

MORMUGAO PLANNING AND DEVELOPMENT AUTHORITY
VASCO DA GAMA, GOA

Ref. No. MPDA/1A-D-24/2017-18/26.

Date: 09/07/2018

DEVELOPMENT PERMISSION
under Section 44 of the Goa Town and Country Planning Act, 1974

Development permission is hereby granted for carrying out the, **Construction of Multi family dwelling** as per the enclosed approved plans in the property zoned as 'C-1' Zone in **ODP-2026** and situated at **Vasco city, Mormugao Taluka bearing Chalta no. 145, P.T. sheet No. 125** of approved Development Permission order no. **MPDA/1A-D-24/07-08/778**, dated **01/08/2007** on the following conditions:-

1. Construction shall be strictly as per the approved plans. No changes shall be effected 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 applicant will not be entitled for any compensation.
3. The Permission shall be revoked if found expedient to such an action under the provision of Section 50 of the Goa Town and Country Planning Act, 1974.
4. The Development Permission is issued having regards to Section 44(4)(i)(ii)(iii)(iv), Section 42 and Section 134 of TCP Act, 1974.
5. The Development Permission will not entitle the Applicant for making/ laying any claim on water and any other connection from the Government of Goa.
6. The Developer/Applicant should display a sign board of minimum size 1.00 mtrs. x 0.50 mtrs. in writing in black color on a white background at the site, as required under the Regulations.
7. All the setbacks shown in the approved site plan has to be strictly maintained.
8. The soak pit should not be located within a distance of 15.00 mtrs. from any other existing well in the plot area/plan.
9. The commencement and the completion of the work shall be notified to the Authority in writing in appropriate forms.
10. Completion Certificate has to be obtained from this Authority before applying for Occupancy Certificate from the licensing Authority.
11. Storm water drain should be constructed along the boundary of the effected plot abutting to the road.
12. Adequate Utility space for the dustbin, transformer, etc. should be reserved within the plot area.
13. In case of any cutting of sloppy land or filling of low-lying land, beyond permissible limits, prior permission of the Chief Town Planner shall be obtained before the commencement of the works as per the provisions of Section 17(A) of the Goa Town and Country Planning Act, 1974.
14. Traditional access and natural water drain if any passing through the property shall not be blocked and to be maintained to the satisfaction of the local Authority.

15. Trees if any, shall be cut with prior permission of the concerned Authority.
16. If HT/LT line are passing through the property, NOC from Electricity Department shall be obtained by the Applicant, prior to putting the foundation of construction. Demarcation of road alignment in case of plot sub-division.
17. In case of high rise building, NOC from the Directorate of 'Fire Fighting Services' to be obtained by the applicant & produced along with application for Completion certificate to this Authority.
18. In case the plot is falling within the Funnel zone, NOC from the Civil Aviation Authorities may be obtained and produced at the time of applying of Completion Certificate.
19. The applicant shall obtain Conversion Sanad under The Goa Land and Revenue Code, 1968 before the commencement of any development/construction as per permission granted by this order.
20. Stilt floor has to be used for parking of vehicle only and shall not be enclosed at any point of time.
21. Infrastructure tax has been paid vide Chalan no. 2017-18/111, dated 23/03/2018 for an amount of Rs. 15,69,272/-.
22. Structural Liability certificate issued by Eng. Mr. Vidhyadhar Kakodkar, Reg. No. SE/0042/2010 dated 21/03/2018.

This Development permission is issued with the concurrence of the Chief Town Planner (Planning).

THIS PERMISSION IS ISSUED WITH REFERENCE TO THE APPLICATION DATED 28/02/2018 UNDER SECTION 44 OF THE GOA TOWN & COUNTRY PLANNING ACT, 1974, TO **MR. UMESH DESAI**.

THIS PERMISSION IS VALID FOR THREE YEARS FROM THE DATE OF ISSUE OF CONSTRUCTION LICENCE, PROVIDED THE CONSTRUCTION LICENCE IS ISSUED WITHIN THE PERIOD OF THREE YEARS.

To,
Mr. Umesh Desai,
Hotel Urvarshi,
F. L. Gomes Rd.,
Vasco da Gama.



(Vertika Dagur)
MEMBER SECRETARY

Copy to:-

1. The Chief Officer, MMC, Vasco da Gama, Mormugao, Goa.
2. O/c.
3. Guard file.

*mn

MORMUGAO PLANNING AND DEVELOPMENT AUTHORITY
VASCO DA GAMA, GOA

Ref. No. MPDA/1A-D-24/2018-19/1091

Date: 11/12/2018

DEVELOPMENT PERMISSION

Under Section 44 of the Goa Town and Country Planning Act, 1974

Development permission is hereby granted for carrying out the **Construction of Multi family dwelling (Revised)** as per the enclosed approved plans in the property zoned as 'Partly C-1 & Partly S-1' Zone in **ODP-2026** and situated at **Vasco city, Mormugao Taluka** bearing **Chalta no. 145, P.T. sheet no. 125** of approved Sub-Division vide order no. **MPDA/1A-D-24/2018-19/26**, dated **04/04/2018** on the following conditions:-

1. Construction shall be strictly as per the approved plans. No changes shall be effected 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 applicant will not be entitled for any compensation.
3. The Permission shall be revoked if found expedient to such an action under the provision of Section 50 of the Goa Town and Country Planning Act, 1974.
4. The Development Permission is issued having regards to Section 44(4)(i)(ii)(iii)(iv), Section 42 and Section 134 of TCP Act, 1974.
5. The Development Permission will not entitle the Applicant for making/ laying any claim on water and any other connection from the Government of Goa.
6. The Developer/Applicant should display a sign board of minimum size 1.00 mtrs. x 0.50 mtrs. in writing in black color on a white background at the site, as required under the Regulations.
7. All the setbacks shown in the approved site plan has to be strictly maintained.
8. The soak pit should not be located within a distance of 15.00 mtrs. from any other existing well in the plot area/plan.
9. The commencement and the completion of the work shall be notified to the Authority in writing in appropriate forms.
10. Completion Certificate has to be obtained from this Authority before applying for Occupancy Certificate from the licensing Authority.
11. Storm water drain should be constructed along the boundary of the effected plot abutting to the road.
12. Adequate Utility space for the dustbin, transformer, etc. should be reserved within the plot area.
13. In case of any cutting of sloppy land or filling of low-lying land, beyond permissible limits, prior permission of the Chief Town Planner shall be obtained before the commencement of the works as per the provisions of Section 17(A) of the Goa Town and Country Planning Act, 1974.
14. Traditional access and natural water drain if any passing through the property shall not be blocked and to be maintained to the satisfaction of the local Authority.

15. Trees if any, shall be cut with prior permission of the concerned Authority.
16. If HT/LT line are passing through the property, NOC from Electricity Department shall be obtained by the Applicant, prior to putting the foundation of construction. Demarcation of road alignment in case of plot sub-division.
17. In case of high rise building, NOC from the Directorate of 'Fire Fighting Services' to be obtained by the applicant & produced along with application for Completion certificate to this Authority.
18. In case the plot is falling within the Funnel zone, NOC from the Civil Aviation Authorities may be obtained and produced at the time of applying of Completion Certificate.
19. The applicant shall obtain Conversion Sanad under The Goa Land and Revenue Code, 1968 before the commencement of any development/construction as per permission granted by this order.
20. Stilt floor area has to be used for parking of vehicle only and shall not be enclosed at any point of time.
21. An adequate opening at the bottom of the compound wall shall be kept, so that no cross drainage is blocked for the free flow of water, so as to avoid the stagnation of water in whatever form.
22. Gate of Compound wall should be open towards inwards & not outward on to the road.
23. Applicant shall dispose its construction debris at his/her own level and/or the same shall be taken to the designated site as per the disposal plan given by the applicant in the Affidavit to be produce to the Corporation/Municipal Council/Village Panchayat.
24. Infrastructure tax paid vide challan no. 2017-18/111, dated 023/03/18 for an amount of Rs. 15,69,272/-.
25. Structural Liability certificate issued by Eng. Vidhyadhar Kakodkar, Reg. No. SE/0042/2010 dated 26/10/2018.
26. This Development permission is issued in partial modification to the earlier Development permission issued vide order no. MPDA/1A-D-24/2018-19/26, dated 04/04/2018.

THIS PERMISSION IS ISSUED WITH REFERENCE TO THE APPLICATION DATED 22/10/2018 UNDER SECTION 44 OF THE GOA TOWN & COUNTRY PLANNING ACT, 1974, TO MR. UMESH DESSAI.

THIS PERMISSION IS VALID FOR THREE YEARS FROM THE DATE OF ISSUE OF CONSTRUCTION LICENCE, PROVIDED THE CONSTRUCTION LICENCE IS ISSUED WITHIN THE PERIOD OF THREE YEARS.

To,
✓ Mr. Umesh Dessai,
Hotel Urvashi,
F. L. Gomes Rd., Vasco da Gama.



(Vertika Dagur)
MEMBER SECRETARY

- Copy to:-
1. The Chief Officer, MMC, Vasco da Gama, Goa.
 2. O/c.
 3. Guard file.


*mn



Government of India
Form GST REG-06
[See Rule 10(1)]

Registration Certificate

Registration Number : 30ACGPD7220B1ZL

1.	Legal Name	UMESH VITHOBA DESAI			
2.	Trade Name, if any	UMESH VITHOBA DESAI			
3.	Constitution of Business	Proprietorship			
4.	Address of Principal Place of Business	H NO. 20/676/E, CHICALIM, VASCO, South Goa, Goa, 403711			
5.	Date of Liability	07/05/2019			
6.	Period of Validity	From	07/05/2019	To	NA
7.	Type of Registration	Regular			
8.	Particulars of Approving Authority	Goa			
Signature					
Name		Ashvita Goltekar			
Designation		State Tax Officer			
Jurisdictional Office		Vasco			
9.	Date of issue of Certificate	08/05/2019			
Note: The registration certificate is required to be prominently displayed at all places of business in the State.					

This is a system generated digitally signed Registration Certificate issued based on the approval of application granted on 08/05/2019 by the jurisdictional authority.



सत्यमेव जयते

Annexure A

GSTIN	30ACGPD7220B1ZL
Legal Name	UMESH VITHOBA DESAI
Trade Name, if any	UMESH VITHOBA DESAI

Details of Additional Places of Business

Total Number of Additional Places of Business in the State 0



सत्यमेव जयते

Annexure B

GSTIN 30ACGPD7220B1ZL
 Legal Name UMESH VITHOBA DESAI
 Trade Name, if any UMESH VITHOBA DESAI

Details of Proprietor

1



Name UMESH VITHOBA DESAI
 Designation/Status PROPRIETOR
 Resident of State Goa