



Fortune
Infra Properties Pvt. Ltd.
you dream... we build

LR No: FIPPL /OMPN/ 05 /22-23

Date: 06.12.2023

To

The Enforcement Officer.
Odisha Real Estate Regulatory Authority
Block-A1, 3rd Floor, Toshali Bhawan, Satyanagar,
Bhubaneswar –751007, Odisha.

SUB: Submission of quarterly progress report for the quarter from 1st of October 2022, to 31th of December 2022 in the prescribed Performa of “**OM PARO NIBAS**”, Tamando, Vide our Project Registration No: RP/19/2020/00349, dt: 04.02.2020.

Sir,

We are herewith enclosing the quarterly Progress Report ending the month of December-2022 of our project “OM Paro Nibas” Tamando. The following documents are submitted.

1. Quarterly Progress report (1st of October 2022 to 31th of December 2022).
2. Bank Statement (Collection & Retention A/C) 1st of October 2022 to 31th of December 2022.
3. Withdrawal of funds Certificate (Proforma-II) - 1 Copy.

This is for your Kind information & necessary action at your end.

Thanking You

For Fortune Infra Properties Pvt.Ltd.

For FORTUNE INFRA PROPERTIES (P) LTD.

Devkant Pamea
MANAGING DIRECTOR
Managing Director

PROFORMA-I

Quarterly Progress Report for the Quarter: **DECEMBER-2022**

1. Name of the Builder / Promoter: **FORTUNE INFRA PROPERTIES PVT.LTD.**
2. Project Name : **OM PARO NIBAS**
3. Project Type **RESIDENTIAL APARTMENT BUILDING**
4. Building Type **S+4**
5. State of Bookings:

Units	No. to be developed	Booked till previous quarter	Booked during the quarter
Residential	16	11	0
Commercial			
Plots			

6. Status of facilities :

Sl.No.	Description of facilities	Being provided (Yes / No)	Present Status
1	Community hall	YES	COMPLETED
2	Lift	YES	COMPLETED
3	STP	YES	COMPLETED
4	Transformer	YES	COMPLETED
5	Interior road	NO	NO
6	Connected road	YES	YES
7	Installation of DG set	YES	COMPLETED
8	Firefighting equipment	YES	COMPLETED
9	Drinking water supply	YES	COMPLETED
10	Fire safety certificate	NA	NA

7. Financial Status:

Sl. No.	Funds collected from allottees	Upto end of previous quarter	During this quarter	Remarks
1	Funds collected from allottees	Rs. 4,88,66,012.50	NIL	
2	Funds deposited in the project account (70% A/C)	Rs. 3,42,06,208.75	NIL	
3	Funds withdrawal from project account (70% A/C)	Rs. 3,35,87,164.15	Rs. 1,96,000.00	
4	Funds invested in the project	Rs. 3,77,33,500.00	45,000.00	

For FORTUNE INFRA PROPERTIES (P) LTD.

Derkant Pamaou
MANAGING DIRECTOR

8. Agreement for Sale & Sale Deed :

Sl. No.	Description	Up-to previous quarter	During this quarter	Remarks
1	No. of Agreement for Sale executed	09	0	
2	No. of Sale Deed executed	NIL	NIL	

9. Documents & Certificates to be attached:

Sl.No.	Description of facilities	Certificate obtained (Yes/No)	Copy submitted to Authority (Yes / No)
1	Completion certificate	YES	YES
2	NOC from CGWA	YES	YES
3	Fire safety certificate	NA	NA
4	(i) Occupancy certificate (ii) If not obtained, proof of applying for the certificate to be submitted	APPLIED	YES

10. Formation of Association of allottees : (No)
(If yes submit authenticated documents.
If no submit present status)
11. Registration of Association of allottees : (No)
(If yes submit authenticated documents.
If no submit present status)
12. Execution of Conveyance Deed of common areas in favour of Association of allottees : (No)
(If yes mention date of deed)

For FORTUNE INFRA PROPERTIES (P) LTD.

Devkant Pansari
MANAGING DIRECTOR
(Signature of the Promoter)

Date : 06.12.2023

* Attach copies of certificate submitted to the bank along with acknowledgement from Bank in token of receipt. Also attach authenticated bank statement for the quarter.

** Submit five copies of agreement to sale.

PROFORMA-II

**(Certificate for withdrawal of Funds)
(Reference Section-4 (2) / (D) of the Act)**

1. Project Name	OM PARO NIBAS	
2. Promoter's Name	FORTUNE INFRA PROPERTIES PVT.LTD.	
3. Type of Project	Residential Apartment Building	
4. Construction status	Under Progress	
Items of Work	(Completed / Under progress)	Percentage of progress
(a) Site Development	Completed	100%
(b) Roof Casting	Completed	100%
(c) Brick work & Plastering	Completed	100%
(d) Electrical Work	Completed	100%
(e) P.H. Works	Completed	100%
5. Development status (Plotted Scheme)		
(a) Site Development		
(b) Internal road development		
(c) Power supply / Water supply		
6. Financial progress		
(a) Expenditure incurred till date	Rs. 3,77,78,500.00	
(b) Funds Collected from Allottes till date	Rs. 4,88,66,012.50	
(c) Funds invested from own source till date	NIL	
(d) Funds invested from financial institution if any, till date	NIL	
(e) Funds available in the account as on date	Rs. 0.45	
(f) Funds now proposed to be withdrawn	NIL	

For FORTUNE INFRA PROPERTIES (P) LTD.

Devkant Pamein
MANAGING DIRECTOR
(Signature of the Promoter)

Date : 06.12.2023

We certify that the physical progress as well as financial progress of the project as furnished above is correct to the best of our knowledge & assessment and 95% of project work has been completed till date.

For PDR & Associates
Chartered Accountants

Dweipayan Das
CA. Dweipayan Das
Partner
Mem. No.059698

Santosh Kumar Sahoo

(Construction Engineer)
Name : Er. Santosh Kumar Sahoo
Regd. No.SER/005/BDA

(Chartered Accountant)
Name:Dweipayan Das
Regd. No.059698

Sagarendra Mohapatra
(Architech)

Name: Sagarendra Mohapatra
Regd. No. CA/99/25469

MS STRUCTURAL CONSULTANTS
ER. SANTOSH KUMAR SAHOO
B.E. (CIVIL), M.E. (STRUCTURE) MIE, C.E., FIV
REGISTERED STRUCTURAL ENGINEER
DTP, REGD. No.-RTP/DTP (ST-ER)-092/2018

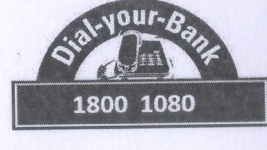
SAGARENDRA MOHAPATRA
CA/99/25469



[VW_90038434_10.241.47.29_20231206140622]

**Your Details With Us:**

M/S.FORTUNE INFRAPROPERTIES PVT LTD-OM PARO NIBAS-COLLECTION A/C
 PLOT NO-E-5,BJB NAGAR,BHUBANESWAR,KHORDHA
 -
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch: UNIT III OPP SRIYA TALKIES,,BHUBANESWAR,751001

Summary of Account as on 31-10-2022**I. Operative Account in INR**

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	006105027358	0.00 Cr	751229002	ICIC0000061	Not Registered
	TOTAL	0.00			

Note: There is no transactions found for selected date range 01-10-2022 To 31-10-2022, hence displayed current effective account balance 0.00 as of date 06-12-2023

Sincerely,
 Team ICICI Bank

This is a system-generated statement.Hence, it does not require any signature.

Category of service: Banking & Financial Services. Registration No.MIV/ST/Bank & Finc/4.

REGD ADDRESS: ICICI BANK TOWER, NEAR CHAKLI CIRCLE,OLD PADRA ROAD ,VADODARA - 390 007, INDIA
 This is an authenticated intimation/statement. Customers are requested to immediately notify the Bank of any discrepancy in the statement



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Your Details With Us:

M/S.FORTUNE INFRAPROPERTIES PVT LTD-OM PARO NIBAS-RERA RETENTION A/C
 PLOT NO-E-5,BJB NAGAR,BHUBANESWAR,KHORDHA
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch: UNIT III OPP SRIYA TALKIES.,BHUBANESWAR,751001

Summary of Account as on 31-10-2022

I. Operative Account in INR

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	006105027357	0.45 Cr	751229002	ICIC0000061	Not Registered
TOTAL		0.45 Cr			

Statement of transactions in Current account number: 006105027357 in INR For the period 01-10-2022 To 31-10-2022

Date	Particulars	Chq.No.	Withdrawals	Deposits	Autosweep	Reverse Sweep	Balance(INR)
01-10-2022	C/F						1,96,000.45 Cr
17-10-2022	TRFR TO: FORTUNE INFRAPROPERTIES PRIVATE LIMITED	632	1,87,000.00	0.00			9,000.45 Cr
21-10-2022	CLG/S K SECURITY SERVICES/UBI	636	9,000.00	0.00			0.45 Cr
Page Total:			1,96,000.00	0.00	0.00	0.00	0.45 Cr

Legends for transactions in your account statement

VAT/MAT/NFS - Cash withdrawal at other Bank ATM's
 EBA - Transaction on ICICI direct
 VPS/IPS - Debit card transaction
 TOP - Mobile recharge

INF - Internet fund transfer in linked accounts
 BIL - Internet Bill payment or funds transfer to Third party

Sincerely,
 Team ICICI Bank

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Category of service: Banking & Financial Services. Registration No.MV/ST/Bank & Finc/4.

REGD ADDRESS: ICICI BANK TOWER, NEAR CHAKLI CIRCLE,OLD PADRA ROAD, VADODARA - 390 007, INDIA
 This is an authenticated intimation/statement. Customers are requested to immediately notify the Bank of any discrepancy in the statement



[VW_90038434_10.241.47.29_20231206135940]



Your Details With Us:

M/S.FORTUNE INFRAPROPERTIES PRIVATE LIMITED
PLOT NO-E-5 BJB NAGAR,BHUBANESWAR,KHORDHA
-
BHUBANESWAR
ODISHA - INDIA - 751014



Your Base Branch: UNIT III OPP SRIYA TALKIES,,BHUBANESWAR,751001

Summary of Account as on 31-10-2022

I. Operative Account in INR

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	006105027127	19,357.33 Cr	751229002	ICIC0000061	Not Registered
TOTAL		19,357.33 Cr			

Statement of transactions in Current account number: 006105027127 in INR For the period 01-10-2022 To 31-10-2022

Date	Particulars	Chq.No.	Withdrawals	Deposits	Autosweep	Reverse Sweep	Balance(INR)
01-10-2022	B/F						1,22,085.93 Cr
10-10-2022	RTGS Chg09-17AUG22+GST		53.10	0.00			1,22,032.83 Cr
11-10-2022	CASH PAID:Self 6586 BHUBANESHWAR-VIVEKANAND MARG	310	1,00,000.00	0.00			22,032.83 Cr
15-10-2022	NEFT:000128184131/RBIS0GSTPMT/GST	000406	2,800.00	0.00			19,232.83 Cr
17-10-2022	TRFR FROM: FORTUNE INFRAPROPERTIES PVT LTD-OM PARO		0.00	1,87,000.00			2,06,232.83 Cr
17-10-2022	CASH PAID:Self 6586 BHUBANESHWAR-VIVEKANAND MARG	409	80,000.00	0.00			1,26,232.83 Cr
21-10-2022	CLG/TPCODL BCDD /DB	408	4,186.00	0.00			1,22,046.83 Cr
27-10-2022	Mob alrt Chg Aug-22+GST		29.50	0.00			1,22,017.33 Cr
29-10-2022	CLG/TPCODL BED/DB	410	2,660.00	0.00			1,19,357.33 Cr
29-10-2022	CASH PAID:SELF 6586 BHUBANESHWAR-VIVEKANAND MARG	411	1,00,000.00	0.00			19,357.33 Cr
Page Total:			2,89,728.60	1,87,000.00	0.00	0.00	19,357.33 Cr

Legends for transactions in your account statement

VAT/MAT/NFS - Cash withdrawal at other Bank ATM's
EBA - Transaction on ICICI direct
VPS/IPS - Debit card transaction
TOP - Mobile recharge

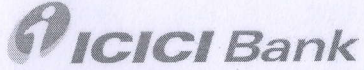
INF - Internet fund transfer in linked accounts
BIL - Internet Bill payment or funds transfer to Third party

Sincerely,
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Category of service: Banking & Financial Services. Registration No.MIV/ST/Bank & Finc/4.

REGD ADDRESS: ICICI BANK TOWER, NEAR CHAKLI CIRCLE, OLD PADRA ROAD, VADODARA - 390 007, INDIA
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**Your Details With Us:**

M/S.FORTUNE INFRAPROPERTIES PVT LTD-OM PARO NIBAS-COLLECTION A/C
 PLOT NO-E-5,BJB NAGAR,BHUBANESWAR,KHORDHA
 -
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch: UNIT III OPP SRIYA TALKIES.,BHUBANESWAR,751001

Summary of Account as on 30-11-2022**I. Operative Account in INR**

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	006105027358	0.00 Cr	751229002	ICIC0000061	Not Registered
TOTAL		0.00			

Note: There is no transactions found for selected date range 01-11-2022 To 30-11-2022, hence displayed current effective account balance 0.00 as of date 06-12-2023

Sincerely,
 Team ICICI Bank

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[VW_90038434_10.241.47.29_20231206141333]

**Your Details With Us:**

M/S.FORTUNE INFRAPROPERTIES PVT LTD-OM PARO NIBAS-RERA RETENTION A/C
 PLOT NO-E-5,BJB NAGAR,BHUBANESWAR,KHORDHA
 -
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch: UNIT III OPP SRIYA TALKIES,,BHUBANESWAR,751001

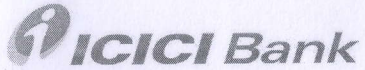
Summary of Account as on 30-11-2022**I. Operative Account in INR**

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	006105027357	0.20 Cr	751229002	ICIC0000061	Not Registered
TOTAL		0.20 Cr			

Note: There is no transactions found for selected date range 01-11-2022 To 30-11-2022, hence displayed current effective account balance 0.20 as of date 06-12-2023

Sincerely,
 Team ICICI Bank

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[VW_90038434_10.241.47.29_20231206140001]

**Your Details With Us:**

M/S.FORTUNE INFRAPROPERTIES PRIVATE LIMITED
 PLOT NO-E-5 BJB NAGAR,BHUBANESWAR,KHORDHA
 -
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch: UNIT III OPP SRIYA TALKIES,,BHUBANESWAR,751001

Summary of Account as on 30-11-2022**I. Operative Account in INR**

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	006105027127	0.00 Cr	751229002	ICIC0000061	Not Registered
TOTAL		0.00			

Note: There is no transactions found for selected date range 01-11-2022 To 30-11-2022, hence displayed current effective account balance 0.00 as of date 06-12-2023

Sincerely,
 Team ICICI Bank

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[VW_90038434_10.241.47.29_20231206140705]

**Your Details With Us:**

M/S.FORTUNE INFRAPROPERTIES PVT LTD-OM PARO NIBAS-COLLECTION A/C
 PLOT NO-E-5,BJB NAGAR,BHUBANESWAR,KHORDHA
 -
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch: UNIT III OPP SRIYA TALKIES,,BHUBANESWAR,751001

Summary of Account as on 31-12-2022**I. Operative Account in INR**

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	006105027358	0.00 Cr	751229002	ICIC0000061	Not Registered
TOTAL		0.00			

Note: There is no transactions found for selected date range 01-12-2022 To 31-12-2022, hence displayed current effective account balance 0.00 as of date 06-12-2023

Sincerely,
 Team ICICI Bank

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**Your Details With Us:**

M/S.FORTUNE INFRAPROPERTIES PVT LTD-OM PARO NIBAS-RERA RETENTION A/C
 PLOT NO-E-5,BJB NAGAR,BHUBANESWAR,KHORDHA
 -
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch: UNIT III OPP SRIYA TALKIES,,BHUBANESWAR,751001

Summary of Account as on 31-12-2022**I. Operative Account in INR**

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	006105027357	0.20 Cr	751229002	ICIC0000061	Not Registered
	TOTAL	0.20 Cr			

Note: There is no transactions found for selected date range 01-12-2022 To 31-12-2022, hence displayed current effective account balance 0.20 as of date 06-12-2023

Sincerely,
 Team ICICI Bank

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Your Details With Us:

M/S.FORTUNE INFRAPROPERTIES PRIVATE LIMITED
 PLOT NO-E-5 BJB NAGAR,BHUBANESWAR,KHORDHA
 -
 BHUBANESWAR
 ODISHA - INDIA - 751014



Your Base Branch: UNIT III OPP SRIYA TALKIES,,BHUBANESWAR,751001

Summary of Account as on 31-12-2022

I. Operative Account in INR

Type of Account	Account Number	Balance (INR)	MICR	IFSC	Nomination
Current	006105027127	19,032.83 Cr	751229002	ICIC0000061	Not Registered
TOTAL		19,032.83 Cr			

Statement of transactions in Current account number: 006105027127 in INR For the period 01-12-2022 To 31-12-2022

Date	Particulars	Chq.No.	Withdrawals	Deposits	Autosweep	Reverse Sweep	Balance(INR)
01-12-2022	B/F						19,357.33 Cr
19-12-2022	Mob alrt Chg Sep-22+GST		29.50	0.00			19,327.83 Cr
20-12-2022	Dbt card Chg Sep-22+GST		295.00	0.00			19,032.83 Cr
Page Total:			324.50	0.00	0.00	0.00	19,032.83 Cr

Legends for transactions in your account statement

VAT/MAT/NFS - Cash withdrawal at other Bank ATM's
 EBA - Transaction on ICICI direct
 VPS/IPS - Debit card transaction
 TOP - Mobile recharge

INF - Internet fund transfer in linked accounts
 BIL - Internet Bill payment or funds transfer to Third party

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