

MORMUGAO PLANNING AND DEVELOPMENT AUTHORITY

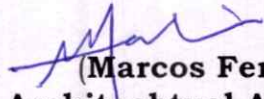
Commerce Centre, 2nd Floor,
Vasco da Gama, Goa

Ref. No. MPDA/10-N-15/2024-25/36

Date: 05/04/2024

COMPLETION CERTIFICATE

1. Development Permission issued vide Order No. **MPDA/10-N-15/2018-19/327 dated 04/05/2018 and Renewal Order bearing Order No. MPDA/10-N-15/2021-22/204 dated 08/06/2021** of property bearing **Sy. No. 36/1-A-1 of Chicalim Village, Mormugao-Goa.**
2. Completion Certificate dated **29/02/2024** issued by Registered **Architect Bryan J. Soares Reg No AR/0031/2010.**
3. Completion of Development checked on **01/04/2024** by **Shri. Marcos Fernandes (Architectual Assistant).**


(**Marcos Fernnades**)
Architechtual Assistant

4. Infrastructure tax is paid vide Challan No. 17-18/108 dated 21/03/2018 for an amount of Rs. 71,81,608/- (Rupees Seventy One Lakhs Eighty One Thousand Six Hundred and Eight Only) and vide Challan No. 2018-19/38 dated 30/04/2018 for an amount of Rs. 14,144 (Rupees Fourteen Thousand One Hundred and Forty Four Only).
5. This Certificate is issued with the following conditions :

Your Development is part completed with respect to the following:

Commercial / Residential Building i.e.

3rd Floor	-	2 BHK 8 Nos.	3-BHK 2 Nos.
4th Floor	-	2 BHK 8 Nos.	3-BHK 2 Nos.
5th Floor	-	2 BHK 8 Nos.	3-BHK 2 Nos.
6th Floor	-	2 BHK 8 Nos.	3-BHK 2 Nos.
7th Floor	-	Club House	


Total : 2 BHK 32 Nos., 3 BHK 8 Nos. and 1 Club House

6. The use of buildings should be strictly as per approval.
7. All parking spaces/garages if any, should be used for parking of vehicles only and should not be converted for any other use.
8. No attachment/alteration to the building shall be carried out and the building shall not be occupied unless the occupancy certificate obtained from the concerned Village Panchayat / Municipality on presentation of this Order.

9. This Certificate is issued based on the parameters of setbacks, height of the building, coverage, F.A.R. and parking requirements only. The internal details/changes, Sanitary requirement, etc. shall be seen by the Municipality/Panchayat before issuing Occupancy Certificate.
10. As regard to the validity of conversion sanad, renewal of licence, the same shall be confirmed by the Village Panchayat / Municipality before issuing Occupancy Certificate.
11. 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).
12. Structural Stability Certificate dated dated **29/02/2024** issued by Registered **Engg. Mr. Paresh Gaitonde, Reg No. ER/0057/2010.**
13. The Applicant has obtained **Conversion Sanad** vide Ref. No. **AC-II/MOR/SG/CONV/106/2018/13285 dated 16/11/2018.**
14. As per the letter vide Ref. No. 15/143/20/NOC(E&C)-(167) dated 24/4/2021 building referred in the letter is not violating GSR 751 (Aircraft Act).
15. Provisional NOC from the Directorate of Fire and Emergency Services obtained vide File No. DFES/FP/C-I/3/18-19/215 dated 03/08/2018.
16. As regards complaints pertaining to encroachments, Judicial Orders / directives and other legal issues, the same may be verified and confirmed by the concerned Village Panchayat / Municipality, before issuing Occupancy Certificate.

To,
M/s S.N. Constructions,
Essen Empire, Opp. KTC Bus Stand,
Mundvel, Vasco-da-Gama, Goa.




(Sanjay A. Halornekar)
MEMBER SECRETARY

Copies to:

- a) The Sarpanch, V.P. Chicolna-Bogmallo, Bogmallo, Goa.
- b) Office Copy
- c) Guard file.

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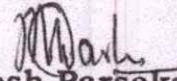
Commerce Centre, 2nd Floor,
Vasco da Gama, Goa

Ref. No. MPDA/10-N-15/2021-22/2/2

Date: 08/06/2021

COMPLETION CERTIFICATE

1. Development Permission issued vide Order No. **MPDA/10-N-15/2018-19/327** dated **04/05/2018** in the land situated at **Chicolna Village** Mormugao Taluka bearing **Sy. No. 36/1-A-1 of Chicalim Village at Chicolna.**
2. Part Completion Certificate dated 31/03/2021 issued by Registered **Arch. Mr. Bryan J. Soares, TCP Reg. No. AR/0031/2010.**
3. Completion of Development checked on 18/03/2021 by **Shri. Ramesh Parsekar.**

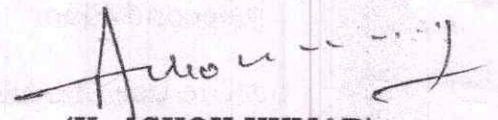

(Ramesh Parsekar)
Planning Assistant

4. Infrastructure tax is paid vide Challan No. **2017-18/108** dated **21/03/2018** for an amount of Rs. **71,81,608/-** and Challan No. **2018-19/38** dated **30/04/2018** for an amount of Rs. **14,144/-** .
5. Your development is part completed. This Certificate is issued for the building with basement, Ground Floor, Upper Ground Floor, First Floor and Second Floor only :

Basement	:	Car Parking
Ground Floor	:	20 Nos. of Shops & Stilt Parking
Upper Ground Floor	:	4 Nos. of 2 BHK Flats
First Floor	:	2 Nos. of 3 BHK Flats & 8 Nos. of 2 BHK Flats
Second Floor	:	2 Nos of 3 BHK Flats & 8 Nos. of 2 BHK Flats
6. The use of buildings should be strictly as per approval.
7. All parking spaces/garages if any, should be used for parking of vehicles only and should not be converted for any other use.
8. No attachment/alteration to the building shall be carried out and the building shall not be occupied unless the occupancy certificate obtained from the concerned Village Panchayat / Municipality on presentation of this Order.

9. This Certificate is issued based on the parameters of setbacks, height of the building, coverage, F.A.R. and parking requirements only. The internal details/changes, Sanitary requirement, etc. shall be seen by the Municipality/Panchayat before issuing Occupancy Certificate.
10. As regard to the validity of conversion sanad, renewal of licence, the same shall be confirmed by the Village Panchayat / Municipality before issuing Occupancy Certificate.
11. 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.
12. Part Structural Stability Certificate dated 31/03/2021 issued by Registered **Engg. Mr. Paresh Gaitonde, Reg No. ER/0057/2010.**
13. Clearance from the Directorate of Fire and Emergency Services before issue of Occupancy Certificate shall be obtained.
14. The Applicant has obtained Conversion Sanad vide Ref. No. AC-II/MOR/SG/CONV/106/2018/13285 dated 16/11/2018.
15. As per the letter vide ref. No. 15/143/20/NOC(E&C)-(167) dated 24/4/2021 building referred in the letter is not violating GSR 751 (Aircraft Act).
16. As regards complaints pertaining to encroachments, Judicial Orders / directives and other legal issues, the same may be verified and confirmed by the concerned Village Panchayat / Municipality, before issuing Occupancy Certificate




(K. ASHOK KUMAR)
MEMBER SECRETARY

S.N. Constructions,
Essen Empire, Opp. KTC Bus Stand,
Mundvel, Vasco da Gama, Goa.

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- a) The Sarpanch, V.P. Chicolna-Bogmalo, Bogmalo, Mormugao, Goa
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