

MORMUGAO PLANNING AND DEVELOPMENT AUTHORITY

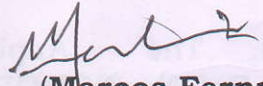
Commerce Centre, 2nd Floor,
Vasco da Gama, Goa

Ref. No. MPDA/1-D-331/2024-25/ 26

Date: 04/04/2024

COMPLETION CERTIFICATE

1. Development Permission issued vide Order No. **MPDA/1-L-72/2023-24/310** dated **20/06/2023** **MPDA/1-L-72/2023-24/756** dated **16/10/2023** of property bearing **Chalta No. 41 P.T.Sheet No. 68 Plot No. 13** situated at **Vaddem of Vasco City, Mormugao-Goa.**
2. Completion Certificate dated **21/03/2024** issued by Registered **Architect Viraj Dessai** Reg No AR/0026/2011.
3. Completion of Development checked on **01/04/2024** by **Shri. Marcos Fernandes (Architectural Assistant).**


(**Marcos Fernnades**)
Architechtual Assistant

4. Infrastructure tax is paid vide Challan No. IT/01/2021-22 dated 08/04/2021 for an amount of Rs. 1,45,704/- (Rupees One Lakh Forty Five Thousand Seven Hundred and Four Only), vide Challan No. IT/08 2023 dated 21/04/2023 for an amount of Rs. 2,41,014 (Rupees Two Lakhs Forty One Thousand and Fourteen Only) & vide Challan No. IT/22 dated 16/06/2023 for an amount of Rs. 2,45,298 (Rupees Two Lakhs Forty Five Thousand Two Hundred and Ninte Eight Only).

5. This Certificate is issued with the following conditions :

Your Development has been checked and found completed:

Multi-family Dwelling i.e.

5th Floor	-	2 BHK	2 Nos. F-501 & 502
6th Floor	-	2 BHK	2 Nos. F-601 & 602
7th Floor	-	3 BHK	1 Nos. F-701

Total : 5 Nos.

6. The use of buildings should be strictly as per approval.
7. All parking spaces/garages if any, should be used for parking of veeicles 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 **01/03/2023** issued by Registered **Engg. Mr. Rajesh Mahambrey, Reg No. SE/0044/2010.**
13. The Applicant has obtained **Conversion Sanad** vide Ref. No. **CCMOR/1022-173/137 dated 05/12/2022.**
14. The Applicant has obtained NOC for height Clearance from Indian Navy vide **Ref No. 46/210/1/2023/644 dated 11/04/2023.**
15. 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.




(Sanjay A. Halornekar)
MEMBER SECRETARY

To,
Judas Anacleto De Souza
Elite Realtors, Mp4, Prime Harmony
Airport Road, Chicalim
Vasco-da-Gama, Goa.

Copies to:

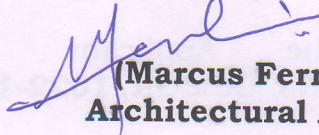
- a) The Chief Officer, Mormugao Municipal Council, Vasco-da-Gama, Goa.
- b) Office Copy
- c) Guard file.

MORMUGAO PLANNING AND DEVELOPMENT AUTHORITY
Commerce Centre, 2nd Floor,
Vasco-da-Gama, Goa

Ref. No. MPDA/1-D-331/2023-24/ **878**

Date: **22/11/2023**

COMPLETION CERTIFICATE

1. Development Permission issued vide Order No. **MPDA/1-L-72/2023-24/310 dated 20/06/2023 & MPDA/1-L-72/2023-24/756 dated 16/10/2023** in the land situated at **Vaddem Vasco, Mormugao Taluka** bearing **Ch. No. 41 P.T.Sheet No. 68, Plot No. 13.**
2. Part Completion Certificate dated **28/08/2023** issued by Registered **Arch. Mr. Viraj Dessai, Reg No. AR/0026/2011.**
3. Completion of Development checked on **27/10/2023** by **Shri. Marcus Fernandes (Architectural Assistant)**

(Marcus Fernandes)
Architectural Assistant
4. Infrastructure tax is paid vide Challan No. IT/01/2021-22 dated 08/04/2021 for an amount of Rs. 1,45,704/- (Rupees One Lakh Forty Five Thousand Seven Hundred and Four Only), vide Challan No. IT/08 2023 dated 21/04/2023 for an amount of Rs. 2,41,014 (Rupees Two Lakhs Forty One Thousand and Fourteen Only) & vide Challan No. IT/22 dated 16/06/2023 for an amount of Rs. 2,45,298 (Rupees Two Lakhs Forty Five Thousand Two Hundred and Ninte Eight Only).
5. Your Development is Part Completed with respect to the following
i.e. Multi-Family Dwelling.

Stilt Floor --- Parking

1st Floor --- 2BHK --- 2 Nos. (F-101 & F-102)

2nd Floor --- 2BHK --- 2 Nos. (F-201 & F-202)

3rd Floor --- 2BHK --- 2 Nos. (F-301 & F-302)

4th Floor --- 2BHK --- 2 Nos. (F-401 & F-402)

Total 8 Nos.
6. The use of buildings should be strictly as per approval.
7. All parking spaces/garages if any, should be used for parking of vehicleles 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 **20/10/2023** issued by Registered **Engg. Rajesh Mahambrey & Associates Reg No. SE/0044/2010.**
13. The Applicant has obtained **Conversion Sanad** vide Ref. No. **CCMOR/1022-173/137 dated 05/12/2022.**
14. The Applicant has obtained NOC for height Clearance from Indian Navy vide **Ref No. 46/210/1/2023/644 dated 11/04/2023.**
15. Clearance from the Directorate of Fire and Emergency Services before issue of Occupancy Certificate shall be obtained.
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.



R Shirodkar
(Ritesh Shirodkar)
MEMBER SECRETARY

To,
✓ Judas Anacleto De Souza
Elite Realtors, Mp4, Prime Harmony
Airport Road, Chicalim
Vasco-da-Gama, Goa.

Copies to:

- a) The Chief Officer, Mormugao Municipal Council, Vasco-da-Gama, Goa.
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