



International Year
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OFFICE OF THE SENIOR TOWN PLANNER
Town & Country Planning Dept., North Goa District Office,
302, Govt. Building Complex, Mapusa, Bardez - Goa.

Ref No.: TPB/4772/SAN/TCP-25/7817

Dated: 10/09/2025

Ref No: Inward no. 8483

Dated: 05/09/2025

COMPLETION ORDER

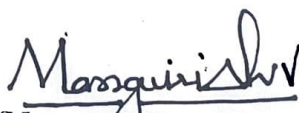
Completion is hereby certified for **proposed construction of Residential Villas & Swimming pool** constructed as per the Technical Clearance granted by this Department vide Order no. TPB/4772/SAN/TCP-23/698 dt. 02/02/2023 in Sy.No.8/10 of Village Sangolda Taluka Bardez subject to the following conditions.

1. The use of construction of residential Villas & Swimming pool should be strictly as per the approval.
2. All parking spaces/Garages should be used for parking of vehicles only and should not be converted for any other use.
3. No attachment/alteration to the construction of residential Villas & Swimming pool shall be carried out and the building shall not be occupied unless the occupancy certificate is obtained from the concerned Village Panchayat on presentation of this order.
4. As regards complaints, pertaining to encroachments, Judicial Order/directive and other legal issues, the same may be verified and confirmed by the concern Village Panchayat before issuing Occupancy Certificate.

Note:-

- a) This Completion Order is issued based on the completion certificate issued by project **Architect Melville D'Souza** dtd. 13/08/2025 having Reg. No. AR/0057/2010.
- b) This Completion Order is issued based on the Structural Stability Certificate issued by project **Engineer Pareshe Gaitonde** dtd. 13/08/2025 having Reg.No. ER/0057/2010.
- c) The Completion Order issued is from the planning point of view only. As regards to the structural stability and safety of all, concerned owner and his Engineer shall be solely responsible and the Town Planner and his all officials are indemnified and kept indemnified forever against any civil and criminal liabilities and for any kind of liability, whatsoever in the event of any untoward incident or structural failure/collapse. This will hold good (and will be valid) even in case some of any prescribed documents inadvertently are not on record (not received by the Town & Country Planning office or wrongly submitted by Applicant / Applicants representative.
- d) The applicant shall pay Labour cess of 1% of the total cost of construction project to the Commissioner of Labour & Employment and Secretary Goa Building & Other construction Workers Welfare Board before applying for completion certificate to the Authority.


(Ranjan U. Shirodkar)
Planning Assistant


(Mangurish N. Verenkar)
Dy. Town Planner

✓ To,
M/s. K.D.S. Constructions
(Authorised Signatory Mr. Dheeraj Kohli)
Apt. No.B/107, Devashri Gardens
Porvorim, Bardez - Goa.

Copy to:-

The Sarpanch/Secretary,
Village Panchayat of Sangolda,
Bardez - Goa.

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Mob. No. 8767967078
Office of the Village Panchayat
SANGOLDA
Bardez – Goa 403 511
v.p.sangolda@gmail.com

Ref. No. VPS/2025-2026/ 714

Date : 07/10/2025

OCCUPANCY CERTIFICATE

Occupancy certificate is hereby granted to you for the construction of Residential Villas and Swimming pool approved vide License No. 07/VP/SAN/2021-2022/762 dated 12-01-2022 and Revised Construction Licence No 23/VP/SAN/2022-2023/1356 dated 06-03-2023 in survey No. 8/10, of Village Sangolda Taluka Bardez, Goa is pursuance of Resolution No. 3/2 duly approved by the Village Panchayat Sangolda in its meeting held on date 30-09-2025 and based on the completion Order issued by the Dy. Town Planner vide letter No. TPB/4772/SAN/TCP-25/7817 dated 10-09-2025 and as per the NOC for issue of Occupancy Certificate issued by the Health Officer vide Letter No. DHS/2025/DHS0401/00900/56 dated 06/10/2025.

Subject to the following conditions:-

1. All conditions stipulated in the Completion Order/Technical Clearance Order from PDA/TCP/PHCC should be strictly adhere to.
2. This Certificate shall be treated as NOC for obtaining water and Electricity connection.
3. The applicant should make independent provision for Garbage disposal within the plot and or dispose the same properly in scientific manner.
4. The House Number allotted to the Structure and the yearly House Tax /Light Tax assessed is as below:-

<u>House Number</u>	<u>Area</u>	<u>House tax assessed</u>	<u>Light Tax assessed</u>
H. No. 412/18	389.89 Sq.m	Rs. 7798=00	Rs. 10=00
H. No. 412/19	241.74 Sq.m	Rs. 4836=00	Rs. 10=00
H. No. 412/20	241.74 Sq.m	Rs. 4836=00	Rs. 10=00
H. No. 412/21	241.74 Sq.m	Rs. 4836=00	Rs. 10=00
H. No. 412/22	241.74 Sq.m	Rs. 4836=00	Rs. 10=00
H. No. 412/23	389.89 Sq.m	Rs. 7798=00	Rs. 10=00
Total	1746.74 Sq.m	Rs. 34940=00	Rs. 60=00

To,

M/s. K. D. S. Constructions
(Authorized Signatory Mr. Dheeraj Kohli)
Apt. No. B/107, Devashri Gardens,
Porvorim, Bardez-Goa.



[Signature]
SECRETARY
Village Panchayat Sangolda,
Bardez-Goa.

Copy for information to:-

1. Town & Country Planning Department, Mapusa, Bardez-Goa.
2. Asst. Engineer, PWD, Mapusa, Bardez-Goa.
3. Asst. Engineer, Electricity Department, Porvorim, Bardez-Goa.