

MARGAO MUNICIPAL COUNCIL, MARGAO - GOA

CONSTRUCTION LICENCE (RENEWAL)

No. A/48/13-14

Renewal to Construction License is hereby granted for carrying out the -

(a) ~~Land sub-division (Provision / Final)~~

Renewal to proposed Construction of Residential building comprising (Stilt floor + 5 floors) and compound wall (Fees of Rs. 2,46,234/-)

(b) ~~Change of use of (Building / Land)~~ as per the enclosed approval plan/in the property zoned as S-1 in ODP/CDP/~~Regional Plan~~ and situated at Colmorod, Margao, village/Town bearing Survey No/ Chalta No. 45 of P. T. Sheet No. 293 Plot No. 16 of approved sub division reference No. /Development permission No. SGPDA/P/5505/635/13-14 dated 25/06/2013 with the following conditions:-

1. The applicant shall strictly comply all the conditions imposed in the Development Permission / ~~Technical Clearance~~ Order No. SGPDA/P/5505/1995/17-18 dated 28/03/2018 issued by the Planning and Development Authority / ~~Town and Country Planning Department~~.
2. Incase the applicant has not obtained the alignment approval from this Council or otherwise this council shall in no way be responsible for correctness of construction at site.
3. No materials of construction or earth from excavation or any other construction material should be dumped on the footpath or carriage way to road without prior permission of the Municipality and violation will be dealt with as per provision of section 174 of the Goa Daman & Diu Municipalities Act, 1968.
4. The building should not be occupied unless the completion certificate is issued by this Municipality
5. Renewal is valid for 1 year. Renewal if necessary application entered in this council before expiry of construction license shall be charged 25% and after expiry 50% for first 2 years and thereafter fresh approval from SGPDA is required to be submitted by the applicant for renewal of construction licence and after expiry of construction licence shall be charged 50% accordingly and thereafter fresh approval from SGPDA is required to be submitted by the applicant for renewal of construction licence.
6. This renewal is granted for the period from 20/08/2019 to 19/08/2021.



7. Licensee shall abide by the conditions and regulation contained in the original construction license No. A/48/13-14 dated 20/08/2013.
8. This renewal to license shall not be considered as granted as retrospective approval incase date of issue is after the expiry of original licence as the same is granted in consonance with Section 134 of Town & Country Planning Act and is granted keeping in view the revenue to the Council.
9. The Technical feasibility of the plot, correctness of the plot boundaries and stability of the structure at all times shall be full responsibility of the licensee, his Engineer and Architect. This Council and its officials shall be indemnified forever against any Civil or Criminal Liabilities due to any case or untoward incidence.
10. This council shall be free to alter or add any other conditions as per applicable rules and laws.
11. The construction work should be carried out as per approved plans.
12. Party shall abide with all the condition mention on original licence.
13. Licencee shall developed /construct sorting station for collection of dry & wet waste and handed over to this council.



(Agnelo Fernandes)
Chief Officer
Margao Municipal Council

To,
✓ Mr. Anthony Rodrigues & Others
C/o. D. G. Rege, Shop No. S-1,
Gogol Classic Building,
Gogol, Margao-Goa.

Place: Margao
Dated: 14/10/2020.

MARGAO MUNICIPAL COUNCIL

MARGAO - GOA

Licence No. A/ 48 / 13-14

Whereas **Shri. Anthony Rodrigues & Ors.**, from Margao, has paid to Margao Municipal Council by **challan No. 12383 & 12384** dated **08/08/2013** an amount of **Rs. 1,69,649/-** (Rupees **One Lakh Sixty Nine Thousand Six Hundred and Forty Nine Only**) as shown below:

Fees for the approval of Plan	Rs.	111687.70
Fees for the approval of R.C.C.....	Rs.	55843.85
Fees for the NOC for electric & water connection (Temporary).....	Rs.	1000.00
Fees for cess (1%) on Rs. 111687/-.....	Rs.	1117.00
Total.....	Rs.	169648.55
Say.....	Rs.	169649/-

Licencee is permitted subject to the conditions prescribed in Margao Municipal Council Building Bye-Law No.MMC/BL/15/79 (Building bye-laws and regulations) to / for Construction licence **for proposed Residential Building (Stilt + 5 floors) in plot No. 16 in the property bearing Chalta No. 45 of P. T. Sheet No. 293 situated at Colmorod, Margao-Goa.**

The licence shall further observe the following conditions:

1. The alignment shall be given by this Municipality. The applicant should inform the Municipality for the same on opening the foundations and no works should be carried out without authorization of the Municipal Engineer.
2. The construction should be at least 2.0 m away from any overhead electrical line passing adjacent to the building.
3. When the electrical line passes above 2.0 m building under construction the vertical clearance above the highest part of the building immediately under such line shall be 4.0 m minimum.
4. R.C. C. work should not be started unless this Municipality approves the structure design.
5. R.C.C. design approved by this Municipality, shall be subject to the unconditional responsibility of the Civil Engineer/structural designer.

1 day
14/8/13

6. No material of construction or earth from excavation or any other construction material should be dumped on the footpath or carriage way to the road without prior permission of the Municipality and violation of the conditions will be dealt with as per provision of Section 174 of the Goa Municipality Act 1968.
7. The building should not be occupied unless the completion certificate is issued by this Council.
8. Licence is valid for 1 year from date of issue. Renewal if necessary applied before expiry will be charged at 25% of fees licence otherwise 50%.
9. Total period including renewal shall be permissible up to 3 years beyond which S.G.P.D.A. renewal shall be necessary.
10. The construction licence shall be revoked if the construction work is not executed as per the approved plan and the statement therein and whenever there is any false statement or misrepresentation of any material passed, approved or shown in the application on which the permission was based.
11. The applicant should construct a separate soak pit in order to derivate in the sullage water.
12. The soak pit of the septic tank should be constructed at a minimum distance of 15.00 mts. Away from any well.
13. The ventilation pipe of the septic tank should be provided with mosquito net.
14. The applicant should connect the pipeline from their latrines/W C's to the sewerage line at their own cost at the time of sewerage line is commissioned.
15. The applicant should fix a board at a prominent place whenever the construction has started indicating the number, the date and the authority under which the development work has been taken up.
16. Accumulation of water in pits, depressions etc; at the site shall be prevented so as to avoid breeding of mosquitoes.
17. All the building material and other rubbish should be cleared from the construction site before applying for the occupancy certificate.
18. Water storage tanks shall be provided with mosquito proof lids and over flow pipes. The tanks shall also be provided with access ladders wherever necessary. The standard designs for such tanks are available with the Technical Section of this Council for verification by the licensee.
19. All the side set backs should be maintained as per the plans approved by the Council.
20. The drains surrounding the plot if any should be constructed with P C C and should cover the same with removable R C C slabs of sufficient capacity, beyond the road widening area.

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21. The applicant should gift the road widening area to this Council before applying for the occupancy certificate in lieu of increased of F A R, towards road widening area.
22. The applicant should plaster and paint the building Internally and externally before applying for Occupancy Certificate.
23. The applicant should provide a dustbin at a convenient place easily accessible for the Municipal Vehicle for collection of garbage.
24. Road widening area is to be asphalted at the existing road level before applying for Occupancy Certificate.
25. Garage shown on the plan are to be strictly used for parking purpose and should be easily accessible to public vehicles, and no commercial activities will be allowed.
26. Access up to the entrance of the building is to be paved and provided with drainage facilities.
27. Parking of vehicles should be clearly demarcated on the ground.
28. No Restaurants/Bars will be permitted in the shops unless a separate soak pit is provided besides confirming the rules in force.
29. No commercial activities will be permitted in the shops unless a separate permission is obtained from this Council.
30. Temporary shed/Existing building shown to be demolished is to be demolished before applying for Occupancy Certificate.
31. Fire Escape staircase is to be provided as directed by the Fire Department as per the byelaws and as per the National Building Code.
32. The building/bungalow should be as per National Building Code.
33. The applicant should provide the lift as per N.B.C.
34. Internal Court Yard should be provided with drainage out let.
35. Sump is to be provided of sufficient capacity below the ground level.
36. The applicant should maintain the existing natural drain and should not be blocked at any stage.
37. No soak pits or any other structure should come in the road widening area.
38. The plot boundary should be cordoned off by continuous sheet fencing either of wood or metal.
39. The R C C designs and drawing are approved subject to the conditions that it will no amount to any change in the original plans (Architectural plans), or the revised plans, as the case may be, approved by this Council.
40. The construction of compound wall should not obstruct any way nor any public access.
41. The applicant should make the necessary arrangements for the flow of rainwater by keeping adequate opening for the purpose.

10/11/23

42. No gate shall open on to the roadside.
43. The construction of compound wall should be as per the plans approved by the Council.
44. Drinking water well should be 15.00 meters away from any sanitary point of view.
45. The Council is free to incorporate of direct/the applicant to follow any other conditions in the public interest for the safety of the building /bungalow.
46. The applicant should follow the conditions from the letter No. **SGPDA/P/5505/636/13-14 dated 25/06/2012 from South Goa Planning & Development Authority, Margao Certificate No. UHCM/NOC/13-14/626 dated 09/07/2013 from Urban Health Centre, Margao.**
47. The licensee should provide basic facilities like toilet, water and power supply to the workers engaged in the construction, before commencement of construction.
48. The applicant shall obtain all the requisite permissions, NOC, Licences etc as required under the Law, Rules, Regulations in force before actual commencement of construction work. This licence / permission is issued without prejudice to such permissions, NOC, Licences etc any legal rights, claims etc.
49. Land Conversion Sanad shall be submitted before applying for occupancy certificate.
50. All set back shown in the site plan shall maintained strictly.
51. To abide by Terms & Conditions of SGPDA order and Municipal Licence.



(Signature)
14/08/13

(Deepali Naik)
Chief Officer

MARGAO MUNICIPAL COUNCIL

Place: Margao

Dated: 20/08/2013.

S.FD/JE

PLANT TREES AND KEEP GOA GREEN