

NORTH GOA PLANNING AND DEVELOPMENT AUTHORITY

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

Ref:NGPDA/M/1822/ 2340/2025

Date: 06 JAN 2025

MAPUSA PLANNING AREA

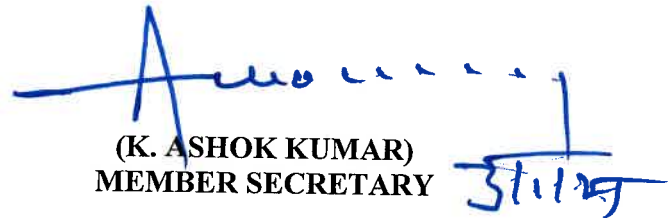
COMPLETION ORDER

1. Development Permission Order issued vide Order No.NGPDA/M/1822/2755/2021 dated 08/01/2021 and vide Order No.NGPDA/M/1822/2810/2023 dated 26/12/2023 situated at Mapusa bearing Chalta No.41, 42, 42-A, 43 to 49 of P.T.Sheet No.136 and Chalta No.77 of P.T.Sheet No.135
2. Completion Certificate issued by Registered Architect Ashwini Kumar Prabhu, Reg. no.CA/97/21951 dated 25/06/2024
3. Completion of Development checked on 22/08/2024 by Shri Vikas S. Satardekar (D'man Gr.-I)
4. Infrastructure Tax Rs.19,98,960/- paid earlier vide Challan No.M-36 dated 23/12/2020 and Infrastructure Tax Rs.1,43,424/- vide Challan No.M-39 dated 23/11/2023 has been paid earlier.
5. Your development has been checked and found completed: Completion is issued for: **Construction of Commercial Building (Revised) consisting of:**
 - (a) Lower basement floor for parking of vehicles only
 - (b) Upper basement floor for parking of vehicles only
 - (c) Ground floor/mezzanine 6 nos. of shops
 - (d) First/mezzanine 6 nos. of shops & 1 store
 - (e) Second, Third, Fourth, Fifth & Sixth floor 7 nos. of offices on each floor i.e. 7 x 5 floors = 35, Total 35 nos. of offices



VIKAS S. SATARDEKAR
(D'MAN GR.-I)

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 plan dated 26/12/2023
 - (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 issued by registered Engineer Rajesh Mahambrey, Reg. no.ER/0044/2010 dated 26/12/2023



(K. ASHOK KUMAR)
MEMBER SECRETARY

To,
M/s. Laurus Textiles Pvt. Ltd.
Shop No.8, Ground Floor,
Anthony Community Centre,
Siolim, Bardez-Goa
//cp..