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OFFICE OF THE VILLAGE PANCHAYAT CHICALIM.
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Licence No. VP/CHI/11/2016-17/57/2808

Date: 16.02.2017

Ref.:1. Construction Licence No. VP/CHI/11/2014-15/327 dated 16.12.2014.

Licence is hereby granted to M/s Prabhu Realtors, Shop No. 1, Murgao Avenue, Vasco da Gama, for the Construction of Commercial/Multi-family Dwelling (Revision & Addition) Bid [REDACTED] as per the enclosed approval plans in the property zoned as 'C-1', Zone in the ODP situated at Dabolim, Village of Dabolim, of Mormugao Taluka, in Plot Nos. F-1a, F-1b, F-1c, F-1d, (F-1) under Survey No. 13/4, under approved Development Permission Order No. MPDA/9-P-94/2016-17/1455 dated 25.01.2017 in terms of Resolution No. 2 (12) dated 16.02.2017 and as per his application under No. VP/CHI/11/2999 of V.P. Register dated 08.02.2017. One copy of the plan concerned with the approval note carrying the embossed seal of this Panchayat, duly signed, returned to the interested party who shall comply with the following conditions:

1. (a) The applicant shall strictly comply with all the conditions imposed in the Development Permission Order No. MPDA/9-P-94/2016-17/1455 dated 25.01.2017 issued by the Mormugao Planning and Development Authority, Vasco da Gama.
- (b) As per the valuation report obtained and submitted to this office from Registered Consulting Engineer, **Rajeev M. Sukhthanker, Architect**, under Registration No. CA/91/14172 AR 0018, having his office at F-1, First Floor, Fatima Chambers, Nr. Fatima Convent, Margao, Goa. The estimated cost of the bldgs. works out as **Rs. 22,02,30,365=00 (Rupees Twenty Two Crore, Two Lakhs Three Thousand Three Hundred Sixty Five only)**
2. The construction should maintain the minimum prescribed horizontal and vertical clearance from the overhead electrical line passing adjacent to the construction
3. All RCC/Structural works shall be designed and supervised by the Engineer who has signed Structural Liability Certificate submitted to the Panchayat.
4. No material for construction or earth from excavation or any other construction material shall be stored on the Public roads.
5. The building should not be occupied unless the occupancy certificate is obtained from the Panchayat.
6. The construction licence 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 or material passed/approved or shown in the application on which the permit was based.
7. The applicant should construct a separate soak pit in order to derivate in the sullage water.
8. Any soak pit should be constructed at a minimum distance of 20 meters away from any well
9. The ventilation pipe of the septic tank should be provided with a mosquito net
10. The applicant should connect the pipelines from their latrines/WC's to the sewerage line at their own cost, whenever the sewerage line is commissioned.
11. The applicant should fix a board at a prominent place whenever the construction is started indicating number, the date and the authority for which the licence for development work has been granted
12. All the building material and other rubbish should be cleared from the construction site before applying for the Occupancy Certificate
13. Water storage tanks shall be provided with mosquito proof lids and over flow pipes. The tanks should be provided with access ladders wherever necessary.
14. The drains surrounding the plot if any should be constructed with PCC and should be covered with removable RCC slabs of sufficient thickness.
15. The applicant should gift the road widening area to the Village Panchayat before applying for Occupancy Certificate, if the applicant has utilized the extra FAR in lieu of the road widening area of the plot.
16. The applicant should plaster and paint the building internally as well as externally before applying for Occupancy Certificate Exposed brick/laterite/concrete/stones/ashlars masonry finish to building will be permitted.
17. The applicant should provide a dustbin at a convenient place accessible for the Panchayat vehicle collection of garbage.
18. Road widening area shall be asphalted to the existing road level before applying for occupancy certificate.
19. Access up to the entrance of the building is to be paved and is provided with drainage facilities.
20. Space for parking of vehicle is to be clearly demarcated on the ground.
21. No restaurant/bars will be permitted in the shops unless a separate soak pit is provided and confirming to the rules in force.
22. No commercial activities will be permitted in the shops unless a separate permission is obtained from the Panchayat.

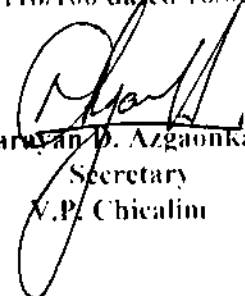
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23. All temporary sheds/existing buildings which are not shown in the plan have to be demolished. Before applying for Occupancy Certificate
24. Fire Escape staircases, if applicable shall be constructed as indicated in the approved plans
25. All internal courtyard should be provided with drainage outlet.
26. The applicant should maintain all existing natural drains in the plot and should not block them at any stage
27. No soak pit or other structures should come in the road widening area.
28. The plot boundary should be cordoned off by continuous sheet fencing either of wood or metal during construction period.
29. Drinking water well should be 20 meters away from any soak pit.
30. The construction of compound wall should not obstruct any pathway or any public access. The applicant shall make necessary arrangement for smooth flow of rain water by keeping adequate openings in the compound wall for the purpose.
31. No gates shall open outwards on the road. The gates shall open inwards only.
32. The construction of compound wall should be as per approved plan. The applicant shall inform the Panchayat after the completion of the compound wall
33. Disposal of garbage should be looked by the construction licence holder/site for the disposal of garbage should be earmarked within the plot area itself. And to Set up of Composting Unit for organic waste & Re-cycling station for inorganic waste.
34. All the conditions laid down in all original approvals from the concerned authorities should be strictly maintained and adhered.
 - a) If the construction work is not executed as per plans approved and statements therein
 - b) Wherever there is any false statement or any misrepresentation of any material wrong calculations/ documents in any incorrect or wrong at any stage.
 - c) If any of the conditions laid down on the permission are not abided with
 - d) If any dispute arises with respect to traditional access, Mundearial issue & Tenancy issue at any stage.

THIS LICENCE IS VALID FOR A PERIOD OF THREE YEARS FROM THE DATE OF ISSUE. RENEWAL IF REQUIRED HAS TO BE APPLIED BY THE APPLICANT, BEFORE EXPIRY OF THE PERIOD OF THE VALIDTY OF THE LICENCE.

Beginning from today he has paid the difference in Construction licence Rs. 505210/- (Rupees Five Lakhs Five Thousand Two Hundred Ten only), under this V.P. office Receipt No. 118/100 dated 16/02/2017

This carries the embossed seal of this Panchayat
Office of Village Panchayat Chicalim


(Narayan D. Azgaonkar)
Secretary
V.P. Chicalim

To,
M/s Prabhu Realtors,
Shop No. 1,
Murgao Avenue,
Vasco da Gama