

Ref. No. *D1/5124/4/MTP/15/1175*  
Town & Country Planning Dept.  
Government of Goa  
2nd Floor, Galvani Center  
Lisboa-da-Goa, Goa  
Date: *16/12/2015*

Office of the Town Planner,  
Town and Country Planning Deptt.  
Mormugao-Goa.

#### TECHNICAL CLEARANCE ORDER

Technical Clearance is hereby granted for construction of residential villas as per the enclosed approved plans in the property zoned as **Settlement** as per O.D.P. for Mormugao Taluka 2001 and RP 2021 situated at **Pale** Village bearing **Survey No. 51/4** with the following Conditions:-

1. Construction shall be strictly as per the approved plans. No changes shall be affected in the approved plans/approved built spaces without the prior permission of this Authority.
2. The permission granted shall be revoked if any information, plans, calculations, documents and any other accompaniments of the application are found incorrect or wrong at any stage after the grant of the permission and the application will not be entitled for any compensation.
3. The development permission will not entitle the applicant for making/laying any claim on water and any other connection from the Government of Goa.
4. The Development/applicant should display a sign board of minimum size 1.00 mts x 0.50 mts with writing in black color on a white background at the site, as required under the Regulations.
5. The applicant shall obtain Conversion Sanad under the Goa Land Revenue Code, 1988, before the commencement of any development/construction as per the permission granted by this order
6. The commencement and the completion of the work shall be notified to the authority in writing in appropriate forms.
7. Completion order in Appendix-C6 has to be obtained from the TCP office before applying for Occupancy Certificate from the licensing authority.
8. Storm water drain should be constructed along the boundary of the affected plot abutting to the road.
9. Adequate Utility space for the dustbin, transformer etc. should be reserved within the plot area.
10. The Ownership of the property and the traditional access if any passing through the property shall be verified by the Village Panchayat Office before issue of construction licence.

11. The Village Panchayat shall not issue any trade licence in the stilt floor/garage and shall be strictly used for parking of vehicles only.
12. All the setbacks shown in the approved site plan has to be strictly maintained.
13. No completion order in Appendix C6 shall be issued, if the construction is carried out in violation of the approved plan.
14. Stilt parking and garage shall be strictly used for the purpose of parking of vehicles only.
15. Shops shall be strictly used for soft commercial purpose only.
16. Adequate arrangement shall be made for the collection of garbage and its safe disposal at the satisfaction of the Village Panchayat.
17. This Technical Clearance order is issued with respect to NOC issued by Chief Town Planner under Section 17A of TCP Act vide office Note No. DH/5124/4/MTP/13-15/4622 dated 13/11/2015.

Applicant has paid the Infrastructure tax for an amount of Rs. 2,04,698/- (Rupees two lakhs four thousand six hundred and ninety eight only) vide challan No. 125/infra tax/MTP/2015 dated 15/12/2015.

Engineer who design the RCC structure of the project proponent is liable for structural designs and stability of the project, structural liability certificate dated 8/7/13 issued by **Eng. Deelip K. Kamat TCP Reg. No. SE/0035/2010**).

THIS ORDER IS ISSUED WITH REFERENCE TO THE APPLICATION DATED 24/10/2014 FROM MR AGNELO ALCASOAS.

THIS ORDER IS VALID FOR THREE YEARS FROM THE DATE OF ISSUE OF CONSTRUCTION LICENSE PROVIDED THE CONSTRUCTION LICENSE IS ISSUED WITHIN THE PERIOD OF THREE YEARS.

  
(Vertika Dagur)  
Town Planner

To,  
Mr. Agnelo Alcasoas.  
Queeny Nagar.  
Pale.

Copy to:-  
Village Panchayat of Velsao-Pale.  
Mormugao-Goa.