</u> • The listed entity is maintaining a functional website • Timely dissemination of the documents/ information under a separate section on the website • Web-links provided in annual corporate governance reports under Regulation 27(2) are accurate and specific which re-directs to the relevant document(s)/ section of the website	Yes	
4	<u>Disqualification of Director(s):</u> None of the Director(s) of the listed entity are disqualified under Section 164 of Companies Act, 2013 as confirmed by the listed entity	Yes	
5	<u>Details related to Subsidiaries of listed entities have been examined w.r.t:</u> (a) Identification of material subsidiary companies (b) Disclosure requirement of material as well as other subsidiaries	NA	The Company does not have any subsidiary
6	<u>Preservation of Documents:</u> The listed entity is preserving and maintaining records as prescribed under SEBI Regulations and disposal of records as per Policy of Preservation of Documents and Archival policy prescribed under SEBI LODR Regulations, 2015.	Yes	
7	<u>Performance Evaluation:</u> The listed entity has conducted performance evaluation of the Board, Independent Directors and the Committees at the start of every financial year as prescribed in SEBI Regulations.	Yes	

8	<u>Related Party Transactions:</u> (a) The listed entity has obtained prior approval of Audit Committee for all Related party transactions; (b) In case no prior approval obtained, the listed entity shall provide detailed reasons along with confirmation whether the transactions were subsequently approved/ ratified/ rejected by the Audit committee.	NA	Pursuant to regulation 15(2) of SEBI (LODR) Regulations, 2015, the Provisions of Related party Transactions are not applicable to the Company
9	<u>Disclosure of events or information:</u> The listed entity has provided all the required disclosure(s) under Regulation 51 along with Schedule III Part B of SEBI LODR Regulations, 2015 within the time limits prescribed thereunder.	Yes	
10	<u>Prohibition of Insider Trading:</u> The listed entity is in compliance with Regulation 3(5) & 3(6) SEBI (Prohibition of Insider Trading) Regulations, 2015	Yes	



11.	<u>Actions taken by SEBI or Stock Exchange(s), if any:</u> No Actions taken against the listed entity/its promoters/directors/subsidiaries either by SEBI or by Stock Exchanges (including under the Standard Operating Procedures issued by SEBI through various circulars) under SEBI Regulations and circulars/ guidelines issued thereunder.	NA	Nil
12.	<u>Resignation of statutory auditors from the listed entity or its material subsidiaries</u> In case of resignation of statutory auditor from the listed entity or any of its material subsidiaries during the financial year, the listed entity or its material subsidiary(ies) has complied with paragraph 6.1 and 6.2 of section V-D of chapter V of the Master Circular on compliance with the provisions of the LODR Regulations by listed entities.	NA	During the year under review, there was no resignation of statutory auditor from the listed entity.
13.	<u>No additional non-compliances observed:</u> No any additional non-compliance observed for any SEBI regulation/ circular/ guidance note etc.	NA	Nil

We further, report that the disclosure requirements of Employee Benefit Scheme Documents in terms of regulation 46(2) (za) of the LODR Regulations is not applicable to the listed entity.

Assumptions & limitation of scope and review:

1. Compliance of the applicable laws and ensuring the authenticity of documents and information furnished, are the responsibilities of the management of the listed entity.





2. Our responsibility is to report based upon our examination of relevant documents and information. This is neither an audit nor an expression of opinion.
3. We have not verified the correctness and appropriateness of financial records and books of account of the listed entity.
4. This report is solely for the intended purpose of compliance in terms of Regulation 24A (2) of the SEBI (LODR) Regulations, 2015 and is neither an assurance as to the future viability of the listed entity nor of the efficacy or effectiveness with which the management has conducted the affairs of the listed entity.

FOR SPNP & ASSOCIATES



NITHYA PASUPATHY

FCS No. 10601/ CP No: 22562

PEER REVIEW NO: 1913/2022

UDIN: F010601G000670788

Date: 27.06.2025

Place: Chennai

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