



OFFICE OF THE VILLAGE PANCHAYAT

ST. LAWRENCE, AGASSAIM

TISWADI - GOA.

Ref. No.: SP/SLA/2016-17/2272

Date: 28/2/2017

APPENDIX- C4

Village Panchayat Building Licence

Village Panchayat of St. Lawrence, Agassaim, Goa.

CONSTRUCTION LICENCE

Construction Licence No. VP/SLA/2016-2017/ dated 02/2017

Shri/Smt/Kum. M/s Linc Property Developers Ltd. from A2/2, New Horizons, D.B. Marg, Miramar-Goa 403001 of Tiswadi-Taluka is hereby granted licence for the construction of house situated at Village Mercurim in Sy. No. 150/1-D of Tiswadi Taluka in terms of the resolution No. 3(I) taken in the Panchayat meeting dated 13/32/2017, as per the plans in triplicate/duplicate attached to his/her application under inward no. 1699 dated 19/1/2017 one copy of the Plans concerned with the approval note carrying the embossed seal of this Panchayat and duly signed, is returned to the interested party, who shall comply with the following condition

1. The applicant shall strictly comply all the conditions imposed in the department Permission/Order No. Ref. No. TIS/7515/MER/TCP/2017/51 dated 12/1/2017 issued by the Town & Country Planning Department Patto, Panaji-Goa.
2. The applicant shall strictly comply all the conditions imposed in the department NOC No. UHCP/DHS/NOC/16-17/2891 dated 16/1/2017 issued by Health department
3. The applicant shall notify the Panchayat for giving the alignment of the building
4. The construction should maintain the minimum prescribed horizontal and vertical clearances from any overhead electrical line passing adjacent to the construction.
5. All RCC/Structural works shall be designed and supervised by the Engineer who has signed the structural Liability certificate submitted to the Panchayat.
6. No material for construction or earth from excavation or any other construction material shall be stacked on the public roads.
7. The building should not be occupied unless the occupancy certificate is obtained from the Panchayat.



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8. 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 of any material passed, approved or shown in the application on which the permit was based.
9. The applicant should construct a separate soak pit in order to derivate in the sullage water.
10. Any soak pit should be constructed at a minimum distance of 20 meters away from any well.
11. The ventilation pipe of the septic tank should be provided with a mosquito net.
12. 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.
13. 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 licence for development work has been granted.
14. All the building material and other rubbish should be cleared form the construction site before applying for the Occupancy certificate.
15. Water storage tanks shall be provided with mosquito proof lids and over flow pipes. The tanks should be provided with access ladders wherever necessary.
16. The drain surrounding the plot if any should be constructed with PCC and should be covered with removable RCC slabs of sufficient thickness.
17. The applicant should gift the road widening area to the Village Panchayat before applying for the Occupancy certificate, if the applicant has utilized the extra FAR in Lieu of the road widening affecting the plot.
18. The applicant should plaster and paint the building internally as well as externally before finish to buildings will also be permitted.
19. The applicant should provide a dustbin at a convenient place accessible for the Panchayat vehicle for collection of garbage.



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20. Road widening area shall be asphalted to the existing road level before applying for occupancy certificate.
21. 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.
22. Access up to entrance of the building is to be paved and is provided with drainage facilities.
23. Space for parking of vehicles is clearly demarcated on the ground.
24. No Restaurants/Bars will be permitted in the shops unless a separate soak pit is provided besides confirming to the rules in force.
25. No commercial activities will be permitted in the shops unless a separate permission is obtained from this Panchayat.
26. All temporary sheds/existing buildings shown to be demolished in the plan are demolished before applying for occupancy certificate
27. Fire Escape staircases, if applicable shall be constructed as indicated in the approved plans.
28. All internal courtyards should be provided with drainage outlet.
29. The applicant should maintain all existing natural drains in the plot and should not block them at any stage.
30. No soak pit or other structures should come in the road widening area.
31. The plot boundary should be cordoned off by continuous sheet fencing either of wood or metal during the construction period.
32. Drinking water well should be 20 meters away from any soak pit.
33. Before commencement of work the copy of Sanad shall be produced in the office of Village Panchayat St. Lawrence Agassaim.



Phone : 2218519

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THIS LICENCE IS VALID FOR A PERIOD OF THREE YEARS FROM THE DATE OF ISSUE OF THIS LICENCE. RENEWAL IF REQUIRED SHALL BE APPLIED WITHIN THE PERIOD OF THE VALIDITY OF THE LICENCE. HE/SHE HAD PAID THE RESPECTIVE TAX/FEE TO THE TUNE OF RS. 23,500/- BY RECEIPT NO. _____ DATED _____

Chavels
Sarpanch/Secretary

Village Panchayat of St. Lawrence Agassaim.

**SECRETARY
V. P. ST. LAWRENCE
AGASSAIM**



To,

M/s. Linc Property Developers Ltd.

A2/2, New Horizons, D.B. Marg,

Miramar-Goa 403001.

Copy to

- *(a) Member Secretary, Town & Country Planning and Department Authority
- *(b) Senior Town Planner, TCP Panaji-Goa.
- *(c) The Health Officer, Urban Health Centre, Panaji-Goa
- *(d) The Additional Director of Panchayats-I, Panaji-Goa....for information.