

# MANOJ KALA & ASSOCIATES

B 301, 302 Space Olympia, Sutgirni Chowk,  
Garkheda, Chh. Sambhaji Nagar 431005  
Contact: +91 9637005781 | [architecture@mkaa.co.in](mailto:architecture@mkaa.co.in)



## Annexure A FORM 1

[See Regulation 3]

### ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project & for Withdrawal of Money from Designated Account)

Date: 13-07-2026

To,  
**SRIJAY BUILDERS AND JAY CONSTRUCTION,**  
**PLOT NO 154, VEER SAWARKAR NAGAR,**  
**N-5 SOUTH CIDCO, AURANGABAD**

Subject: Certificate of Percentage of Completion of Construction Work of **FORTUNE SKYLINE** having MahaRERA Registration Number **P51500078137** being developed by **SRIJAY BUILDERS AND JAY CONSTRUCTION.**

Sir,

I / We have undertaken assignment as Architect / Licensed Surveyor of Certifying Percentage of Completion of Construction Work of **FORTUNE SKYLINE** having MahaRERA Registration Number **P51500078137** being developed by **SRIJAY BUILDERS AND JAY CONSTRUCTION.**

Based on the Site Inspection, with respect to the Layout / each Building/Wing of the aforesaid Real Estate Project, I certify that as on date of this Certificate, the Percentage of Work Done for each of the Building/Wing of the Real Estate Project under MahaRERA is as per Table-A herein below. The percentage of work executed with respect to each of the activity of entire Phase is detailed in Table-B.

Date: 13/07/2026

Yours Faithfully,

  
  
**MANOJ KALA**  
Architect  
Reg. No. CA/96/19597  
**Architect**  
**Manoj Kala**  
**Reg No: CA/96/19597**

**SRIJAY BUILDERS**  
  
Partner

**JAY CONSTRUCTION**  
  
PARTNER  
  
PARTNER

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**TABLE-A**

Layout / Building / Wing Number for **FORTUNE SKYLINE**

| Sr. No. | Tasks / Activity                                                                                                                                                                                                                                                                                                                                                                                                        | Percentage of Actual Work Done<br>(As on date of the Certificate) |
|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------|
| (1)     | (2)                                                                                                                                                                                                                                                                                                                                                                                                                     | (3)                                                               |
| 1       | Excavation                                                                                                                                                                                                                                                                                                                                                                                                              | 100%                                                              |
| 2       | X number of Basement(s) and Plinth                                                                                                                                                                                                                                                                                                                                                                                      | 100%                                                              |
| 3       | X number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                     | -----                                                             |
| 4       | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                                             | 100%                                                              |
| 5       | X number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                    | 70%                                                               |
| 6       | Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises                                                                                                                                                                                                                                                                                                       | 35%                                                               |
| 7       | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises                                                                                                                                                                                                                                                                                                                                | 15%                                                               |
| 8       | Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.                                                                                                                                                                                                                                                                                          | 40%                                                               |
| 9       | The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing                                                                                                                                                                                                                                                                                                   | 20%                                                               |
| 10      | Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate | 20%                                                               |

**Date: 13/07/2026**

**Yours Faithfully,**

  
**MANOJ KALA**  
Architect  
Reg. No. CA/96/19597  
**Architect**  
**Manoj Kala**  
**Reg No: CA/96/19597**

**SRIJAY BUILDERS**



**JAY CONSTRUCTION**

  
**PARTNER**

  
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**TABLE-B**

Common Areas (Internal & External Development Works) for **FORTUNE SKYLINE**

| S. No. | Common Areas & Facilities                             | Proposed (Yes / NO) | Percentage of actual Work Done (As on date of Certificate) | Details                            |
|--------|-------------------------------------------------------|---------------------|------------------------------------------------------------|------------------------------------|
| (1)    | (2)                                                   | (3)                 | (4)                                                        | (5)                                |
| 1.     | Internal Roads & Footpaths                            | NO                  | -----                                                      | N.A.                               |
| 2.     | Water Supply                                          | YES                 | 40%                                                        | From Bore-Well                     |
| 3.     | Sewerage (Chamber, Lines, Septic Tank, STP)           | YES                 | 10%                                                        | Drainage Line till CSMC Line       |
| 4.     | Storm Water Drains                                    | NO                  | -----                                                      | N.A.                               |
| 5.     | Landscaping & Tree Planting                           | YES                 | 10%                                                        | Internal Project Tree Plantation   |
| 6.     | Street Lighting                                       | YES                 | 10%                                                        | Internal Project Street Lights     |
| 7.     | Community Buildings                                   | NO                  | -----                                                      | N.A.                               |
| 8.     | Treatment & Disposal of Sewage and Sullage Water      | NO                  | -----                                                      | N.A.                               |
| 9.     | Solid Waste Management & Disposal                     | NO                  | -----                                                      | N.A.                               |
| 10.    | Water Conservation / Rain Water Harvesting            | YES                 | 20%                                                        | Rain Water Harvesting as per norms |
| 11.    | Energy Management                                     | NO                  | -----                                                      | N.A.                               |
| 12.    | Fire Protection & Fire Safety requirements            | YES                 | 0%                                                         | As per FIRE norms                  |
| 13.    | Electrical Meter Room, Sub-Station, Receiving Station | YES                 | 10%                                                        | As per MSEB norms                  |
| 14.    | Others (Option to Add more)                           | NO                  | -----                                                      | N.A.                               |

**Date: 13/07/2026**

**Yours Faithfully,**

  
**Architect**  
**Manoj Kala**  
Reg No: CA/96/19597

**MANOJ KALA**  
Architect  
Reg. No. CA/96/19597

**Agreed & Accepted by:**

**JAY CONSTRUCTION**  
  
**PARTNER**

**SRIJAY BUILDERS**  
  
**PARTNER**

**Signature of Promoter**  
**Name: SRIJAY BUILDERS AND JAY CONSTRUCTION.**  
**Date: 13/07/2026**