

OFFICE OF THE
DY. COLLECTOR/SDO, MORMUGAO,
VASCO DA GAMA, GOA.

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File No. 11/DYC-MOR/CONV/57/2018 /1622

Dated: 16/07/2019.

- Read:**
- 1 Application dated 14/08/2018 of Mrs. Rosaria Rodrigues & Others through POA Shri Umesh Shinde, R/o. H.No. 33, Near Datta Mandir, Orulem, Vasco, Goa.
 - 2 Report No.5/SGF/CONV/339/2018-19/1672 dated 01/10/2018 from Asst. Conservator of Forests, South Goa Division, Margao, Goa.
 - 3 Report No.DH/6151/1/MTP/2018/728 dated 11/09/2018 from Town Planner, Town & Country Planning Dept., Mormugao, Vasco da Gama, Goa.
 - 4 Report No. MAM/MOR/AK/CONV/03/2018/1713 dated 07/09/2018 from the Mamlatdar of Mormugao Taluka, Vasco da Gama, Goa.
 - 5 No. 2/ISLR/MOR/CONV/39/2018/485 dtd. 29/11/2019 of Inspector of Survey & Land Records, City Survey, Vasco.
 - 6 e-Challan Ref. No. 93/2018-19 dated 01/03/2019 amounting to Rs. 2,80,000/- fee towards conversion of land and vide e-Challan Ref. No. 94/2018-19 dated 01/03/2019 amounting to Rs. 1,32,000/- towards penalty for illegal conversion of land.

S A N A D

S C H E D U L E - II

(See Rule 7 of the Goa Daman and Diu Land Revenue (Conversion of use of land and non agricultural Assessment)

Whereas an application has been made to the Collector of Goa (hereinafter referred to as "the Collector" which expression shall include any Officer whom the Collector shall appoint to exercise and perform his powers and duties under this grant) under Section 32 of the Goa Daman and Diu Land Revenue Code 1968 (hereinafter referred to as "the said code" which expression shall where the context so admits include the rules and orders there under) by **Mrs. Rosaria Rodrigues & Others through POA Shri Umesh Shinde, R/o. H.No. 33, Near Datta Mandir, Orulem, Vasco, Goa**, being the occupant of the plot registered under **Chalta No. 50 of P.T. Sheet No. 136 of Vasco city of "Mormugao Taluka"** (hereinafter referred to as "the applicant" which expression shall, where the context so admits include his/her heirs, executors, administrators and assigns) for the permission to use the plots of land (hereinafter referred to as the "said plot") described in the Appendix -I, hereto, forming a part of **Chalta No. 50 of P.T. Sheet No. 136**, admeasuring **350.00 sq.mtrs** be the same a little more or less for the purpose of "**Commercial**" use only.

Now, this is to certify that the permission to use for the said plots is hereby granted, subject to the provision of the said code and rules there under and on the following conditions namely:-

1. "**NOC** is to be obtained from the Flag Officer, Commanding Goa Area (For Staff Officer 'Aviation'), Headquarters Goa Naval Area, Vasco-da-Gama, Goa, 403 802 prior to under taking any construction in the land so converted".
2. **Leveling and clearing of the land:-** The applicant shall be bound to level and clear the land sufficiently to render suitable for the **particular non-agricultural** purpose for which the permission is granted to prevent non-sanitary conditions.
3. **Assessment:-** The applicant shall pay the **non-agricultural** assessment when fixed by the Collector under the said code and rules there under with effect from the date of this Sanad.
4. **Use:** The applicant shall not use the said land and building erected or to be erected thereon for any purpose other than **Commercial**/any other non-agricultural purpose, without the previous sanction of the Collector.
5. **Liability for rates:** The applicant shall pay all taxes, rates and cases leviable on the said land.
6. **Code Provisions applicable:** Save as herein provided the grant shall be subject to the provision of the said Code and rules there under.
 - (a) In case inadvertently if there is any mistake in calculating the fees for conversion payable or there is revision of fees before issuance of challan, the applicant hereby undertakes to pay the difference alongwith simple interest of 12% per annum calculated from the date of issuance of original challan till the date of payment thereof. The failure or refusal on part of the applicant or successor interest thereof in affecting the payment, shall give liberty to the undersigned to revoke the said sanad and recover the balance as arrears of land Revenue from applicant.

p.t.o.

7. **Penalty clause:**

- (a) If the applicant contravenes any of the forgoing conditions the Collector may, without prejudice to any other penalty to which the applicant may be liable under the provisions of the said Code continue the said plot in the occupation of the applicant on payment of such fine and assessment as he may direct.
- (b) Notwithstanding anything contained in sub-clause (a) it shall be lawful for the Collector to direct the removal or alteration of any building or structure erected or used contrary to the provisions of this grant within such time as specified in that behalf by the Collector, and on such removal or alteration not being carried out and recover the cost of carrying out the same from the applicant as an arrears of land revenue.

A P P E N D E X - I								
Length & Breadth		Total Superfi cial Area (Sq.mt s)	Forming (Part of) Chalta No./P.T. Sheet. No. .	BOUNDARIES				Remarks
North to South	East to West			North	South	East	West	
1.	2.	3.	4.	5.	6.	7.	8.	9.
24.30 Mtr.	21.20 Mtr.	350.00 Sq. Mtrs.	50(PT)/ 136	ROAD	Chalta No./P.T. Sheet. No. 53/136	ROAD	Chalta No./P.T. Sheet. No. 49/136	There exists 2 new strctures of laterite stone walls and mangalore roof tiles admeasuring an area of 33.00 Sq.Mtrs. The proposed area for conversion is 350.00 Sq. Mtrs.

Remarks:

- The Conversion is recommended for **Commercial** use only.
- Applicant has paid conversion fee on 01/03/2019 in SBI Vasco of Rs. 2,80,000/- vide e-Challan Ref.No. 93/2018-19 dated 01/03/2019 and vide e-challan Ref.No 94/2018-19 dated 01/03/2018 amounting to Rs. 1,32,000/- towards penalty for illegal conversion.
- The right of Way of access serving the plot under reference is 10.00 mts and 6.00 mts. on Northern side and 10.00 mts on Eastern side, hence front setback of minimum 5.00 mts + 3.00 mts = 8.00 mts shall be kept from centre line of the road for Secondary Development.
- Traditional access, passing through the plot if any shall be maintained.
- Any further development in the plot shall be strictly as per the Rules in Force.

In witness where of the Dy.Collector/SDO, Mormugao of Goa, has hereinto set his hand and the seal of his office on behalf of the Administrator of Goa, Daman and Diu and the applicant by **Mrs. Rosaria Rodrigues & Others through POA Shri Umesh Shinde, R/o. H.No. 33, Near Datta Mandir, Orulem, Vasco, Goa** here also hereinto set his hand on this 16th day of July, 2019.

Signature of the Applicants through
POA Shri Umesh Shinde



(Paresh M. Faldessai)
Deputy Collector/S.D.O.,
Mormugao, Vasco da Gama, Goa.

Name, Signature and Designation of Witnesses

- Esmeralda M. Barretto
- LAKHAN M. KURMAL

Signature of Witnesses

We declare that **Mrs. Rosaria Rodrigues & Others through POA Shri Umesh Shinde, R/o. H.No. 33, Near Datta Mandir, Orulem, Vasco, Goa**, who has signed this Sanad is/are, to our personal knowledge, the person he/she represent himself to be and that he/she has affixed his/her signature hereto in our presence.

Name, Signature and Designation of Witnesses:

- Esmeralda M. Barretto
- LAKHAN M. KURMAL

Signature of Witnesses

To,
Mrs. Rosaria Rodrigues & Others through POA Shri Umesh Shinde, R/o. H.No. 33, Near Datta Mandir, Orulem, Vasco, Goa.

Copy to:

- The Mamlatdar of Mormugao, Vasco da Gama, Goa.
- The Town Planner, O/o.Town and Country Planning Dept, Vasco da Gama, Goa.
- The Inspector of Survey and Land Records, Vasco da Gama, Goa.
- The Dy. Conservator of Forests, South Goa Division, Margao, Goa.
- The Chief Officer, Mormugao Municipal Council, Vasco, Goa.



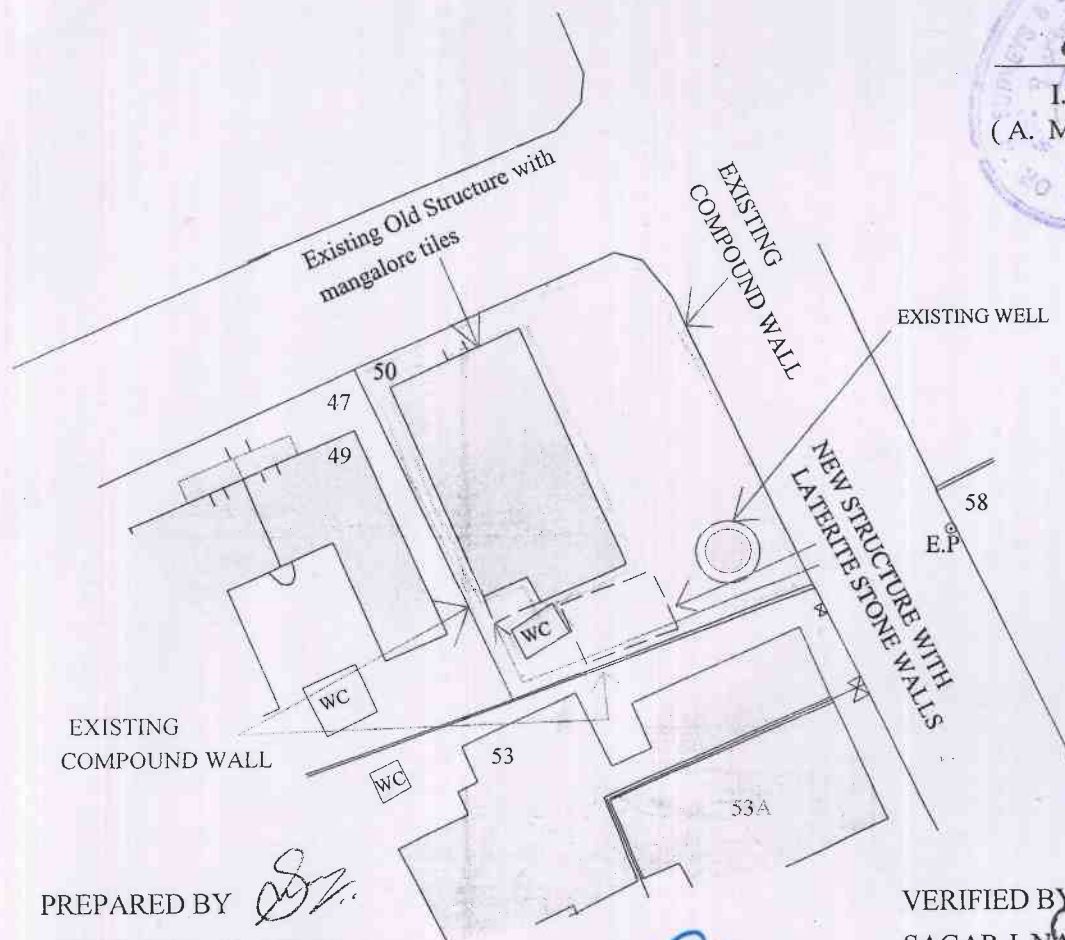
GOVERNMENT OF GOA
Directorate of Settlement and Land Records
Inspector of Surveys and Land Records
VASCO-DA-GAMA -GOA

PLAN

OF THE LAND BEARING CHALTA NO. 50, OF P.T.S NO. 136, SITUATED AT VASCO, CITY OF MORMUGAO TALUKA APPLIED BY ROSARIA RODRIGUES & OTHERS FOR CONVERSION OF LAND FROM AGRICULTURAL TO NON AGRICULTURAL VIDE ORDER NO. 11/DYC-MOR/CONV/57/2018/2699, DTD. 10/10/2018 ISSUED BY THE DY. COLLECTOR/SDO, MORMUGAO, VASCO DA GAMA.

SCALE : 1:500.

PROPOSED AREA FOR CONVERSION..... 350.00 SQ.MTS



PREPARED BY
SYDNEY XAVIER (F.S.)

VERIFIED BY
SAGAR J. NAVEELKAR (H.S.)

Dy Collector SDO
Mormugao, Vasco-da-Gama

File No.: 2/ISLR/CTS/VAS/CONV/39/2018

GOVERNMENT OF GOA
OFFICE OF THE INSPECTOR OF SURVEYS & LAND RECORDS ,VASCO
SCHEDULE II
APPENDIX I

REF NO:- 11/DYC-MOR/CONV/57/2018/2699 DATED 10/10/2018
File No:- 2/ISLR/CTS/VAS/CONV/39/2018

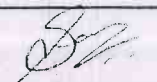

Inspector Of Surveys & Land Records
Checked By.....

City :- Vasco

Taluka:- Mormugao

Sr.No	Length & Breadth		Total Superficial Area In Sq. Mtr.	Forming (Part Of) Chalta No./ P.TS. No.	Boundaries				Remarks
	North To South	East To West			North P. T.S. No./ Chalta No.	South P. T.S. No Chalta No	East P. T.S. No./ Chalta No.	West P. T.S. No./ Chalta No.	
1	2	3	4	5	6	7	8	9	10
1	24.30	21.20	350.00	50(PT)/136	ROAD	53/136	ROAD	49/136	There exists 2 new structures of laterite stone walls and mangalore roof tiles admeasuring an area of 33.00 Sq Mtrs. The proposed area for conversion is 350.00 Sq Mtrs.

PLACE:- VASCO-DA-GAMA ,GOA
DATE:- 13/11 /2018


FIELD SURVEYOR