OFFICE OF THE SENIOR TOWN PLANNER
TOWN & COUNTRY PLANNING DEPARTMENT,
SOUTH GOA DISTRICT OFFICE,
OSIA COMMERCIAL ARCADE,4TH FLOOR'B'WING
MARGAO-GOA.

REF:TPM/27990/const/Davor/3 DATE:- 115-A/1b/3646 7/6/18

TECHNICAL CLEARANCE ORDER

Technical Clearance is hereby granted for carrying out the work of proposed construction of: **Building (Revised Plan)** as per the enclosed approved plans in the property zoned as **Settlement** in **Regional Plan for Goa 2001 and 2021** and situated in survey no.**3, Sub-Div. 15-A** of **Davorlim** Village of Salcete Taluka with 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 development permission will not entitle the applicant for making/laying any claim on water and any other connection from the Government of Goa.

4. The Developer/applicant should display a sign board of minimum size 1.00mts. x 0.50mts. with writing in black colour on a white background at the site, as required under the Regulations

5. The applicant shall obtain Conversion Sanad under the Goa Land Revenue Code, 1968, before the commencement of any development/construction as per the permission granted by this order.

6. The soak pit should not be located within a distance of 15.00meters from any existing well in the surrounding area.

7. The commencement and the completion of the work shall be notified to the authority in writing in appropriate forms.

8. Completion Certificate has to be obtained from this Authority before applying for Occupancy Certificate from the licensing authority.

9. Storm water drain should be constructed along the effective property boundary and connected to the drain along the main village road.

10. Adequate Utility space for the dustbin, transformer etc. should be reserved within the plot area.

11. In case of any cutting of sloppy land or filling of low lying land, are involved, prior permission of the Chief Town Planner shall be obtained before the commencement of the works per the provisions of Section 17(A) of the Goa Town and Country Planning Act, 1974.

12. The Ownership of the property shall be verified by the licensing body before issuing the licence.

13. Verification of the tenancy position as on 2/11/1990 and thereafter shall be made by the licensing body before issuing the licence.

Contd/-

14. As regards complaints pertaining to encroachments, Judicial orders/directive and other legal issues, the same may be verified and confirmed by the concern Village Panchayat before issuing licence.

15. The set backs shown on the site plan shall be strictly maintained.

16. The Village Panchayat shall ensure about the availability of power and water supply and other required infrastructure before issuing licence.

17. The area under road widening shall be deemed to be public road and shall not be enclosed/encroached. Affidvit/undertaking in this regard shall be sworn before the Village Panchayat/PWD as the case may be on stamp paper of Rs.100/-.

18. This Technical Clearance Order is issued relying on the survey plan submitted to this office from the concerned authority. In case of any boundary dispute/encroachment if any shall be resolved by the applicant with clear demarcation of the boundaries from Survey Department. This office shall not be held responsible at any point of time as the said technical clearance order is only from planning point of view.

19. All conditions stipulated therein Technical Clearance Order dtd. 8/11/17 shall be strictly adhered too.

20. This Technical Clearance issued is in partial modification to the earlier approval granted vide no.TPM/27990/Const/Davor/3/15-A/17/4391 dtd. 8/11/2017.

THIS ORDER IS ISSUED WITH REFERENCE TO THE APPLICATION DATED **29/5/2018** FROM **SMT. ALKA V.DESHPANDE.**

THIS ORDER 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.

(M.N.Verenkar)
Dy.Town Planner

Note:Pursuant to this office assessment Order No.**TPM/27990/Const/Davor/3/15-A/2016/435/25/1/2016,**the applicant has paid the Infrastructure Tax of **Rs. 64,006/-(Rupees Sixty four thousand and six only**) vide challan no.**251** dtd. **6/10/2017.**

To,
Smt. Alka V.Deshpande,
Davorlim,Salcete-Goa.

Copy to:
The Sarpanch/Secretary,
Village Panchayat of **Davorlim,**
Salcete-Goa.

Emf/-7/6/18

OFFICE OF THE SENIOR TOWN PLANNER
TOWN & COUNTRY PLANNING DEPARTMENT,
SOUTH GOA DISTRICT OFFICE,
OSIA COMMERCIAL ARCADE, 4TH FLOOR'B'WING
MARGAO-GOA

REF:-TPM/27990/Const/Davor/3/15-A/2016/ 435 **DATE:-** 25/1/2016

TECHNICAL CLEARANCE ORDER

Technical Clearance is hereby granted for carrying out the work of proposed construction of: **Residential/Commercial Building & Two Shops** as per the enclosed approved plans in the property zoned as **Settlement** in **Regional Plan for Goa 2001 & 2021** and situated of survey no. **3/15-A** of **Davorlim** Village of Salcete Taluka with 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 development permission will not entitle the applicant for making/laying any claim on water and any other connection from the Government of Goa.
4. The Developer/applicant should display a sign board of minimum size 1.00mts. x 0.50mts. with writing in black colour on a white background at the site, as required under the Regulations.
5. The applicant shall obtain Conversion Sanad under the Goa Land Revenue Code, 1968, before the commencement of any development/construction as per the permission granted by this order.
6. The soak pit should not be located within a distance of 15.00meters from any existing well in the surrounding area.
7. The commencement and the completion of the work shall be notified to the authority in writing in appropriate forms.
8. Completion Certificate has to be obtained from this Authority before applying for Occupancy Certificate from the licensing authority.
9. Storm water drain should be constructed along the boundary of the effected plot abutting to the road.
10. Adequate Utility space for the dustbin, transformer etc. should be reserved within the plot area.
11. In case of any cutting of sloppy land or filling of low lying land are involved, prior permission of the Chief Town Planner shall be obtained before the commencement of the works per the provisions of Section 17(A) of the Goa Town and Country Planning Act, 1974.
12. The Ownership of the property shall be verified by the licensing body before issuing the licence.
13. Verification of the tenancy position as on 2/11/1990 and thereafter shall be made by the licensing body before issuing the licence.

TRUE COPY
For DISTRICT HOSPITAL PONDA

Contd/-

14. As regards complaints, pertaining to encroachments, Judicial orders/directive and other legal issues, the same may be verified and confirmed by the concern Village Panchayat before issuing licence.

15. The setbacks shown on the site plan shall be strictly maintained.

16. The Village Panchayat shall ensure about the availability of power and water supply and other required infrastructure before issuing licence.

17. The area under road widening shall be deemed to be public road and shall not be enclosed/encroached. Affidavit/undertaking in this regard shall be sworn before the Village Panchayat/PWD a s the case may be on stamp paper of Rs.100/-.

18. The existing structure shown to be demolition shall be demolished before applying for completion certificate.

19. Stilt parking shall be strictly used for the purpose of parking of vehicles of residents/occupants only and shall not be enclosed or converted for any other purpose besides parking and Village Panchayat shall ensure about the same.

20. Shops shall be strictly used for soft commercial use only.

21. The legality of the existing compound wall shall be confirmed by the Village Panchayat before issuing construction licence.

THIS ORDER IS ISSUED WITH REFERENCE TO THE APPLICATION DATED **29/10/2015** FROM **Mrs. Alka Vithal Deshpande.**

THIS ORDER 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.

(R.M.Borkar)
Town Planner

Note: Pursuant to this office assessment Order No.**TPM/27990/Const/Davor/3/15-A/16/212 dtd.13/1/2016** the applicant has paid the Infrastructure Tax of **Rs.1,01,640/- (Rupees One Lakh One Thousand Six Hundred Forty only)** vide challan no.**430** dtd.**18/1/2016.**

To,
Mrs. Alka Vithal Deshpande,
H.No. 49/A-1, Toleband,
Davorlim, Salcete-Goa.

Copy to:-
The Sarpanch/Secretary,
Village Panchayat of **Davorlim,**
Salcete-Goa.

DP/-22/1/15

OFFICE OF THE SENIOR TOWN PLANNER
TOWN & COUNTRY PLANNING DEPARTMENT,
SOUTH GOA DISTRICT OFFICE,
OSIA COMMERCIAL ARCADE,4TH FLOOR'B'WING
MARGAO-GOA.

REF:TPM/ 27990/Const/Dav08/3/15A/17/4391 **DATE:-** 8/11/17

TECHNICAL CLEARANCE ORDER

Technical Clearance is hereby granted for carrying out the work of proposed construction of: **Residential Building cum Commercial Building (Revised Plan)** as per the enclosed approved plans in the property zoned as **Settlement** in **Regional Plan for Goa 2001 and 2021** and situated in survey no.**3/15-A** of **Davorlim** Village of Salcete Taluka with 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 development permission will not entitle the applicant for making/laying any claim on water and any other connection from the Government of Goa.

4. The Developer/applicant should display a sign board of minimum size 1.00mts. x 0.50mts. with writing in black colour on a white background at the site, as required under the Regulations.

5. The applicant shall obtain Conversion Sanad under the Goa Land Revenue Code, 1968, before the commencement of any development/construction as per the permission granted by this order.

6. The soak pit should not be located within a distance of 15.00meters from any existing well in the surrounding area.

7. The commencement and the completion of the work shall be notified to the authority in writing in appropriate forms.

8. Completion Certificate has to be obtained from this Authority before applying for Occupancy Certificate from the licensing authority.

9. Storm water drain should be constructed along the boundary of the effected plot abutting to the road.

10. Adequate Utility space for the dustbin, transformer etc. should be reserved within the plot area.

11. In case of any cutting of sloppy land or filling of low lying land, are involved, prior permission of the Chief Town Planner shall be obtained before the commencement of the works per the provisions of Section 17(A) of the Goa Town and Country Planning Act, 1974.

12. The Ownership of the property shall be verified by the licensing body before issuing the licence.

13. Verification of the tenancy position as on 2/11/1990 and thereafter shall be made by the licensing body before issuing the licence.

Contd-

14. As regards complaints pertaining to encroachments, Judicial orders/directive and other legal issues, the same may be verified and confirmed by the concern Village Panchayat before issuing licence.

15. The set backs shown on the site plan shall be strictly maintained.

16. The Village Panchayat shall ensure about the availability of power and water supply and other required infrastructure before issuing licence.

17. The area under road widening shall be deemed to be public road and shall not be enclosed/encroached. Affidavit/undertaking in this regard shall be sworn before the Village Panchayat/PWD as the case may be on stamp paper of Rs.100/-.

18. The Technical Clearance issued is for revision to the earlier approval granted vide No. TPM/27990/Const/Davor/3/15-A/2016/435 dtd. 25/1/2016 and the condition laid therein shall be strictly adhered.

19. Garbage bins shall be provided within the complex for collection of garbage and necessary arrangements for disposal shall be made.

20. The open terraces proposed in the building shall be strictly kept open to sky and shall not convert for any other purpose.

21. The D.G.room and CCTV room allowed shall be strictly for the uses permitted and shall not be converted to any other purpose. The Village Panchayat shall ensure about the same.

THIS ORDER IS ISSUED WITH REFERENCE TO THE APPLICATION DATED **11/8/17** FROM **ALKA VITTAL DESHPANDE.**

THIS ORDER 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.

(R.M.Borkar)
Town Planner

Note:Pursuant to this office assessment Order no. **TPM/27990/Const/Davorlim/3/15-A/2016/435 dtd. 25/1/2016,** the applicant has paid the Infrastructure Tax **of Rs. 64,006/-(Rupees Sixty four thousand and six only) vide Challan no.251 dtd6/10/2017.**

To,
Alka Vittal Deshpande,
49-A1, Tolebando,
Davorlim,Salcete-Goa.

Copy to:
The Sarpanch/Secretary,
Village Panchayat of **Davorlim,**
Salcete-Goa.

Emf/-7/11/17