

**South Goa Planning &  
Development Authority.**



Ph:2731781

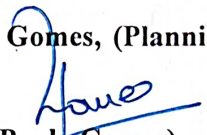
Ph:2714495

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

Ref:-SGPDA/P/3110/ **277**/20-21

Date: **12/02** 2021

**COMPLETION CERTIFICATE**

- 1) Development permission issued vide order no. **SGPDA/P/3110/121/17-18 dt 13/11/2017** in the land situated at **Ponda** of Survey No. **148/1-R**.
- 2) Completion Certificate issued on **27/01/2021** by Registered Architect, **Mr. Mandar R. Upasani**, Reg. No. **AR/0086/2010**.
- 3) Completion of Development checked on **10/02/2021** by **Shri. Paulo Gomes**, (Planning Assistant)  
  
**(Paulo Gomes)**  
**Planning Assistant**
- 4) Infrastructure tax is paid vide Challan no. **IT/10 dated 8/11/2017** for an amount of **Rs. 1,84,366/-**
- 5) Your development is found completed with respect to the following i.e. **Basement parking, Gr + 4 floors for residential use only**.
- 6) This Certificate issued with the following conditions:-
  - (a) The use of buildings should be strictly as per approval.
  - (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/Panchayat on presentation of this order.
  - (d) This Certificate 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 seen by the Municipality/Panchayat before issuing Occupancy Certificate.
  - (e) As regards to the validity of conversion sanad, renewal of licence, the same shall be confirmed by the Municipality/Panchayat before issuing Occupancy Certificate.

- (f) 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, and,
- (g) Structural Stability Certificate issued on **27/01/2021** by Registered **Engineer, Manoj M. Amshekar**, Reg. No. **ER/0080/2010**.
- (h) As regards complaints pertaining to encroachments, Judicial Orders/directives and other legal issued, the same may be verified and confirmed by the concerned ~~Panchayat~~ Municipality, before issuing Occupancy Certificate.

To,  
✓ M/S D C Infraspac,  
Shop No. LG-54,  
Rishwa Residency,  
Near Rajiv Gandhi Kala Mandir,  
Ponda-Goa..



  
(Vertika Dagur)  
Member Secretary

Copy to:-

- a) Chief Officer, PMC, Ponda- Goa,
- b) Office Copy
- c) Guard file.