



VILLAGE PANCHAYAT TIVIM

BARDEZ – GOA

PH:- 2298595

RefNo.VP/T/F. 27/22-23/ 1343

Date: ..8..-08-2022

CONSTRUCTION LICENSE

Mr. UDAY PURUSHOTTAM SAWANT resident of Auchitvaddo, Tivim, Bardez, Goa is hereby granted permission for **Construction of Residential Villas (1 to 8) (8 NOS) and Compound Wall** in survey no. 557/7-B, at Tivim, Bardez, Goa, in terms of resolution no. XIV/4/A , taken in the Panchayat Meeting dated 18-06-2022.

1. The applicant shall strictly comply all the conditions imposed in the Development Permission/Order NoTPB/7372/TIV/TCP-22/1527, dated 23-03-2022, Issued by the Technical Clearance Order issued by the Town and Country Planning Department Mapusa.
2. The applicant shall notify the Panchayat for giving the alignment of the building.
3. The construction should maintain the minimum prescribed horizontal and vertical clearances from any overhead electrical line passing adjacent to the construction.
4. All RCC/Structural works shall be designed and supervised by the Engineer who has signed the structural Liability Certificate submitted to the Panchayat.
5. NO material for construction or earth from excavation or any other construction material shall be stacked on the Public roads.
6. The Building should not be occupied unless the occupancy certificate is obtained from the Panchayat.
7. The construction license 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.
8. The applicant should construct a separate soak pit in order to derivate in the sullage water.
9. Any soak pit should be constructed at a minimum distance of 15 meteres away from any well.
10. The ventilation pipe of the septic tank should be provided with a mosquito net.
11. The Applicant should connect the pipelines from their latrines/WC's to the sewerage line at their own cost, when the sewerage line is commissioned.
12. The applicant should fix a board at a prominent place whenever the construction is started, indicating the number, the date and the authority for which the license for development work has been granted.
13. All the building material and other rubbish should should be cleared from the construction site before applying for the occupancy certificate.
14. Water storage tanks shall be provided with mosquito proof lids and overflow pipes. The tanks should be provided with access ladders wherever necessary.



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15. The drains surrounding the plot is any should be constructed with PCC and should be covered with removable RCC slabs of sufficient thickness.
16. 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.
17. The applicant should provide a dustbin at a convenient place accessible for the Municipal/Panchayat vehicle for collection of garbage.
18. Road widening area shall be asphalted to the existing road level before applying for occupancy certificate.
19. Garages and Parking areas shown in the approved plan shall be strictly used for parking purposes only and should be easily accessible to vehicles. No commercial activities shall be allowed in these areas.
20. Access upto the entrance of the building is to be paved and is provided with drainage facilities.
21. Space for parking of vehicles is clearly demarcated on the ground.
22. Fire Escape staircase, is applicable shall be constructed as indicated in the approved plans.
23. All internal courtyards should be provided with drainage outlet.
24. The applicant should maintain all existing natural drains in the plot and should not block them at any stage.
25. No soak pit or other structures should come in the road widening area.
26. The plot boundary should be cordoned off by continuous sheet fencing either of wood or metal during the construction period.
27. The adequate arrangement for collection and disposal of solid waste generated within the complex shall arranged to satisfaction of this panchayat.
28. Adequate openings at the bottom of compound shall be kept, so that no cross drainage is blocked.
29. The gates of the compound wall shall be open inwards only, unless the gate is recessed into the plot to a depth, which will not cause the gate to protrude beyond the compound wall line.
30. The said house should be used for residential/commercial purpose only as per the the Technical Clearance issued.
31. In case of corner plots, the height of the compound wall shall be closed type upto 0.90mts and open type above that for a distance of 9mts from the tangents point.

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32. The gate shall be placed after leaving 15mts on either side from the tangents point. If the length of the plot is less than 15mts, it shall be located at the forthest end of the plot. Applicable to plots facing roads of 10.00 mts. Wide and above.
33. Storm water drain should be constructed along the boundary of the effected plot abutting To the road.
34. The applicant should provide a dustbin at a convenient place accessible for the Panchayat Vehicle For collection of garbage.
35. All internal courtyards should be provided with drainage outlet.
36. The applicant should maintain all existing natural drains in the plot and should not block them at any stage.
37. Gradient of the ramps to the stilt floor parking should not be exceed 1:6
38. This Technical Clearance is issued for compound wall length of 162.50 running mts. Only.
39. The Developer/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.
40. Occupancy certificate should be taken from this office after completion of work of construction of Residential Villas (8 NOS).

THIS LICENSE IS VALID FOR A PERIOD OF Three YEARS FROM THE DATE OF THE ISSUE OF THIS LICENSE RENEWAL IF REQUIRED SHALL BE APPLIED WITHIN THE PERIOD OF THE VALIDITY OF THE LICENSE. From ..08..-08-2022 to ..01..-08-2025.

He has paid Rs.1,27,481/- (Rupees One Lakh Twenty Seven Thousand Four Hundred Eighty One Only) as construction license fees and labourcess of Rs. 2,55,062/- (Rupees Two Lakhs Fifty Five Thousand Sixty Two Only) vide receipt no. 77/98, dated 8/8/2022.

This carries the embossed seal of this Panchayat Office Tivim.

(Mr. Dhraj Govekar)
Secretary
Village Panchayat Tivim.

Copy to: The Town Planner Town & Country Planning Dept. Mapusa, for information.

