

NORTH GOA PLANNING AND DEVELOPMENT AUTHORITY

Shanta Bldg., 1st Floor, Next to Vivanta Hotel, St. Inez Panaji Goa

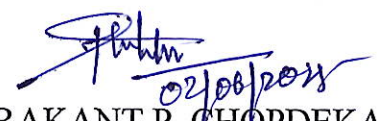
Ref: NGPDA/154/TLG/ 607/2025

Date: 2 JUN 2025

TALEIGAO PLANNING AREA

COMPLETION ORDER

1. Development Permission Order issued vide Ref. No.(revised plan) NGPDA/154/TLG/3223/2025 dated 28/03/2025 in the land situated at Taleigao village bearing Survey No.131/1-E, Plot No.73
2. Completion Certificate issued by Registered Architect Praharsh M. Pai Raikar, Reg. No. AR/0002/2018 dated 28/04/2025
3. Completion of Development checked on 15/05/2025 by Shri Chandrakant P. Chopdekar (Planning Assistant)
4. Infrastructure Tax of Rs.1,32,241/- vide Challan no.TIS-39 dated 29/09/2021 and Additional Infrastructure Tax of Rs.1,94,208/- paid vide Challan no.TAL-50 dated 27/03/2025 has been paid.
5. Your development has been checked and found completed and Completion is issued for: **Construction of residential building (MSK Galaxy) consisting of stilt floor, upper ground floor, first floor, second floor, third floor, fourth floor and attic floor as detailed below:**
 - a. Stilt floor - Parking
 - b. Upper Ground floor - Residential Flat – 4 nos.
 - c. First floor - Residential Flat – 4 nos.
 - d. Second floor - Residential Flat – 4 nos.
 - e. Third floor - Residential Flat – 4 nos.
 - f. Fourth & Attic floor - Residential Penthouse – 4 nos.


CHANDRAKANT P. CHOPDEKAR
(PLANNING ASSISTANT)

6. This Order is issued with the following conditions:
 - (a) This Order is issued based on the parameters 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.
 - (b) Enclosing of balconies, open terraces is not permitted at any point of time. Garages/stilt parking places should be used strictly for parking of vehicles only as per the approved revised plan dated 28/03/2025

- (c) This Order should not be construed as final permission for occupying the building. This shall not exempt the applicant from taking permissions/fulfilling the requirements such as conversion sanad under LRC and NOC from Directorate of Fire Services, Infrastructure charges to be paid.
- (d) Structural Stability certificate is given by Engineer **Rohan B. Dhavjekar** Reg. No. **ER/0013/2011** dated **16/02/2025**



(K. ASHOK KUMAR)
MEMBER SECRETARY

To,
✓ Makbul Ahmed S. Kalsur,
705, 7th floor, Dempo Trade Centre,
Patto, Panaji-Goa

Copy to:

The Secretary, Village Panchayat of Taleigao, Taleigao, Goa

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