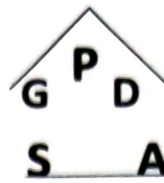


**South Goa Planning &
Development Authority.**



Ph:2731781

Ph:2714495

4th Floor, D Wing, Osia Commercial Arcade,
Near S.G.P.D.A. Market Complex, MARGAO - GOA.

Ref:-SGPDA/

P/5820/17/20-21

Date:-

27/05/2020

COMPLETION CERTIFICATE

- 1) Development permission issued vide order no. SGPDA/P/5820/1123/16-17 dated 18/10/2016. Revised plan vide No. SGPDA/P/5820/170/20-21 dt 26/5/2020 in the land situated at Margao Chalta no. 89,56 to 60 of PTS no. 217
- 2) Completion Certificate issued on 18/02/2020 by Registered Architect, Rajeev M Sukhthanker **Reg. No. AR/0028/2010..**
- 3) Completion of Development checked on 13/5/2020 by Shri. Paulo Gomes
(Paulo Gomes)
Planning Assistant
- 4) Infrastructure tax is paid vide Challan no. IT/77 dated 4/10/2016 for an amount of Rs. 13,22,576/-
- 5) Your development is found completed with respect to the following i.e. 5 Shops on lower ground floor, 9 shops on intermediate floor, One shop, 3 Offices on upper ground floor, 3 Flats each on 1st, 2nd & 3rd floor of the building..
- 6) This Certificate issued with the following conditions:-
 - (a) The use of buildings should be strictly as per approval.
 - (b) All parking spaces/garages if any, should be used for parking of vehicles only and should not be converted for any other use.
 - (c) 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 Municipality/Panchayat on presentation of this order.
 - (d) This Certificate is issued based on the parameter of setbacks, height of the building, coverage F.A.R. and parking requirement only. The internal details / changes, sanitary requirement, etc. shall be seen by the Municipality/Panchayat before issuing Occupancy Certificate.
 - (e) As regards to the validity of conversion sanad, renewal of licence, the same shall be confirmed by the Municipality/Panchayat before issuing Occupancy Certificate.
 - (f) The Completion Certificate issued is from the planning point of view only as regards to structural stability and safety of all, concerned owner and his Engineer shall be solely responsible and the Member Secretary and his all officials are indemnified and kept indemnify forever against any civil and or criminal liabilities and for any kind of liability, whatsoever in the event of any untoward incidents or structural failure/collapse. This will hold good (and will be valid) even in case some of any prescribed documents inadvertently are not on records (not received by the Authority or wrongly submitted by the applicant/applicants representative, and,

- (g) Structural Stability Certificate issued on 12/02/2020 by Registered **Engineer, Vidhyadhar Kakodkar Damodar Shanbhag Reg. No. SE/0042/2010/**.
- (h) As regards complaints pertaining to encroachments, Judicial Orders/directives and other legal issued, the same may be verified and confirmed by the concerned **Panchayat/ Municipality**, before issuing Occupancy Certificate.


(Vertika Dagur)
Member Secretary



To,
Ms. JMD Developers
1st floor Gurudev Mansion
Curchorem Goa.

Copy to:-

- a) Chief Officer, MMC, Margao- Goa,
- b) Office Copy
- c) Guard file.