

**South Goa Planning &
Development Authority.**



Ph: 2731781

Ph: 2714495

4th Floor, D Wing, Osia Commercial Arcade,
Near S G.P.D.A. Market Complex, MARGAO – GOA.

Ref: - SGPDA/P / 2985 / 249 / 24-25

Date: - 18 / 03 / 2025

COMPLETION ORDER

Completion is hereby certified for the Residential building Phase -2 (Block B-6) comprising of Basement floor & Stilt floor for Parking purpose and 1st floor, 2nd floor, 3rd floor, 4th floor & 5th floor for residential purpose in the land situated at Ponda of Survey No. 209/1-A as per the Development permission issued vide Order No. SGPDA/P/2985/49/21-22 dtd. 14/06/2021.

Completion Certificate issued on 15/04/2024 by Registered Architect Shri. Bryan Soares, Reg. No. AR/0031/2010.

Structural Stability Certificate issued on 22/04/2024 by Registered Engineer Shri. A. Olavo Carvalho, Reg. No. SE/0015/2010.

Completion of Development checked on 17/01/2025 by Mr. Prakash M. Naik, (D'man Gr. I).

Infrastructure Tax is paid vide Challan No. IT/321 dated 13/04/2015 for an amount of Rs. 9,50,960/- & Challan No. IT/322 dated 13/04/2015 for an amount of Rs. 8,66,700/-

This order issued with the following conditions:-

- (a) The use of buildings should be strictly as per approval granted.
- (b) All parking spaces/garages if any should be used for parking of vehicles only and should not be converted for any other use.
- (c) No attachment/alteration to the building shall be carried out and the building shall not be occupied unless the occupancy certificate is obtained from the concerned Municipality on presentation of this order.
- (d) This order is issued based on the parameter of setbacks, height of the building, coverage F.A.R. and parking requirement only. The internal details/ changes, sanitary requirement, etc., shall be verified by the Municipality before issuing Occupancy Certificate.
- (e) As regards to the validity of Conversion Sanad, renewal of License, the same shall be confirmed by the Municipality before issuing Occupancy Certificate.
- (f) The Completion Order 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/applicant's representative.

- (g) Adequate provisions of garbage bins within the complex should be made and also necessary provisions for disposal of garbage shall be made in consultation with local authority.
- (h) No alteration/ changes shall be carried out in the constructed and completed building, subsequent to issue of this Completion Order, the local authority shall confirm about the same.

COMPLETION ORDER

(Prakash Naik)
D'man Gr. I

(Shivprasad Murari)
Member Secretary



To,
M/s. Maharudra Real Estate,
Super Market,
Ponda- Goa.

Copy to: -

- a) Chief Officer, P.M.C., Ponda- Goa.
- b) Office Copy.
- c) Guard file.

No: SIDCGL/Tech-PON-19/277/23-24
Office of General Manager
Sewerage & Infrastructural
Dev. Corporation of Goa Ltd.
B – type Quarters,
Daag Ponda Goa

Date: 01 / 03 / 2024

To,
M/s MahaRudra Real Estates,
Super Market,
Ponda-Goa.

Sub: Feasibility report for sewerage connection of proposed commercial cum residential buildings in survey no. 209/1-A of village & taluka Ponda Goa.

Ref: your letter dated 26.02.2024

Sir,

With reference to above subject and your letter, this is to inform you that as requested by you, feasibility inspection was carried out by this office and it was found that sewage of your proposed commercial cum residential buildings project in survey no. 209/1-A of village & taluka Ponda Goa, can be connected to our existing public sewer network laid on road adjacent to the project in Khadpabhand Ponda via Gravity line/Pumping system. Pumping system will not be in our scope and will have to be arranged by you at your cost to avail the connection.

Further this is feasibility report and to avail the public sewer connection you will need to apply afresh in prescribed format.

Thanking you.

Yours faithfully,



General Manager
SIDCGL

GENERAL MANAGER
Sewerage & Infrastructure
Development Corporation of Goa Ltd.
Govt. of Goa Undertaking