OFFICE OF THE VILLAGE PANCHAYAT
BALLI – ADNEM
BALLI, QUEPEM-GOA

Ref. No.VP/BA/Rev.Const.Licence/17-18/664 **Date: 20/11/2017.**

M/S. Vidhi Construcion, Prop. Shri Virendra Yeshwant Dessai, H. No. M-7, Culwado Cuncolim- Salcette, Goa, of **V. P. area** is hereby granted licence for the **Proposed Construction of Residential building in Survey No.83/1-C of Balli Village of Quepem Taluka in the jurisdiction of V. P. Balli-Adnem area of Taluka Quepem of South Goa District.** In terms of resolution No. **3 (A)** taken in the Panchayat meeting dated **18/11/2017** as per the plans approved by Town & Country Planning Department Quepem. One copy of the plans concerned with the approval note carrying the embossed seal of this Panchayat and duly signed, is returned to the interested party, who shall comply with the following conditions:

1. The applicant shall strictly comply all the conditions imposed by the Town & Country Planning Department Quepem vide Technical Clearance Order No.TPQ/5222/QPM/Balli/83/1-C/2017/1073, dated 07/11/2017 & Technical Estimate (Valuation Certificate) dated 09 /11/2017 issued by Yogesh PrabhuGaonkar, Architect, Reg. No.AR/0067/2010 Nagarsenkar Bldg., Chaudi, Canacona-Goa.
2. Prior to the commencement of development work Conversion Sanad should be produced to this office.
3. The applicant shall notify the Panchayat for giving the alignment of the building.
4. The construction should maintain the minimum prescribed horizontal and vertical clearances from any overhead electrical line passing adjacent to the construction.
5. All RCC/structural works shall be designed and supervised by the Engineer who has signed the Structural liability certificate submitted to the Panchayat.
6. No material for construction or earth from excavation or any other construction material shall be stacked on the public roads.
7. The building should not be occupied unless the occupancy certificate is obtained from the Panchayat.
8. The construction licence shall be revoked if the construction work is not executed as per the approved plans and the statements therein and whenever there is any false statement or misrepresentation of any material passed, approved or shown in the application on which the permit was based.
9. The applicant should construct a separate soak pit in order to derivate in the sullage Water.
10. Any soak pit should be constructed at a minimum distance of 15 meter away from any well.
11. The ventilation pipe of the septic tank should be provided with a Mosquito net.
12. The applicant should connect the pipeline from their latrines/WC's to the sewerage line at their own cost, when the sewerage line is commissioned.
13. The applicant should fix a board at a prominent place whenever the construction is started, indicating applying the number, the date and the authority for which the licence for development work has been granted.
14. All the building material and other rubbish should be cleared from the construction site before applying for the occupancy certificate
15. Water storage tanks shall be provided with Mosquito proof lids and over flow pipes. The tanks should be provided with access ladders whenever necessary.
16. The drain surrounding the plot if any should be constructed with PCC and should be covered with removable RCC slabs of sufficient thickness.
17. The applicant should gift the road widening area to the Village Panchayat before applying for the Occupancy certificate, if the applicant has utilized the extra FAR in lieu of the road widening affecting the plot.
18. The applicant should plaster and paint the building internally as well as externally before applying for occupancy certificate. Exposed brick/laterite/concrete/stone/ashlars masonry finish to building will also be permitted.
19. The applicant should provide a dustbin at a convenient place accessible for the vehicle for collection of garbage.

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20. Road widening area shall be asphalted to the existing road level before applying for occupancy certificate.
21. Garages and parking areas shown in the approved plan shall be strictly used for parking purpose only and should be easily accessible to vehicles. No commercial activities shall be allowed in the areas.
22. Access up to the entrance of the building is to be paved and is provided with drainage facilities.
23. Space for parking of vehicle is clearly demarcated on the ground.
24. No Restaurants/Bars will be permitted in the shops unless a separate soak pit is provided besides confirming to the rules in force.
25. No commercial activities will be permitted in the shops unless a separate permission is obtained from this Panchayat.
26. All temporary sheds/Existing buildings shown to be demolished in the plan are demolished before applying for occupancy certificate.
27. Fire Escape staircases, if applicable shall be constructed as indicated in the approved plan.
28. All internal courtyards should be provided with drainage outlet.
29. The applicant should maintain all existing natural drains in the plot and should not block them any stage.
30. No soak pit or other structures should come in the road widening area.
31. The plot boundary should be cordoned off by continuous sheet fencing either of wood or metal during the construction period.
32. The construction of compound wall should not obstruct any pathway or any public access. The applicant shall make necessary arrangements for smooth flow of rain water by keeping adequate openings in the compound wall for the purpose.
33. No gates shall open outwards on to the roads.
34. The construction of the compound wall should be as per the approved plan. The applicant shall inform this Panchayat after the completion of the compound wall.
35. Drinking water well should be 15 meters from any soak pit.
36. All the formalities should be completed as per the rule. This Panchayat should not be hold responsible for any legal proceeds in the property matter; the licence will be revoke if the proposed construction objected by any other person for want of his/her ownership right in the land in question.
37. The development permission will not entitle the applicant for making/laying any claim on water/electricity and any other connections from the Government of Goa. Adequate utility space for the dustbin, transformer, water tank etc. should be reserved within the plot area.
38. Applicant should construct drainage for rain water of 1.5 meter width by the side of the plot before starting construction of the building.

Party paid the construction licence fees of Rs.26,470/- by Receipt No.254/55, dated 20/11/2017.

THIS LICENCE IS VALID FOR A PERIOD OF THREE YEARS FROM THE DATE OF ISSUES OF THIS LICENCE RENEWAL IF REQUIRED SHALL BE APPLIED WITHIN THE PERIOD OF THE VALIDITY OF THE LICENCE.

20/11/17

SARPANCH
VILLAGE PANCHAYAT
BALLI ADNEM
QUEPEM GOA

SECRETARY
VILLAGE PANCHAYAT
BALLI ADNEM
QUEPEM GOA

Copy to: