



OFFICE OF THE SENIOR TOWN PLANNER
TOWN & COUNTRY PLANNING DEPARTMENT,
SOUTH GOA DISTRICT OFFICE,
OSIA COMMERCIAL ARCADE, 4TH FLOOR B'WING
MARGAO - GOA.

REF. NO.

TPM/32096/Seraulim/78/11-L/2023/2357
DATED 4/5/2023

COMPLETION ORDER

Completion is hereby certified for construction of Row villas A & B (Ground + one floor). Constructed as per Technical Clearance granted by this Department vide no. TPM/32096/Seraulim/78/11-L/20/1292 dtd. 4/3/2020 Sy no. 78/11-L, Plot no. --- of village:-Seraulim, Taluka Salcete Goa subject to the following condition:-

1. The use of the building should be strictly as per the approval.
2. All parking spaces/garages if any should be used for parking of vehicles only and should not be converted for any other use.
3. No attachment/alteration to the building shall be carried out and the building shall not be occupied unless the occupancy certificate is obtained from the concerned Village Panchayat on presentation of this order.
4. This Completion Order is issued based on the Completion certificate and Structural Stability certificate issued by Cruz Silva dated 18/04/2023 having Reg.No-ER/0065/2011 respectively.
5. The Completion Order issued is from the planning point of view only. As regards to the structural stability and safety of all, concerned owner and his Engineer shall be solely responsible and the Town Planner and his all officials are indemnified and kept indemnified forever against any civil and or criminal liabilities and for any kind of liability, whatsoever in the event of any untoward incident or structural failure/collapse. This will hold good (and will be valid) even in case some of any prescribed documents inadvertently are not on record (not received by the Town & Country Planning office or wrongly submitted by Applicant/Applicants representative.
6. As regards validity of conversion sanad, renewal of licence, the same shall be confirmed by the Village Panchayat before issuing Occupancy Certificate.
7. As regards complaints, pertaining to encroachments, Judicial Orders/directive and other legal issues, the same may be verified and confirmed by the concern Village Panchayat before issuing Occupancy Certificate.

This order is issued with reference to the application dated 21/04/2023 from Mr.Ajay Kaila & Mrs.Renuka Kaila and Gwendoline C.Lobo & Candida Lobo.

(S.P. Surlakar)
Dy. Town Planner

Note:- The applicant has paid an amount of Rs. 59,192/- challan no. 544 dtd. 3/3/2020.

To,
Mr.Ajay Kaila &
Mrs.Renuka Kaila,
E-269, Greater Kailas-1,
New Delhi &
Gwendoline C.Lobo,
Candida Lobo, A-02-F, Queeny Castle Beach Road,
Colva, Salcete-Goa.
Copy for information to:-





Ref No: VP/S/246 /2023-24.



OFFICE OF VILLAGE PANCHAYAT SERAULIM

Salcete -Goa
Ph.no. 2788765

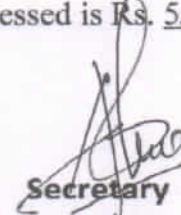
Date: /4 /06/2023.

OCCUPANCY CERTIFICATE

Occupancy certificate is hereby granted to you for the Construction of Row Villas A & B(Ground + One Floor) approved vide Licence No. VP/S/03/2020-2021 dated 18/05/2020 in Survey No. 78/11-L of Village Seraulim, Taluka Salcete Goa in pursuance of Resolution No. 4(b)1 duly approved by the Village Panchayat Seralim in its meeting held on date 07-06-2023 and based on the Completion Order issued by the Dy. Town Planner vide Letter No. TPM/32096/Sera/78/11-L/2023/2357 dated 04-05-2023 and as per the NOC for issue of Occupancy Certificate issued by the Health Officer vide Letter No. DHS/2023/DHS0401/00014/457 dated 18-05-2023.

Subject to the following conditions:-

1. All conditions stipulated in the Completion Order/Technical Clearance Order from PDA/ TCP should be strictly adhered to.
2. This Certificate shall be treated as NOC for obtaining Water and Electricity connection.
3. The Applicant should make independent provision for Garbage disposal within the Plot Area by constructing Compost Pit and dispose the same properly in scientific manner. The same will be inspected as and when required by the Panchayat
4. The House Number allotted to the Structure and the yearly House Tax/ Light Tax assessed is as below:-
 1. House No 12/A(4) House Tax assessed is Rs 2960/- Light Tax assessed is Rs. 5/-.
 2. House No 12/B(5) House Tax assessed is Rs 2960/- Light Tax assessed is Rs. 5/-.


Secretary
V.P. Seralim

To,

1. Gwendoline C. Lobo & Candida Lobo
A-02-F, Queeny Castle Beach road, Colva

2. Mr. Ajay Kaila & Mrs Renuka Kaila
E-269, Greater Kailas-I, New Delhi

Copy for information to:-

1. The Town Planner, Town & Country Planning Dept., Margao-Goa.
2. The Assistant Engineer, W. D. IV Sub Division II, Electricity Dept., Aquem,



OFFICE OF THE SENIOR TOWN PLANNER
TOWN & COUNTRY PLANNING DEPARTMENT,
SOUTH GOA DISTRICT OFFICE,
OSIA COMMERCIAL ARCADE, 4TH FLOOR 'B' WING
MARGAO-GOA.

Ref.No. TPM/32096/Seraulim/78/11-L/2025/7460

Date: 06/10/2025

COMPLETION ORDER

Completion is hereby certified for **construction of residential building "A" Row villas C,D,E** Constructed as per Technical Clearance granted by this Department vide order no. **TPM/32096/ Seraulim/78/11-L/2020/5214 dtd 24/11/2020** in Survey no. **78/11-L of Seraulim, Taluka Salcete Goa** subject to the following condition:

1. The use of the building should be strictly as per the approval.
2. All parking spaces/garages if any should be used for parking of vehicles only and should not be converted for any other use.
3. No attachment/alteration to the building shall be carried out and the building shall not be occupied unless the occupancy certificate is obtained from the concerned Village Panchayat on presentation of this order.
4. This Completion Order is issued based on the Completion Certificate and Structural Stability certificate both issued by **Cruz Silva** dtd **07/05/2025** TCP Reg.No.**SE/0029/2011**.
5. The Completion Order issued is from the planning point of view only. As regards to the structural stability and safety of ali, concerned owner and his Engineer shall be solely responsible and the Town Planner and his all officials are indemnified and kept indemnified forever against any civil and or criminal liabilities and for any kind of liability, whatsoever in the event of any untoward incident or structural failure/collapse. This will hold good (and will be valid) even in case some of any prescribed documents inadvertently are not on record (not received by the Town & Country Planning office or wrongly submitted by Applicant/Applicants representative.
6. As regards validity of conversion sanad, renewal of licence, the same shall be confirmed by the Village Panchayat before issuing Occupancy Certificate.
7. As regards complaints, pertaining to encroachments, Judicial Orders/directive and other legal issues, the same may be verified and confirmed by the concern Village Panchayat before issuing Occupancy Certificate.

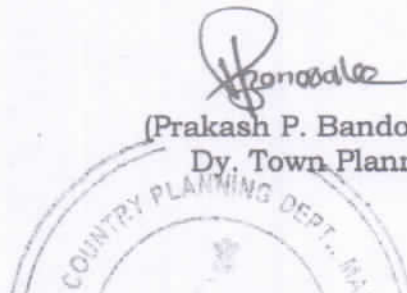
This order is issued with reference to the application dated **08/05/2025** from **Mr. Ajay Kaila and Mrs Renuka Kaila; Gwendoline C. Lobo and Candida Lobo**

Checked / Verified by

(Subhash Salgaonker)
Planning D'man Gr-II

To,
Mr. Ajay Kaila and Mrs Renuka Kaila,
E-269, Greater Kailash-I New delhi 110048

(Prakash P. Bandodkar)
Dy. Town Planner





Office of the Village Panchayat
SERAULIM
Salcete-Goa Pin:403708

Ref.No.:VP/S/596/2025-26

Date: 4/12/2025

OCCUPANCY CERTIFICATE

Occupancy certificate is hereby granted to you for the **Construction of Residential Building 'A' Row Villas C, D, E** approved vide Licence No. VP/S/19/2020-21 Dated 08/01/2021 in Survey No. 78/11-L of Village Seraulim, Taluka Salcete Goa in pursuance of Resolution No. 2(2) duly approved by the Village Panchayat Seraulim in its meeting held on date 27/11/2025 and based on the Completion Order issued by the Town Planner vide Letter No. TPM/32096/Seraulim/78/11-L/2025/7460 Dated 06/10/2025 and as per the NOC for issue of Occupancy Certificate issued by the Health Officer vide Letter No DHS/2025/DHS0401/00014/122 dated 11/10/2025.

Subject to the following conditions:-

1. All conditions stipulated in the Completion Order/Technical Clearance Order from PDA/ TCP should be strictly adhered to.
2. This Certificate shall be treated as NOC for obtaining Water and Electricity connection.
3. The Applicant should make independent provision for Garbage disposal within the Plot Area by constructing Compost Pit and dispose the same properly in scientific manner. The same will be inspected as and when required by the Panchayat
4. The House Number allotted to the Structure and the yearly House Tax/ Light Tax assessed is as below:-

Row Villas

Flats

1. H. No 12/B (6) House Tax assessed Rs 3,233/- H.No 12/F(1) House Tax assessed Rs 1,056/-
2. H. No 12/B (7) House Tax assessed Rs 3,578/- H.No 12/F(2) House Tax assessed Rs 1,310/-
3. H.No 12/B (8) House Tax assessed Rs 3,560/- H.No 12/F(3) House Tax assessed Rs 1,056/-
H.No 12/F(4) House Tax assessed Rs 1,310/-

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Secretary, V.P. Seraulim

To,

Mr. Ajay Kaila & Mrs. Renuka Kaila
E-269, Greater Kailash-I New Delhi 110048
Gwendoline C. Lobo & Candida Lobo
A-02-F Queeny Castle Beach Road
Colva Salcete Goa