

NORTH GOA PLANNING AND DEVELOPMENT AUTHORITY
Shanta Bldg., 1st floor, Next to Hotel Vivanta, Panaji-Goa

Ref. No. NGPDA/M/2010/100/2025

Date: 7 APR 2025

MAPUSA PLANNING AREA
COMPLETION ORDER

1. Development permission issued by vide order no. i) NGPDA/M/1181/2511/2016 dated 16-12-2016 ii) NGPDA/M/2010/3084/2024 dated 25-01-2024 (revision) situated at Mapusa, bearing Ch.No.16/2 of P.T. Sheet No.76.
2. Completion Certificate issued by Registered Architect Shri. Ashwinikumar Prabhu Reg. No. CA/97/21951 dated 21-02-2025.
3. Completion of Development checked on 19-03-2025 by Shri Sandeep Y. Hadfadkar (Planning Assistant)
4. Infrastructure Tax i) Rs.49,42248.00 paid earlier vide challan no.M-82 dated 30-11-2016. ii) Rs.2,13,000.00 paid earlier vide challan no.M-61 dated 28-09-2012. iii)Rs.63,668.00 paid earlier vide challan no.M-71 dated 29-10-2012. iv)Rs.1,53,024.00 paid earlier vide challan no.M-71 dated 02-04-2014.
5. Your development has been checked and found completed: Completion is issued for Construction of stilt floor, upper ground floor, first floor, second floor, third floor, fourth floor, fifth floor and sixth floor the Residential building block A-1, B-1, C-1 & D-1 only



Shri Sandeep Y. Hadfadkar
(Planning Assistant)

6. This Certificate is issued with the following conditions:
 - (a) This Certificate 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.
 - (c) The basement/Garage/ stilt parking places should be used strictly for parking of vehicles only as per the approved plan dated 16-12-2016 and 25-01-2024 (Revision)
 - (d) This certificate 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.
 - (e) The Completion Certificate is issued based on Structural Stability Certificate issued by the Engineer Shri Rajesh Mahambrey Reg. No.SE/0044/2010 dated 07-03-2025 submitted by applicant.



(K. ASHOK KUMAR)
MEMBER SECRETARY

To,
Satermai Space Infra LLP
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