

NORTH GOA PLANNING AND DEVELOPMENT AUTHORITY

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

Ref:NGPDA/M/1960/ 2998)

Date: 17 JAN 2024

MAPUSA PLANNING AREA

COMPLETION ORDER

1. Development Permission Order issued vide Ref. No.NGPDA/M/1960/3464/2023 (revised) dated 09-03-2023 and NGPDA/M/1567/1984/2019 dated 08-03-2019 in the land situated at Cunchelim, Mapusa, bearing Chalta No.62/2-A of P.T Sheet No.13
2. Completion Certificate issued by Registered Architect Rahul V. Sardesai, Reg. No.AR/0066/2010 dated 14-11-2021.
3. Completion of Development checked on 06-12-2023 by Shri. Nichay V. Naik (Architectural Assistant)
4. Infrastructure Tax of Rs.2,69,076/- paid vide Challan no.M-75 dated 26-02-2019
5. Your development has been checked and found completed and Completion is issued for: Construction of commercial cum residential building (revised) comprising of stilt floor, ground floor, first floor, second floor and third floor and regularization of retaining wall and compound wall part.



NICHAY V. NAIK
(ARCHITECTURAL 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 plan dated 09-03-2019
 - (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 Eng.Siddesh S. Sawant dated 14-11-2023 TCP Reg. No.SE/0006/2021 and PWD Reg. No.ENGR/933/2009
 - (e) The Completion Order is issued on the basis of Affidavit given by Tolani Developers Pvt. Ltd. Sr.No.6072 dated 06-12-2023




(VERTIKA DAGUR)
MEMBER SECRETARY

To,
Tolani Developers,
E-17, Lajpat Nagar,
Part-3, New Delhi, 110024