



**OFFICE OF VILLAGE PANCHAYAT  
GUIRDOLIM**

**SALCETE GOA 403714**

**Ph: 2784235**



Ref.No:V.P/Guir/ Provisional-NOC/2018-2019/434. Date:09/08/2018

✓ To,  
Gold Shield Real Estate Pvt. Ltd,  
C/o, Vilanova States, 12 Ashwin,  
Bacbhat Raia Salcete Goa .

Sub: "Provisional N.O.C for sub- division of property bearing Survey No.111/2 of Village Guirdolim, Salcete Taluka."

Sir,

You are hereby granted Provisional N.O.C. as per Technical Clearance Order from Senior Town Planner Ref. No.TPM/13014/Sub-div/112/0-/18/516 dated.29/01/2018, this Village Panchayat have no objection to issue provisional N.O.C. for Sub- division of property bearing Survey No. 111/2 in terms of Resolution No. 2(a) taken in the Panchayat body meeting dated.07/08/2018

As per the plans in enclosed approved plans in the property zoned as settlement in Regional Plan, 2001 & 2021 for the Land sub-division in survey No.111/2, of Village Guirdolim, Salcete Goa attached to his/her application under inward No.343 & 344, dated.16/07/2018, one copy of the plans concerned with the approval note carrying the embossed seal of this Panchayat and duly signed and is returned to the interested party, who shall comply with the following condition.

1. 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.
2. The permission shall be revoked if found expedient to such an action under the provision of section 50 of the Goa Town and Country Planning Act, 1974.
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 color on a white background at the site, as required under the regulations.

*[Signature]*  
Sampath  
V.P. Guirdolim



5. This permission is issued based on the land ownership document produced to this office for issuing of the Provisional NOC for Sub - Division plots. In this respect, in future if any dispute / litigation/ complain will raised as regards to the ownership title, then applicant shall solely own responsible to the settle the same. The village Panchayat and its officials/ administrator shall be free from any liabilities and the Panchayat reserved the right to revoke the NOC.
6. The applicant has obtained conversion Sanad Ref. No. A.C-II/SG/CONV-20/2004 dated 03/03/2006 in survey No.111/2 of Guirdolim Village under the Goa Land Revenue Code, 1968.
7. Storm water drain should be constructed along the boundary of the effected plot abutting to the road.
8. The applicant shall obtain necessary licence from this Panchayat before commencement of work.
9. Necessary permission should be sought from the Forest Department before the cutting of trees, if any.
10. This N.O.C is valid for three years from the date of issue unless renewed.
11. Plot should be clearly demarcated with distinct boundary stones and the dimensions and area of each plot should be clearly mentioned.
12. Final N.O.C has to be obtained from the Town and Country Planning Department and this Village Panchayat Guirdolim before sale of plot.
13. Roads, open spaces and drains have to be developed as per the required standards and for the purpose
14. Electricity, sewerage, water supply main connections are to be made available outside every plot. Pipe lines should be laid as per P.W.D. specifications.
15. N.O.C's from Electricity Department/P.W.D, with regards to availability of Power and water supply respectively, shall be obtained before applying for final NOC and submit this office.
16. i. No roads within the layout or sub-division shall have a gradient of more than 1:10 along its longitudinal section  
ii. All roads with the layout or Sub division shall be macadam with black top and shall follow the relevant of P.W.D specifications.  
iii. All roads right of ways shall have the carriage ways and other widths determined in the following table.

R/W of roads(mts)	6	8	10	15
Carriage width (mts)	3.5	4.50	7.0	9.00
Shoulder width (mts)	1.10	1.35	1.10	2.50
Footpath width (mts)	On each side	On each side	On each side	On each side
Width or road side drains (cms)	0.30 on each side	0.40+0.40	0.40+0.40	0.50+0.50

Sarpanch  
Guirdolim  
V.P. Guirdolim

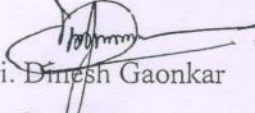


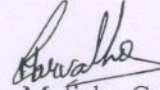
- iv. Road separator is to be provided for roads having R/Ws of 15.0 m and above. In slopping road side drains may be only on one side. i. e on higher side across the slope.
17. All roads corners should be worked out in a smooth curve of 3 mts. Radius for roads upto 10 mts and 5 mts radius for roads above 10 mts. Pavement width./ In case of road intersections involving roads of different R/W, the corners should be worked out per the specification prescribed for the roads having wider R/W.
18. All roads ending in cu- de-sacs should be provided with a cul-se-sac head of 12 mts x 12 mts for all the width of the roads.
19. All such roads shall be treated as public roads and shall be transferred to the local Authority by a gift deed before obtaining final approval.
20. All drains should have an adequate slope to, facilitate surface water drainage effectively.
21. All drains should be lined or cemented and finished as per P.W.D specification, construction one side for roads upto 6 mts. R/W and on both sides for wider roads shall be of PCC(1:3:6) at bottom lines with PCC or any other approved material of cross section 0.30m x 0.30m or as otherwise approved.
22. All roads having a right of way of 6 mts. or less shall having a side drain construction on at least one side of such road pavements All roads having a right of way of above 6 mts shall have side drains construction on both sides of such road pavements.
23. Cross drains and culverts shall be provided as per site conditions wherever required of pipes of minimum 300 mm distance embedded in PCC or RCC slab drain supported on laterite masonry with PCC lining at the bottom.
24. The open space/spaces left shall be provided with lined drains to drain out water in a satisfactory manner.
25. The open space/spaces shall be transferred to the local authority by a gift deed by the owner/\*developer before obtaining final approval, unless the entire sub-divided area is enclosed by a compound wall. If the open spaces are transferred to the local authority, the same shall be developed and maintained by the local authority, for the purpose mentioned at sub-cause (d).
26. The recreational open space/Spaces shown on the plan are for the use of the residential of the plots of the said sub-divided land.
27. Prior to commencement of development of work, it will be incumbent upon the applicant to have conversion Sanad of use of land as contemplated under Goa Daman and Diu Land Revenue Code.
28. All plots should be properly developed to make them suitable for construction and so as to prevent water logging.
29. The roads and open spaces should be developed so as to prevent water logging and flooding.
- N.O.C. for Electricity Dept. and Water supply Department shall be obtained prior to applying for final N.O.C for sub-division.

*V.P. Guirdolim*  
Sarpanch  
V.P. Guirdolim



31. Proposed Development shall not cause any damage to the environment by means of cutting of sloppy land beyond permissible limit.
32. Adequate arrangement shall be made for garbage disposal and other utility services shall be made available.
33. If any cutting/filling is involved for development prior N.O.C has to be obtained under Section 17-A from Office of the Chief Town Planner.
34. This N.O.C is issued with the concurrence of Chief Town planner vide Note moved bearing no. TPM/13014/Sub- Div/112/0/NA/17/306 dated. 15/01/2018.
35. This Provisional NOC is issued with reference to the Technical Clearance order No. TPM/13014/Sub-Div/112/0/18-/516 dated. 29/01/2018.
36. This N.O.C will be revoked if any of the above terms and conditions is violated.

  
Shri. Dinesh Gaonkar  
Secretary  
V.P. Guirdolim  
Village Panchayat Guirdolim

  
Kum. Malisha Carvalho  
Sarpanch  
V.P. Guirdolim  
Village Panchayat Guirdolim

Copy to:

1. The Town Planner, Town and country Planning Department Margao Goa
2. Office copy
3. Guard file.