



ग्रामपंचायत कारापूर, सर्वण डिचोली-गोवा VILLAGE PANCHAYAT KARAPUR-SARVAN

TAL. BICHOLIM - GOA

PH. : 2364273

Ref. No. VP / KS / 2024-25 / 2231

Date : 16/02/2025

DEVELOPMENT PERMISSION/PROVISIONAL NOC

Provisional NOC is hereby granted to Errichter Infra Private Limited, Office at 701 unit, 7th Floor, 1 Aerocity Building, NIBR Compound, Mohili Village, Sakinaka, Safed Pool, Mumbai for proposed Sub – Division of land (Provisional) of Sy.No.176/1 of Karapur Village, approved Development Permission Order No. DC/8166/CARAPUR/BICH/TCP-25/270, dated 07/01/2025 under Section 44 of the Goa Town and Country Planning Act 1974 and in pursuance of Resolution No. 3/20 duly approved by the Village Panchayat Karapur - Sarvan in its meeting held on date 30/01/2025 and as per his application under Inward No. 1238 of V.P. Register dated 28/01/2025 for carrying out the:-

(a) Land Sub-division (Provisional)

Subject to the following conditions:-

1. The permission Recommended as per the plans hereby annexed.
2. Any Change to be effected to the approved plans prior permission has to be obtained from this office .
3. The development work has to undertake as per the plans approved with roads, plots etc. maintained as approved.
4. Ownership over the property may be verified by the panchayat.
5. N.O.C. from electricity dept. , as regards availability of power supply and from P.W.D. for making availability of water supply should be obtained and the same should be submitted at the time of final approval.
6. Verification of ownership with specific reference to tenancy position as on 2.11.1990 has to be made at your end before issue of permission /licence.
7. Traditional access if any passing through the property should be maintained for th satisfaction of local authority.
8. Conversion sanad should be obtained before obtaining final approval
9. Any other permission ,N.O.C. required under any other law, as applicable shall be obtained from concerned department
10. if any power line /cable is passing over/under the property NOC from electricity dept. ,shall be obtained prior to the commencement of development works.
11. plots should be clearly demarcated with district , boundary stones and the dimension and area of each plot should be clearly mentioned.
12. Road , open spaces and drains have to be developed as per the required standardand for the purpose of development .



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Ref. No. VP / KS / 2024-25 / 223 /

Date : 10/02/25

2

13. Final N.O.C has to be obtained from this office before sale of plots.
 14. Electricity and water supply main connection are to be made available outside of every plot, pipeline should be laid as per P.W.D specification.
 15. N.O.C. from electricity dept. /P.W.D. (Roads) and water should be obtained .
 16. All road with in layout or sub division shall be of macadam with black top and shall follow the relevant P.W.D. Specification
 17. All roads right of way of way shall have the carriage ways and other width determined in the following table
- | R/W of roads (mts) | 6.00 | 8.00 | 10.00 | 15.00 | 20.00 |
|---|-------------------------|----------------------|----------------------|----------------------|----------------------|
| Carriage width(mts) | 3.50 | 3.50 | 6.80 | 09.00 | 12.00 |
| Shoulder width/ Footpath width (mts) | 1.10 on each side | 1.95 on each side | 1.30 on each side | 2.70 on each side | 3.70 on each side |
| Width or road side Drains (cms) | 30 | 30+30 | 30+30 | 30+30 | 30+30 |
18. Road separator is to be provided for roads having R/W of 15:00 mts and above. In sloping road side drains may be provided only on one side i.e on higher side across the slope.
 - 19 All roads concern should be worked out the smooth curve of 3.0mts radius for roads up to 1.0 mts and 5.mts radius for section invoicing roads of different R/W the concern should be worked out as per specification prescribed for the roads having wider R/W.
 20. All such roads shall be treated as public roads .
 21. All drains should have adequate slope to facilitate surface water drainage effectively.
 22. All drain should be lined / cemented and finished as per the P.W.D. Specification constructed on one side for roads up to 6. Mts R/W and on both the side for wider roads shall be P.C.C. (1:3:6) at bottom lines with P.C.C or another approved material of cross section of 0.30x0.3 mts of as otherwise approved
 23. Cross drain and culverts shall be provided as per the site conditions whenever required of pipes lines of minimum 300 mm diameter masonry with PCC lining at the bottom.
 24. If any cutting or filling of low-lying land is involved prior permission as per section 17-A needs to be obtained.
 25. Rights of the mundkarials & Occupants rights shall be protected strictly if any.
 26. Necessary NOCs if required from concern authority may be obtained.
 27. Proposed 10.00mts.wide road from the main Bicholim Sankhlim road to applicant plot shall be developed/ tarred before applying for final N.O.C.

Cont...Page 3...



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----- 3 -----

THIS PROVISINAL NOC IS VALID FOR A PERIOD OF THREE YEARS FROM THE DATE OF ISSUE OF THIS LICENCE. RENEWAL IF REQUIRED SHALL BE APPLIED WITHIN THE PERIOD OF THE VALIDTY OF THE LICENCE.

HE/SHE HAS PAID THE LICENCE FEES TO THE TUNE OF RS.58836 = 00 (Rupees Fifty
Eight Thousand Eight Hundred Thirty Six Only) VIDE RECEIPT NO. -----

DATED

This carries the embossed seal of Panchayat Office of Village Panchayat Karapur – Sarvan, Bicholim – Goa.

Seen
(Smt. Tanvi T. Sawant)
V.P. Sarpanch
V.P. Karapur – Sarvan
Karapur Sarvan



Yours Faithfully,
(Shri. Mahadev R. Naik)
V.P. Secretary
V.P. Karapur - Sarvan
Karapur Sarvan

To,
Errichter Infra Private Limited,
Office at 701 unit, 7th Floor, 1 Aerocity Building,
NIBR Compound, Mohili Village, Sakinaka ,
Safed Pool, Mumbai

Copy to :- 1.. The Town Planner, Town & Country Planning Dept., Bicholim – Goa,... for information.