

# VILLAGE PANCHAYAT MULGAO

TALUKA: BICHOLIM GOA. 403 504

ग्रामपंचायत कार्यालय, मुळगाव

ता. डिचोली - गोवा. ४०३ ५०४

Ph.:0832-2215261

Ref. NO.: -VP/MULGAO/F-CONST. LICENCE/2020-21/ १९७७

Date: ०९/१०/२०२०

## PROVISIONAL CERTIFICATE

This is to certify that there is no any objection of this village Panchayat Mulgao to Usha Padwal & Others POA by Vallabh Salkar Omnimind Synergies LLP, Sastiwada, Bicholim-Goa. For Proposed sub-divisin of land (Provisional) bearing survey No. 192/1 (Part) of Mulgao village Taluka Bicholim-Goa.

This certificate is issued as per the plan approved by Town & Country Planning Department vide their Letter No. DC/7281/BICH/TCP-20/132 Dated 28.01.2020 duly approved plans & details there on annexed with their letter on the following condition.

1. The permission recommended as per the plan hereby annexed.
2. Any change to be affected to the approved plans prior permission has to be obtained from this office.
3. The development work has to be under taken as per the plans approved with roads, plots etc. on the site.
4. Ownership over the property may be verified by this Panchayat.
5. N.O.C from Electricity department as regards availability of power supply N.O.C from P.W.D for making availability of water supply should be obtained that the same should be submitted at the time of final approval.
6. This N.O.C is issued subject to within that the land is not tenanted as on after 02.11.1990 and thereafter.
7. Traditional access if any passing through the property should be maintained for the satisfaction of local authority.
8. Conversion sanad should be obtained before obtaining final approval.
9. Any other permission N.O.C required under any other law, as applicable shall be obtained from concern department before commencement of work.
10. If any power line/cable is passing over/under the property NOC from Electricity Department shall be obtained prior to the commencement of development work.
11. Plots should be clearly demarcated with district, boundary stones and the dimension and the areas of each plot should be clearly mentioned.
12. Road open space and drains have to be developed as per the required standard in force.

.....2/-

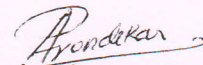
13. Final N.O.C has to be obtained from this office before sale of Plots.
14. Electricity and water supply main connection are to be made available outside of every plots, pipe line should laid as per P.W.D Specification.
15. N.O.C from Electricity Department/P.W.D (Road) should be obtained.
16. (i) No roads within the layout to sub Division shall be hang gradient of more than 1:10 along its longitudinal sections.  
(ii) All roads within the layout or sub-Divisions shall be of make drain with blank top & shall follow the relevant P.W.D specification.(iii) All roads right of way shall have the carriage ways and other width determined specified on the Town & Country Planning Table.  
(iv) Roads separator is to be provided for roads having R/W/ of 15.00mts above. In slopping road side drains may be provided only on one side i.e :- on higher side across the slop.
17. All road corners should be worked out the smooth curve of 3.0 mts radius for road upto 10.00 mts and 5.00 mts radius for section invoicing roads of different R/W the corners should be worked out as per specification prescribed for the roads having wider R/W.
18. All Such roads shall be treated as public roads.
19. All roads ending in cul-de-sac should be provided with a cl-de-desac head of 12 x12 mts for all the widths of the road.
20. All drains should have adequate slope to facilitate surface water drainage effectively.
21. All drains should be lined/cemented and finished as per the PWD specification constructed on one side for roads upto 6.00 mts. R/W and on both the sides for wider roads shall be P.C.C (1:3:6) at bottom lines with P.C.C or another approved material of cross section of 0.30x0.30mts of as otherwise approved.
22. All the roads having right of way of 6.00mts. or less shall have a side drains construction on at least one side of such roads pavements. All roads having a right of way of above 6.00mts shall have side drains construction on both sides of such road pavement.
23. Cross drains and culverts shall be provided as per the site conditions whenever required of pipe lines of minimum 300 mm diameter embedded in P.C.C. or R.C.C. slabs drains supported on laterite masonry with P.C.C. lining at the bottom.
24. If any cutting or filling of flow -lying land is involved prior permission as per section 17-A from the office of the C.T.P shall be obtained
25. The open space/space shall be provided with line drains to drain out water in a satisfactory manner.
26. The open space/space shall be duly maintained by the owners/owner of the dividing plots. If however the open space is transferred to the local authority the responsibility of maintenance passes on to them.

27. The mundkarials right in the survey No. 192/1 (part) shall be protected as the mundkarials Act in force.
28. The dry nalah taken along the sub-divided roads shall be constructed as per the actual width of 1.5 mts. wide by maintaining the natural gradient for the smooth flow of seasonal water.
29. The dry drainage nalah should not be used by the owner for any other purpose.

THE LICENCE IS VALID FOR A PERIOD OF THREE YEAR 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 PAID THE RESPECTIVE TAX/FEEES TO THE TUNE OF RS.14800/- BY RECEIPT NO. 475/9C DATED 09.10.2020.

Yours faithfully



(Prakash Y. Arondekar)

Sarpanch

Village Panchayat Mulgao

Bicholim-Goa.

**Copy to:-**

Dy. Town Planner

Town and Country Planning

Bicholim Goa.....for  
information.