

# DLF EXCLUSIVE FLOORS PRIVATE LIMITED

Regd. Off.: 2nd Floor, DLF Gateway Tower, R-Block, DLF City, Phase - III Gurgaon-122002  
(CIN: U70101HR2006PTC077951)  
Tel.: +91-124-4769000, Email ID: corporateaffairs@dlf.in

To,

Date: 25.05.2026

The Member Secretary,  
Goa State Environmental Impact Assessment Authority (GSEIAA),  
4th Floor, Dempo Towers,  
Patto plaza, EDC complex,  
Panaji Goa 403001

01/06/2026  
Goa State Pollution Control Board  
Opp. Saligao Seminary  
Saligao Goa 403 511

**Subject:** Submission of Environmental Clearance (EC) compliance report for the monitoring period of October 2025 to March 2026 for the Group Housing Residential Villa development "The Bayview" located at survey no. 87/1-A-1, 87/1-A-2, and 87/1-A-3, Village Reis Magos, Taluka Bardez, North Goa, Goa.

**References:** Environment Clearance granted by Ministry of Environment Forest & Climate Change

1. EC granted vide letter No. 21-64/2017-IA-III dated 14th September 2017.
2. EC transfer letter vide no. SIA/GA/MIS/294655/2022/42 dated 16.05.2023.
3. Amendment in Environment Clearance Granted vide letter no. 90/3/2022 - 23/GSEIAA/Project - Prop/21 dated 16/04/2025.

Dear Sir,

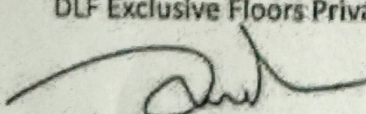
With reference to the above please find enclosed herewith the Half Yearly Compliance report of the conditions stipulated in Environment Clearance (Monitoring Period October 2025 to March 2026) along with applicable annexures.

Kindly acknowledge the same.

Thanking You

Yours Faithfully

DLF Exclusive Floors Private Limited

  
Authorized Signatory

Enclosure: Half yearly compliance report -October 2025 to March 2026

Cc:

1. The Member Secretary, Goa State Pollution Control Board, Nr. Pilerne Industrial Estate, opp. Saligao Seminary, Saligao- Bardez, Goa 403511
2. Integrated Regional office Kendriya Sadam, 4th Floor, E & F Wings, 17th main road, II Block, Koramangala, Bangalore-560034.

**Your (Half Yearly Compliance Report) has been Submitted with following details**

<b>Proposal No</b>	90/3/2022-23/GSEIAA/Project -Prop/21
<b>Compliance ID</b>	1229591952
<b>Compliance Number(For Tracking)</b>	EC/M/COMPLIANCE/1229591952/2026
<b>Reporting Year</b>	2026
<b>Reporting Period</b>	01 Jun(01 Oct - 31 Mar)
<b>Submission Date</b>	28-05-2026
<b>RO/SRO Name</b>	Shri S Senthil Kumar
<b>RO/SRO Email</b>	jk083.ifs@nic.in
<b>State</b>	GOA
<b>RO/SRO Office Address</b>	Integrated Regional Offices, Bengaluru
<b>Note:-</b> SMS and E-Mail has been sent to Shri S Senthil Kumar, GOA with Notification to Project Proponent.	

# **SIX-MONTHLY ENVIRONMENTAL CLEARANCE COMPLIANCE REPORT**

**For the Monitoring Period  
October 2025 to March 2026**

**For Proposed Residential Development Project “The  
Bayview” Survey Nos. 87/1-A-1 & 87/1-A-2 & 87/1-A-3  
Village: Reis Magos, Taluka: Bardez,Goa**

**Project Proponent:  
M/s DLF Exclusive Floors Pvt. Ltd.**

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Annexure 1a	Environmental Clearance dated 14 September 2017
Annexure 1b	Transfer of Environmental Clearance dated 16 May 2023
Annexure 1c	Amendment in Environmental Clearance dated 16 April 2025
Annexure 1d	Corrigendum to Environmental Clearance dated 26 June 2025
Annexure 2	Consent to Operate (CTO) for On-site RMC Plant
Annexure 3a	Statement of Statutory Approvals, Permissions and Consents Obtained
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Annexure 25	Acknowledgement copy of previous half yearly compliance report

## 1.0 PROJECT OVERVIEW

The project was originally granted Environmental Clearance by the Ministry of Environment, Forest and Climate Change (MoEF&CC), IA-III Section, vide Reference No. 21-64/2017-IA-III dated 14.09.2017, for a Residential Group Housing Development. Subsequently, the said Environmental Clearance was transferred from M/s Delanco Homes & Resorts Pvt. Ltd. to M/s DLF Exclusive Floors Pvt. Ltd. vide order dated 16.05.2023.

Thereafter, the Goa State Environment Impact Assessment Authority (Goa-SEIAA) accorded Amendment in Environmental Clearance for the Group Housing Project "The Bayview" vide Reference No. 90/3/2022-23/GSEIAA/Project-Prop/21 dated 16.04.2025. The said amended Environmental Clearance modifies and supersedes the earlier project configuration and is the operative Environmental Clearance for the purpose of present project implementation and compliance reporting.

Accordingly, the present six-monthly compliance report for the monitoring period October 2025 to March 2026 has been prepared with reference to the conditions stipulated in the latest amended Environmental Clearance dated 16.04.2025, read with the Corrigendum dated 26.06.2025. The compliance status and supporting information furnished herein are therefore based on the presently applicable Environmental Clearance conditions.

The approved built-up area of the project, as per the amended Environmental Clearance and subsequent Corrigendum, is 88,529.01 m<sup>2</sup> on a net plot area of 1,30,484.66 m<sup>2</sup>. Copies of the original Environmental Clearance, Transfer of Environmental Clearance, Amendment in Environmental Clearance, and Corrigendum are enclosed herewith for reference and record.

Sr. No.	Document	Date	Annexure
1	EC Granted by MoEF&CC, IA-III Section vide Reference No. 21-64/2017-IA-III dated 14.09.2017	14.09.2017	Annexure 1a
2	EC transferred from M/s Delanco Homes & Resorts Pvt. Ltd. to M/s DLF Exclusive Floors Pvt. Ltd.	16.05.2023	Annexure 1b
3	Amendment Granted by Goa-SEIAA vide Reference No. 90/3/2022-23/GSEIAA/Project-Prop/21	16.04.2025	Annexure 1c
4	Corrigendum in Environmental Clearance issued	26.06.2025	Annexure 1d

## 1.1 PROJECT LOCATION

The project site is located at Survey Nos. 87/1-A-1, 87/1-A-2 and 87/1-A-3, Village Reis Magos, Taluka Bardez, Goa. The site is accessible through the existing road network and is situated in the Reis Magos area. The project boundary, as marked on the Google Earth image, is shown below for reference.



**Figure 1: Google Earth Image showing the indicative project boundary at Reis Magos, Bardez-Goa** (Note: The project boundary shown in red is indicative and is based on the approved project layout / available project records. The same shall be read along with the approved site plan enclosed with the report.)

## 1.2 PROJECT CONFIGURATION & ENVIRONMENTAL INFRASTRUCTURE SUMMARY

Sr. No.	Particular	Details
1	Name of Project	Group Housing Project "The Bayview"
2	Project Location	Survey Nos. 87/1-A-1, 87/1-A-2 and 87/1-A-3, Village Reis Magos, Taluka Bardez, Goa
3	Nature of Project	Residential Group Housing / Villa Development
4	Present Reporting Period	October 2025 to March 2026
5	Basis of Compliance Report	Latest Amended Environmental Clearance dated 16.04.2025, read with Corrigendum dated 26.06.2025, approved building plans and EMP commitments submitted during amended EC appraisal
6	Operative EC for Current Compliance	The amended EC dated 16.04.2025, read with corrigendum dated 26.06.2025, is the presently operative EC for current project implementation and compliance reporting
7	Net Plot Area	1,30,484.66 sq.m
8	Total Approved Built-Up Area	88,529.01 sq.m
9	Project Configuration	61 villas
10	Permissible FAR	80%
11	Consumed FAR Area	70,238.72 sq.m
12	Total Built-Up Area	88,529.01 sq.m
13	Estimated Occupancy	560 persons, including 133 staff
14	Project Cost	₹942 crore
15	Approved Site Plan / Building Plans	Enclosed as Annexure 3f. The building plan sheets show the approved villa drawings, elevations, sections and layout details.
16	Construction Phase Water Requirement	98 KLD during peak construction phase
17	Construction Phase Water Break-up	Domestic use: 10 KLD; construction activities: 88 KLD, comprising curing, dust suppression and RMC / batching plant requirement
18	Source of Construction Water	Registered / authorised local water tankers
19	Actual Water Consumption during Current Reporting Period	4,548 KL during October 2025 to March 2026, averaging approximately 24.99 KLD, which is within the approved peak construction-stage demand of 98 KLD
20	Construction Phase Sewage Generation	9.7 KLD
21	Construction Phase Sewage Management	10 KLD portable / prefabricated STP proposed for labour facilities; interim sanitation arrangement to be reported based on present site status

22	Operational Phase Total Water Demand	225.13 KLD
23	Operational Phase Potable Water Requirement	141.15 KLD
24	Operational Phase Recycled Water Requirement	83.98 KLD
25	Operational Phase Sewage Generation	93.32 KLD
26	Sewage Treatment Plant	Two STPs of 65 KLD and 35 KLD, total 100 KLD, based on MBR technology
27	Treated Wastewater Reuse	Reuse proposed for flushing and landscaping
28	Construction Phase Workforce	Peak workforce considered as 100 workers, comprising approximately 60 resident workers and 40 non-resident contractual workers
29	Labour Facilities	Labour camp, sanitation facilities, drinking water, first-aid, cooking arrangements and associated welfare facilities provided / proposed as per construction-stage requirement
30	Construction Phase Municipal Solid Waste	Approximately 38 kg/day, comprising 15 kg/day wet waste and 23 kg/day dry waste
31	Operational Phase Solid Waste Generation	280 kg/day, comprising 112 kg/day wet waste and 168 kg/day dry waste
32	Organic Waste Management	200 kg/day Organic Waste Converter proposed for operational phase
33	Excavated Earth Management	Excavated earth generated / proposed from construction activities is to be stacked and reused within the site for backfilling and levelling, as committed in the EMP
34	Construction and Demolition Waste	C&D waste to be stored, reused or disposed through authorised / approved mechanism in accordance with C&D Waste Management Rules, 2016
35	Operational Phase Power Requirement	2860 kW maximum demand load
36	DG Sets during Operational Phase(proposed)	5 x750 KVA & 2 x380 KVA
37	Solar Power	200 kW solar PV proposed
38	Parking Provision	251 car parks proposed against 124 required as per by-law requirement
39	Green Area	Organized green area of approximately 48,376 sq.m proposed
40	Tree Plantation Requirement	1,631 trees proposed in accordance with one tree per 80 sq.m of plot area
41	Stormwater Management	Natural drainage preservation, internal drainage channels, silt chambers, rubble filter beds, sedimentation pits and recharge pits proposed / implemented as per EMP and approved plans

42	Rainwater Harvesting / Recharge		8 recharge pits proposed as per RWH plan submitted during amended EC appraisal
43	Statutory Documents Enclosed		EC dated 14.09.2017 – Annexure 1a; Transfer of EC dated 16.05.2023 – Annexure 1b; Amendment in EC dated 16.04.2025 – Annexure 1c; Corrigendum dated 26.06.2025 – Annexure 1d; Approved Site Plan / Building Plans – Annexure 3f
44	Purpose of Present Report		To submit six-monthly compliance status for the monitoring period October 2025 to March 2026, with respect to the presently operative EC conditions and EMP commitments

## 2.0 CURRENT CONSTRUCTION STATUS

During the monitoring period from October 2025 to March 2026, construction activities were carried out at the project site in accordance with the latest Amended Environmental Clearance dated 16.04.2025, read with the Corrigendum dated 26.06.2025, and other applicable statutory permissions. The project is presently in the initial construction stage. The major activities undertaken during the reporting period include retaining wall works, excavation, PCC works, raft footing works, column and beam works, and grade slab works for the proposed villas.

The status of construction activities as on 31.03.2026 is summarized below:

Sr. No.	Component / Activity	Status as on 31.03.2026
1	Retaining wall works	Approximately 82% physical progress completed
2	Excavation for retaining wall	Approximately 74% completed
3	PCC and raft footing works	Under progress
4	Villa excavation works	Approximately 19% completed
5	Villa construction works	Excavation, PCC, raft footing, column and beam works, and grade slab works under progress
6	Grade slab works	Under progress for 05 villas
7	Overall project progress	Approximately 4.47% on cost basis
8	Villa construction progress	Approximately 2.5%

The total approved Built-Up Area of the project, as per the presently applicable amended Environmental Clearance and Corrigendum, is 88,529.01 sq.m. Since the project is at the initial stage of construction, no building / villa has reached completion or occupation stage during the present reporting period. Therefore, completed built-up area is not reported separately for the period ending 31.03.2026.

### 3.0 CONDITION-WISE COMPLIANCE STATUS OF ENVIRONMENTAL CLEARANCE

Sr.No.	DETAILS OF CONDITION	RESPONSE
i.	The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.	<b>Compliance status: Complied.</b>  The details of approvals / permissions obtained are enclosed as Annexure 3a: Statement of Statutory Approvals, Permissions and Consents Obtained, and the supporting documents are enclosed as Annexures 3ai to 3f.
ii	The Approval of Competent Authority Shall be obtained for structural safety of buildings due to Earthquakes, adequacy of firefighting equipment etc., as per National Building Code including protection measures from lightening etc.	<b>Compliance Status: Agreed to Comply</b>  Not applicable during present construction stage / To be complied prior to occupancy.
iii	The project proponent shall obtain Forest Clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land and non – forest purpose involved in the project.	<b>Compliance Status: Not applicable</b>  No forest land is involved, and no diversion of forest land is proposed
iv	The Project Proponent shall obtain clearance from the National Board for Wildlife, if applicable.	<b>Compliance Status: Not applicable</b>  The project site does not fall within any notified protected area / wildlife sanctuary / ESZ requiring NBWL clearance.
v	The Project Proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Goa Pollution Control Board.	<b>Compliance Status: Complied</b>  The Consent to Establish has been obtained from the Goa State Pollution Control Board vide letter No. 12/2025-PCB/2744630/R00018627 dated 11.07.2025 valid up to 10.07.2030.  The Consent to Operate for the main residential project shall be obtained prior to commissioning / occupation of the project, as applicable. Accordingly, the condition is

		complied with for the present construction stage.
vi.	The Project Proponent shall obtain the necessary permission for drawl of ground water/surface water if required for the project from the Competent Authority. However, ground water should not be utilized for the construction purpose.	<p><b>Compliance Status: Not Applicable</b></p> <p>No groundwater is being extracted. Construction water is sourced through authorized tanker vendors.</p>
vii.	A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.	<p><b>Compliance Status: Complied</b></p> <p>The NOC from the Goa Electricity Department has been obtained for supply of the required power load to the project. Copy is enclosed as <b>Annexure 4</b>.</p>
viii.	All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, and Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent Authorities.	<p><b>Compliance Status: Not applicable</b></p> <p>No bulk diesel storage is presently undertaken. Fire NOC and other applicable clearances shall be obtained before commissioning / occupancy, as applicable.</p>
ix.	The provisions of the Solid Waste (Management) Rules, 2016 (as amended till date), e-Waste (Management) Rules, 2016 (as amended till date), and the Plastics Waste (Management) Rules, 2016 (as amended till date), shall be followed	<p><b>Compliance Status: Being Complied</b></p> <p>Solid Waste Disposal: Solid waste generated from the labour colony is segregated at source into separate dry and wet waste bins of 120 litres capacity each. Further, biodegradable waste is disposed of through an on-site composting pit. Photographs of the waste segregation bins are enclosed as <b>Annexure 5</b> for reference.</p> <p>Non-biodegradable waste generated at site is handed over to authorized agencies for further disposal and recycling.</p> <p>Further, authorization for disposal of dry and wet waste at the Saligao Waste Treatment Facility has been obtained from Goa Waste Management Corporation (GWMC). A copy of the authorization letter is enclosed as <b>Annexure 6</b> for reference.</p>

		As of now, no e-waste is being generated at the construction site. Upon generation, the same shall be disposed of through authorized recyclers in accordance with applicable E-Waste Management Rules.
x	The Project Proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.	<b>Compliance Status: Agreed to Comply</b>
xi	Under the provision of EPA Act 1986, legal action shall be initiated against the Project Proponent if it was found that construction of project has been started without obtaining Environment Clearance (EC).	<b>Compliance Status: Complied</b>  Construction is being undertaken pursuant to the latest amended EC dated 16.04.2025 read with corrigendum dated 26.06.2025 and statutory construction permissions.
xii	Six monthly compliance reports should be submitted to the Ministry of Environment for Climate Change with a copy to the Goa-SEIAA and GSPCB in hard as well as soft copy format for the period up to the project completion.	<b>Compliance Status: Complied</b>  The Project Proponent has been submitting the six-monthly Environmental Clearance compliance reports for the earlier monitoring periods, and copies / acknowledgements of the previous EC compliance submissions are enclosed for reference as Annexure 25.  The present six-monthly compliance report for the monitoring period October 2025 to March 2026 is being submitted to Goa-SEIAA, Goa State Pollution Control Board, and Regional Office, Ministry of Environment, Forest and Climate Change (MoEF&CC), as applicable. The report is also being uploaded on the PARIVESH portal.
xiii	The built-up area of proposed construction is 98,704.79 sqm shall be in accordance with the existing FSI/FAR norms of the local body and planning Authorities, and it should ensure the same along with the Survey Number before approving layout plan, and before according commencement certificate to propose work.	<b>Compliance Status: Being Complied</b>  The built-up area was subsequently corrected by Corrigendum dated 26.06.2025. The presently applicable approved BUA is 88,529.01 sq.m.
<b>1. Air Quality Monitoring and Preservation</b>		
i	Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust	<b>Compliance Status: Being Complied</b>

	<p>Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.</p>	<p>The project is presently in the initial stage of development. Construction activities comprising retaining wall works and villa construction are currently under progress at the project site, with an overall physical progress of approximately 4.47% achieved as on 31st March 2026.</p> <p>At this stage, dust generation is primarily associated with excavation activities, handling of construction materials, and vehicular movement on internal unpaved roads. Photographs of the internal roads are enclosed as <b>Annexure 7</b>.</p> <p>In compliance with Notification GSR 94(E) dated 25.01.2018 issued by MoEF&amp;CC regarding mandatory implementation of dust mitigation measures for construction and demolition activities, the following measures are being implemented at site:</p> <ol style="list-style-type: none"> <li>1. Regular water sprinkling is carried out on internal roads and exposed soil surfaces to suppress dust emissions. Photographs of water sprinkling activities are enclosed as <b>Annexure 8</b>.</li> <li>2. Stockpiles of sand, murrum, loose soil, cement, and other construction materials are adequately covered with tarpaulin sheets to prevent windblown dust emissions. Photographs of covered material storage are enclosed as <b>Annexure 9</b>.</li> <li>3. Vehicles entering the site are regulated and only PUC-certified vehicles are permitted for operation within the project premises. Copies of PUC certificates are enclosed as <b>Annexure 10</b>.</li> <li>4. Barricading has been provided around the active construction area to restrict dispersion of dust outside the project boundary. Photographs of site barricading are enclosed as <b>Annexure 11</b>.</li> </ol>
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		<p>5. Speed restrictions are enforced within the project site to minimize dust generation due to vehicular movement. Photographs of speed limit signboards are enclosed as <b>Annexure 12</b>.</p> <p>6. An anti-smog gun has also been installed and is being operated for suppression of dust generated from handling of crushed sand and basalt aggregates. Photographs of the dust suppression system are enclosed as <b>Annexure 13</b>.</p> <p>The above measures are being effectively implemented to control dust emissions and ensure compliance with the aforesaid MoEF&amp;CC Notification.</p>
ii	A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.	<p><b>Compliance Status: Complied</b></p> <p>Ambient Air Quality (AAQ) monitoring is being carried out at two locations within the project site through a NABL-accredited laboratory. Ambient air quality is monitored at the site for parameters PM10, PM2.5, NO2, and SO2. The reports are enclosed as <b>Annexure 14</b>. The monitored parameters are within the prescribed limits, and no exceedances have been recorded during the reporting period. As the current air quality levels comply with the National Ambient Air Quality Standards (NAAQS), the requirement for a corrective management plan is not triggered at this stage. However, the Project Proponent commits that, in the event of any future exceedance, a comprehensive Air Quality Management Plan will be prepared and implemented immediately to mitigate and control emissions.</p>
iii	The Project Proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (eg. PM10 and PM2.5) covering upwind and downwind directions during the construction period.	<p><b>Compliance Status: Complied</b></p> <ol style="list-style-type: none"> <li>1) Ambient air quality is monitored at the site for parameters such as PM10, PM2.5, NO2, and SO2 to ensure compliance with CPCB norms.</li> <li>2) Monitoring of ambient air quality is conducted at the project site to ensure compliance with stipulated standards. The</li> </ol>

		<p>latest Ambient Air Quality Monitoring Report is Enclosed as <b>Annexure 14</b>.</p> <p>3) The results indicate that all parameters are within the prescribed limits.</p>
iv	<p>Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. The location of the DG sets may be decided with in consultation with State Pollution Control Board.</p>	<p><b>Compliance Status: Agreed to Comply</b></p> <p>No bulk diesel storage is presently undertaken. PESO approval shall be obtained if storage quantity attracts applicability. Fire NOC / other statutory permissions shall be obtained before commissioning, as applicable.</p>
v	<p>Construction site shall be adequately barricaded. Dust, smoke &amp; other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3-meter height). Plastic/tarpaulin (250 GSM or more) sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.</p>	<p><b>Compliance Status: Complied</b></p> <p><b>Site Barricading</b></p> <ol style="list-style-type: none"> <li>1) A 3-meter-high compound wall has been constructed on the west side of the project, which serves as a wind-breaking barrier and minimizes dust dispersion.</li> <li>2) Additional temporary GI sheet barricades are installed at specific construction zones to provide localized dust containment.</li> <li>3) All trucks carrying construction materials are covered with tarpaulin sheets during transportation.</li> </ol>
vi	<p>Wet jet shall be provided for grinding and stone cutting.</p>	<p><b>Compliance Status: Not applicable</b></p> <p>Not applicable during the present reporting period. Wet jet / wet cutting system shall be used when stone cutting / grinding activities are undertaken.</p>
vii	<p>Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.</p>	<p><b>Compliance Status: Complied</b></p> <p>Regular water sprinkling is being carried out on internal unpaved roads and loose soil surfaces through dedicated water tankers and manual sprinklers to suppress dust emissions and minimize fugitive dust generation. Details/records of water tankers deployed for</p>

		water sprinkling activities are enclosed as <b>Annexure 15</b> .
viii	All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.	<b>Compliance Status: Being complied.</b>  No significant C&D waste requiring off-site disposal was generated during the period.
ix	For indoor air quality the ventilation provisions as per National Building Code of India.	<b>Compliance Status: Agreed to Comply</b>  To be complied during building design and before occupation. Ventilation provisions shall be as per NBC.
x	Road leading to or at construction site must be paved with pervious pavers or Black topped (i.e. metallic roads).	<b>Compliance Status: Complied</b>  The approach road to the site is a constructed tarred roadway.
xi	No excavation of soil shall be carried out without adequate mitigation measures in place.	<b>Compliance Status: Complied.</b>  Excavation activities are being carried out in a controlled manner with necessary mitigation measures, including regular water sprinkling, barricading of active work areas, silt control measures and proper routing of runoff through sedimentation / silt chambers.
xii	Wind-breakers of appropriate height i.e. 1/3rd of the building height and maximum up to 10 meters shall be provided.	<b>Compliance Status: Complied</b>  Temporary 3 m GI sheet barricading is provided around active work zones.
<b>3</b>	<b>Water Quality Monitoring and Preservation</b>	
i	The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other Sustainable Urban Drainage Systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.	<b>Compliance Status: Complied</b>  <b>1. Maintenance of Natural Drainage System:</b> The natural drainage pattern of the site has been preserved to allow the free flow of rainwater. To manage stormwater runoff from the project site, a well-defined internal drainage channel integrated with de-silting chambers at key locations is under development. These chambers are designed to prevent sedimentation and ensure that only clean

		<p>runoff is discharged into the government stormwater drain located outside the project boundary.</p> <p>2. A copy of the drainage and stormwater management plan is enclosed as <b>Annexure 16a</b>.</p>
ii	Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.	<p><b>Compliance Status: Agreed to Comply</b></p> <p><b>Topography and Land Disturbance:</b></p> <ul style="list-style-type: none"> <li>• The building design aligns with the site's natural topography to minimize cutting and filling.</li> <li>• Earthworks have been optimized to reduce environmental impact and preserve the natural contours of the land.</li> </ul>
iii	Total fresh water use shall not exceed the proposed requirement as provided in the project details.	<p><b>Compliance Status: Complied</b></p> <p>During the monitoring period October 2025 to March 2026, the total fresh water consumption for construction-stage activities was 4,548 KL, which works out to an average consumption of approximately 24.99 KLD.</p> <p>The said consumption is well within the approved / projected peak construction-stage water requirement of 98 KLD. The water requirement during the construction phase is being met through authorised / registered tanker vendors, and no groundwater is being extracted for construction purposes.</p> <p>The month-wise water consumption statement and supporting records are enclosed as <b>Annexure 24</b>.</p>

iv	<p>The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the Project Proponent. The record shall be submitted to this Authority, Regional Office and MoEF&amp;CC along with six monthly compliance reports.</p>	<p><b>Compliance Status: Agreed to Comply</b></p> <p>Fresh water used during construction is being recorded. During October 2025 to March 2026, total water consumption was 4,548 KL, averaging 24.99 KLD, which is within the approved construction-stage requirement of 98 KLD.</p> <p>The month-wise water consumption statement is enclosed as Annexure 24. Water recycling and rainwater harvesting records shall be maintained after commissioning of the STP, dual plumbing and RWH infrastructure.</p>
v	<p>A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.</p>	<p><b>Compliance Status: Complied</b></p> <p>PWD NOC has been obtained. Detailed water availability / allocation certificate, if required for operational drawal, shall be obtained before commissioning.</p>
vi	<p>At least 20% of the open spaces as required by the local building by-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.</p>	<p><b>Compliance Status: Agreed to Comply.</b></p> <p>It shall be ensured that more than 20% of the open area is maintained as pervious, in accordance with the approved planning and applicable norms</p>
vii	<p>Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc, shall be done.</p>	<p><b>Compliance Status: Agreed to Comply</b></p> <p>To be complied during plumbing execution / before commissioning.</p>

viii	Use of water saving devices fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators; etc) for water conservation shall be incorporated in the building plan.	<p><b>Compliance Status: Agreed to Comply</b></p> <p>Low-flow fixtures, dual flush, aerators, etc., to be incorporated before occupation.</p>
ix	Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing to be provided.	<p><b>Compliance Status: Agreed to Comply</b></p> <p>Dual plumbing / separate flushing line as per approved services plan.</p>
x	Water demand during construction should be reduced by use of pre-mixed concrete (RMC), curing agents and other best practices referred.	<p><b>Compliance Status: Complied</b></p> <p>An on-site Ready-Mix Concrete (RMC) plant has been installed to support the ongoing construction activities, thereby reducing water demand during construction.</p>
xi	The local bye-law provisions on rain water harvesting should be followed. If local bye-law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain water harvesting recharge pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.	<p><b>Compliance Status: Agreed to Comply</b></p> <p>The stormwater runoff estimate considered in the EMP is 66.59 m<sup>3</sup>/hr. Rainwater harvesting measures comprising 8 recharge pits are proposed as per the RWH plan submitted during amended EC appraisal. The RWH infrastructure shall be implemented progressively as per the approved drainage / RWH plan.</p> <p>The plan with recharge pit location is enclosed as <b>Annexure 16b</b>.</p>
xii	A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built-up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the competent Authority.	<p><b>Compliance Status: Being complied</b></p> <p>A total of 08 recharge pits are proposed for the project for the entire project. The plan is enclosed in <b>annexure 16b</b>.</p>
xiii	Project Proponent should adopt roof top rain water harvesting/conservation measures to optimally utilize the water availability by constructing sumps for collection of	<p><b>Compliance Status: Agreed to Comply</b></p>

	rain water as per the site-specific location provided. Storm water control and its reuse as per WRD and Bureau of Indian Standard (BIS) for various applications.	
xiv	Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the WRD in the matter. Formal approval shall be taken from the WRD for any ground water abstraction or dewatering.	<b>Compliance Status: Not applicable</b>  Not applicable during present period, as no groundwater abstraction / dewatering has been undertaken. WRD approval shall be obtained if dewatering is required.
xv	The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to this Authority, Regional Office and MoEF&CC along with six monthly compliance reports.	<b>Compliance Status: Agreed to Comply</b>  Will be complied in the operation phase. Fresh water use during construction is being recorded and enclosed as Annexure 24. Recycling and RWH records shall be maintained after commissioning of the respective systems.
xvi	The PP should install STP plant with tertiary treatment including IOT Based Multistage ultra filtration system with UV Treatment for recycling water for flushing AC make up water and gardening, etc. with the approval of GSPCB.	<b>Compliance Status: Agreed to Comply</b>  Two STPs of 65 KLD and 35 KLD, total 100 KLD, based on MBR technology with tertiary treatment, are proposed for the project. The STPs shall be installed before commissioning / operation and shall be covered under the Consent to Operate from Goa State Pollution Control Board.
xvii	PP shall install IOT Based system for monitoring operation of all the equipment's and process of the STP and connect to GSPCB server.	<b>Compliance Status: Agreed to Comply</b>  To be complied before commissioning of STP; IoT system shall be connected to GSPCB server as directed.
xviii	No sewage or untreated effluent water would be discharged through storm water drains.	<b>Compliance Status: Complied</b>  No sewage / untreated effluent is discharged into stormwater drains during construction. Labour sewage is managed through septic tank-soak pit.

<p>xix</p>	<p>Onsite two sewage treatment plant of 65 KLD &amp; 35 KLD capacity (combined capacity of 100 KLD) with MBR technology for treating waste water to be installed on site. The PP shall install IOT and AI powered STP monitoring automation and management system. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.</p>	<p><b>Compliance Status: Agreed to Comply</b></p>
<p>xx</p>	<p>Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the Odour problem from STP.</p>	<p><b>Compliance Status: Agreed to Comply</b></p>
<p>xxi</p>	<p>The Project Proponent shall provide landscape bed of 600mm wide X 600mm deep along the periphery of the plot to carry out plantation of trees. The STP treated water shall be pumped through high flow drips on these beds to prevent outflow of treated sewage water outside the premises.</p>	<p><b>Compliance Status: Agreed to Comply</b></p>
<p>xxii</p>	<p>Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.</p>	<p><b>Compliance Status: Being Complied</b></p> <p>Currently the sewage from the labour colony is diverted to septic tank and soak pit  During operation phase the sewage waste generated will be treated in STP of 35 &amp; 65 KLD.</p>

4	<b>Noise Monitoring and Prevention</b>	
i	<p>Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000 (as amended till date). Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/SPCB.</p>	<p><b>Compliance Status: Complied</b></p> <p>Monitoring of ambient noise levels is conducted regularly at the project site around the periphery to ensure compliance with stipulated standards. The latest Ambient Noise Level Monitoring Report is enclosed as <b>Annexure 17</b>. The analysis carried out through NABL accredited report. The monitoring reports indicate that noise levels conform to the residential standards prescribed by the Central Pollution Control Board (CPCB). To further ensure compliance, the following measures are implemented:</p> <ul style="list-style-type: none"> <li>- Construction activities are scheduled during daytime hours to avoid night-time disturbances.</li> <li>- Regular maintenance of machinery is conducted to minimize unnecessary noise and ensure optimal performance.</li> </ul>
ii	<p>Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to this Authority and Regional Officer of the Ministry as a part of six-monthly compliance report.</p>	<p><b>Compliance Status: Complied</b></p> <p>Noise monitoring is carried out around the project boundary / project periphery. The report along with the EC Compliance report is uploaded on Parivesh Portal.</p>
iii	<p>Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.</p>	<p><b>Compliance Status: Complied</b></p> <p>During the construction phase, no DG set is presently proposed for use at the project site. Workers engaged in noisy construction activities are provided with appropriate ear plugs and personal protective equipment (PPE) to ensure adequate hearing protection and minimize occupational noise exposure. Photographs of workers using ear plugs/ear protection PPE are enclosed as <b>Annexure 18</b>. Copies of PPE distribution records/issue register are enclosed as <b>Annexure 19</b> for reference.</p>
5	<b>Energy Conservation Measures</b>	

i	Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.	<b>Compliance Status: Agreed to Comply</b>  To be complied through architectural / MEP design before commissioning.
ii	All outdoor, common area and street lighting should be sourced from the solar.	<b>Compliance Status: Agreed to Comply</b>
iii	Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass, etc., shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.	<b>Compliance Status: Agreed to Comply</b>
iv	Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.	<b>Compliance Status: Agreed to Comply</b>
v	Solar, wind or other Renewable Energy shall be installed to meet electricity generation to the extent possible and feasible or as per the state level/ local building bye law's requirement.	<b>Compliance Status: Agreed to Comply</b>  Solar panels are proposed for the project. This system will generate 200 kW solar PV proposed, amounting to approximately 7% of maximum demand load.
vi	Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.	<b>Compliance Status: Agreed to Comply</b>

vii	After checking feasibility, the project proponent should install solar hybrid as a conventional source of energy. Project proponent should ensure storage of solar and release in the grid during peak hours. Building Integrated Photovoltaic panels may be installed for generation of solar power.	<b>Compliance Status: Agreed to Comply</b>
viii	Use of glass may be reduced up to 40% to reduce electricity consumption on load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.	<b>Compliance Status: Agreed to Comply as per Residential development.</b>
<b>6 Waste Management</b>		
i	A certificate from the Competent Authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the Municipal Solid Waste generated from project shall be obtained.	<b>Compliance Status: Agreed to Comply</b>  The project is presently under the construction phase, therefore, the municipal solid waste generation is minimal and limited to labour colony waste. The required certificate from the Competent Authority regarding municipal solid waste-handling capacity will be obtained prior to commencement of the operation phase, when municipal solid waste from the project becomes applicable.
ii	Disposal of muck during construction phase shall not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of Competent Authority.	<b>Compliance Status: Complied</b>  Excavated earth generated from foundation / retaining wall works is reused within the site for backfilling, levelling and allied works. No surplus muck has been disposed outside during the reporting period. In case of surplus, disposal shall be made only at approved sites with records.
iii	Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.	<b>Compliance Status: Agreed to Comply</b>

iv	Organic waste compost/ Vermiculture pit/ Organic Waste Converter within the premises with a minimum capacity of 0.5 kg/person/day must be installed.	<b>Compliance Status: Agreed to Comply</b>
v	All non-biodegradable waste shall be handed over to Authorized recyclers for which a written tie up must be done with the authorized recyclers.	<b>Compliance Status: Agreed to Comply</b>
vi	Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.	<b>Compliance Status: Agreed to Comply</b>  At present, hazardous waste generation is negligible. Any hazardous waste generated during construction or operation phases shall be handled and disposed of through authorized agencies in accordance with applicable Hazardous Waste Management Rules
vii	Use of environment friendly materials in bricks (Fly Ash Bricks), blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, compressed earth blocks, and other environment friendly materials.	<b>Compliance Status: Agreed to Comply</b>
viii	Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.	<b>Compliance Status: Complied</b>  RMC is being used.
ix	Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016 (as amended till date).	<b>Compliance Status: Complied.</b>  During the present monitoring period October 2025 to March 2026, no significant C&D waste requiring off-site disposal was generated. Minor construction waste, if any, is being stored separately within the project site and reused / disposed of through authorised means.

		<p>During the previous period, C&amp;D waste generated from earlier demolition activity was managed separately, and the relevant reuse / disposal records were submitted in the earlier compliance report.</p> <p>A C&amp;D waste register and supporting reuse / disposal records are being maintained at site.</p>										
x	Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the Regulatory Authority to avoid mercury contamination.	<b>Compliance Status: Agreed to Comply</b>										
7	<b>Green Cover</b>											
i	No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned Regulatory Authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).	<p><b>Compliance Status: Being Complied</b></p> <p>Tree cutting at the site was carried out in phases, in accordance with the permissions obtained from the Goa Forest Department for each phase.</p> <p>Plantation will be carried out as mentioned in EMP presentation.</p> <p>Tree plantation is being carried out in a phased manner as per the approved landscape / EMP commitments. The present status is summarized below:</p>										
		<table border="1"> <thead> <tr> <th>Particular</th> <th>Details</th> </tr> </thead> <tbody> <tr> <td>Total tree plantation required</td> <td>1,631 trees</td> </tr> <tr> <td>Trees planted till date</td> <td>1229 trees</td> </tr> <tr> <td>Balance plantation</td> <td>402 trees</td> </tr> <tr> <td>Survival rate</td> <td>To be assessed and reported periodically</td> </tr> </tbody> </table>	Particular	Details	Total tree plantation required	1,631 trees	Trees planted till date	1229 trees	Balance plantation	402 trees	Survival rate	To be assessed and reported periodically
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		The balance plantation shall be completed progressively along with project development, and survival records shall be maintained.
ii	A minimum of 1 tree for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. The green belt development should be carried out simultaneously as the development work progress.	<p><b>Compliance Status: Being Complied.</b></p> <p>Tree plantation and green belt development are being carried out in a phased manner simultaneously with the project development activities, as per the approved Landscape Plan / EMP commitments. Native species are being preferred for plantation.</p> <p>A total of 1,631 trees are proposed to be planted, out of which 1,229 trees have been planted till date. The balance plantation shall be completed progressively, and survival records shall be maintained periodically.</p>
iii	Prior permission from the concerned local Authority shall be obtained before cutting any trees. A compensatory plantation in the ratio of 1:3 (i.e. planting of 3 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Furthermore, provisions shall be made for green belt development, as outlined in the project document.	<p><b>Compliance Status: Complied.</b></p> <p>Prior permission for tree cutting was obtained from the concerned authority. Compensatory plantation has been carried out in the prescribed 1:3 ratio, and a total of 908 trees have been planted as directed by the Goa Forest Department.</p>
iv	PP to provide a buffer zone by planting only native species. In cases where sufficient space is not available for plantation within the project site premises, an alternate location outside the site shall be identified. A minimum of 80% survival rate of planted trees shall be maintained. The details of the green area development, including survival rate and location, shall be submitted to the Authority as part of the six-monthly compliance report.	<b>Compliance Status: Agreed to Comply</b>
v	Topsoil should be stripped to a depth of 20 cm from the areas proposed for	<b>Compliance Status: Complied.</b>

	<p>buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.</p>	<p><b>1. Topsoil Stripping and Stockpiling:</b></p> <p>a) During the construction phase, topsoil was stripped to a depth of 20 cm from all areas designated for building, road, and pavement construction as per the prescribed guidelines.</p> <p>b) The excavated top soil is stored securely within designated areas on-site.</p> <p>c) Measures have been taken to ensure that the topsoil is protected from erosion and degradation by covering the stockpiles with tarpaulin sheets and maintaining moisture through periodic sprinkling of water.</p> <p><b>2. Commitment to Compliance:</b></p> <p>a) Topsoil excavated during the excavation was approximately 6000 cubic meter was stored on the site and was subsequently used for landscape development around the project boundary for plantation.</p> <p>b) Currently, no topsoil has been generated. If topsoil is produced in the future, it will be appropriately stored and covered with a green mesh to prevent dust dispersion.</p>
vi	<p>The Project Proponent shall make suitable provisions for the construction of Vertical Garden.</p>	<p><b>Compliance Status: Agreed to Comply</b>  Possibility for Vertical Gardening will be explored for the project.</p>
<b>8</b>	<b>Transport</b>	
i	<p>A comprehensive mobility plan, as per Ministry of Urban Development's (MoUD) best practices guidelines under the Urban and Regional development Plans Formulation and implementation (URDPFI) guidelines, shall be prepared to include motorized, non-motorized, public, and private networks. Additionally, road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.</p>	<p><b>Compliance Status: Being complied.</b></p> <p>At the present stage, the project is under construction, and operational traffic has not commenced. Construction traffic is being managed through controlled vehicle entry / exit, off-peak material movement, on-site parking for construction vehicles and speed control within the premises. The operational traffic management / mobility plan shall be finalized and implemented before commissioning to ensure smooth circulation, adequate parking, emergency access and minimum impact on surrounding roads.</p>

	<p>a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.</p> <p>b) Traffic calming measures</p> <p>c) Proper design of entry and exit points.</p> <p>d) Parking norms as per local regulation.</p> <p>e) Proper design of Assembly point during disaster/ exigency.</p>	
ii	<p>Vehicles hired for transporting construction materials to the site must be in good working condition, possess a valid pollution check certificate and shall comply with applicable air and noise emission standards. Furthermore, these vehicles shall only operate during non-peak hours.</p>	<p><b>Compliance Status: Being Complied</b></p> <p><b>Pollution Under Control (PUC) Certificates:</b></p> <p>a) A detailed record is maintained at the entry gate, where all construction vehicles undergo inspection, including checks for Pollution Under Control (PUC) certification.</p> <p><b>Operation During Non-Peak Hours:</b></p> <p>a) Construction material transportation is scheduled during off peak hours to reduce peak hour traffic congestion and enhance logistical efficiency.</p> <p><b>Monitoring and Documentation:</b></p> <p>a) A comprehensive record of all vehicles, including their entry and exit times and supplier details, is meticulously maintained at the gate on the register for your perusal.</p>
iii	<p>A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./</p>	<p><b>Compliance Status: Being complied.</b></p> <p>The project is presently in the construction phase and operational traffic has not commenced. During the construction stage, vehicle movement is being regulated through designated entry / exit points, off-peak movement of material vehicles, on-site parking of construction vehicles, speed control within the premises, and verification of PUC certificates.</p> <p>The operational-stage traffic management / mobility plan shall be implemented before commissioning and shall include internal road circulation, parking management, pedestrian</p>

	competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.	movement, emergency access, signages, speed control and measures to avoid congestion on surrounding roads.
<b>9</b>	<b>Human Health Issues</b>	
i	All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.	<p><b>Compliance Status: Complied</b></p> <p>Safety Measures for workers working in dusty areas.</p> <p>a) Dust masks are provided to all workers involved in loading, unloading, and transportation of construction materials and debris.</p> <p>b) Workers operating in dusty environments, including excavation and material handling areas, are equipped with personal protective equipment (PPE) such as gloves, helmets, and reflective vests.</p>
ii	For indoor air quality the ventilation provisions as per National Building Code of India.	<b>Compliance Status: Agreed to Comply</b>
iii	Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.	<b>Compliance Status: Agreed to Comply</b>
iv	Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.	<p><b>Compliance Status: Being Complied</b></p> <p>1. Temporary labour sheds have been provided within the project site for accommodation of construction workers. The labour housing facilities are equipped with adequate ventilation, lighting, and basic safety provisions to ensure hygienic and safe living conditions. The current labour strength at site during the monitoring period is approximately 100 workers. Photographs of labour housing sheds are enclosed as <b>Annexure 20</b>.</p> <p>2. Sanitation facilities comprising toilet blocks connected to septic tanks and soak pits have been provided for the workers.</p>

		<p>Photographs of toilet blocks and sanitation facilities are enclosed as <b>Annexure 21</b>.</p> <p>3. Further, installation of a prefabricated Sewage Treatment Plant (STP) of 10 KLD capacity is under progress. Upon completion, sewage generated from the temporary labour facilities shall be connected to the STP for treatment and disposal.</p> <p>4. Safe drinking water, first-aid facilities, and basic medical facilities are being provided at the project site for construction workers. Photographs of first-aid facilities are enclosed as <b>Annexure 22</b>.</p> <p>5. Solid waste generated from the labour colony is segregated into biodegradable and non-biodegradable waste. Biodegradable waste is composted on-site, while non-biodegradable waste is handed over to authorized agencies for disposal and recycling.</p>
v	Occupational health surveillance of the workers shall be done on a regular basis.	<p><b>Compliance Status: Being Complied</b></p> <p>Regular occupational health check-ups of construction workers are being conducted on a quarterly basis in coordination with a nearby healthcare facility. During the monitoring period October 2025 to March 2026, approximately 352 workers underwent occupational health surveillance.</p> <p>Further, all workers engaged in construction activities are provided with health cards for maintaining their health records. Sample photographs/copies of workers' health cards are enclosed as <b>Annexure 23</b> for reference.</p>
vi	A First Aid Room shall be provided in the project both during construction and operations of the project.	<p><b>Compliance Status: Being Complied</b></p> <p>During the construction phase, a dedicated First Aid Room has been provided at the project site for construction workers. The facility is managed by a trained first-aid responder, and a nurse is available on-site during working hours.</p> <p>The First Aid Room is equipped with essential medical facilities including a stretcher, splints, bandages, antiseptics, pain relievers, wound-care materials, a blood pressure monitor, and</p>

		<p>other basic diagnostic tools. A fully stocked first-aid kit is also maintained on-site for immediate medical assistance.</p> <p>An ambulance is kept on standby for emergency medical requirements. Further, regular health check-ups of workers are conducted in coordination with a nearby healthcare facility, and health cards have been issued to all workers.</p> <p>During the operational phase, a dedicated First Aid Room shall continue to be maintained in compliance with the stipulated EC condition.</p>
<b>10</b>	<b>Corporate Environment Responsibility.</b>	
i.	The Project Proponent shall comply with the provisions contained in this Ministry's OM vide F.No. 22-65/2017-IA.III dated 1st May 2018, as applicable, regarding Corporate Environment Responsibility.	<b>Compliance Status: Agreed to Comply</b>
ii	The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violation of the environmental / forest/wildlife norms/ conditions. The company shall have defined system of reporting infringements/deviation/violation of the environmental/forest/wildlife norms/conditions and / or shareholders/ stake holders. The copy of the board resolution in this regard shall be submitted to the Authority as a part of six-monthly report.	<b>Compliance Status: Agreed to Comply</b>
iii	Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall	<p><b>Compliance Status: Being Complied</b></p> <p>The year-wise progress of EMP implementation will be documented and</p>

	be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Authority/Ministry/Regional Office along with the Six-Monthly Compliance Report.	submitted with the Six-Monthly Compliance Reports to Goa SEIAA and the MoEF&CC Regional Office.
<b>11</b>	<b>Miscellaneous</b>	
i	The Project Proponent shall prominently advertise at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded Environment Clearance and the details of MoEF&CC/SEIAA website where it is displayed.	<b>Compliance Status: Complied</b>  The advertisement was made within the stipulated period and the photographs of the same were enclosed in the previous EC Compliance report. (October 2024 to March 2025)
ii	The copies of the Environmental Clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.	<b>Compliance Status: Complied</b>
iii	The Project Proponent shall upload the status of compliance of the stipulated Environment Clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.	<b>Compliance Status: Agreed to Comply</b>
iv	The Project Proponent shall submit six-monthly compliance reports on the status of the compliance of the stipulated environmental conditions on the website of the Ministry of Environment, Forest and Climate Change at Environment Clearance portal (Parivesh).	<b>Compliance Status: Complied</b>  We have periodically submitted half yearly EC compliance reports and monitoring reports to MoEF&CC regional office, CPCB, and GSPCB.

v	The Project Proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.	<b>Compliance Status: Agreed to Comply</b>  The project is currently in the construction phase. Form V will be submitted at the time of commencement of operations.
vi	The Project Proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.	<b>Compliance Status: Complied</b>  The required project status, including approvals obtained, commencement / progress of construction activities and implementation status, is being periodically reported through the six-monthly Environmental Clearance compliance reports submitted to the concerned authorities.  The present compliance report for October 2025 to March 2026 also provides the updated status of statutory approvals and construction progress.
vii	The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.	<b>Compliance Status: Agreed to Comply</b>
viii	The Project Proponent shall abide by all the commitments and recommendations made in the EIA/EMP report and also that during their presentation before the Goa State Expert Appraisal Committee / Goa State Impact Assessment Authority.	<b>Compliance Status: Agreed to Comply</b>
ix	No further expansion or modifications in the plan shall be carried out without prior approval of the Authority.	<b>Compliance Status: Agreed to Comply</b>  The construction will be carried out according to the approved site plan.
x	Concealing factual data or submission of false/fabricated data may result in revocation of this Environmental Clearance and attract action under the provisions of Environment (Protection) Act, 1986.	<b>Compliance Status: Agreed to Comply</b>

xi	The SEIAA reserves the right to revoke or suspend the Environment clearance, if implementation of any of the conditions stipulated in the EC is found to be unsatisfactory.	<b>Compliance Status: Agreed to Comply</b>
xii	The SEIAA reserves the right to stipulate additional conditions, if found necessary. The Company in a time bound manner shall implement these conditions.	<b>Compliance Status: Agreed to Comply</b>
xiii	The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data/information/monitoring reports.	<b>Compliance Status: Agreed to Comply</b>  The project authorities will extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data/information/monitoring reports
xiv	The conditions stipulated shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.	<b>Compliance Status: Agreed to Comply</b>
xv	Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.	<b>Compliance Status: Agreed to Comply</b>
xvi	Further, this EC is issued without prejudice to the action initiated in the Environmental Protection Act or any court case pending in the court of law. As such, it does not mean that the PP	<b>Compliance Status: Agreed to Comply</b>

	has not violated any environmental law in the past and whatever decision under the said act by the Hon'ble court will be binding on PP. Hence this Environmental Clearance does not give immunity to PP in the case complaint is filed, against if, any or action initiated under the said act.	
xvii	In the case of any changes in the scope of the project, the project would require a fresh appraisal by Goa SEIAA.	<b>Compliance Status: Agreed to Comply</b>
xviii	Building should be constructed as per National Building Code 2016, part IV.	<b>Compliance Status: Agreed to Comply</b>
xix	Separate funds shall be allocated for implementation of Environmental Protection Measures/EMP along with item wise break-up the fund air marked for the environmental protection measures shall not be diverted for other purposes.	<b>Compliance Status: Agreed to Comply</b>
xx	Validity of the Environmental Clearance (EC) accorded shall be period of 10 (ten) years from the date of its issue. 12. Further, the Authority decided to direct the Project Proponent to comply with the following Specific Conditions.	<b>Compliance Status: Agreed to Comply</b> Noted
12	<b>Specific Conditions</b>	
i	No construction shall be done over the portion of land shown as open space in the site plan.	<b>Compliance Status: Agreed to Comply</b>
ii	The Project Proponent shall submit the details of water usage during the construction stage as part of the six-monthly compliance report. This shall include certification from SIDGIL or documentation of water sourced from registered tanker vendors. The details of the same including water quality shall be submitted to the Authority.	<b>Compliance Status: Complied</b>  The cumulative water consumption during this 6-month monitoring period was 4,548 KL. This translates to a calculated average daily consumption of 24.99 KLD, which is well within the maximum permitted threshold of 98 KLD. The monthly breakdown of water consumption, distinctly categorized into utility/construction water (Tanker) and worker welfare (Drinking Water), is enclosed as <b>Annexure 24</b> .

iii	Bore well if used post construction phase then necessary permissions to be obtained from the concerned Authority.	<b>Compliance Status: Agreed to Comply</b>  Bore well is not proposed for the project.
iv	As agreed by the Project Proponent, Material Recovery Facility (MRF) shall be established within the premises to segregate and process dry waste.	<b>Compliance Status: Agreed to Comply</b>
v	The PP shall explore the possibility of implementing a rooftop garden to enhance green cover.	<b>Compliance Status: Agreed to Comply</b>
vi	The Project Proponent shall make suitable provisions for the construction of Vertical Garden.	<b>Compliance Status: Agreed to Comply</b>  The feasibility of implementing vertical gardening for the project will be actively explored as part of the landscape planning.
vii	The PP shall contact the Public Works Department (PWD)/ Competent Authority to identify designated areas for disposal of excavated materials and construction debris. The details of the designated disposal site, along with the proof of disposal and the quantity shall be submitted to the Authority.	<b>Compliance Status: Agreed to Comply</b>
viii	The PP is required to install solar panels to the extent possible of the total power requirement and use the same for all outdoor lighting.	<b>Compliance Status: Agreed to Comply</b>
ix	The Project Proponent to provide a retaining wall with a garland drain on the southern side before the onset of monsoon to prevent the flow of silt and debris into the village down the slope.	<b>Compliance Status: Complied</b>  A sedimentation pits have been constructed as per the plan. The runoff water is routed through the siltation chamber for primary settling before being discharged into the Government drainage network.
x	A separate and independent exit/emergency gate shall be provided for the project site.	<b>Compliance Status: Agreed to Comply</b>
xi	PP shall ensure that all necessary measures are taken to prevent	<b>Compliance Status: Complied</b>

	stormwater runoff from existing site boundary. Further, PP shall provide filter bed in the drains to trap sediment and debris.	
xii	As the project shares a common boundary with Defense Establishment i.e., INS Mandovi (Training & Education) on the Northern side. NOC may be obtained from the Defense Authorities (if applicable).	<b>Compliance Status: Agreed to Comply</b>
xiii	The Project Proponent shall construct 3-meter-high boundary wall along the entire common boundary of INS Mandovi.	<b>Compliance Status: Agreed to Comply</b>
xiv	Survey No. 87/1-A-1 of Reis Magos Village, Bardez Taluka, wherein the plot falls partly within CRZ II (NDZ, River/ creek) and partly outside CRZ as per CZMP 2011. NOC may be obtained from the concerned Authority if applicable.	<b>Compliance Status: Complied</b>  No development is proposed within the CRZ-affected portion. The development footprint is restricted to the non-CRZ portion as per approved layout / CRZ demarcation. Permission / NOC shall be obtained if any activity attracts CRZ applicability.
xv	The water utilized for the swimming pool shall not be sourced from PWD/Drinking Water Department (DWD) supply.	<b>Compliance Status: Agreed to Comply</b>
xvi	The Project Proponent to carry out Peripheral plantation in consultation with Goa State Biodiversity Board (GSBB).	<b>Compliance Status: Agreed to comply</b>
xvii	The Workers shall be provided with necessary facilities, and containers utilized for housing them shall be maintained in hygienic condition to ensure safe and healthy living environment.	<b>Compliance Status: Complied</b>  <b>Housing Facilities for Construction Labor:</b> Temporary labor sheds have been provided on-site, equipped with adequate ventilation, lighting, and safety provisions. Regular monitoring is conducted to ensure hygienic and safe living conditions.  <b>Sanitation and Waste Management:</b> <b>Toilets:</b> Toilet blocks are provided for the laborers. The sewage generated from the blocks is connected to Septic tank & soak pit for percolation.

		<p><b>Solid Waste:</b> Waste is segregated at source; biodegradable waste is composted on-site, and non-biodegradable waste is handed over to authorized recyclers via the local Panchayat.</p> <p><b>Wastewater:</b> Sewage is currently managed through a septic tank and soak pit system. Installation work of a 10 KLD prefabricated STP is under process, after completion sewage from temporary toilets will be connected to the STP for treatment.</p>
xviii	PP to provide Water Availability Certificate from the Water Supply Department/ Drinking Water Department (DWD) and the same shall be submitted to the Authority.	<p><b>Compliance Status: Being Complied</b></p> <p>The Project Proponent has initiated the process for obtaining the Water Availability Certificate from the Water Supply Department / Drinking Water Department (DWD). The request for issuance of the said certificate is presently pending with the concerned Department and is under process. Upon receipt, the same shall be submitted to the Authority.</p>
xix	PP shall install wind socks at designated areas of the project site to indicate wind direction, particularly for emergency response purposes.	<p><b>Compliance Status: Agreed to Comply</b></p>
xx	PP to submit the details of proposed CER to this Authority.	<p><b>Compliance Status: Being complied.</b></p> <p>No CER activity was carried out during the monitoring period October 2025 to March 2026. Details of proposed / applicable CER activities shall be submitted to the Authority as and when finalized / undertaken, as applicable.</p>
xxi	As assured, PP shall plant trees along the roadside in consultation with Panchayat and local Biodiversity Board.	<p><b>Compliance Status: Agreed to Comply</b></p>

## 4.0 CONCLUSION

The present Six-Monthly Environmental Clearance Compliance Report has been prepared for the monitoring period October 2025 to March 2026 with reference to the presently operative Amended Environmental Clearance dated 16.04.2025, read with the Corrigendum dated 26.06.2025, issued for the Group Housing Project "The Bayview" at Survey Nos. 87/1-A-1, 87/1-A-2 and 87/1-A-3, Village Reis Magos, Taluka Bardez, Goa.

During the present reporting period, the project was in the initial construction stage. The principal construction activities undertaken included retaining wall works, excavation, PCC works, raft footing works, column and beam works, and grade slab works for the proposed villas. No building / villa has reached completion or occupation stage during the reporting period. The Project Proponent has obtained the applicable statutory approvals / permissions for the present stage of construction, including technical clearances, construction licences, Consent to Establish and other supporting approvals. The on-site RMC Plant operated under valid Consent to Operate during the monitoring period, and the renewal application for the same has been submitted to Goa State Pollution Control Board.

The construction-stage environmental safeguards, including dust suppression, barricading, water sprinkling, stormwater control, silt management, waste segregation, worker welfare facilities, occupational health measures and environmental monitoring, are being implemented at site. Ambient air quality and noise monitoring reports are enclosed with the present compliance report. The water consumption during the monitoring period was 4,548 KL, averaging approximately 24.99 KLD, which is within the approved peak construction-stage water requirement of 98 KLD. No groundwater is being extracted for construction purposes. Construction water is sourced through authorised / registered tanker vendors, and records are being maintained.

Certain conditions relating to the operational phase, including installation of permanent STPs, dual plumbing, treated wastewater reuse, solar PV system, Organic Waste Converter, Material Recovery Facility, operational traffic management, fire safety approvals, and other commissioning-stage compliances, are not triggered at the present stage of construction and shall be complied with before commissioning / occupation of the project, as applicable. Based on the compliance status and supporting documents enclosed, the Project Proponent respectfully submits that the applicable Environmental Clearance conditions for the present construction stage are being complied with. The Project Proponent undertakes to continue implementation of the stipulated environmental safeguards and to submit further compliance reports for subsequent monitoring periods in accordance with the conditions of the Environmental Clearance.

F. No. 21-64/2017-IA-III  
Government of India  
Ministry of Environment, Forest and Climate Change  
(IA.III Section)

Indira Paryavaran Bhawan,  
Jor Bagh Road, New Delhi - 3

Date: 14<sup>th</sup> September, 2017

To,

**M/s Delanco Homes & Resorts Pvt Ltd**  
F-2, Landscape Excelsor,  
Opp. Kala Academy, DB Road,  
Campal, Panjim-403002

**Subject: "SAMARAYA" Proposed Residential Development at Survey No. 87-1/A-1& 87-1/A-2, village-Reis Magos, Tal-Bardez, Goa by M/s Delanco Homes & Resorts Pvt Ltd - Environmental Clearance - reg.**

Sir,

This has reference to your online proposal No. IA/GA/NCP/62297/2017 dated 04<sup>th</sup> February 2017, submitted to this Ministry for grant of Environmental Clearance (EC) in terms of the provisions of the Environment Impact Assessment (EIA) Notification, 2006 under the Environment (Protection) Act, 1986.

2. The proposal for "SAMARAYA" Proposed Residential Development at Survey No. 87-1/A-1& 87-1/A-2, village-Reis Magos, Tal-Bardez, Goa by M/s Delanco Homes & Resorts Pvt Ltd, was considered by the Expert Appraisal Committee (Intra-2) in its meetings held on 12-14 April, 2017 and 26-28 July, 2017. The details of the project, as per the documents submitted by the project proponent, and also as informed during the above meeting, are under -

- (i) The project is located at 15° 29'38.11" N Latitude and 73° 49'54.85" E longitude.
- (ii) The project is for expansion. The proponent had received environmental clearance dated 12<sup>th</sup> September, 2008 vide letter number 21-712/2007-IA.III from MoEFCC for total construction area of 67,185.00 sqm. The proponent had initiated work on site as per the earlier EC. The validity of the EC lapsed in 2013, after which work on the site was stopped.
- (iii) The total plot area is 1,06,345.66 sqm. FSI area is 42,097.19 sqm and total construction area of 52,589.14 sqm. The project will comprise of 84 Villas (ground + 2 upper floors) + 1 Club house. Maximum height of the building is 6 m.
- (iv) During construction phase, total water requirement is expected to be 20 KLD which will be met by PWD or from ground water. During the construction phase, soak pits and septic tanks will be provided for disposal of waste water. Temporary sanitary toilets will be provided during peak labor force.
- (v) During operational phase, total water demand of the project is expected to be 268 KLD and the same will be met from PWD and by the STP Recycled Water. Wastewater generated (94 KLD) will be treated in 1 STP of total 100 KLD capacity. 89 KLD of treated wastewater will be recycled (20 KLD for

- flushing, 69 KLD for gardening). About 0 KLD will be disposed in to municipal drain
- (vi) About 0.36 TPD solid waste will be generated in the project. The biodegradable waste (0.24 TPD) will be processed in OWC and the non-biodegradable waste generated (0.11 TPD) will be handed over to authorized local vendor.
  - (vii) The total power requirement during construction phase is 125 KVA and will be met from Goa state Electricity Board and total power requirement during operation phase is 1000 KW and will be met from Goa state Electricity Board/ Solar energy
  - (viii) Rooftop rainwater of buildings will be collected in 1 RWH tank per villa of total 10 cum each capacity for harvesting after filtration.
  - (ix) Parking facility for 92 four wheelers to be provided against the requirement of 84 (according to local norms).
  - (x) The green development area will be kept as 54170 sqm (53%)
  - (xi) Proposed energy saving measures would save about 202 KW of power
  - (xii) It is not located within 10 km of Eco Sensitive areas
  - (xiii) There is no court case pending against the project
  - (xiv) Investment/Cost of the project is Rs. 200 in crore.
  - (xv) Employment potential: During construction period, employment opportunities will be generated for local construction labourers.
  - (xvi) Benefits of the project: The project involves construction of high end villas with swimming pools and a club house with amenities and facilities. It will serve as a tourist attraction

3. The EAC, in its meeting held on 26-28 July, 2017, after detailed deliberations on the proposal, has recommended for grant of Environmental Clearance to the project. As per recommendations of the EAC, the Ministry of Environment, Forest and Climate Change hereby accords Environmental Clearance to the project "SAMARAYA" Proposed Residential Development at Survey No. 87-1/A-1& 87-1A-2, village-Reis Magos, Tal-Bardez, Goa by M/s Delanco Homes & Resorts Pvt Ltd, under the provisions of the EIA Notification, 2006 and amendments/circulars issued thereon, and subject to the specific and general conditions as under:-

#### **PART A – SPECIFIC CONDITIONS:**

##### **I. Construction Phase**

- (i) The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- (ii) The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.

Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.

- (iii) Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site. Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution. Wet jet shall be provided for grinding and stone cutting. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- (iv) All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules, 2016. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
- (v) Provisions shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, creche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
- (vi) At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
- (vii) Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC. Outdoor and common area lighting shall be LED. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.
- (viii) Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
- (ix) Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
- (x) Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.

- (xi) Sewage shall be treated in the STP with tertiary treatment i.e. Ultra Filtration. The treated effluent from STP shall be recycled/re-used for flushing, horticulture & DG cooling. Excess treated effluent shall be discharged in to Municipal sewer line as per CPCB norms.
- (xii) The local bye-law provisions on rain water harvesting should be followed. If local bye-law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. As proposed, 1 nos. of rain water harvesting tanks of total capacity of 110 m<sup>3</sup> shall be provided as per CGWB guidelines.
- (xiii) Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials. Wet garbage shall be composted in Organic Waste Converter. Adequate space shall be provided for solid waste management within the premises which will include area for segregation, composting. The inert waste from group housing project will be sent to dumping site.
- (xiv) Solar based electric power shall be provided to each unit for at least two bulbs/light and one fan. As proposed, central lighting and street lighting shall also be based on solar power.
- (xv) A First Aid Room shall be provided in the project both during construction and operations of the project.
- (xvi) Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.
- (xvii) Disposal of muck during construction phase shall not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
- (xviii) The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
- (xix) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- (xx) As proposed, no ground water shall be used during construction/ operation phase of the project.
- (xxi) Approval of the CGWA require before any dewatering for basements.
- (xxii) The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightening etc.
- (xxiii) Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
- (xxiv) Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to

applicable air and noise emission standards be operated only during non-peak hours.

- (xxv) Ambient noise levels shall conform to residential standards both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
- (xxvi) Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27<sup>th</sup> August, 2003 and 25<sup>th</sup> January, 2016. Ready mixed concrete must be used in building construction.
- (xxvii) An assessment of the cumulative impact of all activities being carried out or proposed to be carried out by the project, shall be made for traffic densities and parking capabilities in a 05 kms radius from the site. A detailed traffic management and a traffic decongestion plan drawn up through an organisation of repute and specialising in Transport Planning shall be implemented to the satisfaction of the State Urban Development and Transport Departments shall also include the consent of all the concerned implementing agencies.
- (xxviii) A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
- Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
  - Traffic calming measures
  - Proper design of entry and exit points.
  - Parking norms as per local regulation

## **II. Operational Phase**

- (i) The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- (ii) For indoor air quality the ventilation provisions as per National Building Code of India.
- (iii) Fresh water requirement from PWD Water Supply shall not exceed 20 m<sup>3</sup>/day.
- (iv) The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected.

by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.

- (v) The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
- (vi) No sewage or untreated effluent water would be discharged through storm water drains.
- (vii) Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.
- (viii) The provisions of the Solid Waste Management Rules, 2016, e-Waste (Management) Rules, 2016, the Construction and Demolition Waste Management Rules, 2016 and the Plastics Waste Management Rules, 2016 shall be followed.
- (ix) Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
- (x) Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.
- (xi) Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning. Used CFLs, TFL and LED shall be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination.
- (xii) A minimum of 1 tree for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. Preference should be given to planting native species. Where the trees need to be cut, compensatory plantation in the ratio of 1:3 (i.e. planting of 3 trees for every 1 tree that is cut) shall be done and maintained. As proposed 54170 sqm area shall be provided for green belt development.
- (xiii) An environmental management plan (EMP) shall be prepared and implemented to ensure compliance with the environmental conditions specified above. A dedicated Environment Monitoring Cell with defined functions and responsibility shall be put in place to implement the EMP. The environmental cell shall ensure that the environment infrastructure like Sewage Treatment Plant, Landscaping, Rain Water Harvesting, Energy efficiency and conservation, water efficiency and conservation, solid waste management, renewable energy etc are kept operational and meet the

required standards. The environmental cell shall also keep the record of environment monitoring and those related to the environment infrastructure.

- (xiv) The company shall draw up and implement a corporate social Responsibility plan as per the Company's Act of 2013.

#### **PART B - GENERAL CONDITIONS**

- (i) A copy of the environmental clearance letter shall also be displayed on the website of the concerned State Pollution Control Board. The EC letter shall also be displayed at the Regional Office, District Industries centre and Collector's Office/ Tehsildar's office for 30 days.
- (ii) The funds earmarked for environmental protection measures shall be kept in separate account and shall not be diverted for other purpose. Year-wise expenditure shall be reported to this Ministry and its concerned Regional Office.
- (iii) Officials from the Regional Office of MoEF&CC, Bangalore who would be monitoring the implementation of environmental safeguards should be given full cooperation, facilities and documents/data by the project proponents during their inspection. A complete set of all the documents submitted to MoEF&CC shall be forwarded to the APCCF, Regional Office of MoEF&CC, Bangalore.
- (iv) In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Ministry.
- (v) The Ministry reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of the environment clearance under the provisions of the Environmental (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time bound and satisfactory manner.
- (vi) All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department, the Forest Conservation Act, 1980 and the Wildlife (Protection) Act, 1972 etc. shall be obtained, as applicable by project proponents from the respective competent authorities.
- (vii) These stipulations would be enforced among others under the provisions of the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act 1981, the Environment (Protection) Act, 1986, the Public Liability (Insurance) Act, 1991 and the EIA Notification, 2006.
- (viii) The project proponent shall advertise in at least two local Newspapers widely circulated in the region, one of which shall be in the vernacular language informing that the project has been accorded Environmental Clearance and copies of clearance letters are available with the State Pollution Control Board and may also be seen on the website of the Ministry of Environment, Forest and Climate Change at <http://www.envfor.nic.in>. The advertisement shall be made within Seven days from the date of receipt of the Clearance letter and a copy of the same shall be forwarded to the Regional Office of this Ministry at Bangalore.
- (ix) Any appeal against this clearance shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

- (x) A copy of the clearance letter shall be sent by the proponent to concerned Panchayat, Zilla Parishad/Municipal Corporation, Urban Local Body and the Local NGO, if any, from whom suggestions/ representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the company by the proponent.
- (xi) The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF&CC, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO<sub>2</sub>, NO<sub>x</sub> (ambient levels as well as stack emissions) or critical sectoral parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
- (xii) The environmental statement for each financial year ending 31<sup>st</sup> March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF&CC by e-mail.
4. This issues with the approval of the Competent Authority.

  
(Kushal Vashist)  
Director

Copy to:

1. The Secretary, Department of Environment, Government of Goa, Panaji.
2. The Additional Principal Chief Conservator of Forests (C), Ministry of Environment, Forest and Climate Change, Regional Office (SZ), Kendriya Sadan, 4<sup>th</sup> Floor, E&F Wings, 17<sup>th</sup> Main Road, Koramangala II Block, Bangalore - 560034.
3. The Chairman, Central Pollution Control Board Parivesh Bhavan, CBD-cum-Office Complex, East Arjun Nagar, New Delhi - 110 032.
4. The Chairman, Goa State Pollution Control Board, Dempo Tower, EDC Plaza, 1st Floor, Panaji, Goa- 403 001.
5. Monitoring Cell, MoEF&CC, Indira Paryavaran Bhavan, New Delhi.
6. Guard File/ Record File/ Notice Board.
7. MoEF&CC Website.

  
(Kushal Vashist)  
Director

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(Kushal Vashist)  
Director

**GOA STATE ENVIRONMENT IMPACT ASSESSMENT AUTHORITY**

Constituted by the Ministry of Environment, Forest and Climate Change,  
Government of India

C/o Department of Environment and Climate Change  
4th Floor, Dempo Towers, Patto Panaji Goa - 403001.  
e-mail: goaseac@gmail.com

No: SIA/GA/MIS/294655/2022/42

Date: 16/05/2023

To,

**DLF Exclusive Floors Private Limited,**

2<sup>nd</sup> Floor, DLF Gateway Tower, R Block, DLF City,  
Phase III, Gurgaon Haryana 122002

**Sub: Transfer of Environmental Clearance from Delanco Homes & Resort  
Pvt. Ltd, to DLF Exclusive Floors Private Limited**

**Ref: Environmental Clearance bearing F.No. 21-64/2017-IA-III dated  
14.09.2017**

Sir / Madam,

With reference to above cited subject matter, the Authority considered the Environmental Clearance bearing F No.21-64/2017-III dated 14.09.2017 towards residential development at survey No. 87-A-1 & 87/A-2, Village - Reis Magos, Tal Bardez, Goa of M/s Delanco Homes & Resorts Pvt Ltd and NOC from the the original owner M/s Delanco Homes & Resorts Pvt Ltd in its 102<sup>nd</sup> Meeting held on 02/05/2023 and decided to transfer the Environmental Clearance Plot bearing survey No. 87-A-1 & 87/A-2, Village - Reis Magos, Tal Bardez, Goa in favour of DLF Exclusive Floors Private Limited.

The Environment Clearance stands transferred in your name with same terms and conditions and shall be valid upto 13/09/2024.

Directions / conditions contained in the above referred Environmental Clearance issued by the Goa SEIAA given to the original owners should be strictly abided by DLF Exclusive Floors Private Limited.

*Bitte*

**Specific Conditions.**

- i. All Construction debris laying on the site should be removed from the site.
- ii. Ensuring that no runoff goes outside the plot boundary.

This is for your information and records.

Yours faithfully,



(Dr. Sneha S. Gitte, IAS)

Director, (Environment),

Member Secretary, Goa-SEIAA

*Copy for favour of information to:*

1. Prof. Suhas Godse, (Chairman, Goa-SEIAA), H. No. 5258, Saket, Nr. Pandurang Temple, Opp. Workshop Taleigao, Goa
2. Shri Gautham Dessai, (Chairman, Goa-SEAC), 4, Sapana Sunshine, Madel, Margao Goa - 403601.





File No.: SIA/GA/INFRA2/506556/2024

Government of India

Ministry of Environment, Forest and Climate Change

(Issued by the State Environment Impact Assessment Authority (SEIAA),  
GOA)

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Dated 17/04/2025



To,

DLF EXCLUSIVE FLOORS PRIVATE LIMITED  
2nd floor, DLF Gateway Tower, R Block, DLF City, Phase III, Gurgaon, GURUGRAM, HARYANA,  
122002  
corporateaffairs@dlf.in

**Subject:** Amendment in Environmental Clearance (EC) dated 19/11/2024 granted to the project under the provision of the EIA Notification 2006 and as amended thereof-regarding.

Sir/Madam,

This is in reference to your application submitted to SEIAA vide proposal number SIA/GA/INFRA2/506556/2024 dated 19/11/2024 for grant of an amendment in prior Environmental Clearance (EC) to the project under the provision of the EIA Notification 2006-and as amended thereof.

2. The particulars of the proposal are as below :

(i) EC Identification No.	EC24C3801GA5833673A
(ii) File No.	SIA/GA/INFRA2/506556/2024
(iii) Clearance Type	Amendment in EC
(iv) Category	B2
(v) Schedule No./ Project Activity	8(a) Building / Construction Amendment in Environment Clearance for Construction of Group housing project "The Bayview" at survey no. 87/1-A-1, 87/1-A-2 & 87/1- A-3 of Village Reis Magos, Taluka Bardez, North Goa, Goa.
(vii) Name of Project	
(viii) Location of Project (District, State)	NORTH GOA, GOA
(ix) Issuing Authority	SEIAA
(x) EC Date	17/04/2025
(xi) Applicability of General Conditions	NO
(xiii) Status of implementation of the project	

N/A

**GOA STATE ENVIRONMENT IMPACT ASSESSMENT AUTHORITY**

Constituted by the Ministry of Environment, Forest and Climate Change,  
Government of India

C/o Department of Environment and Climate Change  
4th Floor, Dempo Towers, Patto Panaji Goa - 403001.  
e-mail: goaseac@gmail.com

No:90/3/2022-23/GSEIAA/Project-Prop/21

Date: 16/04/2025

To,  
**DLF EXCLUSIVE FLOORS PRIVATE LIMITED.**

2nd floor, DLF Gateway Tower, R Block,  
DLF City, Phase III, Gurgaon,  
Gurugram, Haryana,  
122002

**Sub:-Amendment in Environment Clearance to Dlf Exclusive Floors Private Limited for Construction of Group housing project "The Bayview" at Survey No. 87/1-A-1, 87/1-A-2 & 87/1-A-3 of Village Reis Magos, Taluka Bardez, North Goa with proposed built-up area of 98,704.79 sqm on a net plot area of 130,484.66sqm.**

Sir,

I am directed to refer to your application dated 19/11/2024 on Parivesh Portal seeking Amendment in Environment Clearance for construction of Group housing project "The Bayview" at Survey No. 87/1-A-1, 87/1-A-2 & 87/1-A-3 of Village Reis Magos, Taluka Bardez, North Goa with proposed built-up area of 98,704.79 sqm on a net plot area of 130,484.66sqm under the EIA Notification, 2006 (*as amended*).

Accordingly, the above proposal has been screened and appraised under Category 8(a), Building & Construction project on the basis of the documents enclosed with application viz. Common Application Form, Conceptual plan as well as additional clarifications furnished in response to the observations made by the Goa State Expert Appraisal Committee (*hereinafter referred as "Goa-SEAC"*). The Goa-SEAC in its 233<sup>rd</sup> meeting held on 14<sup>th</sup> February 2025

decided to recommend the said proposal to the Authority for grant of Environmental Clearance under the provision of EIA Notification 2006 (as amended) with certain 'Specific Conditions' to be complied by the Project Proponent.

Further, the Goa State Environment Impact Assessment Authority (Goa-SEIAA) in its 148<sup>th</sup> Goa-SEIAA meeting held on 26/03/2025 decided to grant Environmental Clearance under the provision of EIA Notification 2006 (as amended) till date.

Project details and salient features of the proposed developmental activity are as under:-

Sr. No.	Description	Details
1.	Name of the project Proponent	M/s. DLF Exclusive Floors Pvt. Ltd.
2.	Address for Communication	2nd Floor, DLF Gateway Tower, R. Block, DLF City, Phase III, Gurgaon, Haryana - 122002.
3.	Name & location of the project	Amendment in Environment Clearance for Construction of Group housing project "The Bayview" at survey no. 87/1-A-1,87/1-A-2 & 87/1-A-3 of Village Reis Magos, Taluka Bardez, North Goa.
4.	Plot Area	Total plot area: 1,43,594.00 sqm
5.	Net plot Area	Net effective plot area:130,456.41 sqm
6.	FSI Area	65238.72 sqm

7.	Non-FSI Area	23,290.29 sqm
8.	Total construction area (built-up area)	88529.01 sqm
9.	Building configuration & Height of the building	61 Villas 11.4m (Total Height excluding stilt and basement)
10.	No. of shops	Nil
11.	Total water requirement (Construction/operation phase)	Construction Phase: 98 KLD Operation Phase: 225.13 KLD
12.	Sewage generation	Construction Phase: 9.7 KLD Operation Phase: 93.32 KLD
13.	STP Capacity / Proposed Technology	Capacity: 2 STPs: 65 KLD & 35 KLD (Total 100 KLD) Technology: MBR technology
14.	Total Solid Waste Quantities	Total municipal solid waste: 280 kg/day Organic waste: 112kg/day Inorganic waste: 168 kg/day
15.	Energy Efficiency	200 kW is proposed through solar energy amounting to 7%
16.	Parking 4W and 2W	Total number of car parks Provided: 251 parks Required (as per bye-laws): 124 parks
17.	Power requirement	Maximum Demand Load: 2860 kW Source: Government Electricity Supply
18.	D.G set capacity	6 x 750kVA DG Sets and 2 x 380 kVA DG Sets.
19.	RWH tank capacity	-

20.	EMP cost (including DMP cost)	₹92,809,000
21.	No. of trees on site	908
22.	No. of trees to be cut	0
23.	No. of trees to be planted on site	1,631

**Further, the Authority has decided that Project Proponent needs to comply to the following Conditions.**

**I. Statutory compliance:**

- i. The Project Proponent (PP) shall obtain all necessary clearance/permission from all relevant agencies including Town Planning Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- ii. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc, as per National Building Code including protection measures from lightening etc.
- iii. The Project Proponent shall obtain Forest Clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
- iv. The Project Proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- v. The Project Proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and



the Water (Prevention & Control of Pollution) Act, 1974 from the Goa Pollution Control Board.

- vi. The Project Proponent shall obtain the necessary permission for drawl of ground water/surface water if required for the project from the Competent Authority. However, the ground water should not be utilized for the construction purpose.
- vii. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- viii. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, and Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent Authorities.
- ix. The provisions of the Solid Waste (Management) Rules, 2016 (as amended till date), e-Waste (Management) Rules, 2016 (as amended till date), and the Plastics Waste (Management) Rules, 2016 (as amended till date), shall be followed.
- x. The Project Proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.
- xi. Under the provision of EPA Act 1986, legal action shall be initiated against the Project Proponent if it was found that construction of project have been started without obtaining Environment Clearance (EC).
- xii. Six monthly compliance reports should be submitted to the Ministry of Environment for Climate Change with a copy to the Goa-SEIAA and

GSPCB in hard as well as soft copy format for the period up to the project completion.

- xiii. The built-up area of proposed construction is 98,704.79 sqm shall be in accordance with the existing FSI/FAR norms of the local body and planning Authorities, and it should ensure the same along with the Survey Number before approving layout plan, and before according commencement certificate to propose work.

## **2. Air quality monitoring and preservation**

- i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
- iii. The Project Proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (eg. PM10 and PM2.5) covering upwind and downwind directions during the construction period.
- iv. Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. The location of the DG sets may be decided with in consultation with State Pollution Control Board.

- v. Construction site shall be adequately barricaded. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3-meter height). Plastic/tarpaulin (250 GSM or more) sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi. Wet jet shall be provided for grinding and stone cutting.
- vii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- viii. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- ix. For indoor air quality the ventilation provisions as per National Building Code of India.
- x. Road leading to or at construction site must be paved with pervious pavers or Black topped (i.e. metallic roads).
- xi. No excavation of soil shall be carried out without adequate mitigation measures in place.
- xii. Wind-breakers of appropriate height i.e.  $1/3^{\text{rd}}$  of the building height and maximum up to 10 meters shall be provided.



### **3. Water quality monitoring and preservation**

- i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other Sustainable Urban Drainage Systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
- ii. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
- iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details.
- iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the Project Proponent. The record shall be submitted to this Authority, Regional Office and MoEF&CC along with six monthly compliance reports.
- v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
- vi. At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.



- vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc, shall be done.
- viii. Use of water saving devices fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators; etc) for water conservation shall be incorporated in the building plan.
- ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing to be provided.
- x. Water demand during construction should be reduced by use of pre-mixed concrete (RMC), curing agents and other best practices referred.
- xi. The local bye-law provisions on rain water harvesting should be followed. If local bye-law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain water harvesting recharge pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.
- xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built-up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.



- xiii. Project Proponent should adopt roof top rain water harvesting/ conservation measures to optimally utilize the water availability by constructing sumps for collection of rain water as per the site specific location provided. Storm water control and its reuse as per WRD and Bureau of Indian Standard (BIS) for various applications.
- xiv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the WRD in the matter. Formal approval shall be taken from the WRD for any ground water abstraction or dewatering.
- xv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to this Authority, Regional Office and MoEF&CC along with six monthly compliance reports.
- xvi. The PP should install STP plant with tertiary treatment including IOT Based Multistage ultra filtration system with UV Treatment for recycling water for flushing AC make up water and gardening. etc. with the approval of GSPCB.
- xvii. PP shall install IOT Based system for monitoring operation of all the equipments and process of the STP and connect to GSPCB server.
- xviii. No sewage or untreated effluent water would be discharged through storm water drains.
- xix. Onsite two sewage treatment plant of 65 KLD & 35 KLD capacity (combined capacity of 100 KLD) with MBR technology for treating waste water to be installed on site. The PP shall install IOT and AI powered STP

monitoring automation and management system. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

- xx. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
- xxi. The Project Proponent shall provide landscape bed of 600mm wide X 600mm deep along the periphery of the plot to carry out plantation of trees. The STP treated water shall be pumped through high flow drips on these beds to prevent outflow of treated sewage water outside the premises.
- xxii. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

#### **4. Noise monitoring and prevention**

- i. Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone both during day and night as per Noise

Pollution (Control and Regulation) Rules, 2000 (as amended till date). Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/SPCB.

- ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to this Authority and Regional Officer of the Ministry as a part of six-monthly compliance report.
- iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

#### **5. Energy Conservation measures**

- i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
- ii. All outdoor, common area and street lighting should be sourced from the solar.
- iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass, etc shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.

- iv. Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.
- v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation to the extent possible and feasible or as per the state level/ local building bye-laws requirement.
- vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.
- vii. After checking feasibility, the project proponent should install solar hybrid as a conventional source of energy. Project proponent should ensure storage of solar and release in the grid during peak hours. Building Integrated Photovoltaic panels may be installed for generation of solar power.
- viii. Use of glass may be reduced upto 40% to reduce electricity consumption on load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.

## **6. Waste Management**

- i. A certificate from the Competent Authority handling municipal solid wastes, indicating the existing civic capacities of handling and their

adequacy to cater to the Municipal Solid Waste generated from project shall be obtained.

- ii. Disposal of muck during construction phase shall not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of Competent Authority.
- iii. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- iv. Organic waste compost/ Vermiculture pit/ Organic Waste Converter within the premises with a minimum capacity of 0.5 kg/person/day must be installed.
- v. All non-biodegradable waste shall be handed over to Authorized recyclers for which a written tie up must be done with the authorized recyclers.
- vi. Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
- vii. Use of environment friendly materials in bricks (Fly Ash Bricks), blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, compressed earth blocks, and other environment friendly materials.
- viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on

27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.

- ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016 (as amended till date).
- x. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the Regulatory Authority to avoid mercury contamination.

#### **7. Green Cover**

- i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned Regulatory Authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
- ii. A minimum of 1 tree for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. The green belt development should be carried out simultaneously as the development work progress.
- iii. Prior permission from the concerned local Authority shall be obtained before cutting any trees. A compensatory plantation in the ratio of 1:3 (ie. planting of 3 trees for every 1 tree that is cut) shall be done and

maintained. Plantations to be ensured species (cut) to species (planted). Furthermore, provisions shall be made for green belt development, as outlined in the project document.

- iv. PP to provide a buffer zone by planting only native species. In cases where sufficient space is not available for plantation within the project site premises, an alternate location outside the site shall be identified. A minimum of 80% survival rate of planted trees shall be maintained. The details of the green area development, including survival rate and location, shall be submitted to the Authority as part of the six-monthly compliance report.
- v. Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.
- vi. The Project Proponent shall make suitable provisions for the construction of Vertical Garden.

## **8. Transport**

- i. A comprehensive mobility plan, as per Ministry of Urban Development's (MoUD) best practices guidelines under the Urban and Regional development Plans Formulation and implementation (URDPFI) guidelines, shall be prepared to include motorized, non-motorized, public, and private networks. Additionally, road should be designed with



due consideration for environment, and safety of users. The road system can be designed with these basic criteria.

- a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
  - b) Traffic calming measures
  - c) Proper design of entry and exit points.
  - d) Parking norms as per local regulation.
  - e) Proper design of Assembly point during disaster/ exigency.
- ii. Vehicles hired for transporting construction materials to the site must be in good working condition, possess a valid pollution check certificate and shall comply with applicable air and noise emission standards. Furthermore, these vehicles shall only operate during non-peak hours.
- iii. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D/ competent authority for road augmentation and shall also have their consent to the implementation of

components of the plan which involve the participation of these departments.

### **9. Human health issues**

- i. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
- ii. For indoor air quality the ventilation provisions as per National Building Code of India.
- iii. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
- iv. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
- v. Occupational health surveillance of the workers shall be done on a regular basis.
- vi. A First Aid Room shall be provided in the project both during construction and operations of the project.



## **10. Corporate Environment Responsibility**

- i. The Project Proponent shall comply with the provisions contained in this Ministry's OM vide F.No. 22-65/2017-IA.III dated 1st May 2018, as applicable, regarding Corporate Environment Responsibility.
- ii. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violation of the environmental / forest/wildlife norms/ conditions. The company shall have defined system of reporting infringements/deviation/violation of the environmental/forest/wildlife norms/conditions and / or shareholders/ stake holders. The copy of the board resolution in this regard shall be submitted to the Authority as a part of six-monthly report.
- iii. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Authority/Ministry/Regional Office along with the Six Monthly Compliance Report.

## **11. Miscellaneous**

- i. The Project Proponent shall prominently advertise at least in two local newspapers of the District or State, of which one shall be in the vernacular



language within seven days indicating that the project has been accorded Environment Clearance and the details of MoEF& CC/SEIAA website where it is displayed.

- ii. The copies of the Environmental Clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
- iii. The Project Proponent shall upload the status of compliance of the stipulated Environment Clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- iv. The Project Proponent shall submit six-monthly compliance reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at Environment Clearance portal (Parivesh).
- v. The Project Proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
- vi. The Project Proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- vii. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.



- viii. The Project Proponent shall abide by all the commitments and recommendations made in the EIA/EMP report and also that during their presentation before the Goa State Expert Appraisal Committee / Goa State Impact Assessment Authority.
- ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Authority.
- x. Concealing factual data or submission of false/fabricated data may result in revocation of this Environmental Clearance and attract action under the provisions of Environment (Protection) Act, 1986.
- xi. The SEIAA reserves the right to revoke or suspend the Environment clearance, if implementation of any of the conditions stipulated in the EC is found to be unsatisfactory.
- xii. The SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
- xiii. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data/information/monitoring reports.
- xiv. The conditions stipulated shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders



passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.

- xv. Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.
- xvi. Further, this EC is issued without prejudice to the action initiated in the Environmental Protection Act or any court case pending in the court of law. As such, it does not mean that the PP has not violated any environmental law in the past and whatever decision under the said act by the Hon'ble court will be binding on PP. Hence this Environmental Clearance does not give immunity to PP in the case complaint is filed, against if, any or action initiated under the said act.
- xvii. In the case of any changes in the scope of the project, the project would require a fresh appraisal by Goa SEIAA.
- xviii. Building should be constructed as per National Building Code 2016, part IV.
- xix. Separate funds shall be allocated for implementation of Environmental Protection Measures/EMP along with item wise break-up the fund air marked for the environmental protection measures shall not be diverted for other purposes.
- xx. **Validity of the Environmental Clearance (EC) accorded shall be period of 10 (ten) years from the date of its issue.**



**12. Further, the Authority decided to direct the Project Proponent to comply with the following Specific Conditions.**

- i. No construction shall be done over the portion of land shown as open space in the site plan.
- ii. The Project Proponent shall submit the details of water usage during the construction stage as part of the six-monthly compliance report. This shall include certification from SIDGIL or documentation of water sourced from registered tanker vendors. The details of the same including water quality shall be submitted to the Authority.
- iii. Bore well if used post construction phase then necessary permissions to be obtained from the concerned Authority.
- iv. As agreed by the Project Proponent, Material Recovery Facility (MRF) shall be established within the premises to segregate and process dry waste.
- v. The PP shall explore the possibility of implementing a rooftop garden to enhance green cover.
- vi. The Project Proponent shall make suitable provisions for the construction of Vertical Garden.
- vii. The PP shall contact the Public Works Department (PWD)/ Competent Authority to identify designated areas for disposal of excavated materials



and construction debris. The details of the designated disposal site, along with the proof of disposal and the quantity shall be submitted to the Authority.

- viii. The PP is required to install solar panels to the extent possible of the total power requirement and use the same for all outdoor lighting.
- ix. The Project Proponent to provide a retaining wall with a garland drain on the southern side before the onset of monsoon to prevent the flow of slit and debris into the village down the slope.
- x. A separate and independent exit/emergency gate shall be provided for the project site.
- xi. PP shall ensure that all necessary measures are taken to prevent stormwater runoff from existing site boundary. Further, PP shall provide filter bed in the drains to trap sediment and debris.
- xii. As the project shares a common boundary with Defense Establishment i.e., INS Mandovi (Training & Education) on the Northern side. NOC may be obtained from the Defense Authorities (if applicable).
- xiii. The Project Proponent shall construct 3-meter-high boundary wall along the entire common boundary of INS Mandovi.

- xiv. Survey No. 87/1-A-1 of Reis Magos Village, Bardez Taluka, wherein the plot falls partly within CRZ II (NDZ, River/ creek) and partly outside CRZ as per CZMP 2011. NOC may be obtained from the concerned Authority if applicable.
- xv. The water utilized for the swimming pool shall not be sourced from PWD/ Drinking Water Department (DWD) supply.
- xvi. The Project Proponent to carry out Peripheral plantation in consultation with Goa State Biodiversity Board (GSBB).
- xvii. The Workers shall be provided with necessary facilities, and containers utilized for housing them shall be maintained in hygienic condition to ensure safe and healthy living environment.
- xviii. PP to provide Water Availability Certificate from the Water Supply Department/ Drinking Water Department (DWD) and the same shall be submitted to the Authority.
- xix. PP shall install wind socks at designated areas of the project site to indicate wind direction, particularly for emergency response purposes.
- xx. PP to submit the details of proposed CER to this Authority.



xxi. As assured, PP shall plant trees along the roadside in consultation with Panchayat and local Biodiversity Board.

*Yours faithfully,*



(Sachin S. Desai)

**Director, (Environment),  
Member Secretary, Goa-SEIAA**

\*\*\*\*\*

*Copy for favour of information to:*

- a) **The Collector**, North Goa District, Panaji-Goa.
- b) **P.A. to Secretary (Environment)**, Secretariat, Porvorim,Goa.
- c) **P.S. to Additional Secretary**, Ministry of Environment & Forests (MoEF), Paryavaran Bhavan, C.G.O. Complex, Lodhi Road, New Delhi - 110510
- d) **The Chairman**, Goa-State Environment Impact Assessment Authority.
- e) **The Chairman**, Goa-State Expert Appraisal Committee.
- f) **Member Secretary**, Goa State Pollution Control Board (GSPCB), Opp Saligao Seminary, Saligao, Bardez, Goa.
- g) **Integrated Regional office Kendriya Sadan**, 4<sup>th</sup> Floor, E & F Wings, 17<sup>th</sup> main road, II Block, Koramangala, Bangalore-560034.

**GOA STATE ENVIRONMENT IMPACT ASSESSMENT AUTHORITY**  
Constituted by the Ministry of Environment, Forest and Climate Change,  
Government of India  
C/o Department of Environment and Climate Change  
4th Floor, Dempo Towers, Patto Panaji Goa - 403001.  
e-mail: goaseac@gmail.com

No: 90/3/2022-23/GSEIAA/Project-Prop/70

Date: 26/06/2025

**CORRIGENDUM**

**Sub: Corrigendum in Environmental Clearance -Reg.**

**Read: Environmental Clearance Identification No. EC24C3801GA5833673A dated 17/04/2025.**

**Ref: Proposal No. SIA/GA/INFRA2/506556/2024 dated 19/11/2024.**

With reference to the above subject matter, your representation dated 13/05/2025 for Corrigendum in Environmental Clearance Identification No. EC24C3801GA5833673A dated 17/04/2025 in respect of Amendment in Environment Clearance to DLF Exclusive Floors Private Limited for Construction of Group housing project "The Bayview" located at Survey No. 87/1-A-1,87/1-A-2 & 87/1-A-3 of Village Reis Magos, Taluka Bardez, North Goa was discussed in 155<sup>th</sup> Goa SEIAA meeting held on 14<sup>th</sup> May 2025; wherein the Authority decided to grant the Corrigendum.

After scrutinizing and perusing the corrigendum representation submitted by the Project Proponent, the Authority decided to grant the following corrigendum.

**i. The subject of covering letter to be read as:**

**Subject:** Amendment in Environment Clearance (EC) dated 14/09/2017 granted to the project under the provision of the EIA Notification 2006 and as amended thereof-regarding.

- ii. The proposed built-up area is to be read as **88,529.01** sq. mts instead of **98,704.79** sq. mts.
- iii. Project details table (point no. 18) to be read as:

**D.G set capacity: 5×750 KVA DG sets & 2×380 KVA DG sets**

The rest of the contents of the EC remains the same.



(Sachin S. Desai)  
**Director, (Environment),**  
**Member Secretary, Goa-SEIAA**

To,  
**DLF EXCLUSIVE FLOORS PRIVATE LIMITED.**  
2nd floor, DLF Gateway Tower, R Block,  
DLF City, Phase III, Gurgaon,  
Gurugram, Haryana,  
122002

# गोंय राज्य प्रदूषण नियंत्रण मंडळ



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**OFFICE OF THE SENIOR TOWN PLANNER**  
Town & Country Planning Dept., North Goa District Office,  
302, Govt. Building Complex, Mapusa, Bardez - Goa.

Ref No.: TPBZ/682/RM/TCP-2024/ 8040

Dated: 30/09/2024

Inward no. 8068

Dtd. 09/08/2024

**TECHNICAL CLEARANCE ORDER**

Technical Clearance is hereby granted for proposed construction of Bayview Group Housing as per the enclosed approved plans in the property Zoned as "Settlement Zone" in Regional Plan for Goa 2021 situated at property bearing Survey No.87/I-A-1, 87/I-A-2 & 87/I-A-3 of Village Reis Magos of Bardez 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 1.00 Mts. X 0.50 Mts. with writing in black color 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 development/construction as per the permission granted by this order.
6. The Soak pit should not be located within a distance of 15.00 meters from any other existing well in the plot area/plan.
7. The commencement and the completion of the work shall be notified to the authority in writing in appropriate forms.
8. Completion order 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, beyond permissible limits, 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 & Country Planning Act, 1974.
12. The construction of compound wall shall not amount to blocking of any natural water course/drain and adequate number of opening in the compound wall shall be made for smooth flow of water.
13. In case of Compound Walls, the gates shall open inwards only and traditional access any passing through the property shall not be blocked, unless the plot or property so served is otherwise served by alternate access.
14. Maximum height of a compound wall along the boundary other than that abutting on a street shall be 1.80mts and along the boundary on a street upto a height of 1.50mts only and which shall be of closed type up to a height of 90cm. only and open type above that height.
15. Along the intersections of streets no compound wall shall be raised to a height of more than 1.0mts from the crown of the road for a length of 9.00 mts from the intersections corner of the plot, on both sides of the plot.
16. In case of road intersection the construction of compound wall should be carried out in a smooth curve of 3.00mts radius for roads upto 10.00mts R/W and that of 5.00 mts radius for roads above 10.00 mts R/W.
17. All gates of compound wall shall be open inwards only unless the gate is recessed into the plot to a depth, which will not cause the gate to protrude beyond the compound wall line.
18. The entry or exit to the plot situated at the intersection of roads having a width of 10.00mts or more, shall be located at least 15.00mts away from the tangent point of such intersection. If a length of any side of such a plot is less than what is prescribed above, then the entry or exist shall be provided at farthest end of the plot from the intersection.


Contd..2/-

19. The Ownership and tenancy position as on 2.11.1990 & thereafter of the plot/property under reference shall be verified by the licensing body before the issuing of the license.
20. The village Panchayat shall ensure about the availability of Power and Water Supply and any other required infrastructure before issuing the license.
21. The said building should be used for residential purpose only as per the Technical Clearance Order.
22. The adequate arrangement for collection and disposal of solid waste generated within the plot shall arrange to satisfaction of Village Panchayat.
23. Open parking area should be should be effectively developed.
24. Stilt parking area proposed in the building shall be used for the parking of vehicles only and it shall not be changed for any purpose at any point of time.
25. Gradient of the ramps to the stilt floor parking should not be exceed 1:6
26. The Village Panchayat shall take cognizance of any issue in case of any complaints/ court orders before issue of construction license.
27. Traditional access, if any passing through the property shall not be blocked and the same shall be verified by the Village Panchayat before issuing construction license.
28. Applicant shall dispose the construction debris at his/her own level and / or the same shall be taken to the designated site as per the disposal plan given by the applicant in the affidavit to be produced to the village Panchayat.
29. The applicant shall obtain prior permission from Tree Officer/ Forest Dept. for proposal involving felling of trees as mandated under section 8 & 9 of Goa Preservation of Tree Act.
30. The applicant shall pay Labour cess of 1% of the total cost of construction project to the Commissioner of Labour & Employment and Secretary Goa Building & Other construction Workers Welfare Board before applying for completion certificate to the Authority.
31. The area under road widening shall be deemed to be Public road and shall not be enclosed/ encroached. Affidavit/undertaking in this regards shall be sworn before the Village Panchayat/P.W.D as the case may be on stamp paper of Rs.100/-.
32. This Technical Clearance order is issued relying on survey plan submitted to this office. In case of any boundary disputes/encroachment if any shall be resolve by the applicant with clear demarcation of boundary stones from Directorate of Settlement and Land Records. This office shall not be held responsible at any point of time, as this Technical Clearance order issued is only from planning point of view.
33. This Technical Clearance Order issued as a partial modification to the earlier approval issued by this office vide Technical Clearance Order no.TPBZ/6820/RM/87/1/08 dt.25/02/2008, TPBZ/682/RM/87/1/08/3468 dtd. 22/12/2008, TPBZ/682/RM/TCP-17/234 dtd. 03/11/2017 & TPBZ/682/RM/TCP-19/2743 dtd. 17/05/2019. And all the conditions imposed in the above referred should be strictly adhered to.

**NOTE:-**

- a) This Technical Clearance Order is issued based on the order issued by the Secretary (TCP) vide no.29/8/TCP/2018(Pt.File)/1672 dated 13/08/2018 and order issued by the Chief Town Planner (Planning) vide no.29/8/TCP/2022/(Pt.File)/1734 dated 19/07/2022 pertaining to guidelines for processing various applications.
- b) An engineer who designs the RCC structure, of the project proponent is liable for structural designs and stability of the project, structural liability certificate issued by an Engineer Paresh Gaitonde dt. 08/08/2024 TCP Reg. No. ER/0057/2010.
- c) This Technical Clearance Order is issued with the approval of Government vide note moved on vide no.TPBZ/628/RM/TCP/24/7336 dt. 30/08/2024
- d) This Order is issued with reference to the application dated 09/08/2024 from M/s. DLF Exclusive Floors Pvt. Ltd & Bhamini Real Estate Developers Private Limited.
- e) Applicant has paid infrastructure tax of Rs.31,35,300/- (Rupees Thirty Five Lakhs Thirty Five Thousand Three Hundred Only) vide challan no.ITAX/308 dt. 24/09/2024.

THIS ORDER IS VALID FOR THREE YEARS FROM THE DATE OF ISSUE. OF CONSTRUCTION LICENSE PROVIDED THE CONSTRUCTION LICENSE IS ISSUED WITHIN THE PERIOD OF THREE YEARS.

  
(Zaidev R. Aldonkar)  
Dy. Town Planner

To,  
M/s. DLF Exclusive Floors Pvt. Ltd &  
Bhamini Real Estate Developers Private Limited  
F-2, Landscapae Excesior, 1<sup>st</sup> Floor  
Opp. Kala Academy, D. B. Road  
Campal, Panaji- Goa.  
Copy to:  
The Sarpanch/Secretary,  
Village Panchayat of Reis Magos,  
Bardez - Goa.

The permission is granted subject to the provision of Town & Country Planning Act 1974 and the rules & Regulation framed there under.



**OFFICE OF THE SENIOR TOWN PLANNER**  
Town & Country Planning Dept., North Goa District Office,  
302, Govt. Building Complex, Mapusa, Bardez - Goa.

Ref No.: TPBZ/682/RM/TCP-2024/10250

Dated: 06/12/2024

Inward no. 11484

Dtd. 20/11/2024

**TECHNICAL CLEARANCE ORDER**

Technical Clearance is hereby granted for proposed construction of Bayview Group Housing (Revised plan) as per the enclosed approved plans in the property Zoned as "Settlement Zone" in Regional Plan for Goa 2021 situated at property bearing Survey No.87/1-A-1, 87/1-A-2 & 87/1-A-3 of Village Reis Magos of Bardez 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 1.00 Mts. X 0.50 Mts. with writing in black color 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 development/construction as per the permission granted by this order.
6. The Soak pit should not be located within a distance of 15.00 meters from any other existing well in the plot area/plan.
7. The commencement and the completion of the work shall be notified to the authority in writing in appropriate forms.
8. Completion order 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 filing of low-lying land, beyond permissible limits, 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 & Country Planning Act, 1974.
12. The construction of compound wall shall not amount to blocking of any natural water course/drain and adequate number of opening in the compound wall shall be made for smooth flow of water.
13. In case of Compound Walls, the gates shall open inwards only and traditional access any passing through the property shall not be blocked, unless the plot or property so served is otherwise served by alternate access.
14. Maximum height of a compound wall along the boundary other than that abutting on a street shall be 1.80mts and along the boundary on a street upto a height of 1.50mts only and which shall be of closed type up to a height of 90cm. only and open type above that height.
15. Along the intersections of streets no compound wall shall be raised to a height of more than 1.0mts from the crown of the road for a length of 9.00 mts from the intersections corner of the plot, on both sides of the plot.
16. In case of road intersection the construction of compound wall should be carried out in a smooth curve of 3.00mts radius for roads upto 10.00mts R/W and that of 5.00 mts radius for roads above 10.00 mts R/W.
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Contd..2/-

19. The Ownership and tenancy position as on 2.11.1990 & thereafter of the plot/property under reference shall be verified by the licensing body before the issuing of the license.
20. The village Panchayat shall ensure about the availability of Power and Water Supply and any other required infrastructure before issuing the license.
21. The said building should be used for residential purpose only as per the Technical Clearance Order.
22. The adequate arrangement for collection and disposal of solid waste generated within the plot shall arrange to satisfaction of Village Panchayat.
23. Open parking area should be should be effectively developed.
24. Stilt parking area proposed in the building shall be used for the parking of vehicles only and it shall not be changed for any purpose at any point of time.
25. Gradient of the ramps to the stilt floor parking should not be exceed 1:6
26. The Village Panchayat shall take cognizance of any issue in case of any complaints/ court orders before issue of construction license.
27. Traditional access, if any passing through the property shall not be blocked and the same shall be verified by the Village Panchayat before issuing construction license.
28. Applicant shall dispose the construction debris at his/her own level and / or the same shall be taken to the designated site as per the disposal plan given by the applicant in the affidavit to be produced to the village Panchayat.
29. The applicant shall obtain prior permission from Tree Officer/ Forest Dept. for proposal involving felling of trees as mandated under section 8 & 9 of Goa Preservation of Tree Act.
30. The applicant shall pay Labour cess of 1% of the total cost of construction project to the Commissioner of Labour & Employment and Secretary Goa Building & Other construction Workers Welfare Board before applying for completion certificate to the Authority.
31. The area under road widening shall be deemed to be Public road and shall not be enclosed/ encroached. Affidavit/undertaking in this regards shall be sworn before the Village Panchayat/P.W.D as the case may be on stamp paper of Rs.100/-.
32. This Technical Clearance order is issued relying on survey plan submitted to this office. In case of any boundary disputes/encroachment if any shall be resolve by the applicant with clear demarcation of boundary stones from Directorate of Settlement and Land Records. This office shall not be held responsible at any point of time, as this Technical Clearance order issued is only from planning point of view.
33. This Technical Clearance Order issued as a partial modification to the earlier approval issued by this office vide Technical Clearance Order no.TPBZ/6820/RM/87/1/08 dt.25/02/2008, TPBZ/682/RM/87/1/08/3468 dtd. 22/12/2008, TPBZ/682/RM/TCP-17/234 dtd. 03/11/2017 & TPBZ/682/RM/TCP-19/2743 dtd. 17/05/2019 & TPBZ/682/RM/TCP-2024/8040 dated 30/09/2024 And all the conditions imposed in the above referred should be strictly adhered to.

**NOTE:-**

- a) This Technical Clearance Order is issued based on the order issued by the Secretary (TCP) vide no.29/8/TCP/2018(Pt.File)/1672 dated 13/08/2018 and order issued by the Chief Town Planner (Planning) vide no.29/8/TCP/2022/(Pt.File)/1734 dated 19/07/2022 pertaining to guidelines for processing various applications.
- b) An engineer who designs the RCC structure, of the project proponent is liable for structural designs and stability of the project, structural liability certificate issued by an Engineer Paresch Gaitonde dt. 19/11/2024 TCP Reg. No. ER/0057/2010.
- c) This Technical Clearance Order is issued with the approval of Government vide note moved on vide no. TPBZ/628/RM/TCP/24/7336 dt. 30/08/2024 & Vide ref. No.TPBZ/682/RM/TCP/24/9916 dtd. 26/11/2024.
- d) This Order is issued with reference to the application dated 18/11/2024 from M/s. DLF Exclusive Floors Pvt. Ltd & Bhamini Real Estate Developers Private Limited.
- e) Earlier applicant has paid infrastructure tax of Rs.31,35,300/- (Rupees Thirty One Lakhs Thirty Five Thousand Three Hundred Only) vide challan no.ITAX/308 dt. 24/09/2024.

THIS ORDER IS VALID FOR THREE YEARS FROM THE DATE OF ISSUE. OF CONSTRUCTION LICENSE PROVIDED THE CONSTRUCTION LICENSE IS ISSUED WITHIN THE PERIOD OF THREE YEARS.

  
(Zaidev R. Aldonkar)  
Dy. Town Planner

To,  
M/s. DLF Exclusive Floors Pvt. Ltd &  
Bhamini Real Estate Developers Private Limited  
F-2, Landscapae Excesior, 1<sup>st</sup> Floor  
Opp. Kala Academy, D. B. Road  
Campal, Panaji - Goa.  
Copy to:  
The Sarpanch/Secretary,  
Village Panchayat of Reis Magos,  
Bardez - Goa.

The permission is granted subject to the provision of Town & Country Planning Act 1974 and the rules & Regulation framed there under.

No.PWD/SD.IV/WD.XVII/W.S/F. 13/24-25/450  
 Government of Goa,  
 Office of the Assistant Engineer,  
 Sub-Div. IV, WDXVII (W.S),  
 PWD, Porvorim – Goa.  
 Dated: - 16 / 10 / 2024

✓ To,  
 DLF Exclusive Housing Pvt. Ltd &  
 Bhamini Real Estate Developers Pvt. Ltd.,  
 F-2, Landscape Excelsior, 1st Floor,  
 Opp, Kala Academy, D.B. Road,  
 Campal, Panjim Goa.

**Sub-** Issue of N.O.C. for proposed construction of Bayview Group Housing.  
**Ref:-** Letter Entry No. 1247 dt. 07/ 10 / 2024.  
 - Approved vide report No.PWD/SD.IV/W.S/F.3/24-25/429 dtd  
 10/10/24.

Sir,

With the reference to the above cited subject, the NOC for proposed construction of Bayview Group Housing, bearing Survey No. 87/1-A-1, 87/1-A-2 & 87/1-A-3 of Village Reis Magos, Bardez – Goa, is issued subject to the following conditions.

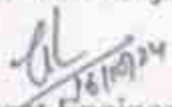
1. **This office shall release water connection in the said Premises subject to availability of water at the time of release of connection and after commissioning of proposed 15 MLD WTP at Pilerne in Saligao Constituency.**
2. The applicant shall make provision for the suitable sump and the overhead tank of capacity sufficient to meet the requirement of water for at least for three days consumption. The sump shall be provided at the lowest elevation on front side of building and away from the soak pit/septic tank.
3. Pipeline of required diameter connecting meter box & P.W.D. distribution pipeline should be laid by the owner/ Developer/ consumer under the supervision of this department.
4. The water supply would be released at the metering point subject to the availability of water (with minimum supply of water of 16.00 M3 per month). The Service connection released shall not be connected directly to the internal plumbing network of the proposed building on completion viz, kitchen, toilet, bathroom, etc. This office shall not be held responsible for short supply/ low pressure of water at any point of time. The water connection released shall not be used for category other than the intended category of used i.e. domestic purpose any change in use of intended category of water/ change internal distribution network of building shall be intimated to this office. Water connection is liable for disconnection if found that water is misused other than the intended purpose.
5. The applicant shall complete in advance all the required formalities of the water supply department in force at the time of application for release of water connection.

6. Where existing infrastructure is insufficient to release the water supply as per demand, the water supply shall be released only after installation of required additional infrastructure/ Pipeline etc., at the cost of applicant and during shortage of water the applicant has to make his own arrangement to fulfill his water needs.
7. The detailed estimate will be submitted by WDXVII at the later stage once the infrastructure works of improvement (New WTP) are completed and technical feasibility is assessed. The same will be taken up as deposit work.
8. The developer has to give his prior consent regarding deposit of required amount to take up the work as mentioned at (7) above.
9. The consumer shall not use departmental water for their Swimming Pools and Gardening purpose.
10. No encroachment in the departmental acquired area will entertained and the boundary towards the departmental acquired area shall be distinctly marked/ fenced.
11. The permission is liable to be revoked at any stage, if the information/ calculation, submitted is found false.
12. Issue of this NOC does not make this department liable for releasing water connection. The procedure towards availing water connection shall be complied separately.
13. The water meter box with locking arrangement shall be invariably be at the entrance of the building (i.e front side) adjoining the compound wall so as to facilitate the smooth access for meter reading by meter readers and during maintenance work.
14. The applicant shall make his own arrangement to meet the requirement of water exceeding minimum demand of 16.00 M3 per month.
15. The pipeline laid by you shall be tested hydraulically for any leakages.
16. The Technical Clearance Order issued by Dy. Town Planner Vide Order No.TPBZ/682/RM/TCP-2024/8040 dtd: 30/09/2024.

Note:-

This office is not responsible for any Structural/ Technical/ Financial/ Legal or any other issues related to the said construction.

Yours faithfully,

  
Assistant Engineer,  
SD.IV/ WD.XVII (W.S)  
PWD Porvorim Goa

- Copy to:** - 1) The Executive Engineer, WD.XVII, PWD, Porvorim - Goa...for information please.  
2) The Sarpanch/ Secretary of Village Panchayat of Reis Magos, Bardez-Goa ... for information please.



**Directorate of Health Services  
GOVERNMENT OF GOA  
Primary Health Centre  
Candolim, Bardez-Goa 403515 Goa**

No: DHS/2024/DHS0901/00013/106

Date: 05-Oct-2024

Ref No: DHS092402599

**NOC FROM SANITARY POINT OF VIEW FOR PROPOSED CONSTRUCTION OF BAYVIEW GROUP HOUSING**

No objection from sanitary point of view only is hereby granted for the proposed construction of the bayview group housing at Survey number/PT sheet number. 87,87,87 and Sub division number/Chalta number. 1-A-1,1-A-2,1-A-3 respectively, Plot No. 0, of village Reis-Magos of Bardez, with reference to the Technical Clearance Order issued by the Office of Town and Country Planning, Bardez, Goa vide Order No. TPBZ/682/RM/TCP-2024/8040 dt 30-Sep-2024 on the condition that the same will be withdrawn in case any problem of Public Health Hazard or otherwise arises and further subject to the conditions as under;

1. The construction is to be carried out as per the plan submitted.
2. Proper cleanliness is to be maintained in and around the construction site.
3. The soak pit and septic tank should be at least 15 meters away from any drinking water source.
4. The capacity of the sewage treatment plant should correspond to and adherence to the terms and Conditions laid out in the consent to establish the sewage treatment plant issued by Goa State Pollution Control Board vide no :12/2021-PCB/1086293/R000B435 dated 2022-05-16 00:00:00.0
5. There should be a separate soak pit for sewage and sullage for each block.
6. No health hazard or any other environmental pollution is to be created in the surrounding area.
7. The owner/contractor shall co-operate with the health and pollution control authorities whenever they visit the site for sanitary inspection.
8. As per section 75A of Goa Public Health Act all labourers should possess health cards and should renew them once in three months. Whoever contravenes the provision of the Public Health Act shall be punishable with fine as specified in the Act and amendments published in the official Gazette Government of Goa, Series 1 No.26 (Extraordinary No.3) and further amendments thereof.
9. There should be proper sanitary facilities for the labour force at the site as recommended. Bed nets should be provided to each of the families. Health Card register to be maintained in the prescribed format. The Advisory/guidelines enclosed should be strictly adhered to.
10. Health cards should be available at the site and should be produced to the Health Authorities on demand.
11. Final N.O.C. from Health Authorities to be obtained prior to issuance of occupancy certificate.
12. This office is to be informed at the commencement of the construction.
13. NOC/License for the proposed construction should be obtained from competent authority.
14. A construction Board with details should be displayed at the construction site.
15. This NOC is subject to the verification of the legality of the premises/property by the License issuing authority and this office is not responsible for any legality that could arise out of the same in any court of law.
16. This NOC shall stand withdrawn if the documents submitted to this office are found to be invalid /incorrect/false/forged and also if the conditions stipulated above are not complied with.

# GOA STATE POLLUTION CONTROL BOARD

## गोंय राज्य प्रदूषण नियंत्रण मंडळ

(An ISO 9001:2015, ISO 14001:2015, ISO 45001:2018 Certified Board)

Phone Nos : 0832- 2407700,  
2407701, 2407703



Email Ids:  
Chairman, GSPCB: [chairman-gspcb.goa@nic.in](mailto:chairman-gspcb.goa@nic.in)  
Member Secretary, GSPCB: [ms-gspcb.goa@nic.in](mailto:ms-gspcb.goa@nic.in)  
Office: [mail.gspcb@gov.in](mailto:mail.gspcb@gov.in)

No.12/2025-PCB/2744630/R00018627

Date: 11/07/2025

Consent To Establish under Section 25/26 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981.

[To be referred as Water Act and Air Act) Rules respectively]

CONSENT TO ESTABLISH (Re-apply) is hereby granted to:

**M/s. DLF EXCLUSIVE FLOORS PRIVATE LIMITED**  
(Represented by: Mr.Rajeev Singh)  
(Red Category)

Survey No. 87/1-A-1, 87/1-A-2 & 87/1-A3,  
Reis Magos, Bardez, Goa.

Located in the area declared under the provisions of the Water Act, Air Act and Authorization under the provisions of HW (M & T) Rules, subject to the provisions of the Act and the Rules and the Orders that may be made further and subject to the following terms and conditions:

- The Consent to Establish is valid upto commissioning of the Residential Complex or 5 years whichever is earlier.
- This Consent to Establish is valid for the operation of

Sr. No.	Description	Capacity
1.	Residential Complex comprising of 61 Villas having Built Up Area of 88,529.01m <sup>2</sup>	--

**3. CONDITIONS REQUIRED TO BE COMPLIED UNDER THE WATER ACT:**

- The daily water consumption of the unit shall not exceed 115.29 KLD.
- The daily quantity of effluent from the unit (sewage & sullage) shall not exceed 92.23 KLD.
- Sewage Treatment:**  
The unit shall operate and maintain sewage treatment plant of (65 KLD and 35 KLD Capacity) working on the SBR Technology using Modified Activated Sludge Process with Primary treatment comprising of Sedimentation tanks, Secondary treatment consists of Anaerobic Contact media chamber, Aeration chamber, Disinfection, Sand and Carbon

Filter, as is warranted with reference to influent quality and operate and maintain the same continuously so as to achieve the quality of the treated effluent to the following standards:

Parameters	Discharge on land for irrigation	
	Between	
pH	Between	5.5 & 9.0
Total Suspended Solids	Not to exceed	Not more than 20
BOD, 3 days, 27o C	Not to exceed	10 mg/l
COD	Not to exceed	50 mg/l
N-total	Not to exceed	10mg/l
Fecal Coliform	Less than	100MPN/100ml
Oil & Grease	Not to exceed	10mg/l
pH	Between	5.5 & 9.0
Total Suspended Solids	Not to exceed	Not more than 20

(iv) **Sewage Disposal:**

The treated effluent shall be recycled to the maximum extent and remaining shall be used on and for gardening. There shall not be any discharge outside the unit premises.

(v) All treatment units of STP except sewage collection tank and treated effluent storage tank shall be operated and maintained above finished ground level.

(vi) A good house-keeping shall be maintained within the unit premises. All pipes, valves and drains shall be maintained in leak-proof condition. Floor washings shall not be allowed to find way in open areas.

(vii) Residential Complex shall operate and maintain separate grey and dark waste water line with separate chambers/manhole before diverting the waste water to the STP. Residential Complex shall install oil and grease trap for the kitchen line and bar screen at the inlet of STP. In addition to oil and grease trap proposed at the STP inlet.

(viii) Residential Complex shall maintain and operate electronic flow meter at the inlet and exit of the Sewage treatment Plant. Also, electronic flow meter shall be installed for the reuse of treated water for flushing. This records so maintained shall be made available to the Board officials whenever required.

(ix) The project proponent shall maintain and operate landscape bed of 600mmx600mm along the periphery and provide drip pipe line for the usage of treated water. Plantations shall be provided in the said bed. The said bed will be in addition to the green belt proposed in the project. High water absorbing plant such as banana plantations etc. shall be provided to utilize STP treated water.

(x) Unit shall maintain and operate dual plumbing system and separate overhead treated water tank for usage of STP treated water for toilet flushing.

(xi) Dedicated plumbing line shall be maintained and operated for the garden area for usage of treated water for gardening.

(xii) The Air blower of STP shall be maintained and operated with acoustic enclosure to control the noise levels.

- (xiii) The STP equipment shall be maintained and operated with standby power backup from the DG set.
- (xiv) The unit should have zero discharge policy i.e. the treated wastewater may be re-used in process/green belt development/or any other use as deemed fit by the unit with due permission from the Board.

(xv) **Non-Hazardous Solid Waste:**

All the Solid wastes arising in the unit premises shall be properly classified and disposed-off as follows:

Sr. No.	Type of segregated solid waste	Quantity	Disposal
1.	Wet Waste	112Kgs/day	To be disposed through local body <b>OR</b> Composted within the premises.
2.	Dry Waste	168Kgs/day	To be disposed through local body <b>OR</b> Agency authorized / registered with the GSPCB.

- (xvi) The applicant shall upload online the monthly statement (below format) regarding the solid waste generation.

Sr.No.	Date	Quantity of wet/dry waste	Name of agency collecting the wet/ dry waste	Authorized Signatory

- (xvii) Closed shed for collection, storage and segregation of dry waste shall be maintained and operated at the entrance as per the Solid Waste Management Rules 2016. Separate Bin shall be provided for the domestic Hazardous waste.

- (xviii) The unit shall maintain and operate machinery/equipment/facility for converting bio-degradable /organic waste generated from the complex to compost so as to meet the standard for compost prescribed in the Solid Waste Management Rules 2016.

- (xix) Residential Complex shall maintain and operate sludge drying bed for the drying of sludge.

**4. CONDITIONS REQUIRED TO BE COMPLIED UNDER THE AIR ACT:**

- (i) The unit shall maintain and operate air pollution control system of adequate capacity for the following equipment:

Sr.No.	Name of Equipment/ Installation	No. of installation	Capacity	SO <sub>2</sub> Kg/hr	NO <sub>x</sub>	HC	CO	PM
1.	DG Set	05	750 KVA	5.05	9.2	1.3	3.5	0.3
2.	DG Set	02	380 KVA	2.59	9.2	1.3	3.5	0.3

- (ii) The Unit shall erect the Chimneys(S) of the following specifications:

Sr. No	Chimney attached to	Height
1.	D.G. set of 750KVA	7.5 Mts

2.	D.G. set of 380KVA	6.0 Mts
----	--------------------	---------

(iii) The unit shall observe the following standards:-

Sr. No	Type of fuel	Quantity /hr
1.	D.G. set of 750KVA	156 Litres/Hr
2.	D.G. set of 380KVA	80 Litres/Hr

(iv) The Stack Port Hole and Platform is to be designed as per CPCB guidelines Method I Part I of Stack Monitoring – Material & methodology for isokinetic sampling.

(v) The unit should comply with all the standards for D.G. Sets prescribed at Sr. no. 94, 95 and 96 of Schedule I of the Environment (Protection) Rules, 1986.

(vi) The unit shall take adequate measures for control of noise levels from its own sources within the premises in respect of noise. The limits are as follows:

Category of Area/ Zone	Limits in dB (A) Leq	
	Day time	Night time
Industrial Area	75	70
Commercial Area	65	55
Residential Area	55	45
Silence Zone	50	40

Day time is reckoned between 6 a.m. to 10 p.m. and night time is reckoned between 10 p.m. to 6a.m.

**5. CONDITIONS REQUIRED TO BE COMPLIED UNDER THE HAZARDOUS AND OTHER WASTES (MANAGEMENT AND TRANSBOUNDARY MOVEMENT) RULES 2016 AS AMENDED THEREAFTER:**

(i) The unit is hereby granted authorization to operate a facility for storage and disposal of hazardous wastes as specified below:

Sr. No.	Category	Type of waste	Quantity	Mode of disposal
1.	5.1	Used Spent Oil	0.39MT /Annum	To recycler registered with SPCB and having valid authorization of SPCB

(ii) *The authorization shall comply with the provisions of the Environment (Protection) Act, 1986 and the rule made there under.*

(iii) The person authorized shall not rent, lend, sell or transfer or otherwise transport the hazardous waste without obtaining prior permission of the Goa State pollution Control Board.

(iv) Any unauthorized change in personnel, equipment or working conditions as mentioned in the hotel unit by the person authorized shall constitute a breach of his authorization.

(v) It is a duty of the authorized person to take permission of the Goa State Pollution Control Board to close down the facility.

(vi) The inner bottom surfaces of the tank shall be impervious enough to prevent leakage or seepage of these wastes into the sub surface soil or ground water.

- (vii) The occupier shall maintain a manifest system as per Rule 19 for disposal of hazardous wastes to ensure that these wastes are delivered to the designated facility preventing pilferage and clandestine disposal due to unforeseen events that may occur during transit.
- (viii) The manifest shall be endorsed by the dispatcher, transporter and receiver of hazardous wastes. The endorsed copy shall be furnished to the Goa State Pollution Control Board.
- (ix) Under any circumstances the hazardous waste shall not be disposed to unauthorized facilities.
- (x) The occupier shall maintain the records for collection, storage and disposal of hazardous waste in Form 3 of as per Hazardous And Other Waste (Management & Transboundary Movement) Rules 2016 as amended thereafter.
- (xi) The occupier shall furnish monthly returns for collection, storage and disposal of hazardous waste through online OCCMS systems.
- (xii) The unit shall put up an online board (minimum size 6x4 Feet) at prominent location near the main gate providing details as follows in English and Konkani languages:-
  - Hazardous Waste category number.
  - Hazardous Waste quantity number.
  - Treatment facility for each category.
  - Mode of disposal for each category.
  - Hazardous Waste Authorization number, date and validity period.
  - Water Consent number, date and validity period.
  - Air Consent number, date and validity period.
  - Quantity and Nature of Hazardous Chemicals being used.
- (xiii) The occupier shall ensure that the Hazardous Wastes are not allowed to be stored for more than 90 days.
- (xiv) The unit shall submit online annual returns in prescribed format on or before 30<sup>th</sup> June of every year.

**6. GENERAL CONDITIONS:**

- (i) The applicant shall not change or alter the quantity, the rates of discharge, temperature and the mode of disposal of the effluent without previous written permission of the Board.
- (ii) The applicant shall provide facilities for collection of the samples to the Board staff.
- (iii) Stack heights for a (Diesel generator set(s)) shall be as follows:  
 Diesel Generator set(s): The minimum height of the stack to be provided with each generator shall be as per the formula  $H = h + \sqrt[3]{kVA}$  where H = total height of the stack in meters, h = height of the building in meters where the generators is installed and kVA = total generator capacity of the set in kVA.  
 The generator shall be installed in a closed area with a silencer and suitable noise absorption systems so as to comply with the ambient noise level standards as mentioned below:

The ambient noise level shall not exceed 75 dB (A) at a distance of 5 meters from the source.

- (iv) The applicant shall provide ports in the chimney / stack and facilities such as ladder, platform etc. as per the directions of Pollution Control Board for monitoring the air emissions and the same shall be open for inspection and use the Board's staff. The chimney / stack attached to various sources of emissions shall be designated by numbers such as S-1, S-2, etc. and these shall be painted/ displayed to facilitate identification.
- (v) The applicant shall implement the following Rules and Regulations notified by the Ministry of Environment and Forests, Govt. (MoeEF&CC) of India.
  - a. Solid Waste Management Rules, 2016,
  - b. Hazardous and other Wastes (Management and Transboundary Movement) Rules, 2016 as amended thereafter,
  - c. Construction and Demolition Waste Management Rules, 2016
  - d. Plastic Waste Management Rules, 2016 as amended thereafter,
- (vi) There shall not be any perceptible odour outside the unit's premises.
- (vii) All the Rules and Regulations notified by the Ministry of Environment and Forests, Govt. of India in respect of noise pollution control measures shall be followed to avoid nuisance to public.
- (viii) Notwithstanding anything contained in this conditional letter of consent, the Board hereby reserves its right and powers under section 27(2) of the Water (Prevention and Control of Pollution) Act 1974 and under section 21(4) of the Air (Prevention and Control of Pollution) Act 1981 to review any or all the conditions imposed hereby.
- (ix) Any change in the details made after the submission of the application/ after obtaining the Consent to Establish shall be brought to the notice of the Board immediately.
- (x) The Residential Complex shall obtain permission from the Forest Department/ Wild Life Board wherever applicable.
- (xi) The Residential Complex shall implement rain water harvesting and ground water re-charge measures in consultation and approval of the Water Resource Department, Government of Goa and Directorate of Industries, Trade and Commerce, Government of Goa, before submitting an application for Consent to Operate.
- (xii) The Residential Complex/ generator shall be responsible for safe and scientific collection, transportation, treatment and disposal of Bio-Medical Waste as per the provisions made under the Bio-Medical Waste Management Rules, 2016 as amended thereafter. Any activity as defined under BMW Rules has to obtain a separate Authorization from Goa State Pollution Control Board.
- (xiii) The Residential Complex shall apply for Consent to Operate of the Board as required under section 25(1) (b & c) of the Water (Prevention and Control of Pollution) Act, 1974 and under section 21 of the Air (Prevention and Control of Pollution) Act, 1981 in the prescribed application form, 45 days before commissioning of the complex.

- (xiv) This Consent to Establish is granted without any prejudice to any of the permission(s) required under any law, by laws and regulations in force and this Consent to Operate is confined to matters arising out of the Air Act and Water Act only.

**7. SPECIFIC CONDITIONS:**

- (i) The Residential Complex shall comply with the Guidelines and DUST Mitigation measures in handling Construction material and C & D waste issued by central Pollution Control Board which are placed on Board website goaspcb.gov.in.
- (ii) The import, stocking, distribution, sale and use of single use plastic, including polystyrene and expanded polystyrene, commodities as stated in the Plastic Waste Management (Amendment) Rules, 2021 shall be prohibited with effect from the 1st July, 2022.
- (iii) The Builder shall have to maintain the sewage treatment plant for a minimum period of 5 years after commissioning and ensure efficient working of the same.
- (iv) The Residential Complex shall use atleast 50% of STP treated water from Government STP for construction purpose instead of fresh water ground water.
- (v) The Residential Complex shall use Fly ash Bricks, slag bricks instead of lateritic stone for construction activities.
- (vi) **The unit has to obtain no objection certificate from the Central Ground water Authority, or the concerned state authority for any ground water abstraction, if applicable.**

To,  
M/s. DLF EXCLUSIVE FLOORS PRIVATE LIMITED  
(Represented by: Mr. Rajeew Singh)  
Survey No. 87/1-A-1, 87/1-A-2 & 87/1-A3,  
Reis Magos, Bardez, Goa.

Copy to: -1. Accounts Section  
2. Concerned File  
3. Guard File

Received Consent fee of The capital Investment of the Residential Complex is **₹942.0 Crores**

Challan no.	Amount	Date
RTGS	Rs. 18,19,476/- (Consent to establish fees)	19/06/2025

(Shri Sanjeev Joglekar)  
Member Secretary  
Goa State Pollution Control Board

**CUSTOMER FEEDBACK**

Dear Citizen / Customer,

We appreciate you for sparing a few minutes for giving us your valuable feedback on our services.

Name: ..... Contact: .....

Address: .....

.....

Email: ..... Date: .....

Name of the service availed: .....

Are you aware that service standards are included in the Citizen's Charter as available on Board's website:  
[www.goaspcb.gov.in](http://www.goaspcb.gov.in)?Yes  No 

If yes, is the Citizen Charter simple and easy to understand?

Yes  No 

Description of service delivery parameters (Consents/Authorisation/RTI's/Complaints etc.)	Excellent	Good	Fair	Average	Poor	Reason for grading
Time taken to deliver service in comparison to service standards mentioned in Citizen's Charter						
Quality of service (accuracy, completeness)						
Knowledge of dealing hand / staff regarding services/schemes						
Courtesy of staff						
Board's response in view of your query/requirement is to your satisfaction						
Date of your visit to the office and your overall experience						

Suggestions for improvement, if any

.....

.....

.....

Signature &amp; date

To,  
The Member Secretary,  
Goa State Pollution Control Board,  
Near Pilerne Industrial Estate,  
Opposite Saligao Seminary, Saligao, Bardez, Goa. 403511

- ❖ Please note that your feedback is considered essential for overall improvement and development of Board functions in service of environment.



## Village Panchayat Reis-Magos

P.O. REIS - MAGOS, BARDEZ - GOA Ph: +91-832-2402332

ग्रामपंचायत रेईज मांगूस  
बारदेस - गोंय +९१ - ८३२ - २४० २३३२



"Swachha Bharat, Swachha Goo" "स्वच्छ भारत, स्वच्छ गोंय" "नित्य स्वच्छता, स्वच्छ गोंय"

VP/RM/F. Const/Bldg/11/2024-2025/961

Dated:-18/10/2024

### CONSTRUCTION LICENCE

Licence is hereby granted to you in pursuance of Resolution No. 10(8) duly approved by the Village Panchayat Reis - Magos in its meeting held on 16/10/2024 for carrying out the construction of Bayview Group Housing in Sy. No. 87/1-A-1, 87/1-A-2 & 87/1-A-3, Ward Tuant of Reis - Magos Village, Bardez Taluka.

Subject to the following conditions: -

1. The applicant shall notify the Panchayat for giving the alignment of the building.
2. The Applicant has to comply the following Directives of the High Court on Solid Waste Management.
  - a. Applicant Shall dispose the Construction debris at his own level and the same shall be taken to the designated site as per the disposal plan given by the applicant in the affidavit at his own expenses.
  - b. Applicant Shall produce the certificate issued by the concerned PWD officials of designated sites as mentioned in the said notification dated 07/03/2018.
  - c. Failing to comply clause (a) and (b) the penalty shall be imposed to the applicant at the rate of 0.5% on the total cost of the project and also the construction licence issued to the applicant shall be withdrawn/cancelled.
3. Construction & Demolition waste Management Rule 2016 and Solid Waste Management Rule 2016 and Solid waste Management Rules Shall be Strictly followed.
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.
8. The construction license 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.





## Village Panchayat Reis-Magos

P.O. REIS - MAGOS, BARDEZ - GOA Ph: +91-832-2402332

ग्रामपंचायत रेईज मांगूस  
बारदेज - गोवा +९१ - ८३२ - २४०२३३२



"Swachha Bharat, Swachha Goa" "स्वच्छ भारत, स्वच्छ गोवा" "नितळ भारत, स्वच्छ गोवा"

VP/RM/F. Const/Bldg/11/2024-2025/961

Dated:-18/10/2024

10. Any soak pit should be constructed at a minimum distance of 15 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 from 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 drains 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 applying for Occupancy certificate. Exposed Brick/laterite /concrete/ stone/ ashlar masonry 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.
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 the 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.





## Village Panchayat Reis-Magos

P.O. REIS - MAGOS, BARDEZ - GOA Ph: +91-832-2402332

ग्रामपंचायत रेईज मांगूस  
बार्देज - गोवा +९१ -८३२-२४०२३३२



"Swachha Bharat, Swachha Goa" "स्वच्छ भारत, स्वच्छ गोवा" "नित्य स्वच्छ, स्वच्छ गोवा"

VP/RM/F. Const/Bldg/11/2024-2025/961

Dated:-18/10/2024

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. The construction of compound wall should not obstruct any pathway or any public access. The applicant shall make necessary arrangements for smooth flow of rain water by keeping adequate openings in the compound wall for the purpose.
33. Storage of water should be done in such a way that mosquito breeding doesn't take place either by introducing fish in the tanks/wells or properly covering the iron drums/plastic tanks etc. or by observing dry day once a week.
34. Overhead tanks/sumps are provided with mosquito proof lids and other pipe fittings without any hole for the entry of mosquitoes. Outlet is to be covered by muslin/wire mesh. Ladder for inspection of the tank to be installed if required.
35. Curing water collections should be treated with anti-Larval chemicals by the builders/ contractors.
36. Not to engage Labourers for any construction/building work unless they are screened for malaria and possess health cards. These cards are to be renewed regularly every 3 months. Also arrangement should be done to get their blood tested immediately in case of fever and ensure that full treatment is taken in consultation with NVBDCP Programme.
37. Labourers to be provided with basic amenities like proper shelter, water for drinking domestic purposes, proper sanitary conditions including toilet facilities.





## Village Panchayat Reis-Magos

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VP/RM/F. Const/Bldg/11/2024-2025/961

Dated:-18/10/2024

38. To fill the pits, ditches water pools etc. to avoid stagnation and to ensure no mosquito breeding sites in and around specially in unused item like tires, bottles, tins etc.
39. Drains/Nallahs to be maintained clean around the site so that there is no blockade to flow of water. The gradient should be proper for drainage/flow and also proper cleaning of water should be done.
40. The Health units at the respective levels should be involved in the planning process.
41. No gates shall open outwards on to the road.
42. The construction of the compound wall, if any should be as per the approved plan. The applicant shall inform this Panchayat after the completion of the compound wall.
43. Drinking water well should be 15 meters away from any soak pit.
44. All the conditions stipulated in the Technical Clearance order bearing No. TPBZ/682/RM/TCP-2024/8040 dated 30/09/2024 from Town & Country Planning, Mapusa, should be strictly followed.
45. All the conditions stipulated in the All the conditions stipulated in the NOC bearing No. DHS/2024/DHS0901/O0013/106; dated 05-Oct-2024 from Primary Health Centre Candolim, should be strictly followed.
46. All the conditions stipulated in the All the conditions stipulated in the NOC bearing No. Tech.36/AE/S-D-IV/24-25/CAL/1054; dated 08-10-2024 from Electricity Department Calangute, should be strictly followed.
47. All the conditions stipulated in the All the conditions stipulated in the NOC bearing No. PWD/SD.IV/WD.XVII/WS/F.13/24-25/450; dated 16-10-2024 from PWD, Porvorim-Goa, should be strictly followed.
48. All the conditions stipulated in the All the conditions stipulated in the Consent to establish bearing No. 12/2021-PCB/1086293/R0008435; dated 16-05-2024 from Goa State Pollution Control Board, Saligao Bardez-Goa, should be strictly followed.
49. The Waste generated during the Course Construction/repair renovation etc. shall be disposed off by the applicant/s in a scientific manner without harming the environment in its own property.
50. The information furnished by the applicant for obtaining the permission for construction of Bayview Group Housing in Sy. No. 87/1-A-1, 87/1-A-2 & 87/1-A-3, Ward Tuant of Reis - Magos Village, Bardez Taluka, if found to be false at later stage the conditions Stated herein above are not complied with the Permission issued shall be liable to be withdrawn without pre-judice to the legal action that may be taken against the applicant.





## Village Panchayat Reis-Magos

P.O. REIS - MAGOS, BARDEZ - GOA Ph. +91-832-2402332

ग्रामपंचायत रेईज मांगूस  
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VP/RM/F. Const/Bldg/11/2024-2025/961


Dated:-18/10/2024

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 PAID THE RESPECTIVE CONSTRUCTION LICN ECE FEES, TO A TUNE OF RS. 1,22,72,605/-, VIDE RECEIPT NO. 650/44, SANITATION FEES Rs. 15,00,000/- VIDE RECEIPT NO. 650/45 AND Rs. 2,45,45,106/- TOWARDS 1% CESS (GBOCWW BOARD) VIDE RECEIPT NO. 650/46/- DATED:- 18/10/2024

This carries the embossed seal of Panchayat Office Village Panchayat Reis-Magos.



  
(Keshav N. Phadte)  
Secretary  
V. P. Reis-Magos

To,  
M/s. DLF Exclusive Floors Pvt. Ltd &  
Bhamini Real Estate Developers Private Limited  
F-2, Landscape Excesior, 1<sup>st</sup> Floor  
Opp. Kala Academy, D.B. Road  
Campal, Panaji- Goa.

COPY TO:

1. Town and Country Planning Department Mapusa - Goa.

ग्रामपंचायत रेईज मांगूस  
बार्देश - गोवा



Phone No. : 2402332

**VILLAGE PANCHAYAT**

REIS - MAGOS  
P.O. REIS - MAGOS  
BARDEZ - GOA



Ref. No. VP/RM/F-65/2024-2025/1284

Date : 03/01/2025

### CONSTRUCTION LICENCE

Revises construction Licence is hereby granted to you in pursuance of Resolution No. 10(8) duly approved by the Village Panchayat Reis - Magos in its meeting held on 16/10/2024 for carrying out the construction of Bayview Group Housing in Sy. No. 87/1-A-1, 87/1-A-2 & 87/1-A-3, Ward Tuant of Reis - Magos Village, Bardez Taluka.

Subject to the following conditions: -

1. The applicant shall notify the Panchayat for giving the alignment of the building.
2. The Applicant has to comply the following Directives of the High Court on Solid Waste Management.
  - a. Applicant Shall dispose the Construction debris at his own level and the same shall be taken to the designated site as per the disposal plan given by the applicant in the affidavit at his own expenses.
  - b. Applicant Shall produce the certificate issued by the concerned PWD officials of designated sites as mentioned in the said notification dated 07/03/2018.
  - c. Failing to comply clause (a) and (b) the penalty shall be imposed to the applicant at the rate of 0.5% on the total cost of the project and also the construction licence issued to the applicant shall be withdrawn/cancelled.
3. Construction & Demolition waste Management Rule 2016 and Solid Waste Management Rule 2016 and Solid waste Management Rules Shall be Strictly followed.
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.
8. The construction license 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



एक कार्य एकता की ओर

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ग्रामपंचायत रेईज मांगूस  
बार्देश - गोवा



Phone No.: 2402332

**VILLAGE PANCHAYAT**

REIS - MAGOS  
P.O. REIS - MAGOS  
BARDEZ - GOA



Date: 03/01/2025

Ref. No. VP/RM/ —

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 15 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 from 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 drains 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 applying for Occupancy certificate. Exposed Brick/laterite /concrete/ stone/ ashlar masonry 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.
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.



एक वाचन स्वच्छता की ओर

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ग्रामपंचायत रेईज मांगूस  
बारदेश - गोवा



Phone No.: 2402332

**VILLAGE PANCHAYAT**

REIS - MAGOS  
P.O. REIS - MAGOS  
BARDEZ - GOA



Ref. No. VP/RM/ \_\_\_\_\_

Date: 20/01/2015

22. Access up to the 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. The construction of compound wall should not obstruct any pathway or any public access. The applicant shall make necessary arrangements for smooth flow of rain water by keeping adequate openings in the compound wall for the purpose.
33. Storage of water should be done in such a way that mosquito breeding doesn't take place either by introducing fish in the tanks/wells or properly covering the iron drums/plastic tanks etc. or by observing dry day once a week.
34. Overhead tanks/sumps are provided with mosquito proof lids and other pipe fittings without any hole for the entry of mosquitoes. Outlet is to be covered by muslin/wire mesh. Ladder for inspection of the tank to be installed if required.
35. Curing water collections should be treated with anti-Larval chemicals by the builders/contractors.
36. Not to engage Labourers for any construction/building work unless they are screened for malaria and possess health cards. These cards are to be renewed regularly every 3 months. Also arrangement should be done to get their blood tested immediately in case of fever and ensure that full treatment is taken in consultation with NVBDCP Programme.



एक कदम स्वच्छता की ओर

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बार्देश - गोवा



Phone No.: 2402332

**VILLAGE PANCHAYAT**

REIS - MAGOS  
P.O. REIS - MAGOS  
BARDEZ - GOA



Ref. No. VP/RM/ —

Date: 03/01/2025

37. Labourers to be provided with basic amenities like proper shelter, water for drinking and domestic proposes, proper sanitary conditions including toilet facilities.
38. To fill the pits, ditches water pools etc. to avoid stagnation and to ensure no mosquito breeding sites in and around specially in unused item like tires, bottles, tins etc.
39. Drains/Nallahs to be maintained clean around the site so that there is no blockade to flow of water. The gradient should be proper for drainage/flow and also proper cleaning of water should be done.
40. The Health units at the respective levels should be involved in the planning process.
41. No gates shall open outwards on to the road.
42. The construction of the compound wall, if any should be as per the approved plan. The applicant shall inform this Panchayat after the completion of the compound wall.
43. Drinking water well should be 15 meters away from any soak pit.
44. All the conditions stipulated in the Technical Clearance order bearing No. TPBZ/682/RM/TCP-2024/10250 dated 06/12/2024 from Town & Country Planning, Mapusa, should be strictly followed.
45. All the conditions stipulated in the All the conditions stipulated in the NOC bearing No. DHS/2024/DHS0901/O0013/106; dated 05-Oct-2024 from Primary Health Centre Candolim, should be strictly followed.
46. All the conditions stipulated in the All the conditions stipulated in the NOC bearing No. Tech.36/AE/S-D-IV/24-25/CAL/1054; dated 08-10-2024 from Electricity Department Calangute, should be strictly followed.
47. All the conditions stipulated in the All the conditions stipulated in the NOC bearing No. PWD/SD.IV/WD.XVII/W.S/F.13/24-25/450; dated 16-10-2024 from PWD, Porvorim-Goa, should be strictly followed.
48. All the conditions stipulated in the All the conditions stipulated in the Consent to establish bearing No. 12/2021-PCB/1086293/R0008435; dated 16-05-2024 from Goa State Pollution Control Board, Saligao Bardez-Goa, should be strictly followed.
49. The Waste generated during the Course Construction/repair renovation etc. shall be disposed off by the applicant/s in a scientific manner without harming the environment in its own property.



एक भारत स्वच्छता की ओर

"Swachha Bharat, Swachha Goa" "स्वच्छ भारत स्वच्छ गोवा" "नितळ भारत नितळ गोंय"

# ग्रामपंचायत रेईज मांगूस

बारदेश - गोवा



## VILLAGE PANCHAYAT

REIS - MAGOS  
P.O. REIS - MAGOS  
BARDEZ - GOA



Ref. No. VP/RM/ —

Date: 03/01/2025

50. The information furnished by the applicant for obtaining the permission for construction of Bayview Group Housing in Sy. No. 87/1-A-1, 87/1-A-2 & 87/1-A-3, Ward Tuant of Reis - Magos Village, Bardez Taluka, if found to be false at later stage, or if the conditions Stated herein above are not complied with the Permission issued shall be liable to be withdrawn without pre-judice to the legal action that may be taken against the applicant.

**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 PAID THE RESPECTIVE CONSTRUCTION LICENCE FEES, TO A TUNE OF RS. 1,22,72,605/- VIDE RECEIPT NO. 650/44, SANITATION FEES Rs. 15,00,000/- VIDE RECEIPT NO. 650/45 AND Rs. 2,45,45,106/- VIDE RECEIPT NO. 650/46 TOWARDS 1% CESS (GBOCWW BOARD) DURING THE LICENCE ISSUED VIDE REF.NO. VP /RM/F. Const/Bldg./11/2024-2025/961 DATED 18/10/2024.**

This carries the embossed seal of Panchayat Office Village Panchayat Reis-Magos.



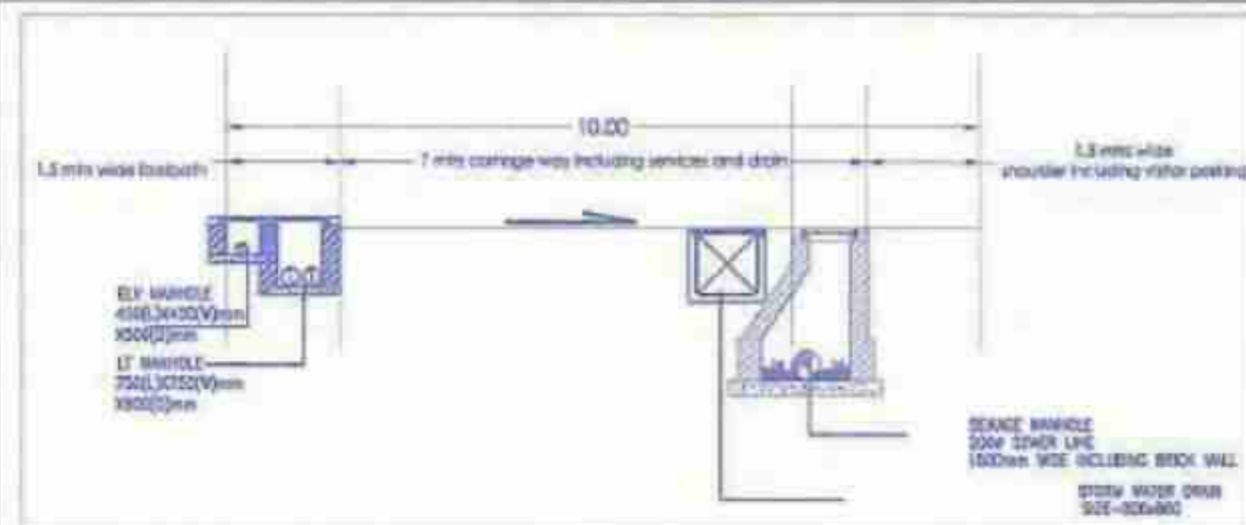
(Keshav N. Phadte)  
Secretary  
V. P. Reis-Magos

To,  
M/s. DLF Exclusive Floors Pvt. Ltd &  
Bhamini Real Estate Developers Private Limited  
F-2, Landscape Excesior, 1<sup>st</sup> Floor  
Opp. Kala Academy, D.B. Road  
Campal, Panaji- Goa.

COPY TO:

✓ 1. Town and Country Planning Department Mapusa - Goa.





APPROVED VIDE PERMISSION  
 No. V7/111/F-Const./Bldg/19/2024-25/12.84  
 Dated: 05/01/2025  
 APPROVED V.P. MEETING D.D. 12/12/2024 No. 1022



SECRETARY  
 Village Panchayat Reismagos  
 Bardez - Goa

Approved With Condition Vide  
 T.C.O No: 7952/652 em 12/24/2025  
 dt 6/12/2024  
 Dy. In-charge  
 Town & Country Planning Dept  
 Govt. of Goa, Mapusa

AREA STATEMENT	
AREA OF PLOT	143594.00 M <sup>2</sup>
AREA RESERVED SEPARATELY FOR FUTURE DEVELOPMENT AND NOT PART OF GROUP HOUSING	13109.34 M <sup>2</sup>
NET PLOT AREA FOR GROUP HOUSING	130484.66 M <sup>2</sup>
AREA UNDER ACCESS ROAD WIDENING	28.28 M <sup>2</sup>
NET EFFECTIVE PLOT AREA	130456.41 M <sup>2</sup>
PERMISSIBLE COVERAGE (40%)	52182.56 M <sup>2</sup>
PROPOSED COVERAGE (30%)	39146.20 M <sup>2</sup>
PERMISSIBLE FAR (30%)	104365.13 M <sup>2</sup>
PROPOSED FAR (50%)	65238.72 M <sup>2</sup>
OPEN SPACE REQUIRED 15%	19568.46 M <sup>2</sup>
OPEN SPACE PROVIDED 15%	19572.69 M <sup>2</sup>
AREA UNDER ACCESS ROAD WIDENING FOR FUTURE DEVELOPMENT	109.33 M <sup>2</sup>

1. INFRASTRUCTURE AREA UNDER COMMERCIAL = 4478.00M<sup>2</sup>
  2. INFRASTRUCTURE AREA UNDER RESIDENTIAL = 81230.40M<sup>2</sup>
- INFRASTRUCTURE TAX AREA INCLUDING POOL = 85708.40 M<sup>2</sup>

OPEN SPACE	
OPEN SPACE-1	1068.13 M <sup>2</sup>
OPEN SPACE-2	847.19 M <sup>2</sup>
OPEN SPACE-3	847.19 M <sup>2</sup>
OPEN SPACE-4	546.80 M <sup>2</sup>
OPEN SPACE-5	13277.20 M <sup>2</sup>
OPEN SPACE-6	584.01 M <sup>2</sup>
OPEN SPACE-7	528.35 M <sup>2</sup>
OPEN SPACE-8	542.08 M <sup>2</sup>
OPEN SPACE-9	1754.43 M <sup>2</sup>
OPEN SPACE-10	1970.59 M <sup>2</sup>
TOTAL AREA	19572.69 M <sup>2</sup>

HILL CUTTING PERMISSION  
 Ref. No. 17-A/BAR/228/TCP-09/3005 dated 21/11/09

Approved vide  
 Ref. No. T792/882/RM/TCP/8839 dated 20/10/2022

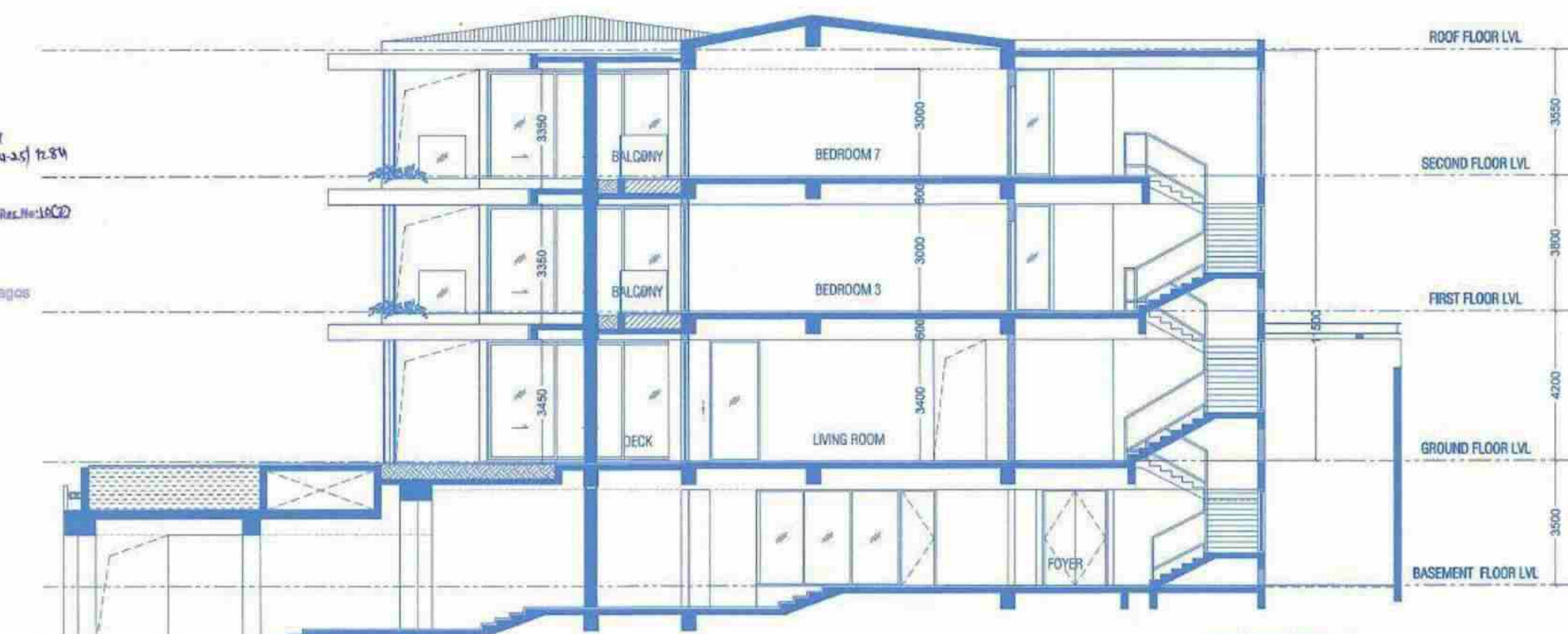
Approved vide  
 Ref. No. T792/882/RM/TCP-2023/5219 dated 01/11/2023

EC Proposal No. IA/GA/NCP/82297/2017  
 Dated 04th February 2017

Area Summary Chart of Bayview Group Housing Plot															
Sr No	Description	Land Area (Sq.M)	Total Area (Sq.M)	Structure Area (Sq.M)	Open Space Area (Sq.M)	Area Under Road Widening (Sq.M)	Area Under Access Road (Sq.M)	Area Under Pool (Sq.M)	Area Under Retaining Wall (Sq.M)	Area Under Hill Cutting (Sq.M)	Area Under Hill Cutting (Sq.M)	Area Under Hill Cutting (Sq.M)	Area Under Hill Cutting (Sq.M)	Area Under Hill Cutting (Sq.M)	Area Under Hill Cutting (Sq.M)
1	Area Under Structure 1	188	278.08	278.08	0	0	0	0	0	0	0	0	0	0	0
2	Area Under Structure 2	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
3	Area Under Structure 3	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
4	Area Under Structure 4	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
5	Area Under Structure 5	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
6	Area Under Structure 6	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
7	Area Under Structure 7	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
8	Area Under Structure 8	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
9	Area Under Structure 9	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
10	Area Under Structure 10	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
11	Area Under Structure 11	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
12	Area Under Structure 12	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
13	Area Under Structure 13	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
14	Area Under Structure 14	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
15	Area Under Structure 15	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
16	Area Under Structure 16	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
17	Area Under Structure 17	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
18	Area Under Structure 18	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
19	Area Under Structure 19	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
20	Area Under Structure 20	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
21	Area Under Structure 21	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
22	Area Under Structure 22	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
23	Area Under Structure 23	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
24	Area Under Structure 24	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
25	Area Under Structure 25	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
26	Area Under Structure 26	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
27	Area Under Structure 27	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
28	Area Under Structure 28	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
29	Area Under Structure 29	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
30	Area Under Structure 30	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
31	Area Under Structure 31	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
32	Area Under Structure 32	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
33	Area Under Structure 33	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
34	Area Under Structure 34	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
35	Area Under Structure 35	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
36	Area Under Structure 36	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
37	Area Under Structure 37	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
38	Area Under Structure 38	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
39	Area Under Structure 39	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
40	Area Under Structure 40	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
41	Area Under Structure 41	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
42	Area Under Structure 42	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
43	Area Under Structure 43	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
44	Area Under Structure 44	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
45	Area Under Structure 45	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
46	Area Under Structure 46	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
47	Area Under Structure 47	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
48	Area Under Structure 48	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
49	Area Under Structure 49	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
50	Area Under Structure 50	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
51	Area Under Structure 51	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
52	Area Under Structure 52	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
53	Area Under Structure 53	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
54	Area Under Structure 54	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
55	Area Under Structure 55	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
56	Area Under Structure 56	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
57	Area Under Structure 57	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
58	Area Under Structure 58	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
59	Area Under Structure 59	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
60	Area Under Structure 60	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
61	Area Under Structure 61	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
62	Area Under Structure 62	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
63	Area Under Structure 63	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
64	Area Under Structure 64	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
65	Area Under Structure 65	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
66	Area Under Structure 66	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
67	Area Under Structure 67	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
68	Area Under Structure 68	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
69	Area Under Structure 69	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
70	Area Under Structure 70	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
71	Area Under Structure 71	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
72	Area Under Structure 72	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
73	Area Under Structure 73	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
74	Area Under Structure 74	137	137.00	137.00	0	0	0	0	0	0	0	0	0	0	0
75	Area Under Structure 75														



ELEVATION SCALE-1:100



SECTION 1 SCALE-1:100

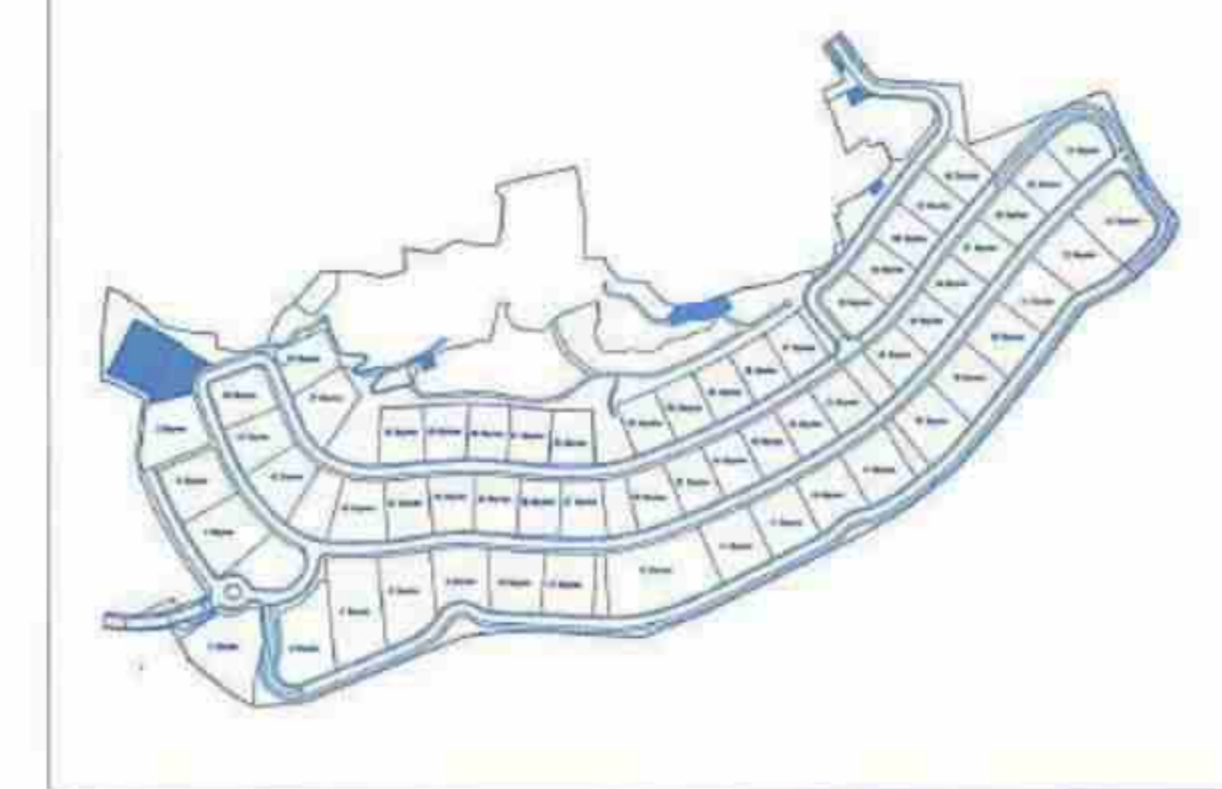
AREA CALCULATION FOR 1 Bayview

FLOORS	TOTAL B.U.A (sq.m.)	STAIRCASE/LIFT (sq.m.)	AREA FREE OF FAR (BALCONY/VERANDAH) (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)	LESS ADDITIONAL FAR 7.5%	NET F.A.R (sq.m.)
BASEMENT FLOOR	1019.994	115.687	30.766		242.088	27.665		603.778
GROUND FLOOR	568.709	78.034	41.474				55.161	415.440
FIRST FLOOR	574.851	58.984	51.337					466.530
SECOND FLOOR	594.524	58.984	47.705					488.835
TOTAL	2778.078	308.286	171.282	0.000	242.088	27.665	55.161	1975.583

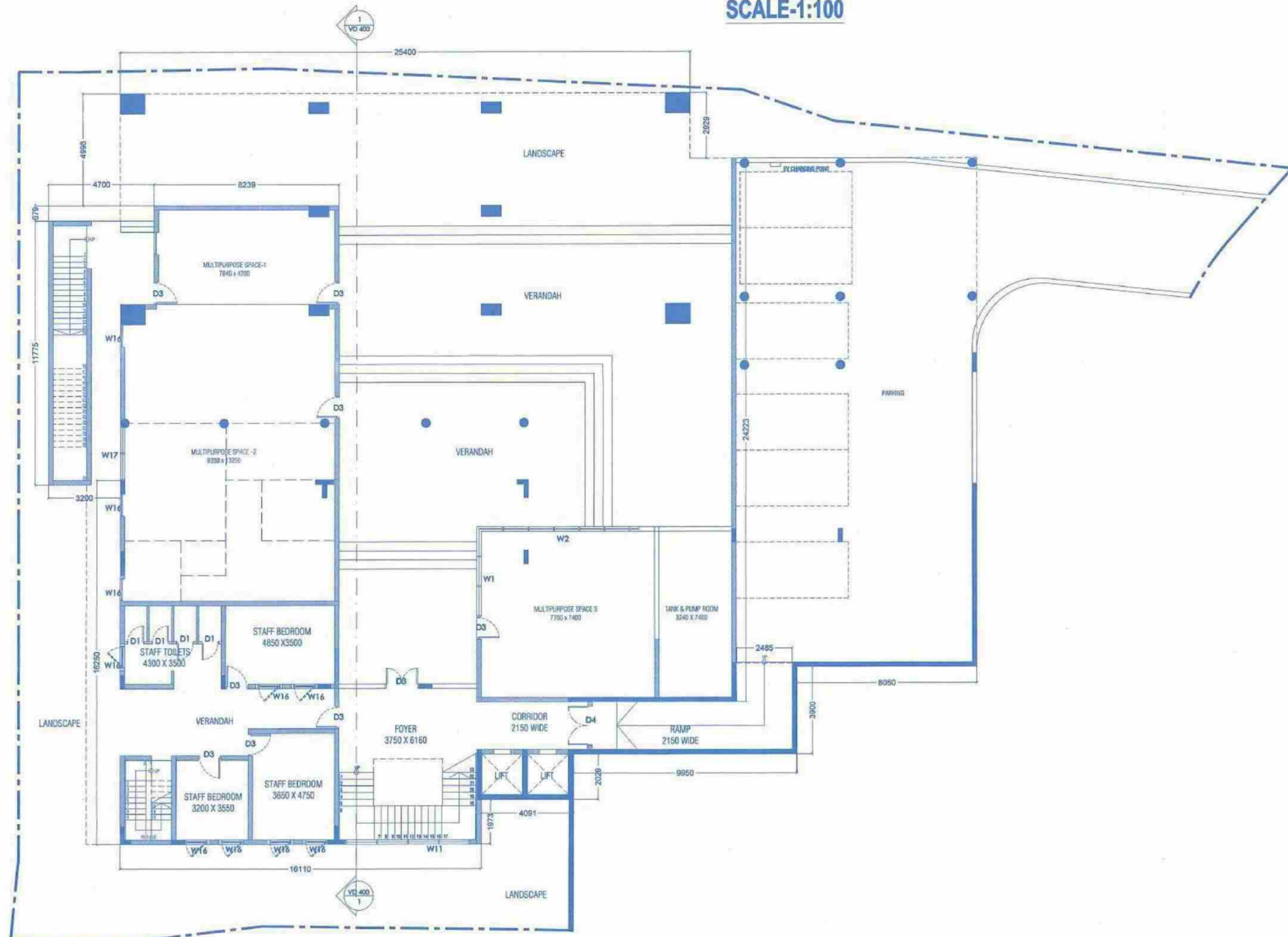
  

COVERED AREA	FAR	B.U.A	POOL	INFRA TAX AREA	RESIDENTIAL
568.709 SQ.MT	1975.58 SQ.MT	2778.08 SQ.MT	137.16 SQ.MT	233.62 SQ.MT	2778.08+137.16-233.62 = 2681.61 M2

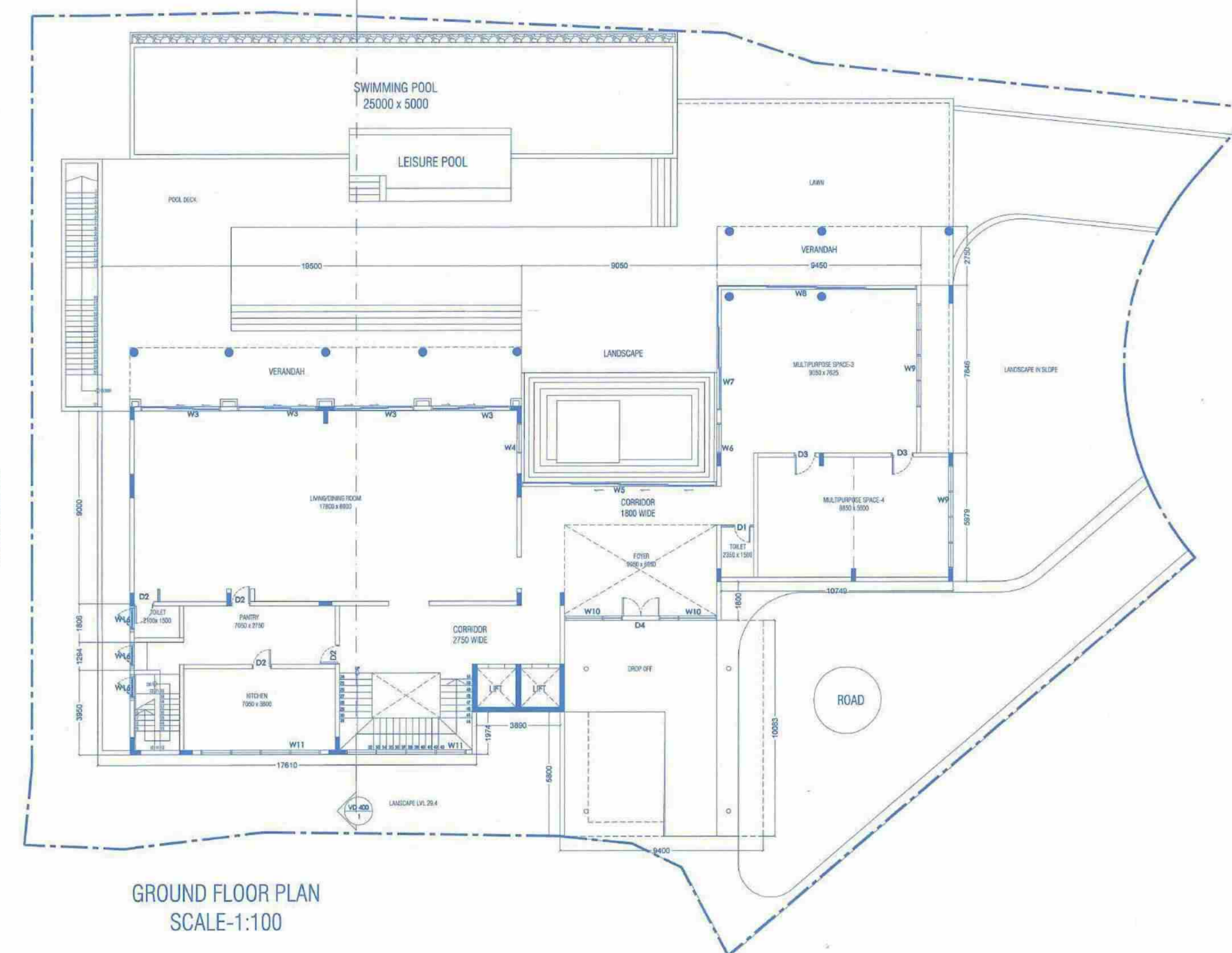
Approved With Condition Vide T.C.O No: 2852/2024 dated 06/12/2024  
 Dy. Town Planner  
 Town & Country Planning Dept  
 Govt. of Goa, Mapusa



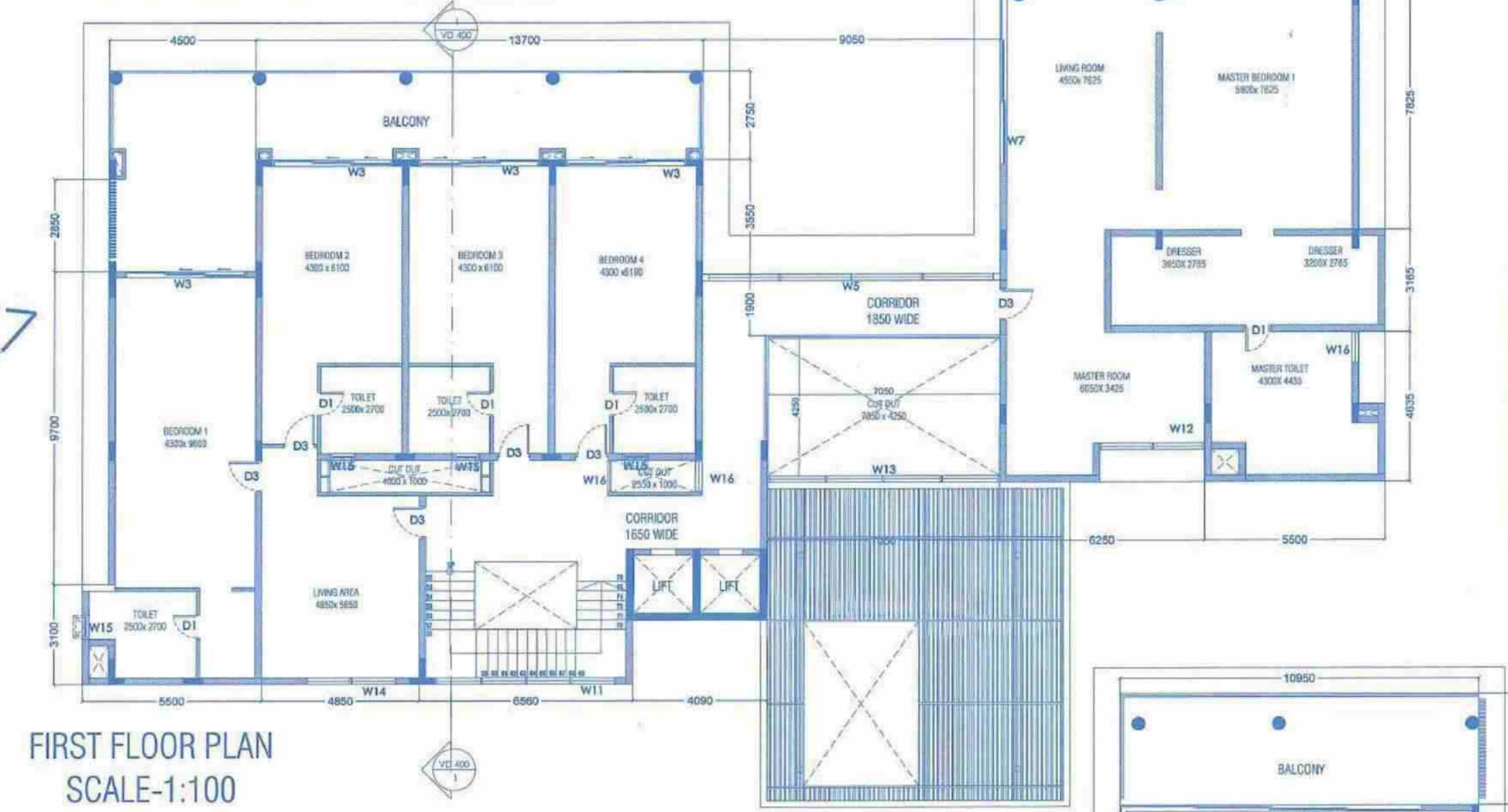
Description	Carpet area	Area of Exclusive Balcony/Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 1	1645.62	1063.51	575.22	669.76



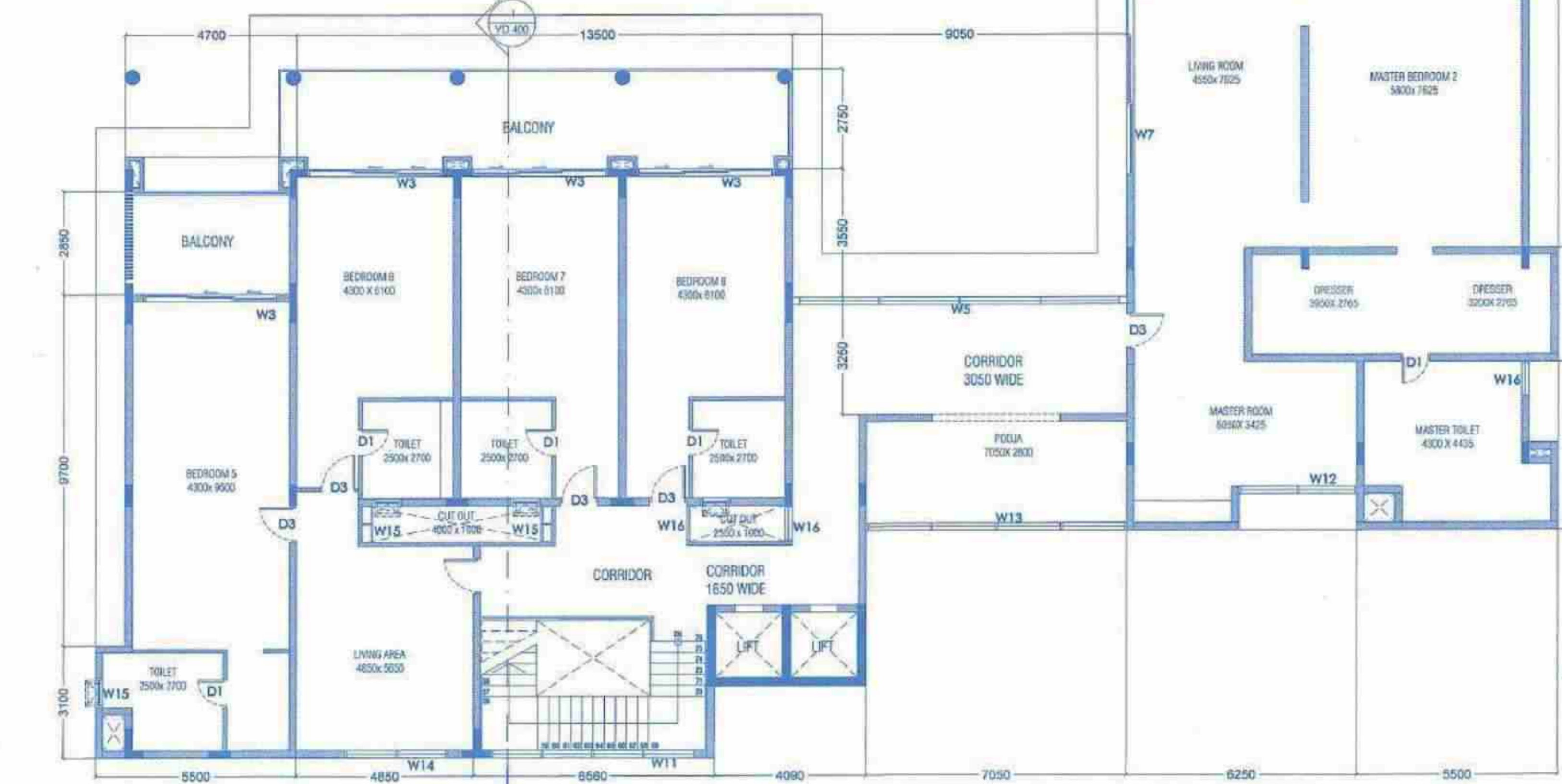
BASEMENT FLOOR PLAN SCALE-1:100



GROUND FLOOR PLAN SCALE-1:100



FIRST FLOOR PLAN SCALE-1:100



SECOND FLOOR PLAN SCALE-1:100

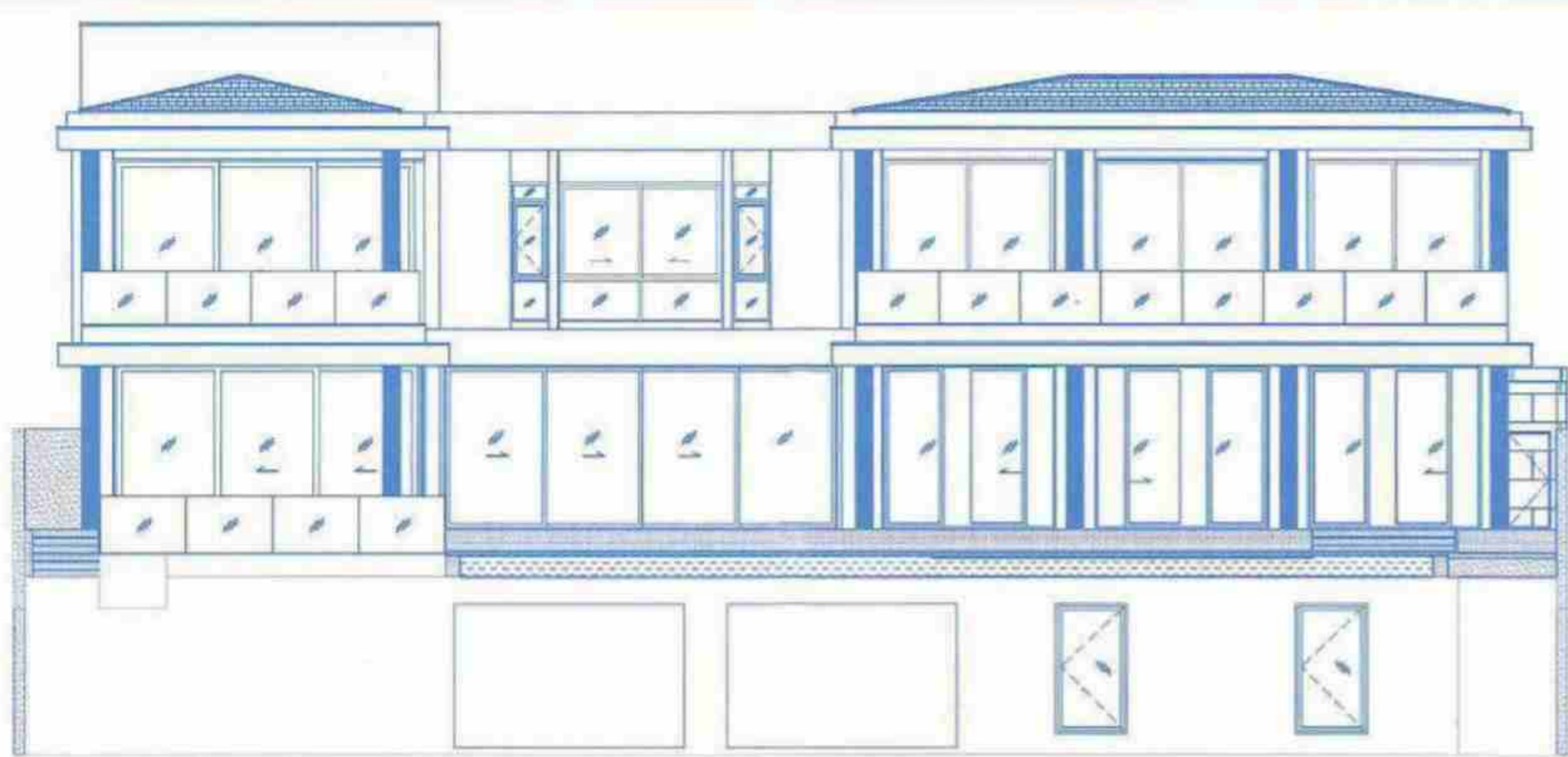
DOOR WIDTH CILL LINTEL HEIGHT

D1	800	00	2400	2400
D2	700	00	2400	2400
D3	1000	00	3000	3000
D4	1800	00	3000	3000

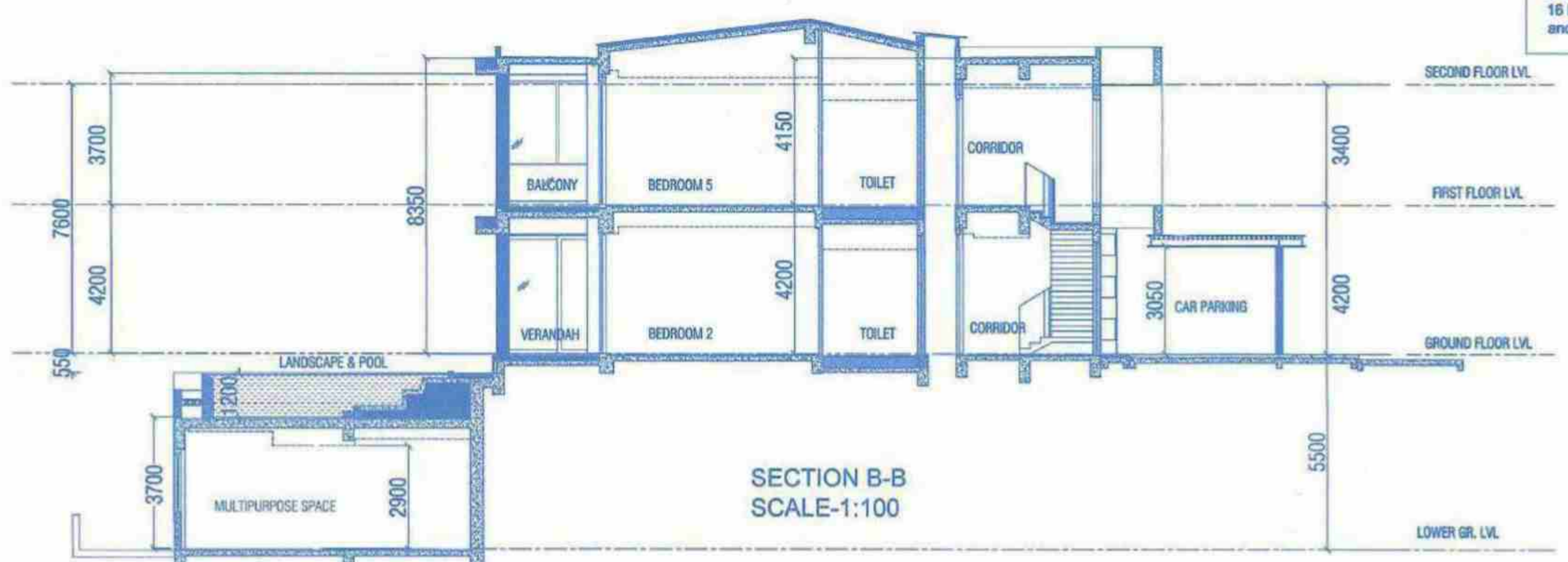
WINDOW WIDTH CILL LINTEL HEIGHT

W1	3800	00	3000	3000
W2	7000	00	3000	3000
W3	3700	00	3000	3000
W4	1420	00	3000	3000
W5	9050	00	3000	3000
W6	1400	00	3000	3000
W7	5425	00	3000	3000
W8	9250	00	3000	3000
W9	4800	00	3000	3000
W10	2625	00	3000	3000
W11	5640	00	3000	1550
W12	3200	00	3000	3000
W13	7050	00	3000	3000
W14	2805	00	3000	3000
W15	800	1800	3000	1550
W16	1000	1800	3000	1550
W17	1000	1800	3000	1550

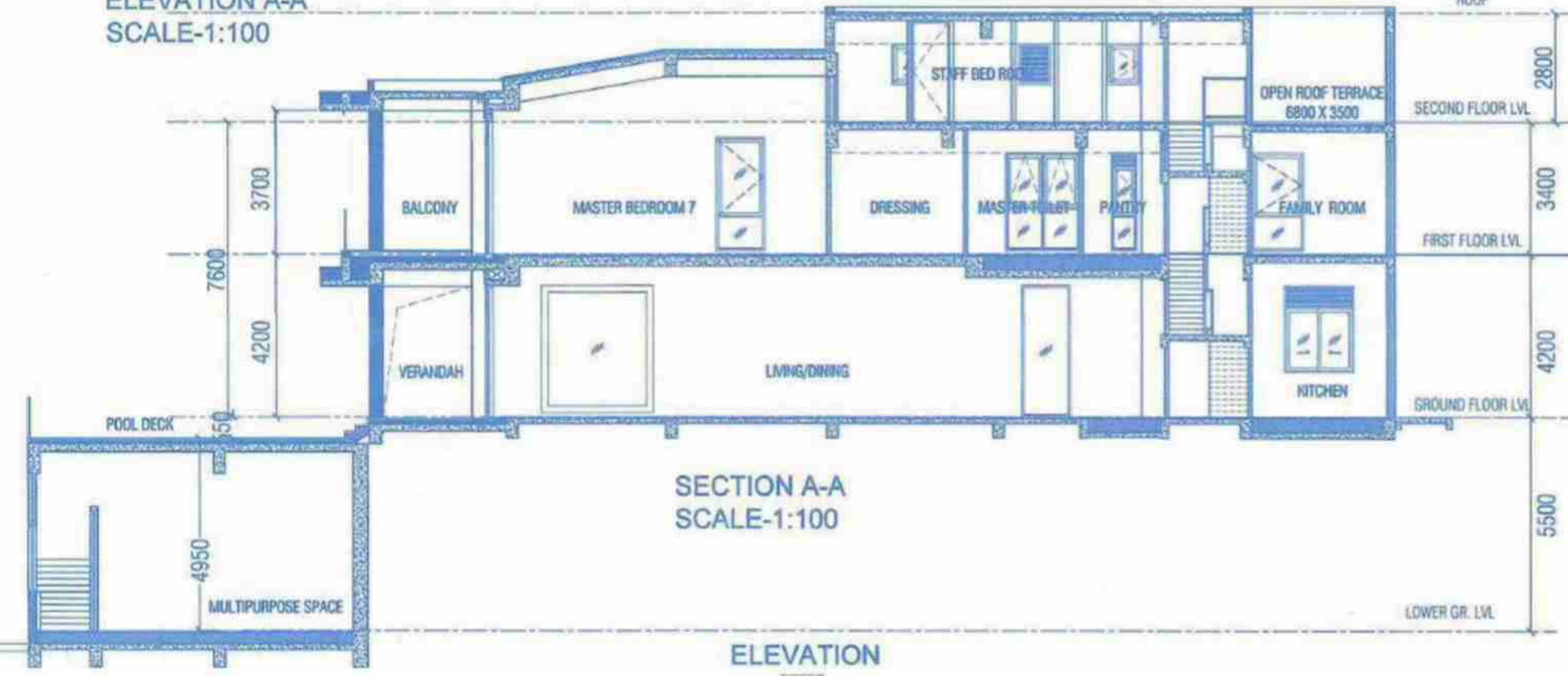
OWNER'S SIGNATURE  
 CONSULTANT'S SIGNATURE  
 PROPOSED CONSTRUCTION OF (THE BAYVIEW) GROUP HOUSING IN PLOT BEARING SURVEY NOS. 8771-A-1 & 8771-A-2 & 8771-A-3 OF VILLAGE REIS MAGOS, TALUKA BARDEZ GOA.  
 OWNER: DLF EXCLUSIVE FLOORS PVT LTD & BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED



ELEVATION A-A  
SCALE-1:100



SECTION B-B  
SCALE-1:100



SECTION A-A  
SCALE-1:100



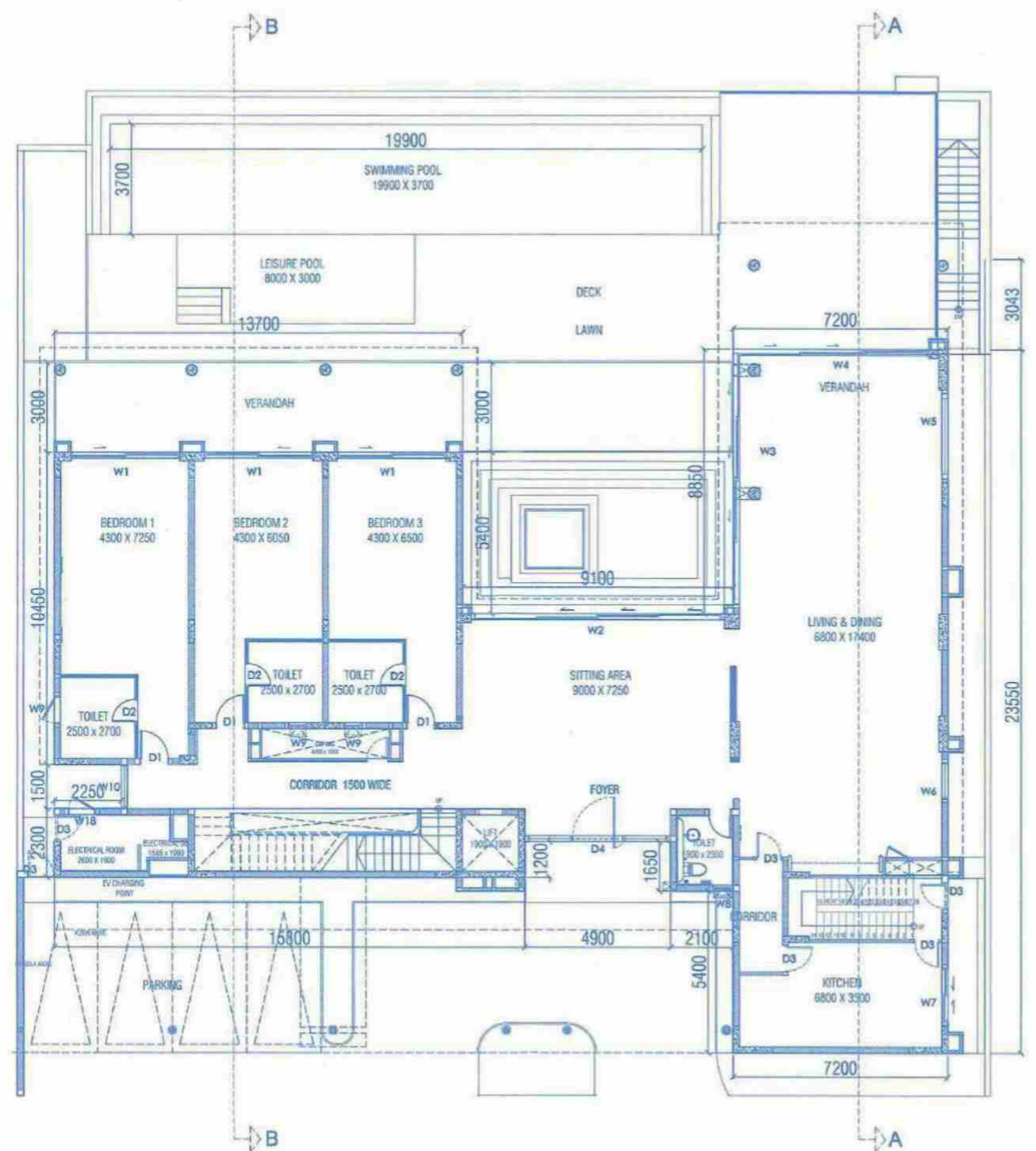
AREA CALCULATION FOR  
2,16,21 Bayview

FLOORS	TOTAL B.U.A (sq.m.)	STAIRCASE/ LIFT (sq.m.)	BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)	LESS ADDITIONAL F.A.R 7.5%	NET F.A.R (sq.m.)
LOWER GR. FLOOR	234.84	15.84	0.00	0.00	0.00	19.84	0.00	199.36
GROUND FLOOR	500.02	23.05	31.31	0.00	0.00	0.00	0.00	445.65
FIRST FLOOR	529.80	61.72	35.31	0.00	0.00	0.00	0.00	432.77
SECOND FLOOR	80.25	12.48	0.00	0.00	0.00	0.00	0.00	87.77
TOTAL	1344.91	112.89	66.62	0.00	0.00	19.84	0.00	1145.55

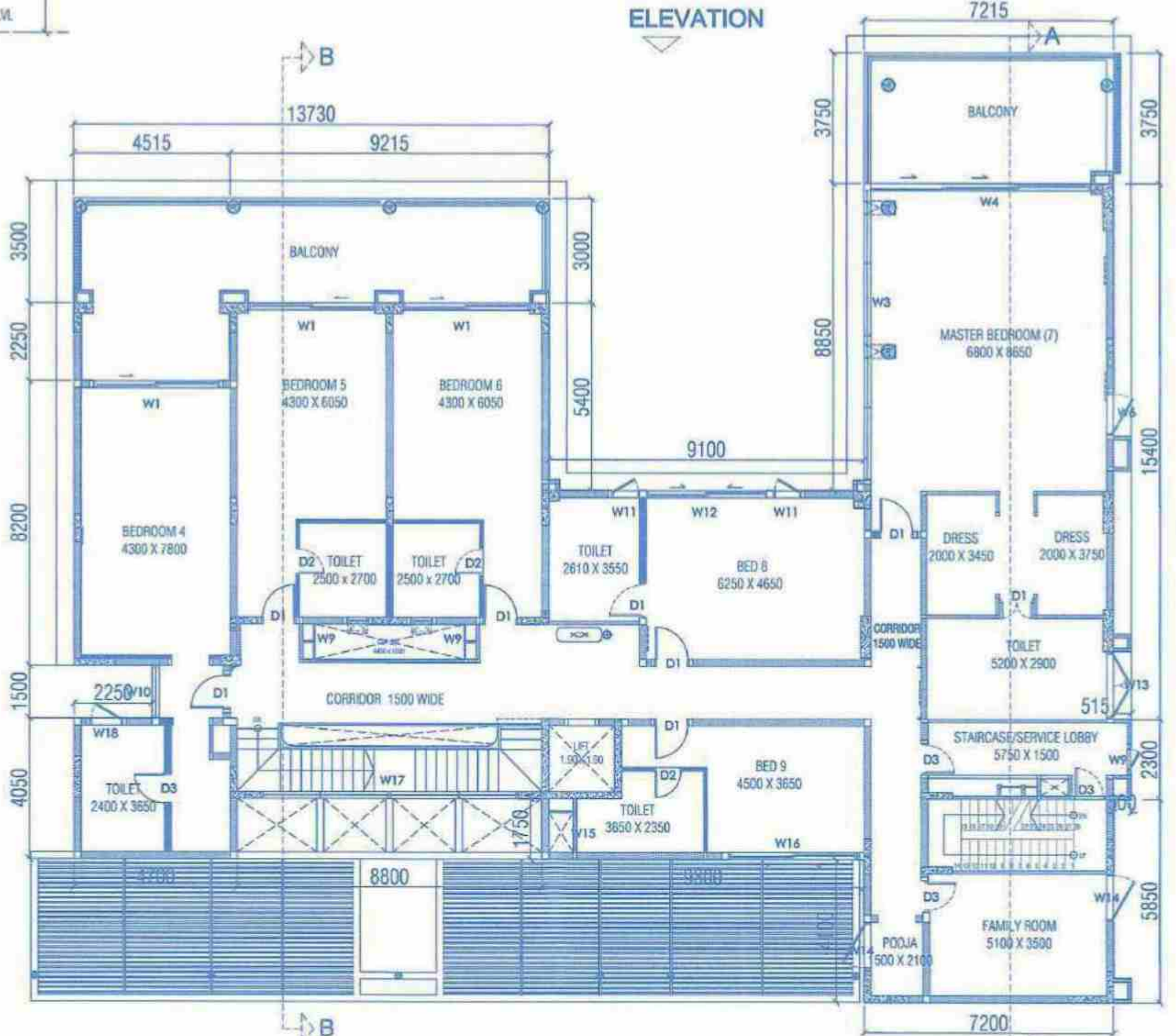
COVERED AREA = 695.10 SQ. MT. F.A.R = 1145.55 SQ. MT. B.U.A = 1344.91 SQ. MT. POOL = 108.00 SQ. MT.

COVERED AREA = 695.10 X 3 = 2085.30 SQ. MT. F.A.R = 1145.55 X 3 = 3436.65 SQ. MT. B.U.A = 1344.91 X 3 = 4034.73 SQ. MT. POOL = 108.00 X 3 = 318.00 SQ. MT.

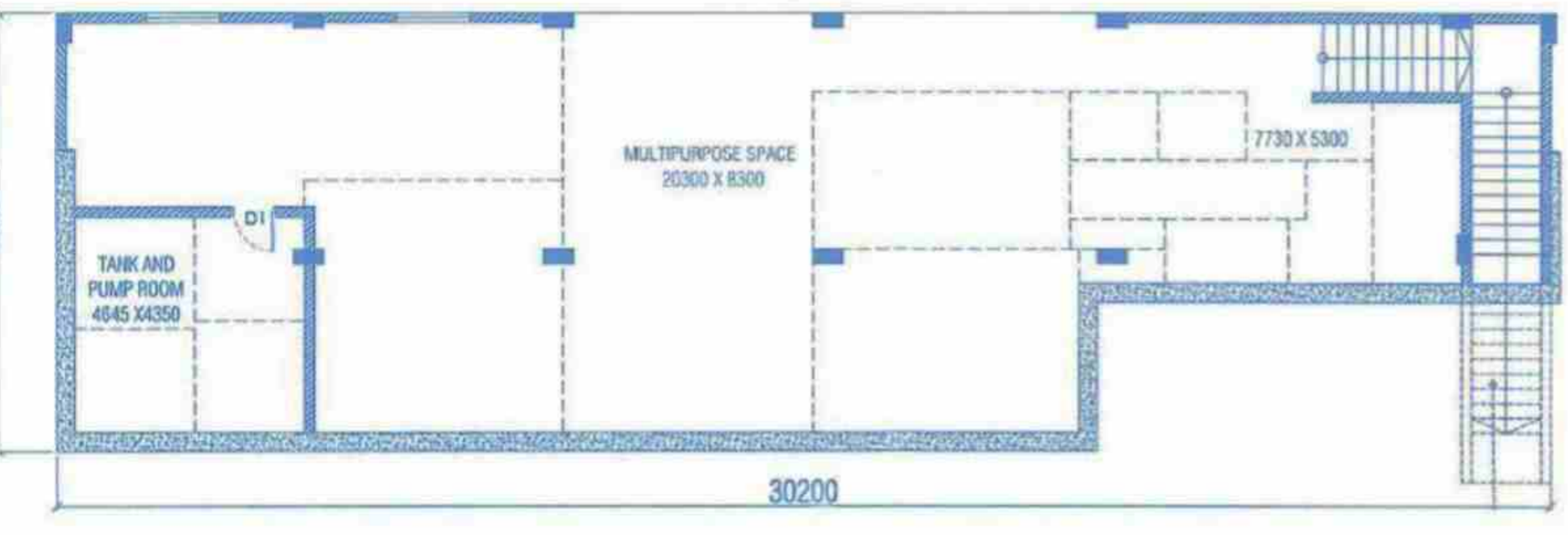
INFRA.TAX AREA COMMERCIAL 163.99 M2  
INFRA.TAX AREA RESIDENTIAL 4034.73 + 318.00 - 163.99 = 4188.74 M2



GROUND FLOOR PLAN  
SCALE-1:100

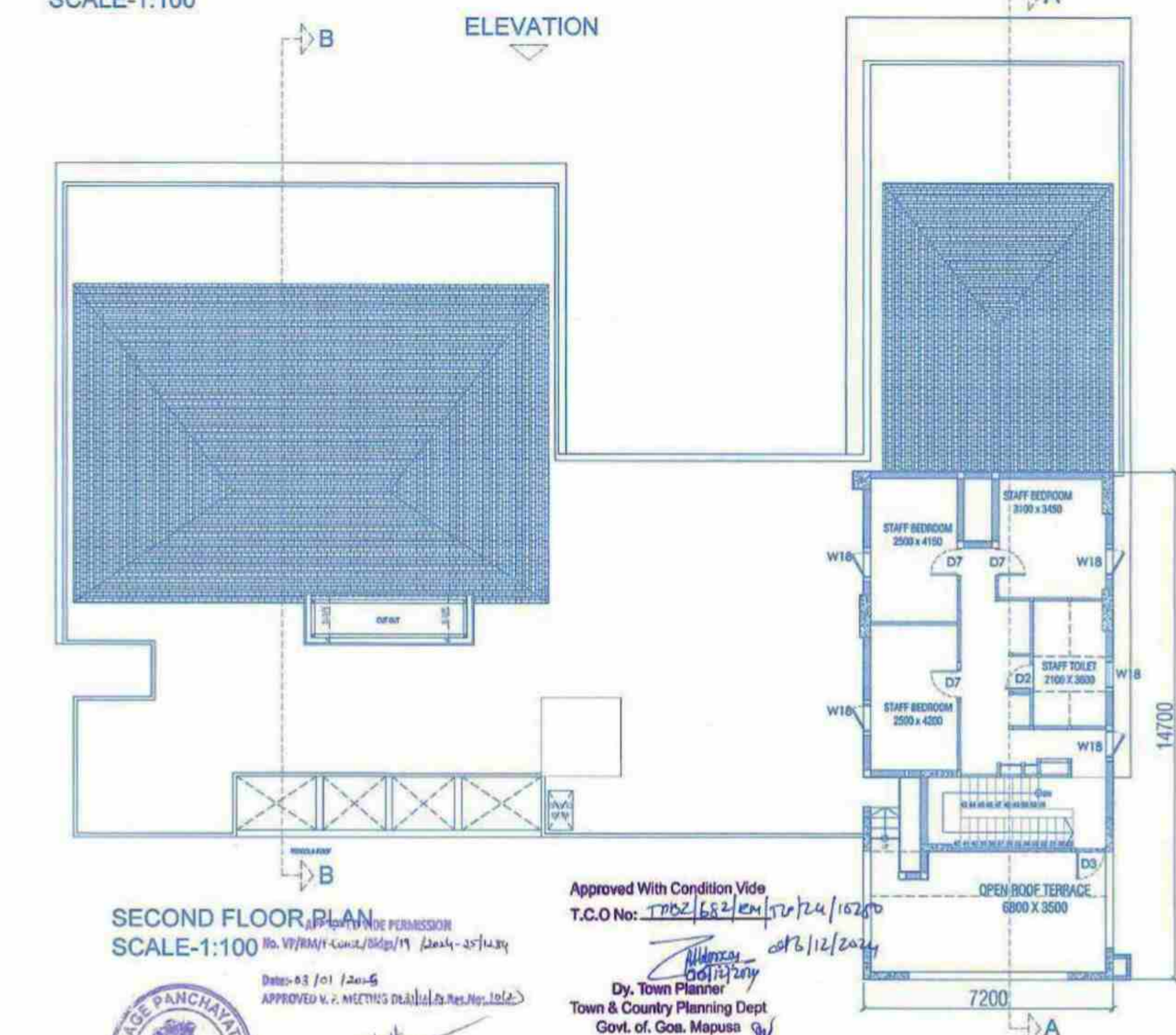


FIRST FLOOR PLAN  
SCALE-1:100



LOWER GR. FLOOR PLAN  
SCALE-1:100

Description	Carpet area	Area of Exclusive Balcony/ Verandah	Area of Exclusive Open Terrace (Including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 2	1046.504	148.32	210.99	730.14
Area Under Bayview 16	1046.504	148.32	210.99	481.119
Area Under Bayview 21	1046.504	148.32	210.99	489.253



SECOND FLOOR PLAN  
SCALE-1:100

DOOR WIDTH CILL LINTEL HEIGHT

D1	1000	00	3000	3000
D2	800	00	2400	2400
D3	900	00	3000	3000
D4	1800	00	3000	3000
D5	1000	00	2400	2400
D6	1000	00	2400	2400
D7	850	00	2400	2400

WINDOW WIDTH CILL LINTEL HEIGHT

W1	3450	00	3400	3400
W2	6300	00	3400	3400
W3	8450	00	3400	3400
W4	4350	00	3400	3400
W5	2950	00	3400	3400
W6	1250	00	3400	3400
W7	1800	1850	550	2400
W8	700	1850	550	2400
W9	650	1850	550	2400
W10	1500	00	3400	3400
W11	800	00	3400	3400
W12	3470	00	3400	3400
W13	1950	1850	550	2400
W14	1350	1850	550	2400
W15	1150	1850	550	2400
W16	3700	00	3400	3400
W17	2400	00	3400	3400
W18	800	800	1700	2500
W19	600	800	1700	2500

APPROVED WITH PERMISSION  
No. V/78/M/1/Conc/24/2019 Dated: 25/12/2019

SECRETARY  
Village Panchayat Reisi-Mages  
Bardes - Goa

Approved With Condition Vide  
T.C.O No: 1702/52/14/17/16/2019  
Dy. Town Planner  
Town & Country Planning Dept  
Govt. of Goa, Mapusa

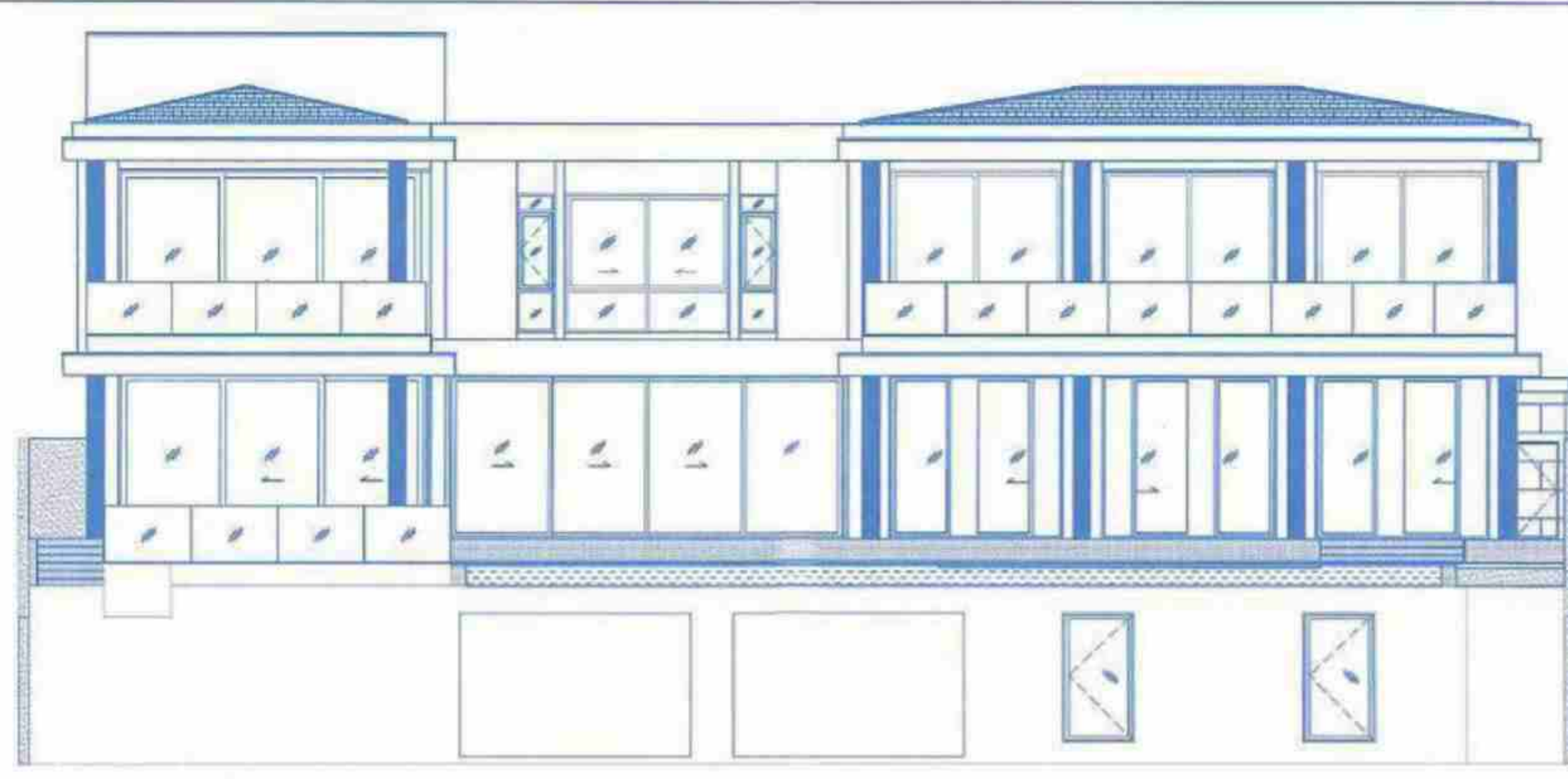
OWNER'S SIGNATURE: \_\_\_\_\_

CONSULTANT'S SIGNATURE: \_\_\_\_\_

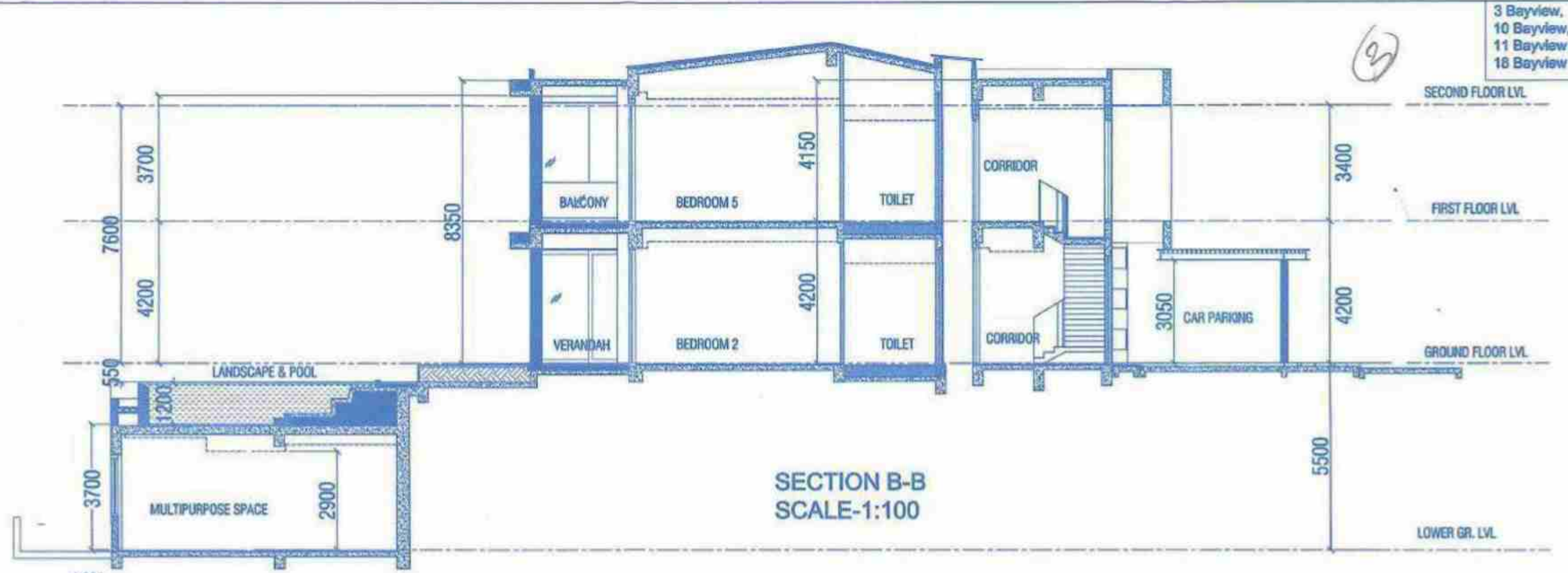
PROPOSED CONSTRUCTION OF (THE BAYVIEW) GROUP HOUSING IN PLOT BEARING SURVEY NOS. 8711-A-1 & 8711-A-2 & 8711-A-3 OF VILLAGE REISI MAGES, TALUKA DEZ GOA.

OWNER:  
DLF EXCLUSIVE FLOORS PVT LTD & BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED

3 Bayview,  
10 Bayview,  
11 Bayview and  
18 Bayview



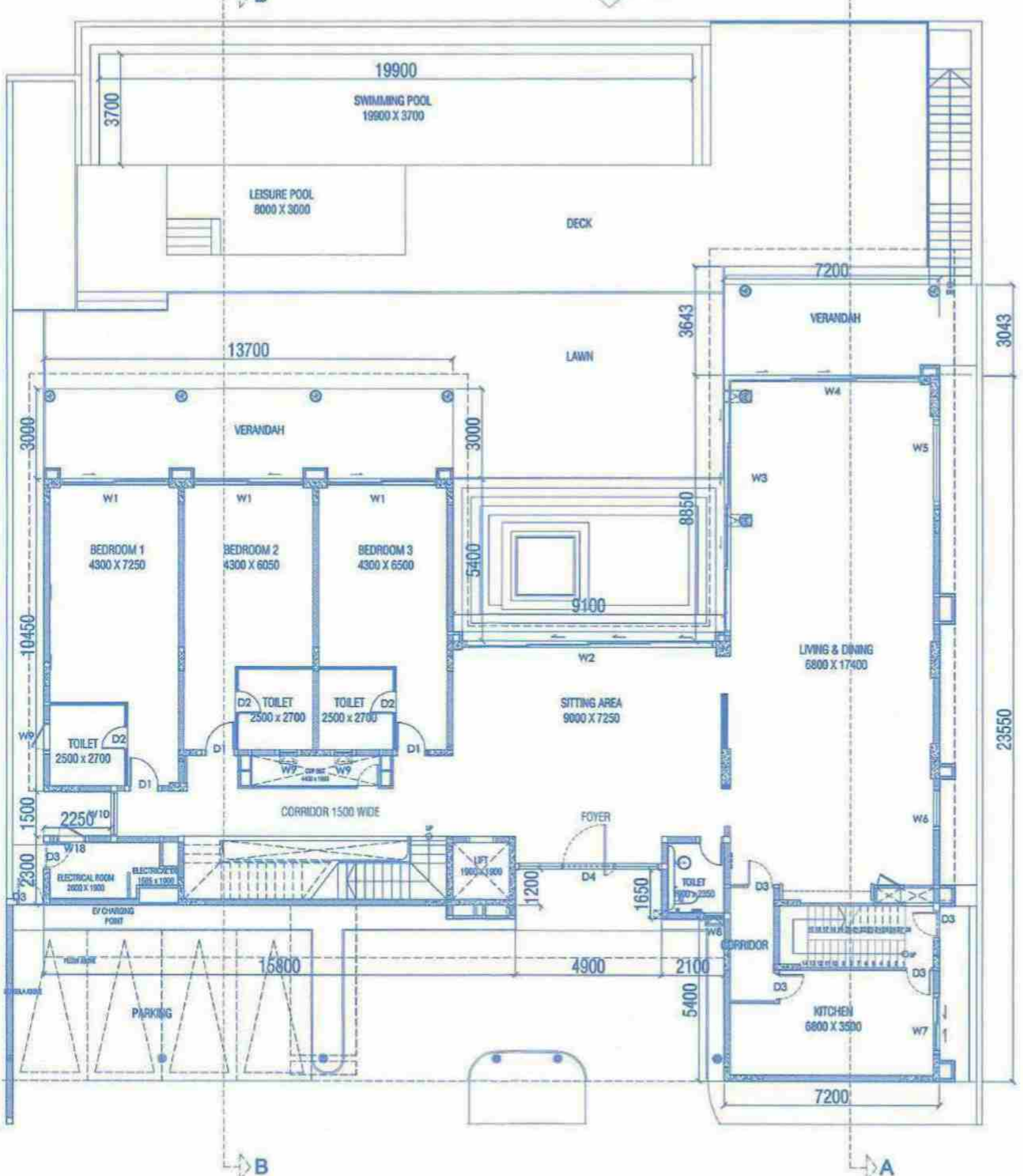
ELEVATION A-A  
SCALE-1:100



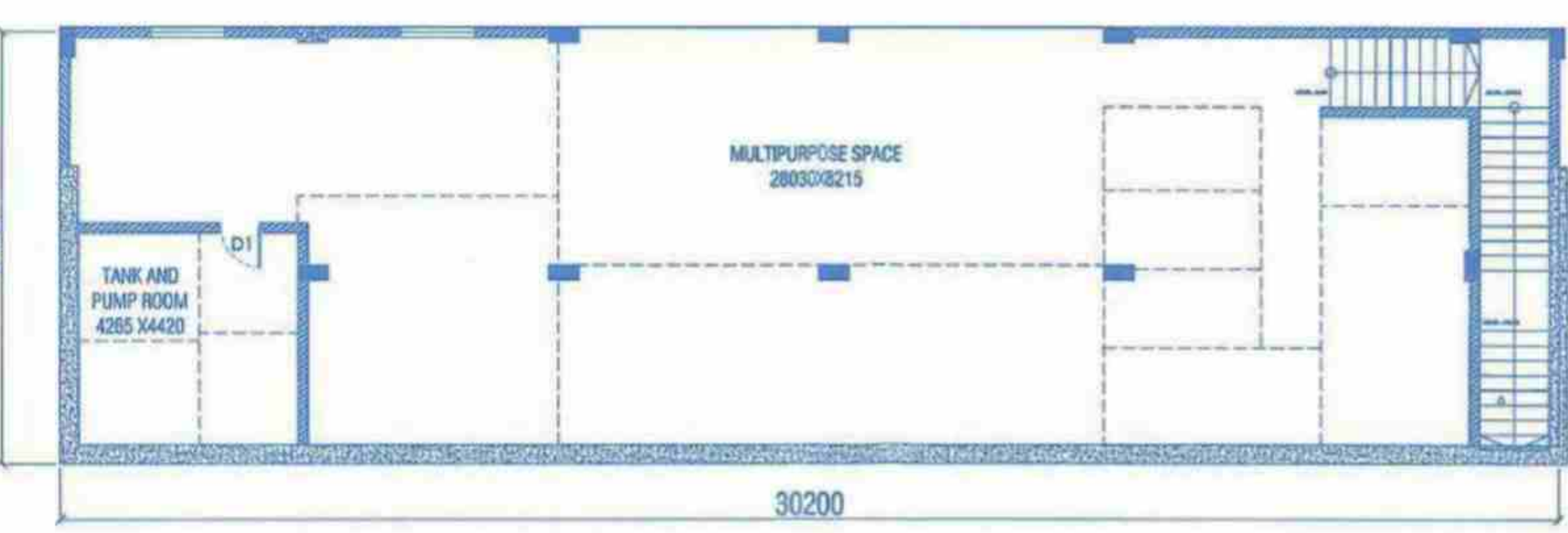
SECTION B-B  
SCALE-1:100



SECTION A-A  
SCALE-1:100

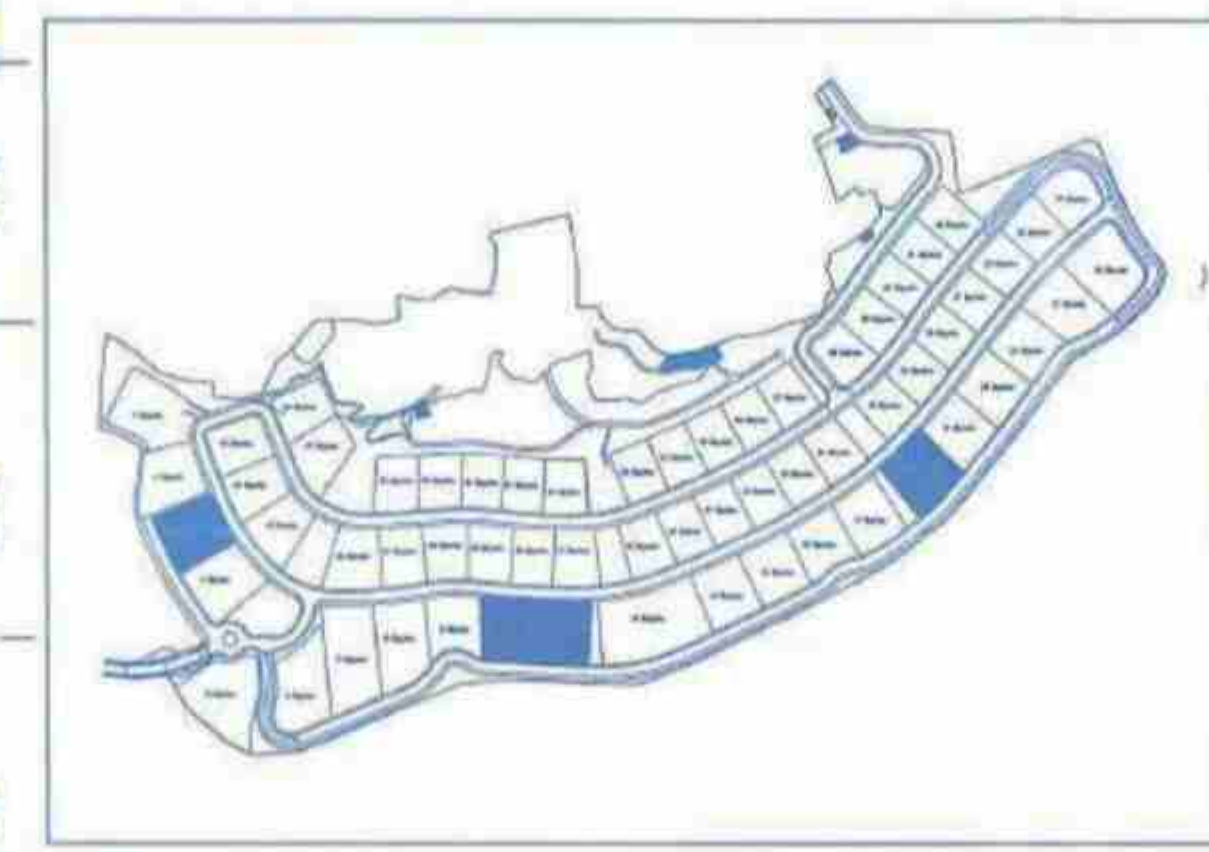


GROUND FLOOR PLAN  
SCALE-1:100



LOWER GR. FLOOR PLAN  
SCALE-1:100

Description	Carpet area	Area of Exclusive Balcony/Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 3	1068.847	148.32	231.39	594.621
Area Under Bayview 10	1068.847	148.32	231.39	555.225
Area Under Bayview 11	1068.847	148.32	231.39	514.897
Area Under Bayview 18	1068.847	148.32	231.39	625.114



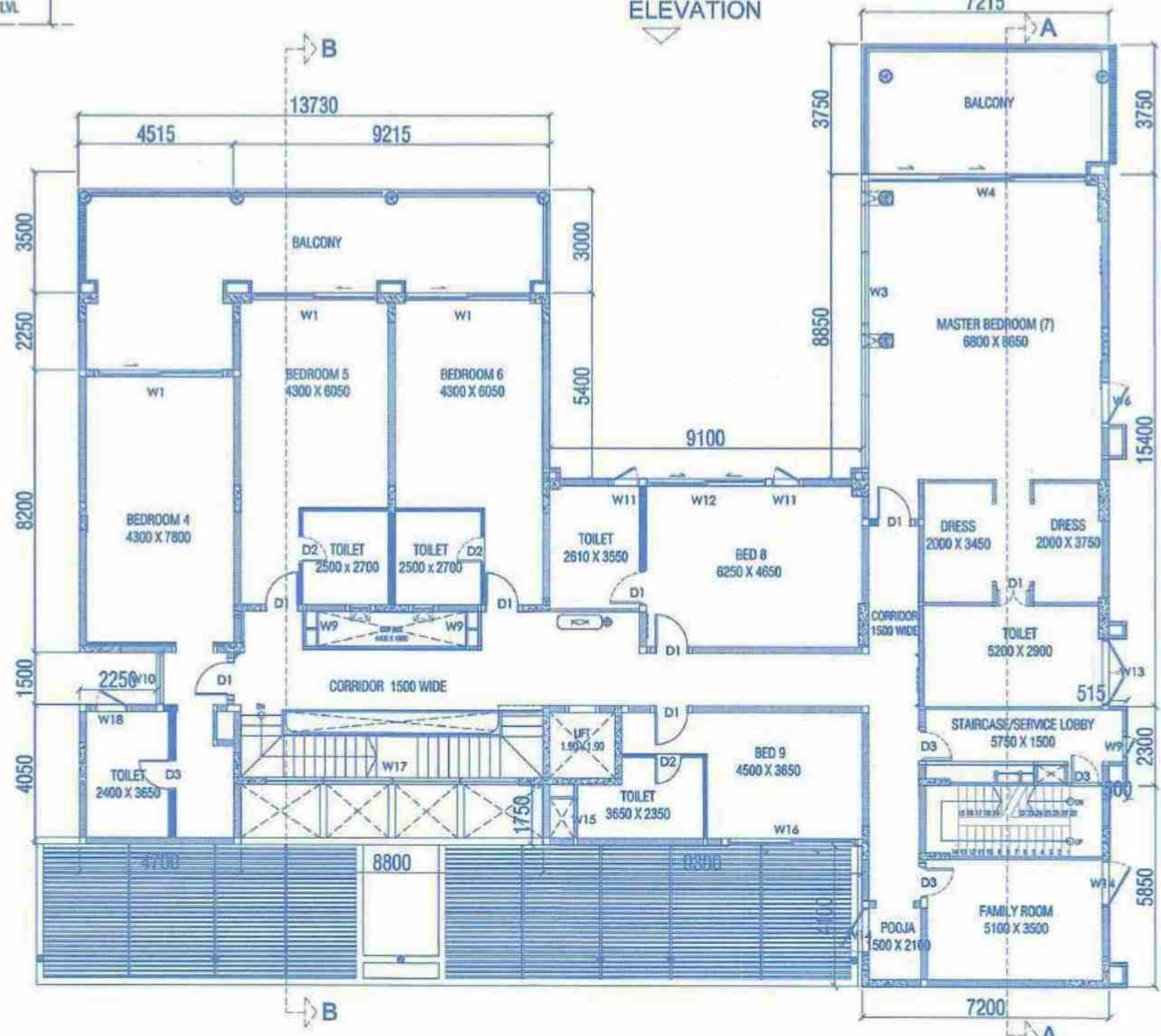
AREA CALCULATION FOR  
3,10,11,18 BAYVIEW

FLOORS	TOTAL B.U.A (sq.m.)	STAIRCASE/ LIFT (sq.m.)	BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)	LESS ADDITIONAL F.A.R. 7.5%	NET F.A.R (sq.m.)
LOWER GR. FLOOR	282.60	20.68	0.00	0.00	0.00	27.91	0.00	213.91
GROUND FLOOR	500.02	23.05	31.31	0.00	0.00	0.00	0.00	446.66
FIRST FLOOR	529.80	61.72	35.31	0.00	0.00	0.00	0.00	432.77
SECOND FLOOR	80.25	12.48	0.00	0.00	0.00	0.00	0.00	67.77
TOTAL	1372.57	117.93	66.62	0.00	0.00	27.91	0.00	1160.11

COVERED AREA = 724.08 SQ. MT. F.A.R = 1160.11 SQ. MT. B.U.A = 1372.57 SQ. MT. POOL = 106.00 SQ. MT.

COVERED AREA = 724.08 X 4 = 2896.32 SQ. MT. F.A.R = 1160.11 X 4 = 4641.16 SQ. MT. B.U.A = 1372.57 X 4 = 5491.16 SQ. MT. POOL = 106.00 X 4 = 424.00 SQ. MT.

INFRA.TAX AREA COMMERCIAL 288.84 M2  
INFRA.TAX AREA RESIDENTIAL 5491.16 + 424.00 - 288.84 = 5626.32 M2



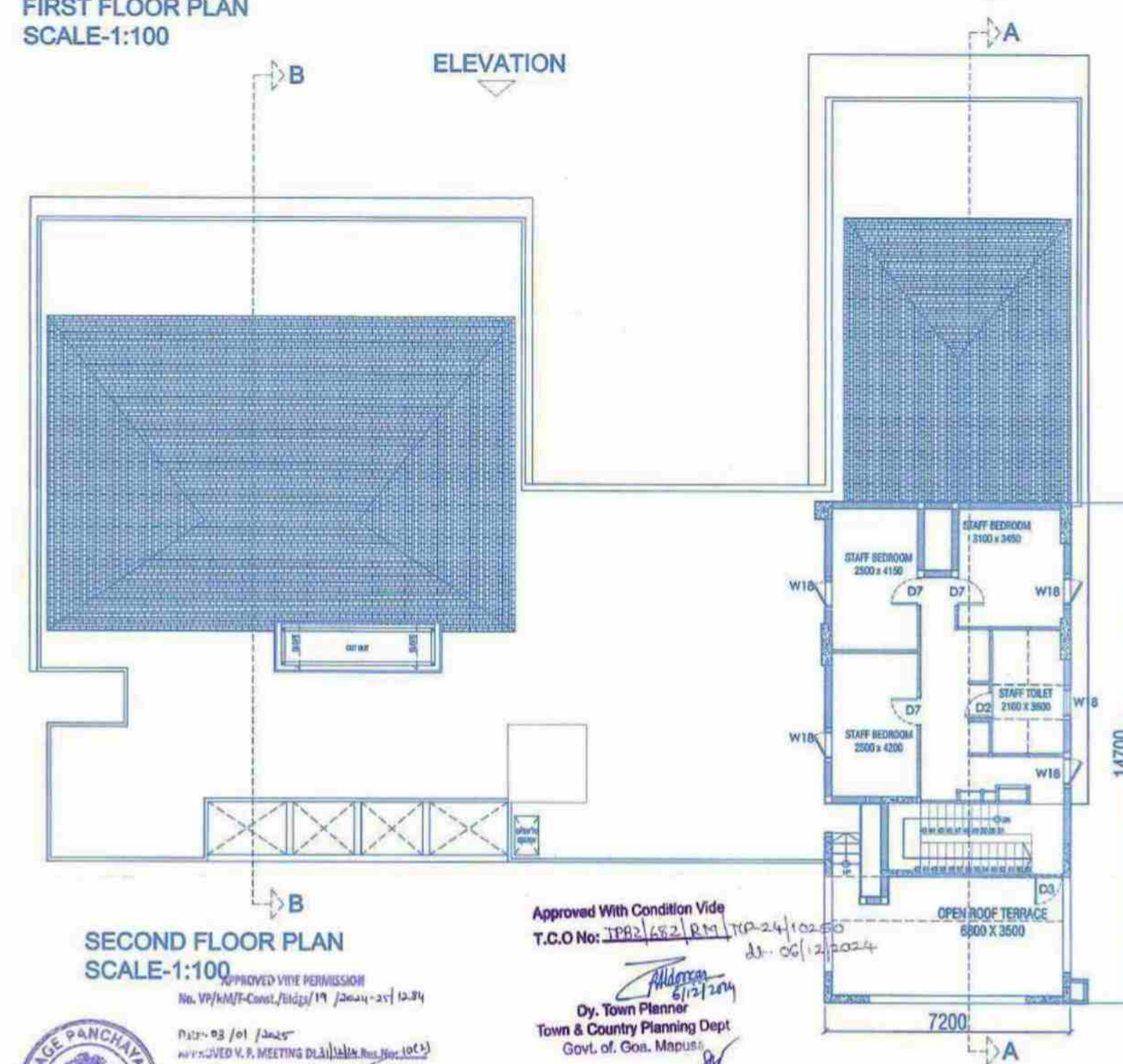
FIRST FLOOR PLAN  
SCALE-1:100

DOOR WIDTH CILL LINTEL HEIGHT

D1	1000	00	3000	3000
D2	800	00	2400	2400
D3	900	00	3000	3000
D4	1800	00	3000	3000
D5	1000	00	2400	2400
D6	1000	00	2400	2400
D7	850	00	2400	2400

WINDOW WIDTH CILL LINTEL HEIGHT

W1	3650	00	3400	3400
W2	8300	00	3400	3400
W3	6650	00	3400	3400
W4	6350	00	3400	3400
W5	2950	00	3400	3400
W6	1250	00	3400	3400
W7	1800	1850	550	2400
W8	700	1850	550	2400
W9	450	1850	550	2400
W10	1500	00	3400	3400
W11	800	00	3400	3400
W12	3470	00	3400	3400
W13	1950	1850	550	2400
W14	1350	1850	550	2400
W15	1150	1850	550	2400
W16	3700	00	3400	3400
W17	7400	00	3400	3400
W18	800	800	1700	2500
W19	600	800	1700	2500



SECOND FLOOR PLAN  
SCALE-1:100

Approved With Condition Vide  
T.C.O No: 1182/622/899/11/24/102/50  
dt: 06/12/2024

Dy. Town Planner  
Town & Country Planning Dept  
Govt. of Goa, Mapusa



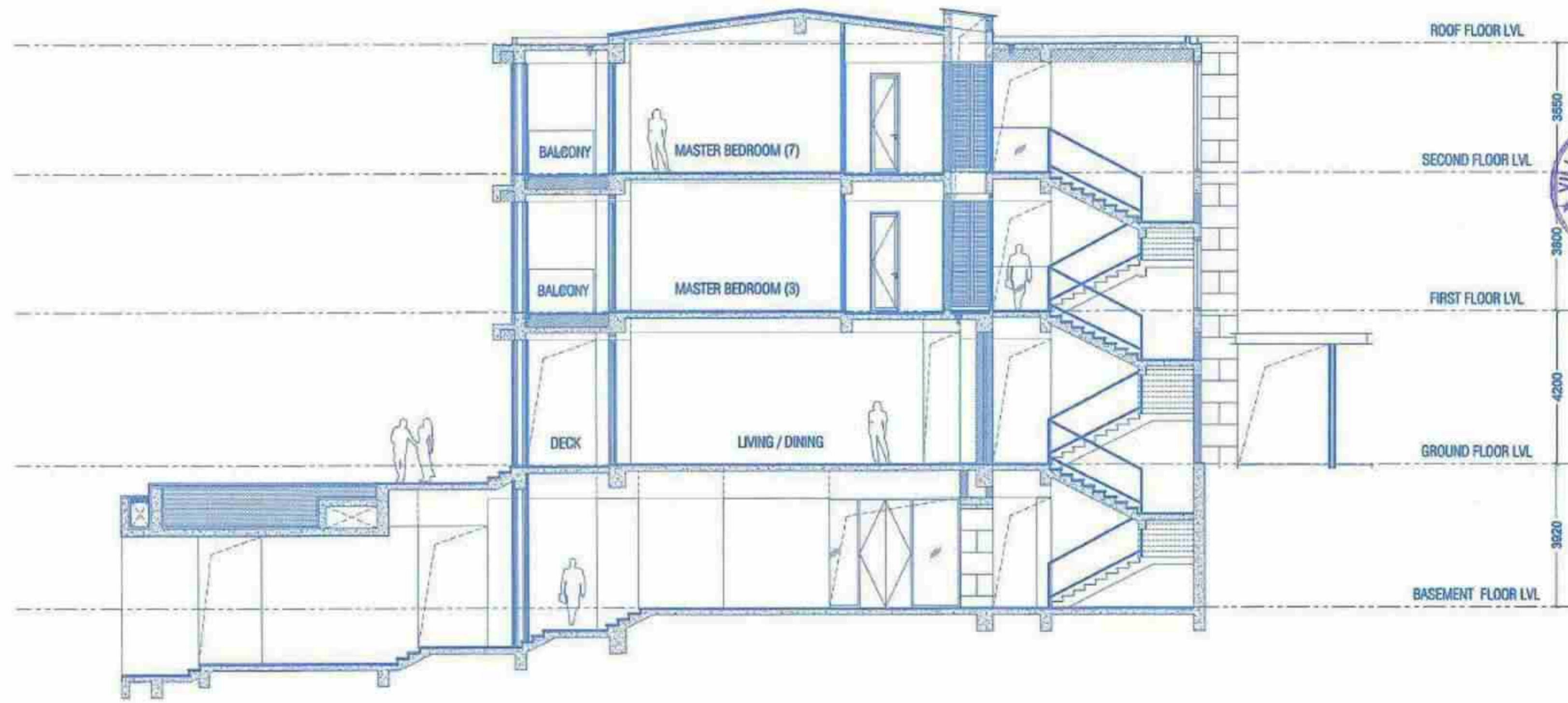
SECRETARY  
Village Panchayat Nua-Magos  
Bardez - Goa

OWNER'S SIGNATURE: \_\_\_\_\_

CONSULTANT'S SIGNATURE: \_\_\_\_\_

PROPOSED CONSTRUCTION OF (THE BAYVIEW) GRP HOUSING IN PLOT BEARING SURVEY NOS. 871-A-1 & 871-A-2 & 871-A-3 OF VILLAGE REIS MADDS, TALUKA DEZ GOA.

OWNER:  
DLF EXCLUSIVE FLOOR  
BHAMINI REAL ESTATE DEV

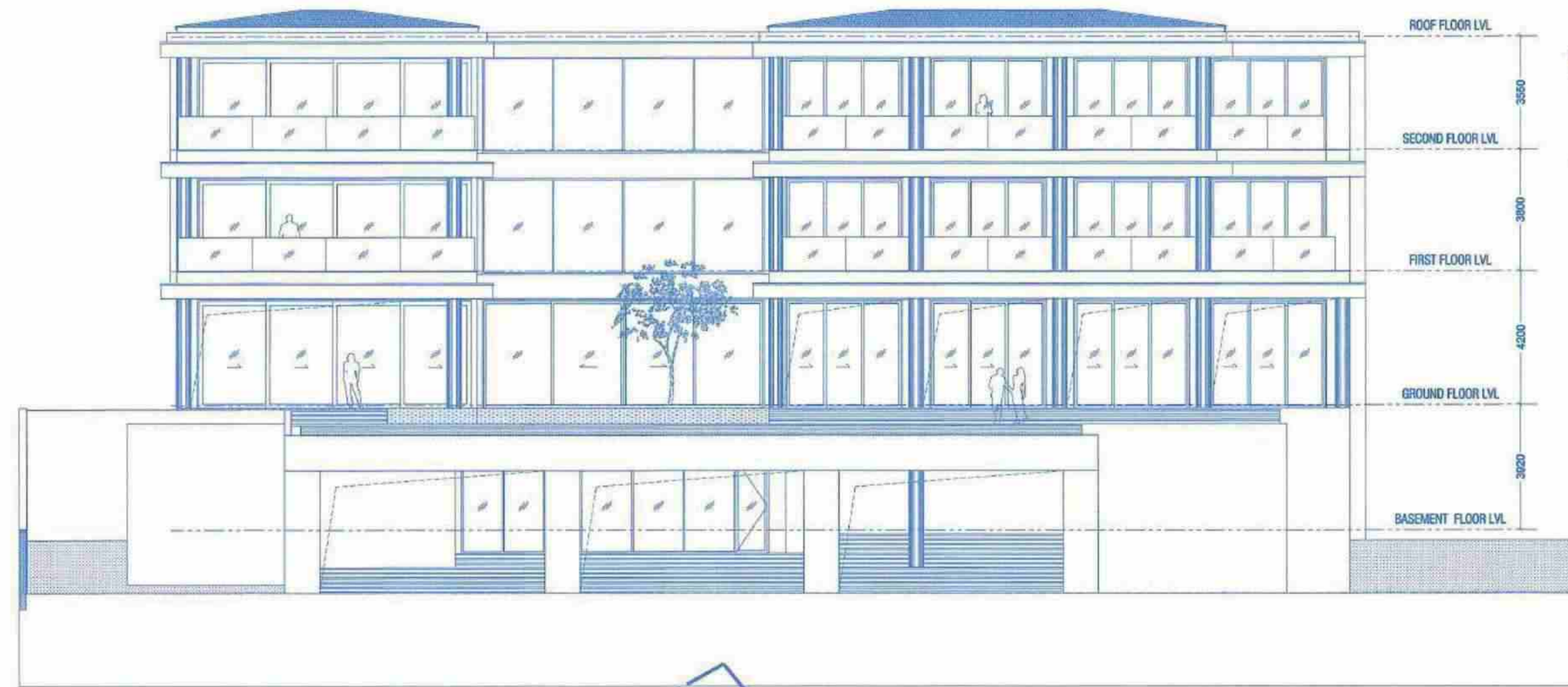


SECTION 1  
SCALE-1:100

APPROVED WITH PERMISSION  
No. VV/104/1-Cons./102/19, 24-04-2024 (112/4)  
Date: 24/04/2024  
APPROVED G.P. MEETING P.O. No. 102/19

SEC. MANGAL  
Village Panchayat Taluka Mangal  
Bardez - Goa

ELEVATION  
SCALE-1:100



Approved With Condition Vide  
T.C.O. No. 102/19/10250  
18-06/12/2024

SEC. MANGAL  
Village Panchayat Taluka Mangal  
Bardez - Goa

AREA CALCULATION FOR  
5 Bayview

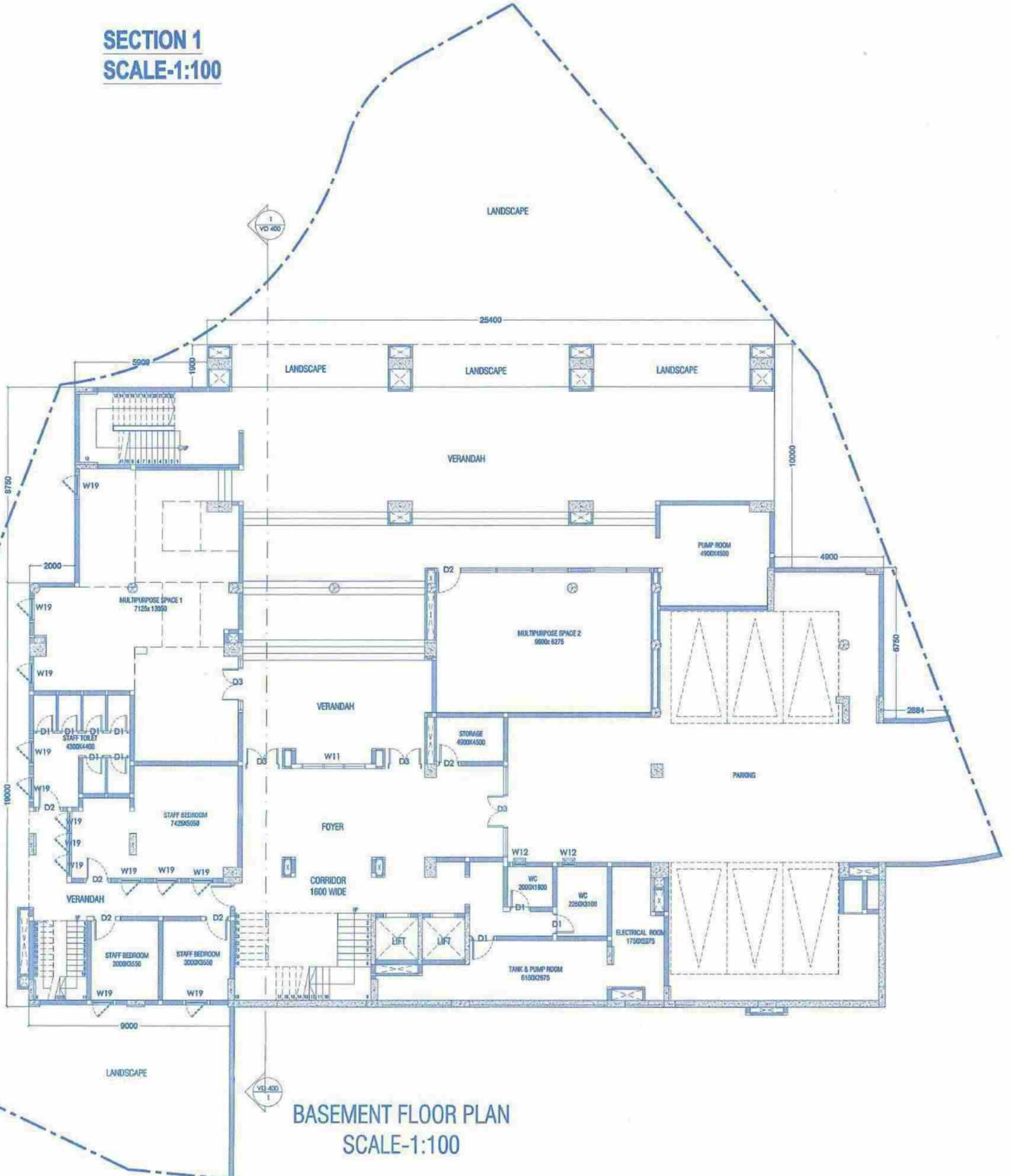
FLOORS	TOTAL B.U.A (sq.m.)	STAIRCASE/ LFT (sq.m.)	BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	ME/FLOOR (sq.m.)	LESS ADDITIONAL F.A.R. 7.5%	NET F.A.R (sq.m.)
BASEMENT FLOOR	1001.989	133.077	48.112		229.852	73.774		517.154
SPILLING FLOOR	574.532	53.482	50.586			8.864	49.544	412.096
FIRST FLOOR	531.352	30.448	55.812			2.675		433.629
SECOND FLOOR	544.407	41.045	52.125	0.000		1.822		449.415
TOTAL	2652.280	257.049	208.435			12.131	49.544	1912.245

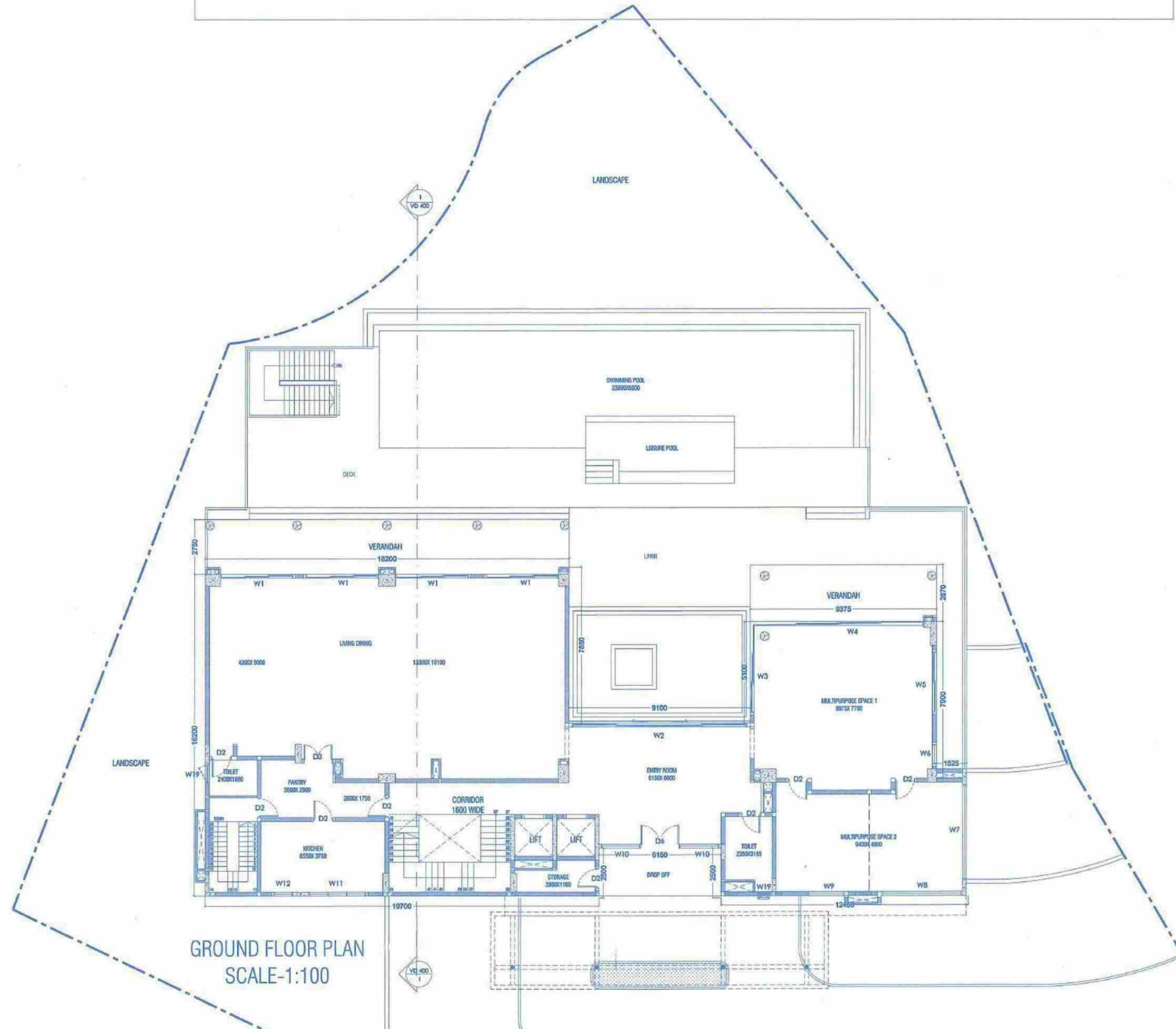
COVERED AREA	INFRA TAX COMMERCIAL AREA	INFRA TAX AREA RESIDENTIAL
593.460 SQ.MT	193.10 SQ.MT	2652.26+182.245-193.10 = 2641.41
1912.25 SQ.MT		
FAR B.U.A POOL		
182.245 SQ.MT		



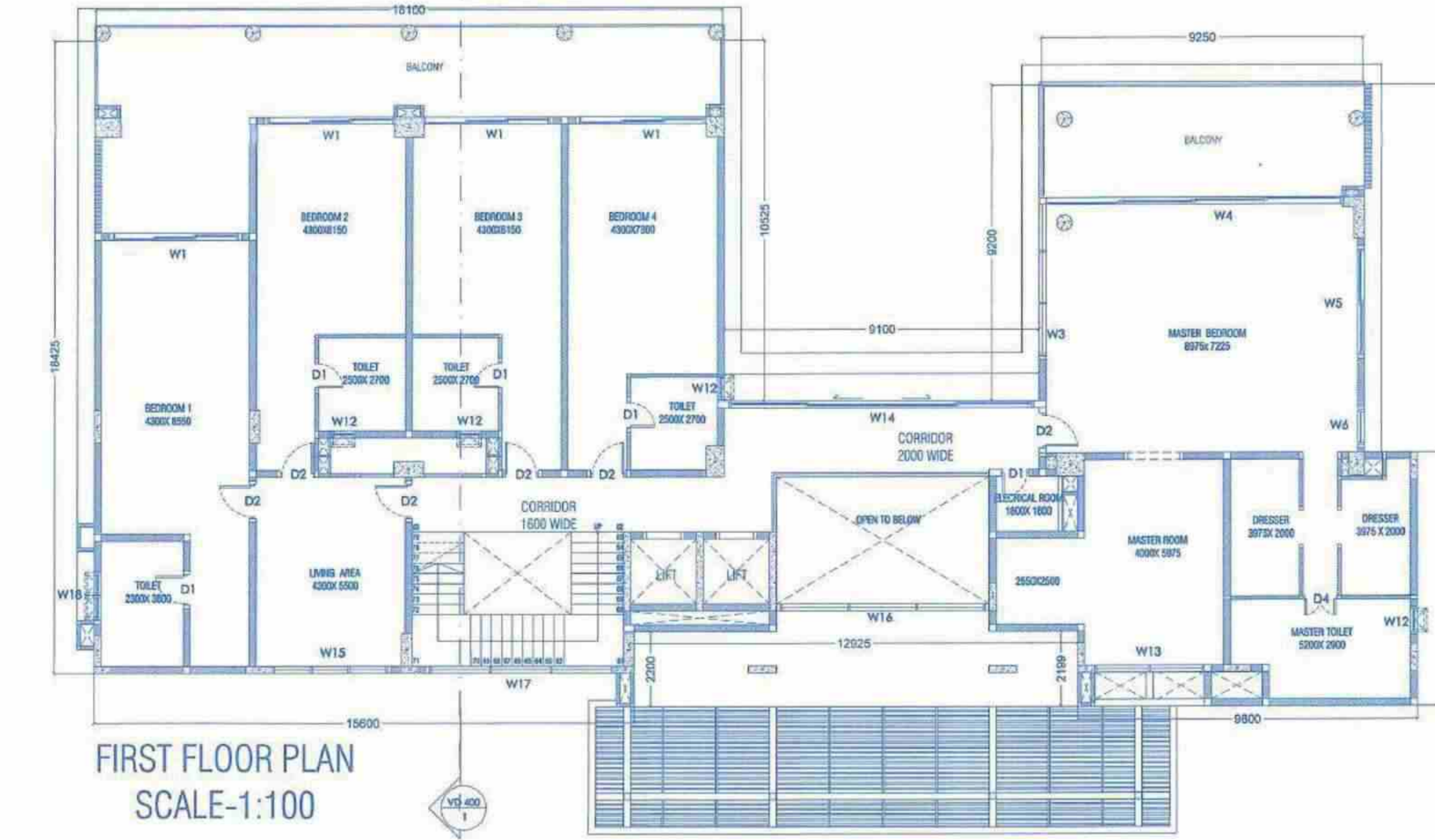
Description	Carpet area	Area of Exclusive Balcony/Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 5	1601.62	837.17	419.08	934.04



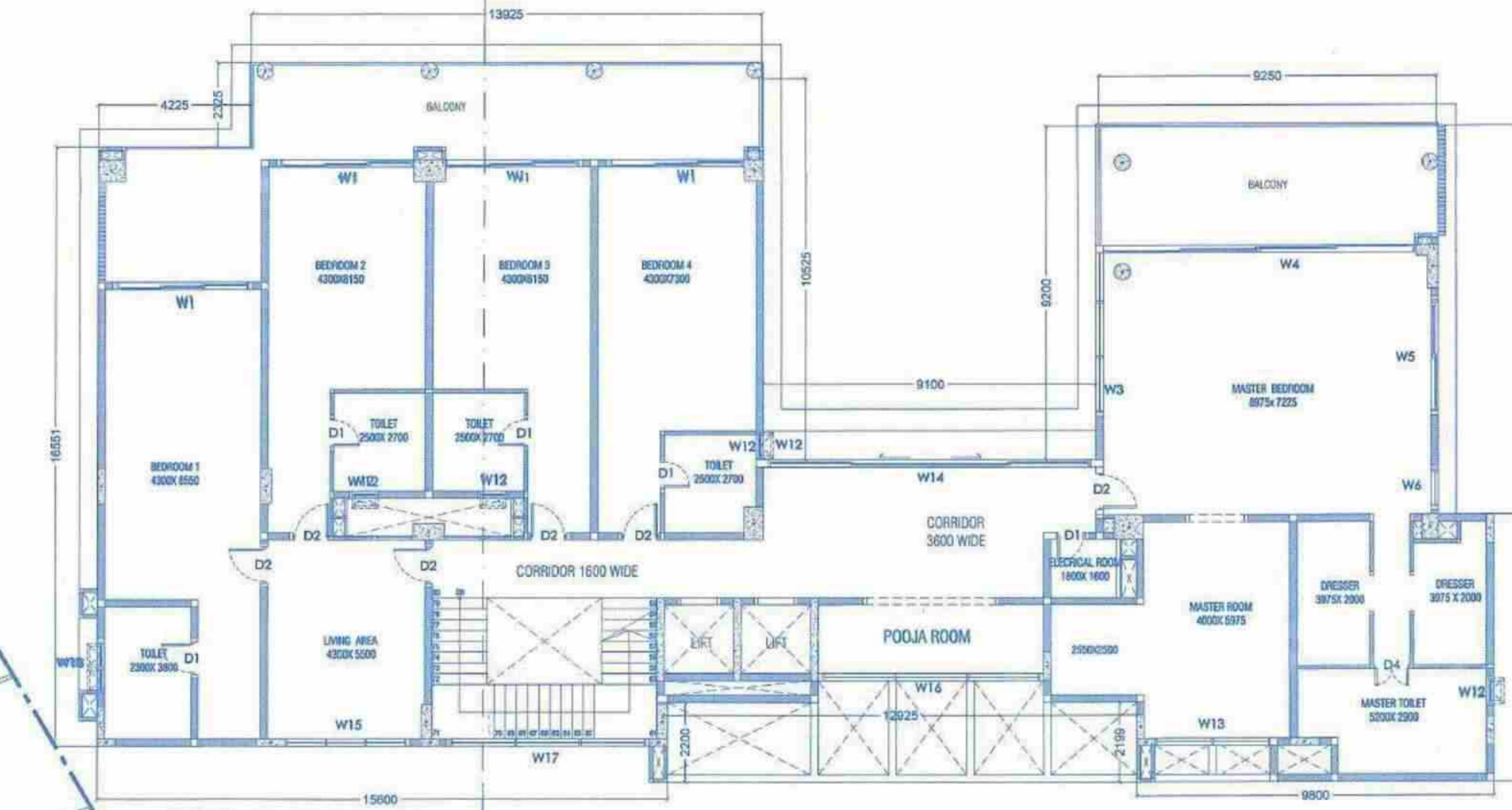
BASEMENT FLOOR PLAN  
SCALE-1:100



GROUND FLOOR PLAN  
SCALE-1:100



FIRST FLOOR PLAN  
SCALE-1:100



SECOND FLOOR PLAN  
SCALE-1:100

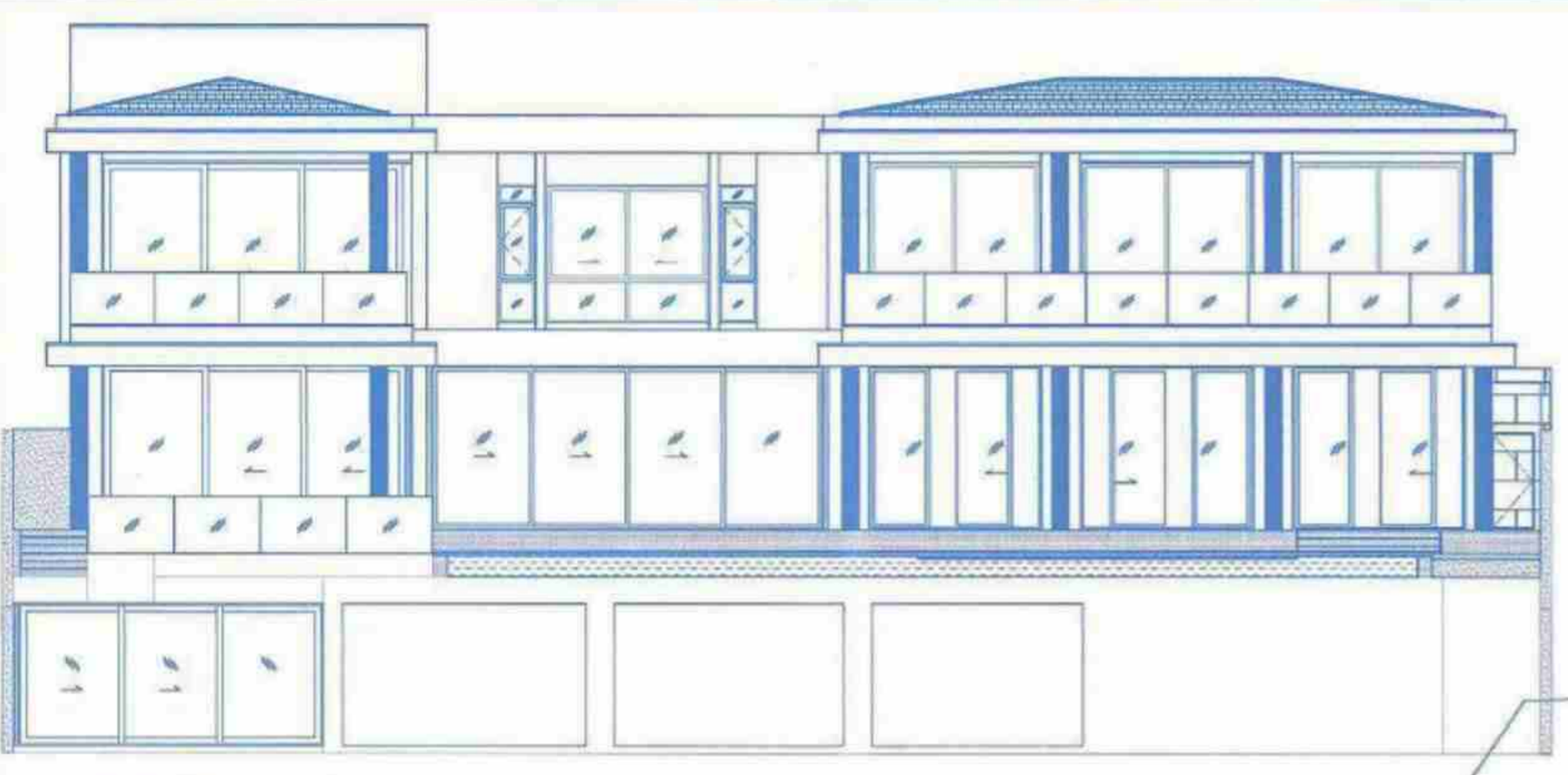
DOOR	WIDTH	CLL	UNTRL	HEIGHT
D1	800	00	2400	2400
D2	1000	00	2400	2400
D3	1800	00	3000	3000
D4	1000	00	3000	3000
D5	2000	00	3000	3000

WINDOW	WIDTH	CLL	UNTRL	HPCHT
W1	3450	00	3000	3000
W2	8775	00	3000	3000
W3	4450	00	3000	1850
W4	8885	00	3000	1850
W5	3450	00	3000	3000
W6	800	00	3000	3000
W7	1884	00	3000	3000
W8	4411	00	3000	3000
W9	1825	00	3000	3000
W10	2125	00	3000	3000
W11	3100	00	3000	1850
W12	750	00	3000	3000
W13	1090	00	3000	3000
W14	4195	00	3000	1850
W15	2900	00	3000	3000
W16	4150	00	3000	3000
W17	5985	00	3000	3000
W18	1450	1850	3000	3000
W19	450	1850	3000	1850
W20	3475	00	3000	3000
W21	4445	00	3000	3000
W22	1700	00	3000	3000

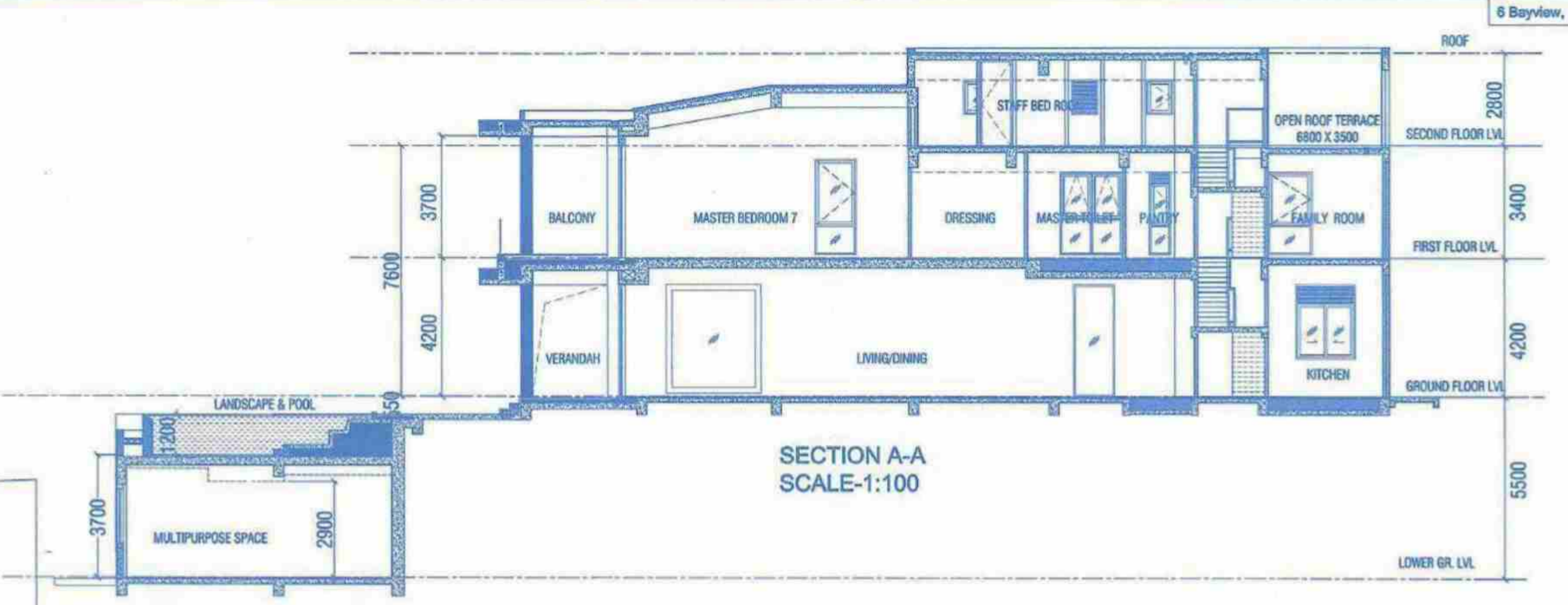
OWNER'S SIGNATURE: \_\_\_\_\_

CONSULTANT'S SIGNATURE: \_\_\_\_\_

OWNER:  
DLF EXCLUSIVE FLOORS PVT LTD &  
BHIMAN REAL ESTATE DEVELOPERS PRIVATE LIMITED

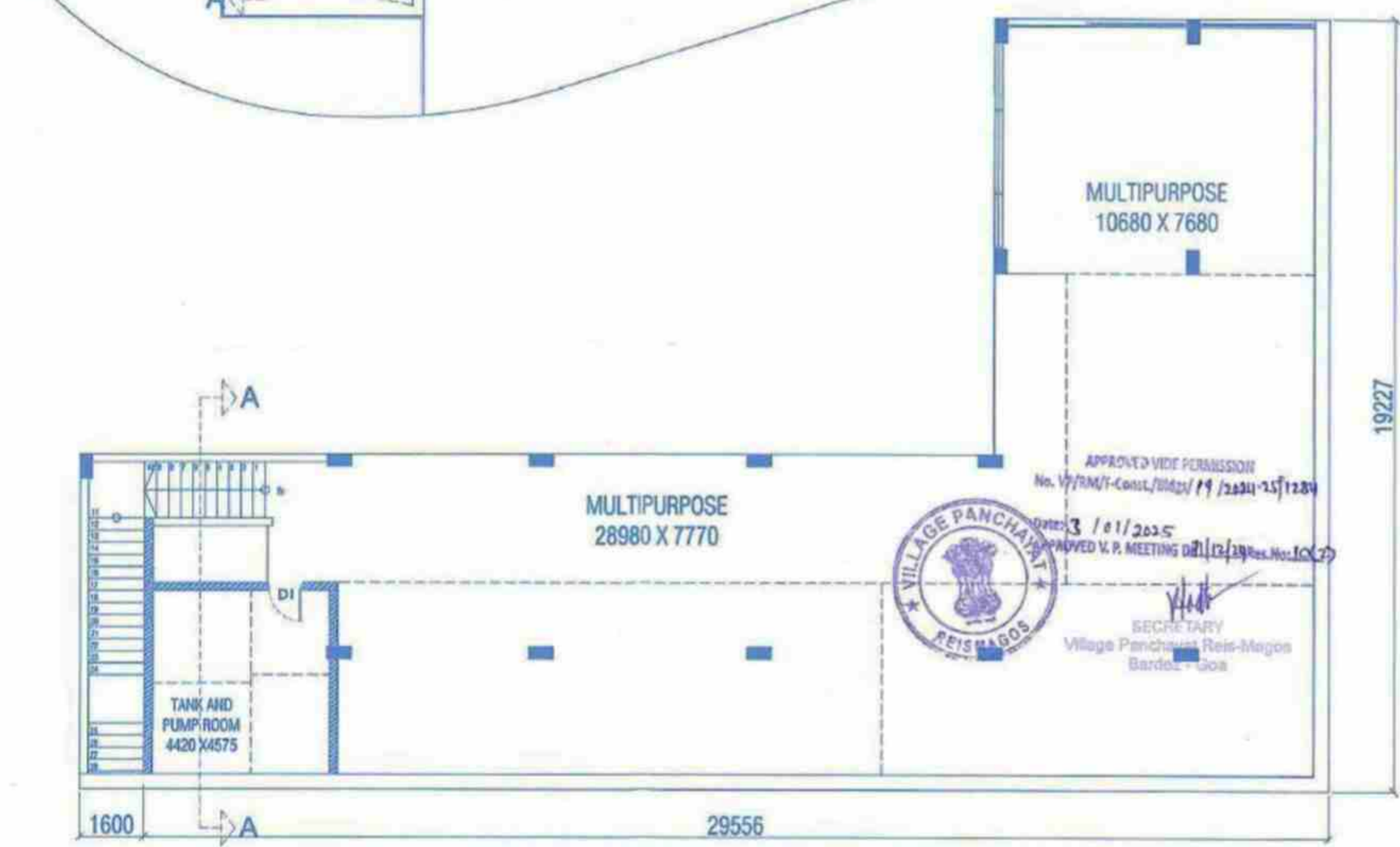
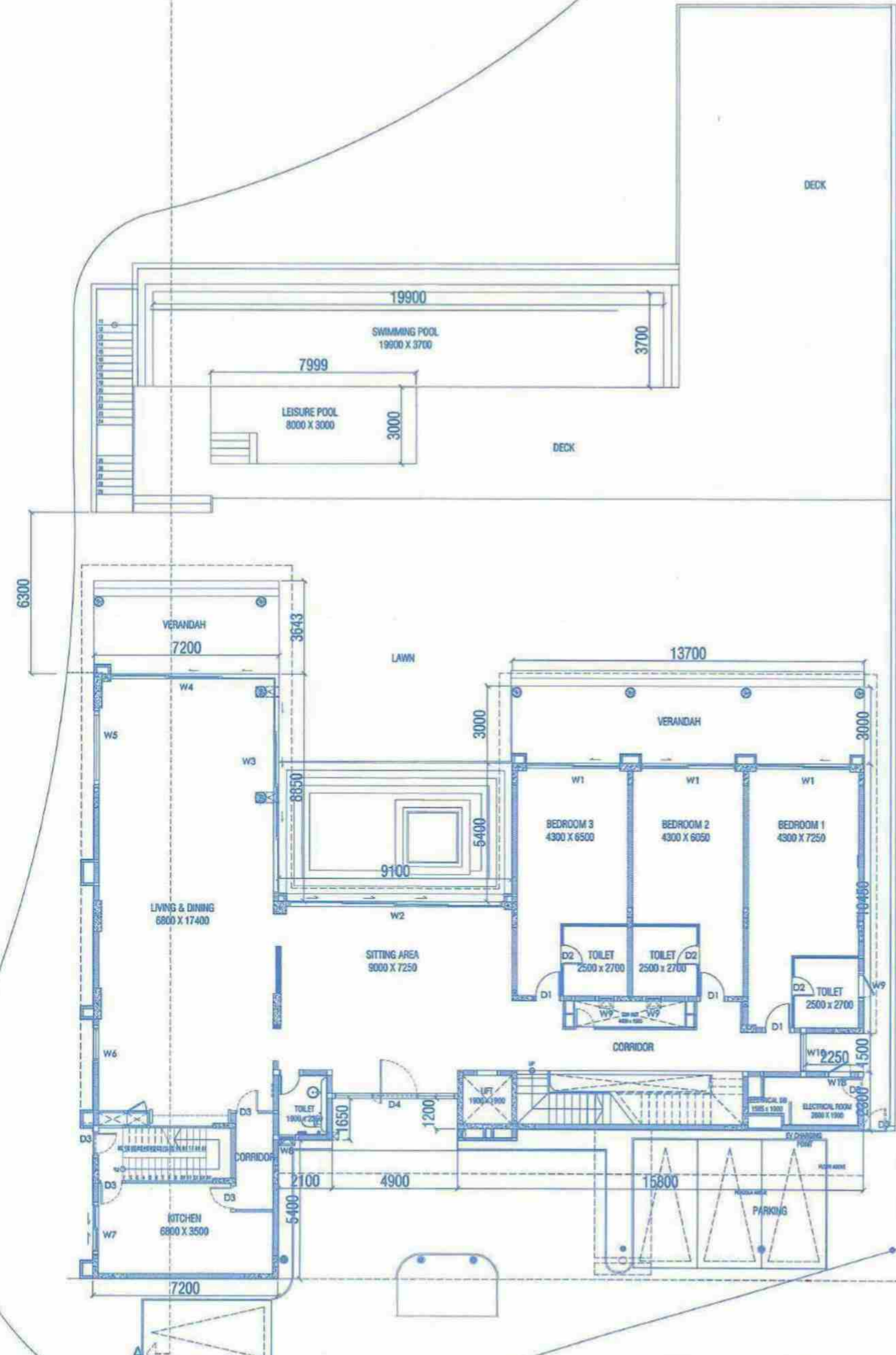


ELEVATION A-A  
SCALE-1:100

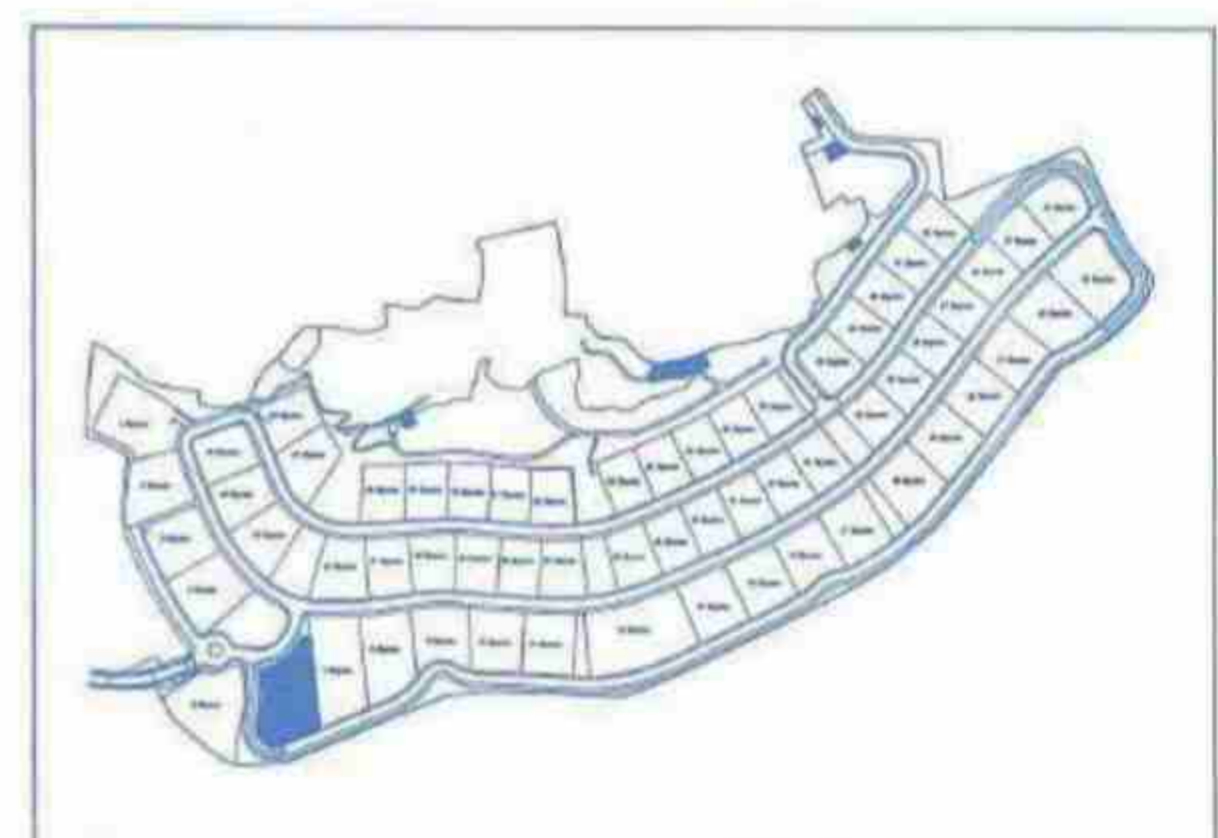


SECTION A-A  
SCALE-1:100

ELEVATION



LOWER GR. FLOOR PLAN  
SCALE-1:100



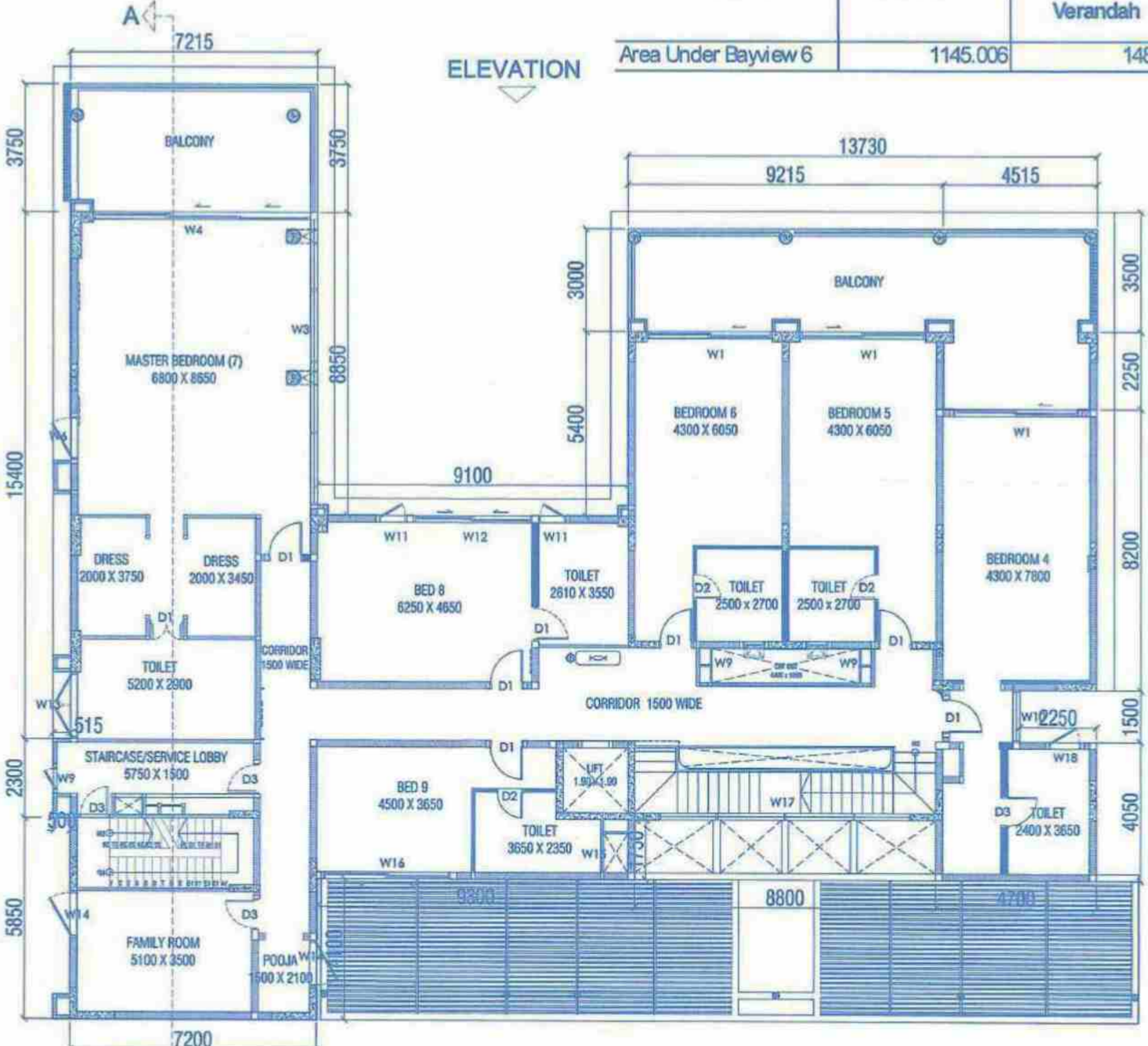
AREA CALCULATION FOR  
6 BAYVIEW

FLOORS	TOTAL B.U.A (sq.m.)	AREA FREE OF F.A.R.					LESS ADDITIONAL F.A.R. 7.5%	NET F.A.R (sq.m.)
		STAIRCASE/LIFT (sq.m.)	BALCONY/VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)		
LOWER GR. FLOOR	350.96	20.06	30.42	0.00	0.00	30.23	0.00	270.25
GROUND FLOOR	500.02	23.05	31.31	0.00	0.00	0.00	0.00	445.65
FIRST FLOOR	529.80	61.72	35.31	0.00	0.00	0.00	0.00	432.77
SECOND FLOOR	80.25	12.48	0.00	0.00	0.00	0.00	0.00	67.77
<b>TOTAL</b>	<b>1461.03</b>	<b>117.31</b>	<b>97.04</b>	<b>0.00</b>	<b>0.00</b>	<b>30.23</b>	<b>0.00</b>	<b>1216.45</b>

COVERED AREA = 810.09 SQ.MT.  
F.A.R = 1216.45 SQ. MT.  
B.U.A = 1461.03 SQ. MT.  
POOL = 108.00 SQ. MT.

INFRA.TAX AREA COMMERCIAL 93.78 M2  
INFRA.TAX AREA RESIDENTIAL 1461.03 + 108 - 93.78 = 1473.22 M2

Description	Carpet area	Area of Exclusive Balcony/Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 6	1145.006	148.32	318.01	894.607



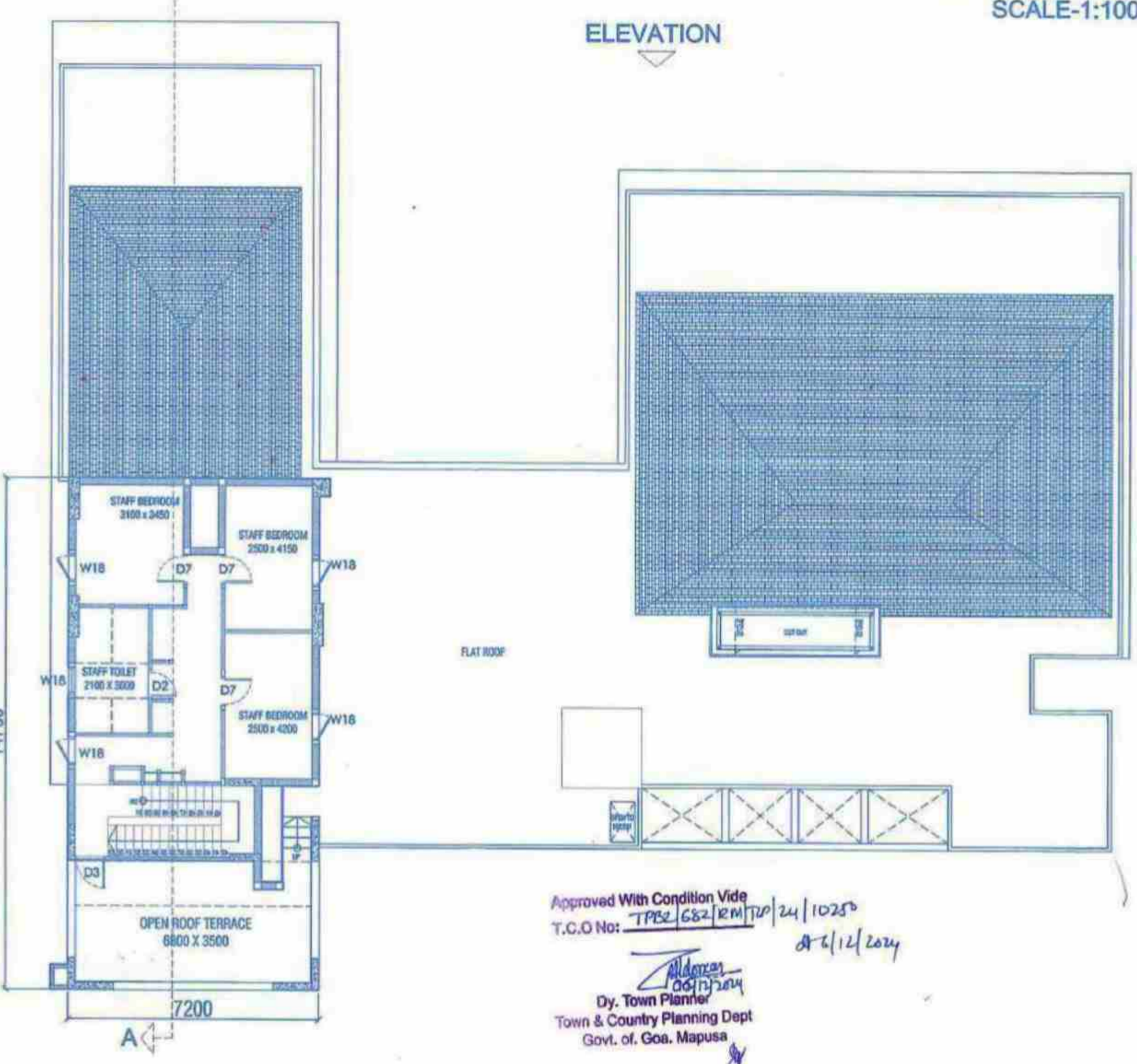
FIRST FLOOR PLAN  
SCALE-1:100

DOOR

DOOR	WIDTH	CILL	LINTEL	HEIGHT
D1	1000	00	3000	3000
D2	800	00	2400	2400
D3	900	00	3000	3000
D4	1800	00	3000	3000
D5	1000	00	2400	2400
D6	1000	00	2400	2400
D7	850	00	2400	2400

WINDOW

WINDOW	WIDTH	CILL	LINTEL	HEIGHT
W1	3650	00	3400	3400
W2	8500	00	3400	3400
W3	6550	00	3400	3400
W4	6350	00	3400	3400
W5	2950	00	3400	3400
W6	1250	00	3400	3400
W7	1800	1850	550	2400
W8	700	1850	550	2400
W9	650	1850	550	2400
W10	1500	00	3400	3400
W11	800	00	3400	3400
W12	3470	00	3400	3400
W13	1950	1850	550	2400
W14	1350	1850	550	2400
W15	1150	1850	550	2400
W16	3700	00	3400	3400
W17	7400	00	3400	3400
W18	800	800	1700	2500
W19	600	800	1700	2500



SECOND FLOOR PLAN  
SCALE-1:100



Approved With Condition Vide  
T.C.O No: TP52/C&Z/RE/170/24/1025  
Date: 24/11/2024  
Dy. Town Planner  
Town & Country Planning Dept  
Govt. of Goa, Mapusa

OWNER'S SIGNATURE:  
CONSULTANT'S SIGNATURE:  
PROPOSED CONSTRUCTION OF (THE BAYVIEW) GROUP HOUSING IN PLOT BEARING SURVEY NOS. 871-A-1 & 871-A-2 & 871-A-3 OF VILLAGE RES MAGOS, TALUKA DEZA GOA.  
OWNER: DLF EXCLUSIVE FLOORS PVT LTD & BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED

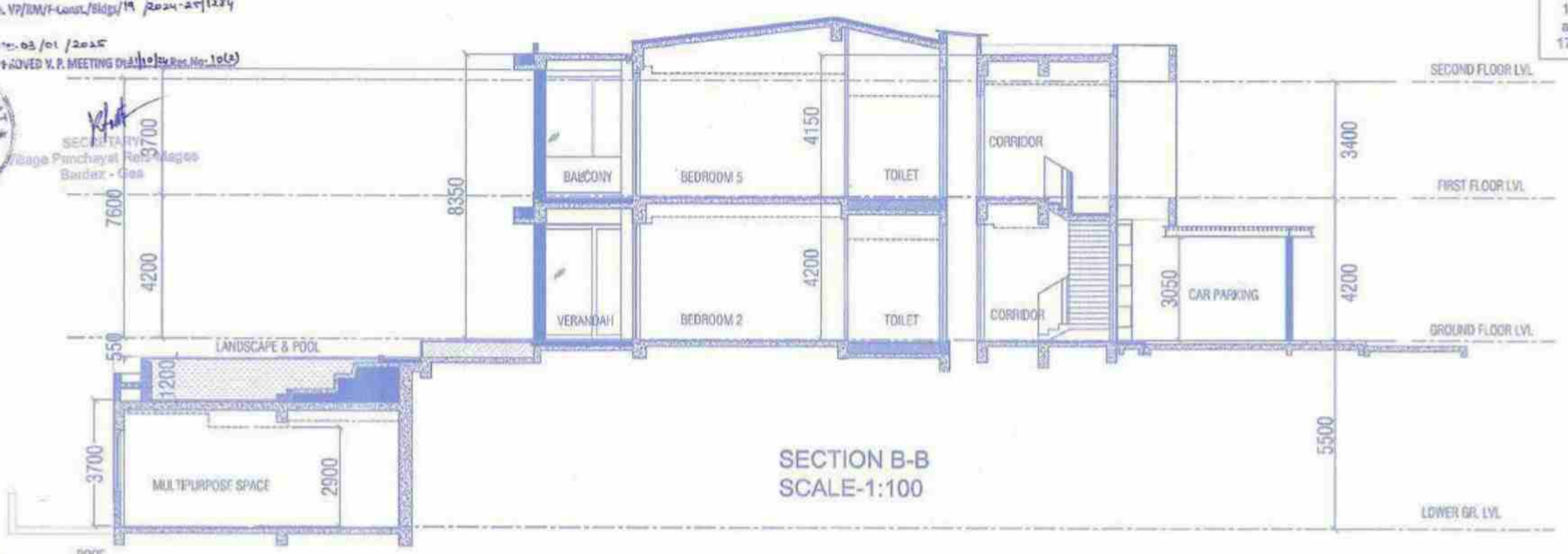




APPROVED PERMITS  
No. 197/2015/100/19/2015/12/15  
Date: 03/01/2015  
Approved by: MEETING (19/10/15)



ELEVATION A-A  
SCALE-1:100

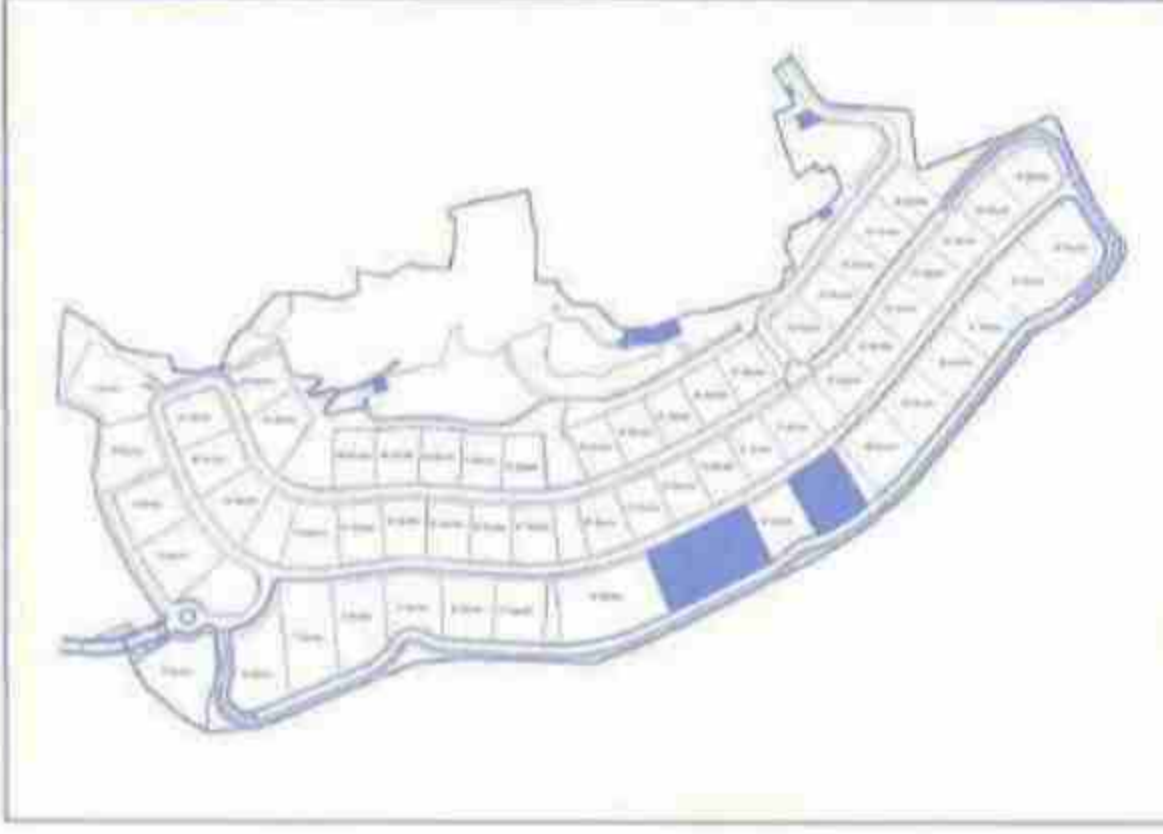


SECTION B-B  
SCALE-1:100

14 Bayview,  
15 Bayview,  
and  
17 Bayview



SECTION A-A  
SCALE-1:100



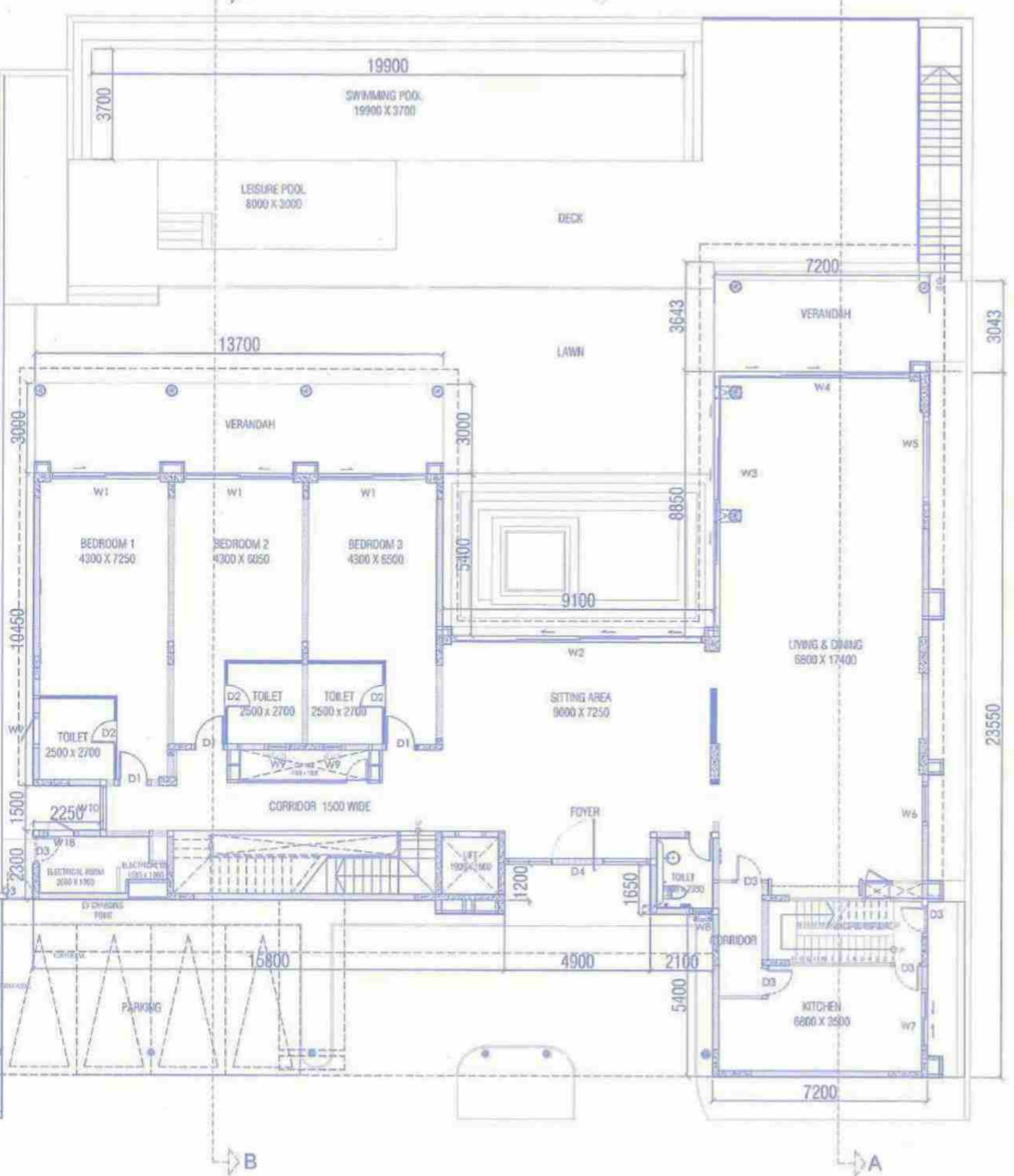
AREA CALCULATION FOR  
14, 15, 17 BAYVIEW

FLOORS	TOTAL B.U.A (sq.m.)	STAIRCASE/ LIFT (sq.m.)	BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)	LESS ADDITIONAL F.A.R. 7.5%	NET F.A.R. (sq.m.)
LOWER GR. FLOOR	261.80	18.95	0.00	0.00	0.00	21.18	0.00	221.67
GROUND FLOOR	500.02	23.05	31.31	0.00	0.00	0.00	0.00	445.66
FIRST FLOOR	529.80	61.72	35.31	0.00	0.00	0.00	0.00	432.77
SECOND FLOOR	80.25	12.48	0.00	0.00	0.00	0.00	0.00	67.77
TOTAL	1371.87	116.20	66.62	0.00	0.00	21.18	0.00	1167.67

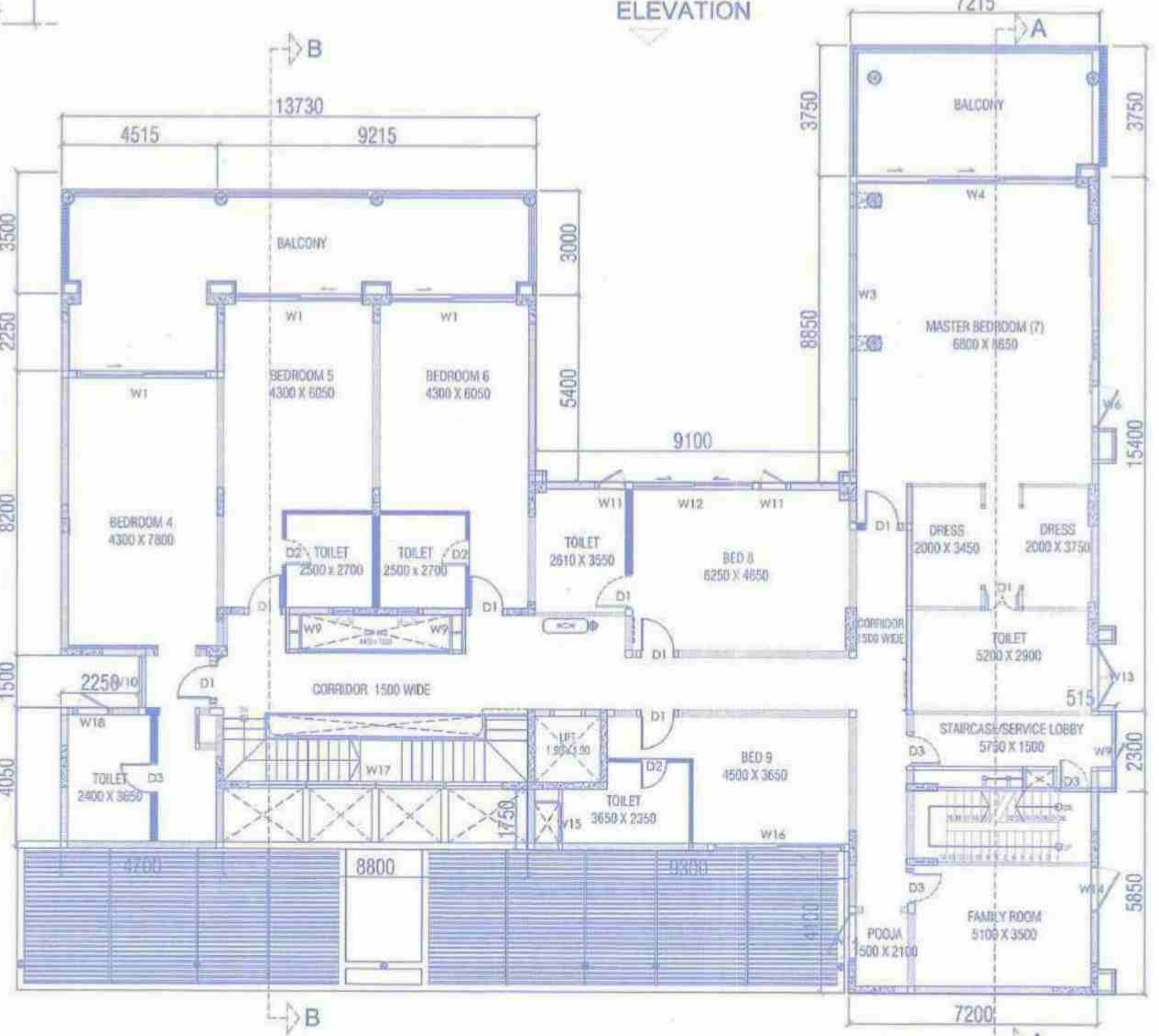
COVERED AREA = 723.11 SQ. MT. F.A.R. = 1167.67 SQ. MT. B.U.A = 1371.87 SQ. MT. POOL = 106.00 SQ. MT.

COVERED AREA = 723.11 X 3 = 2169.33 SQ. MT. F.A.R. = 1167.67 X 3 = 3503.81 SQ. MT. B.U.A = 1371.87 X 3 = 4115.81 SQ. MT. POOL = 106.00 X 3 = 318.00 SQ. MT.

INFRA TAX AREA COMMERCIAL 222.69 M2  
INFRA TAX AREA RESIDENTIAL 4115.61 + 318.00 = 4210.77 M2



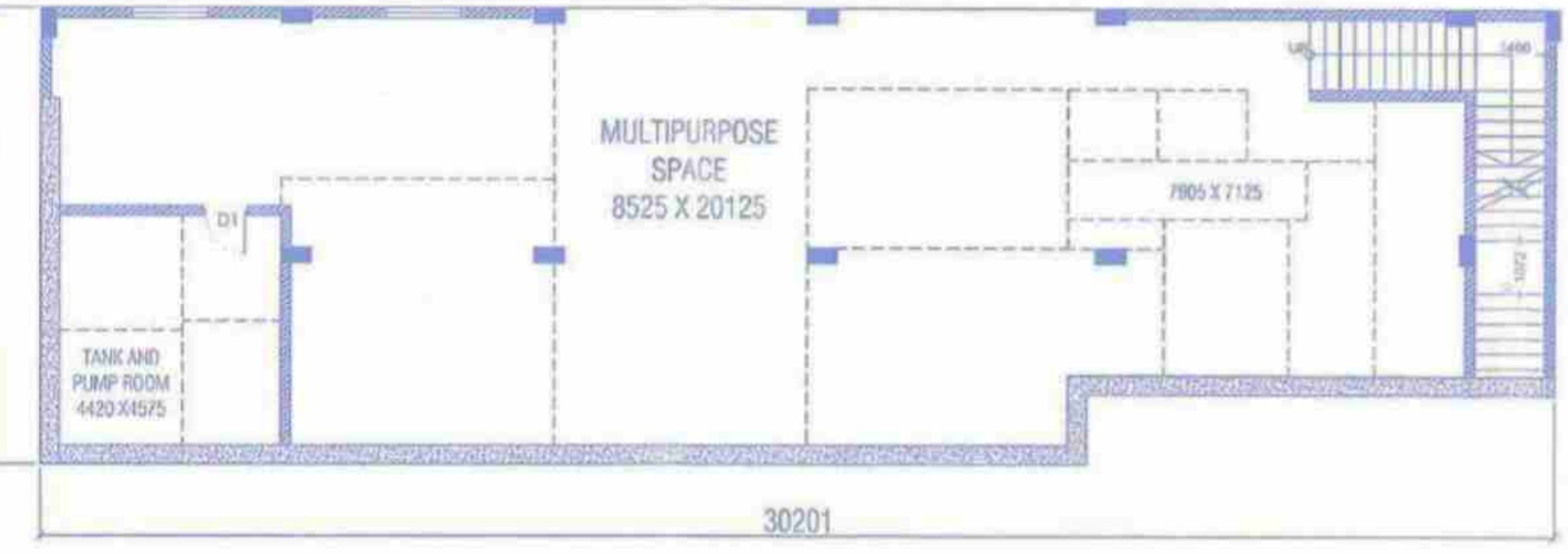
GROUND FLOOR PLAN  
SCALE-1:100



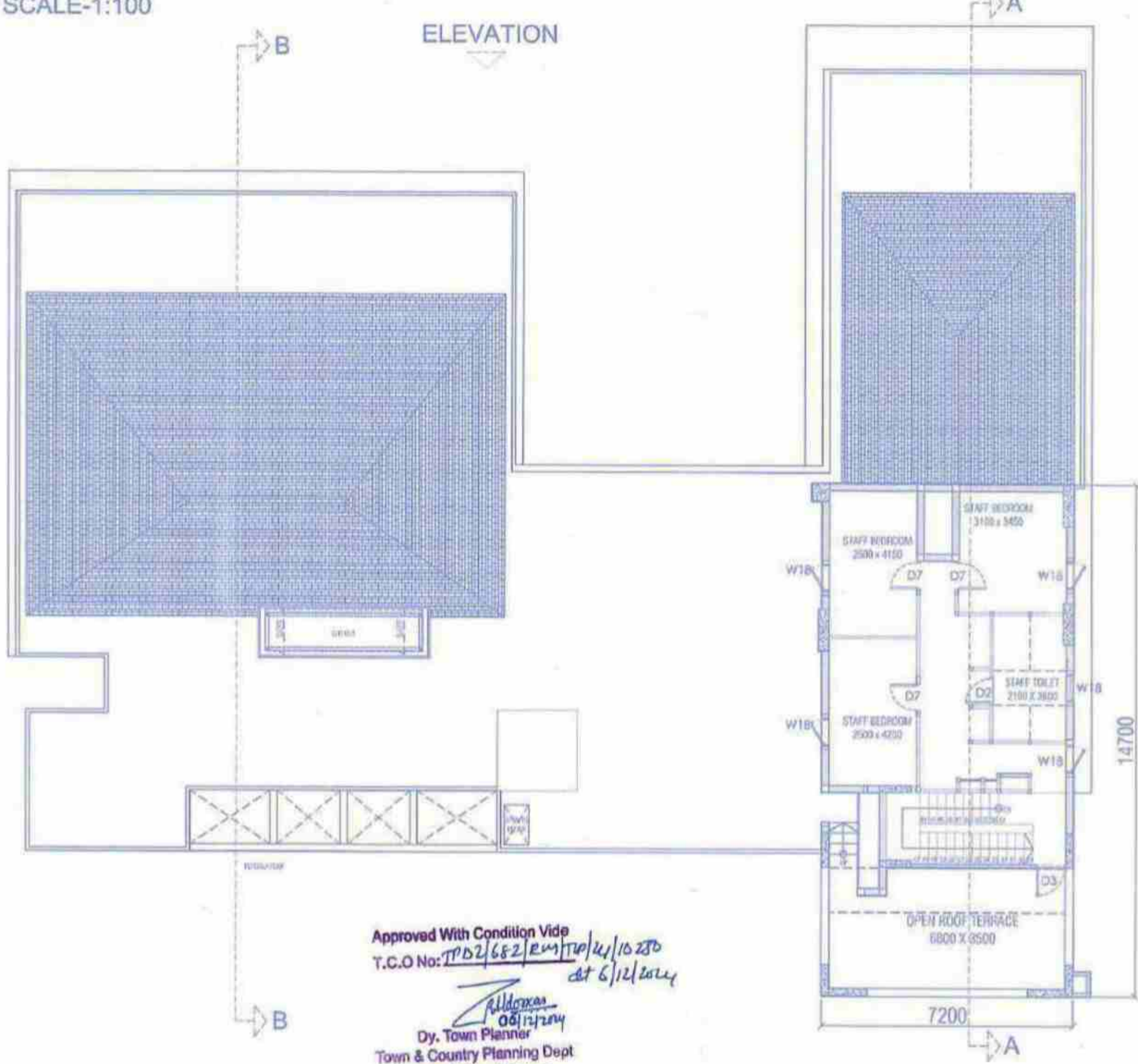
FIRST FLOOR PLAN  
SCALE-1:100

DOOR	WIDTH	CILL	LINTEL	HEIGHT
D1	1000	00	3000	3000
D2	800	00	2400	2400
D3	900	00	3000	3000
D4	1800	00	3000	3000
D5	1000	00	3400	2400
D6	1000	00	2400	2400
D7	850	00	2400	2400

WINDOW	WIDTH	CILL	LINTEL	HEIGHT
W1	3650	00	3400	3400
W2	8000	00	3400	3400
W3	8650	00	3400	3400
W4	4300	00	3400	3400
W5	2950	00	3400	3400
W6	1250	00	3400	3400
W7	1800	1850	550	2400
W8	700	1850	550	2400
W9	650	1850	550	2400
W10	1500	00	3400	3400
W11	800	00	3400	3400
W12	3470	00	3400	3400
W13	1950	1850	550	2400
W14	1350	1850	550	2400
W15	1150	1850	550	2400
W16	3700	00	3400	3400
W17	7400	00	3400	3400
W18	800	800	1700	2200
W19	600	800	1700	2200



LOWER GR. FLOOR PLAN  
SCALE-1:100



SECOND FLOOR PLAN  
SCALE-1:100

Description	Carpet area	Area of Exclusive Balcony/ Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 14	1063.06	148.32	228.89	564.42
Area Under Bayview 15	1063.06	148.32	228.89	521.63
Area Under Bayview 17	1063.06	148.32	228.89	568.34

Approved With Condition Vide  
T.C.O No: 1702/62/2014/10/280  
at 6/12/2014  
Dy. Town Planner  
Town & Country Planning Dept  
Govt. of Goa, Mapusa

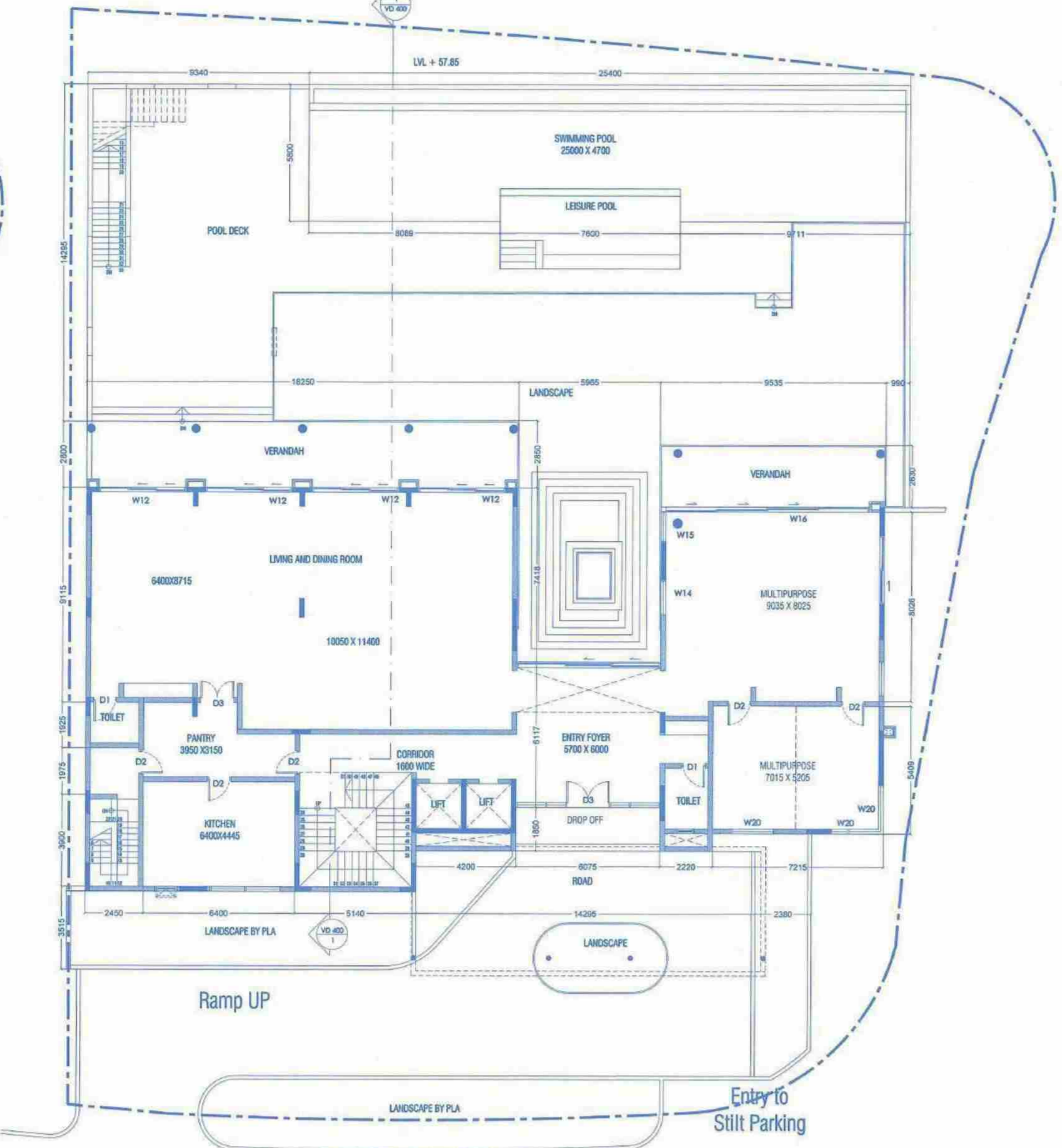
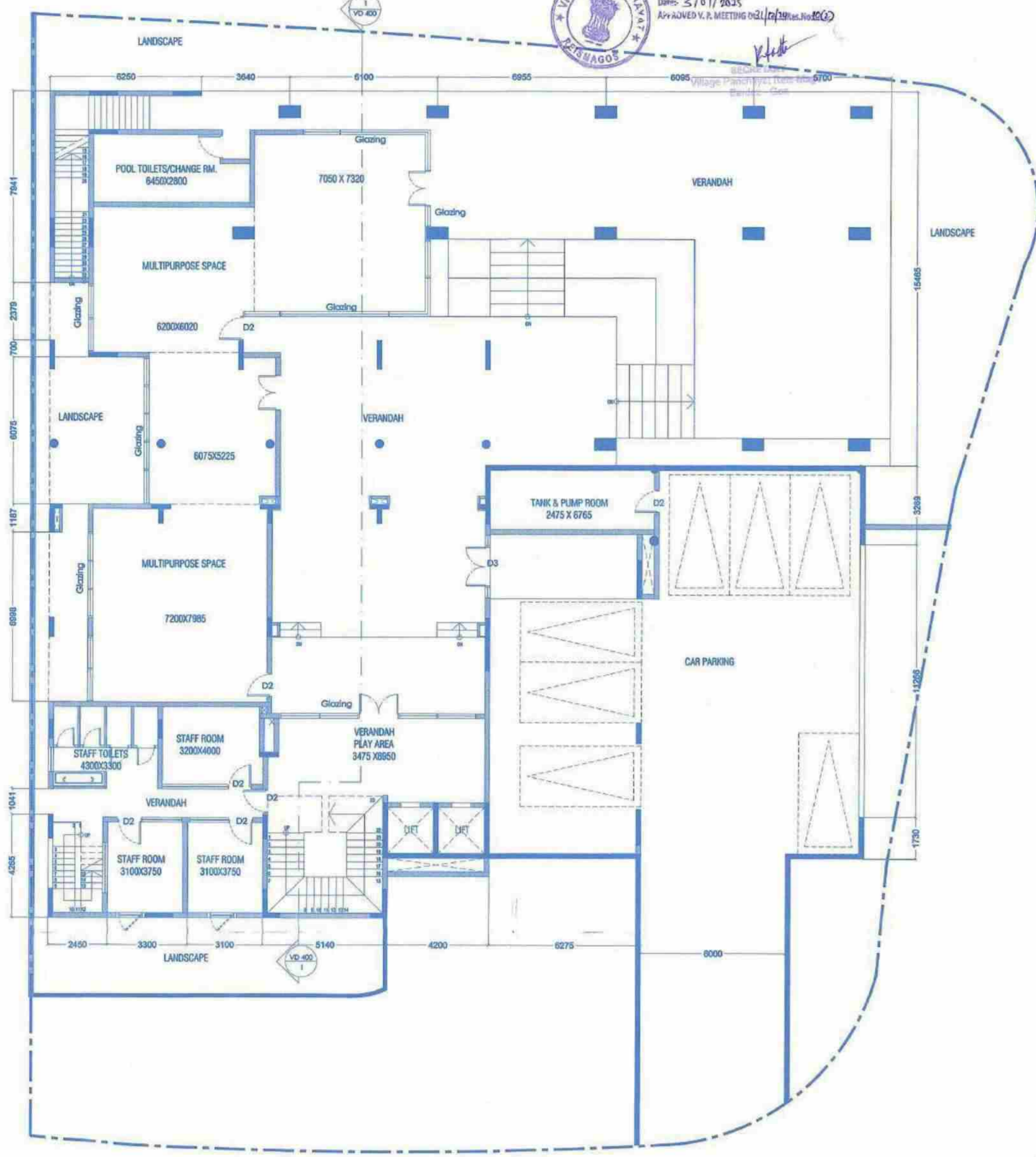
OWNER'S SIGNATURE: \_\_\_\_\_

CONSULTANT'S SIGNATURE: \_\_\_\_\_

PROPOSED CONSTRUCTION OF THE BUILDING GROUP  
HOUSING IN PLOT BEARING SURVEY  
NO. 8711-A-1 & 8711-A-2 & 8711-A-3 OF VILLAGE  
REIS MAGOS, TALUKA DEZ, GOA.

OWNER:  
DLF EXCLUSIVE FLOORS PVT LTD &  
BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED

APPROVED PERMITS  
 No. V/P/M/1-Cent./M/1/1/2024/1284  
 Date: 3/1/2025  
 APPROVED BY MEETING OF THE BOARD



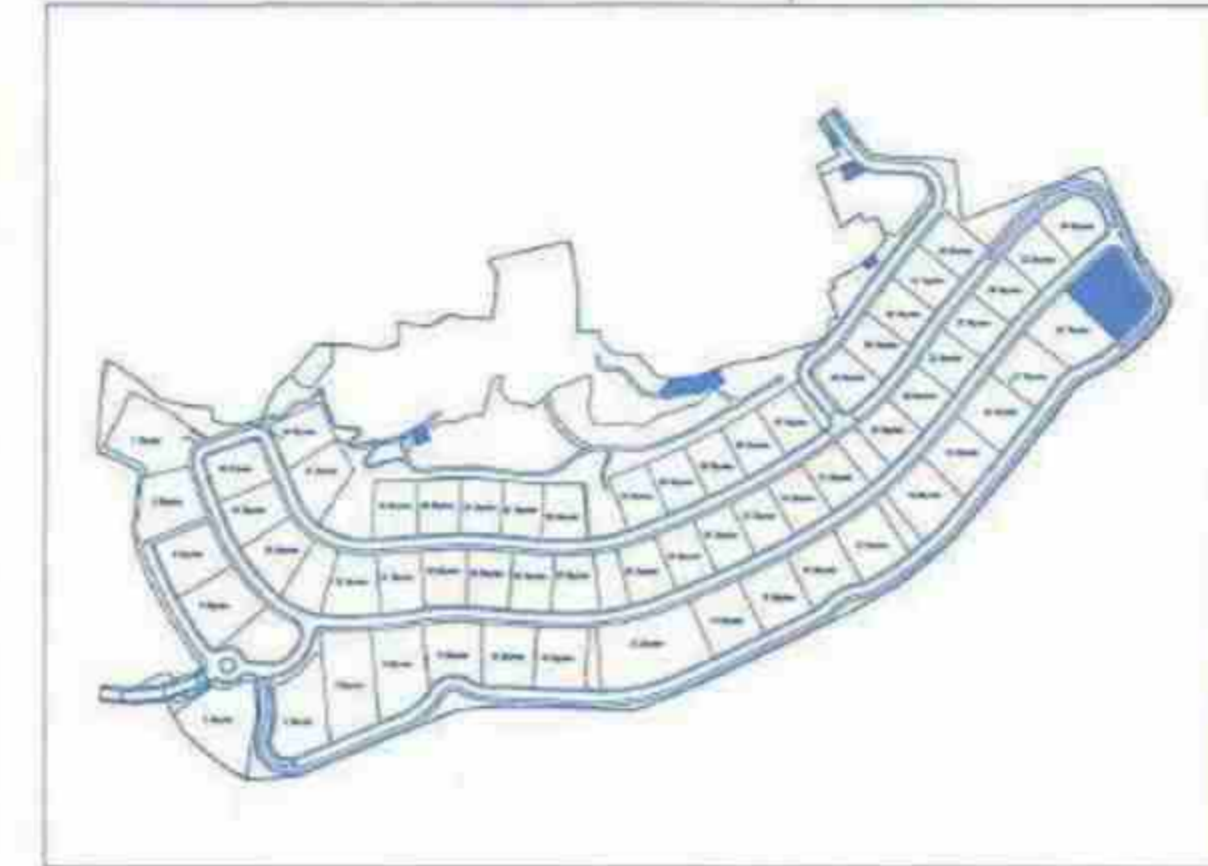
GROUND FLOOR PLAN  
 SCALE-1:100

AREA CALCULATION FOR 23 Bayview

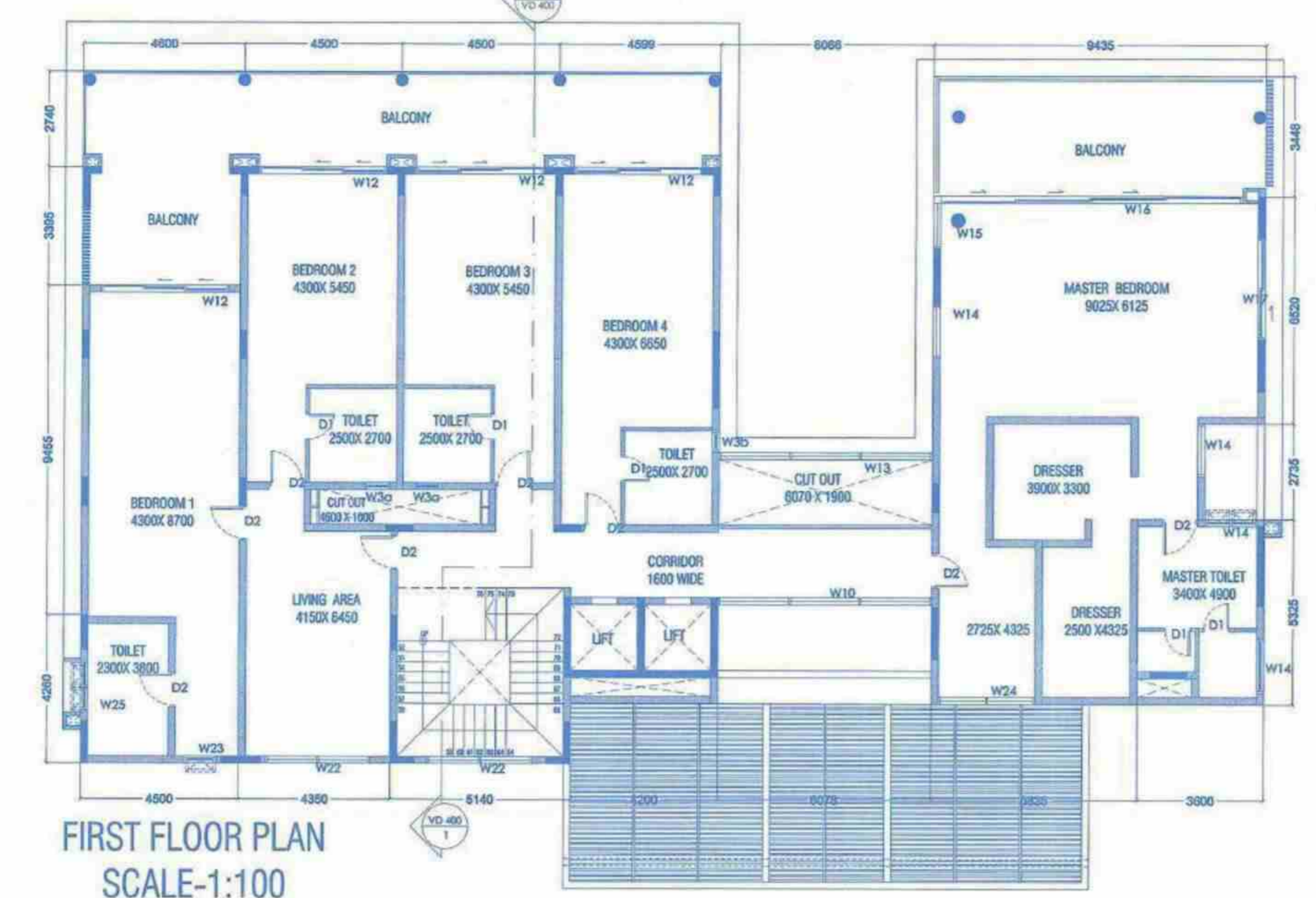
FLOORS	TOTAL B.U.A (sq.m.)	AREA FREE OF FAR.					LESS ADDITIONAL F.A.R 7.5%	NET F.A.R (sq.m.)
		STAIRCASE/ LIFT (sq.m.)	BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)		
BASEMENT FLOOR	1079.578	96.742	65.905		232.727	18.121		666.083
GROUND FLOOR	560.014	65.012	45.097			1.655		448.250
FIRST FLOOR	526.573	50.553	51.298			0.000		424.722
SECOND FLOOR	531.258	53.698	45.314			0.000		432.246
TOTAL	2697.423	266.005	207.614	0.000	232.727	19.776	0.000	1971.301

COVERED AREA	574.797 SQ.MT	INFRA TAX COMMERCIAL AREA	203.55 SQ.MT	INFRA TAX AREA RESIDENTIAL	2697.42+141.25-203.55=
FAR	1971.30 SQ.MT				2635.12
B.U.A	2697.42 SQ.MT				
POOL	141.251 SQ.MT				



Description	Carpet area	Area of Exclusive Balcony/ Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 23	1505.87	1010.53	543.78	518.52



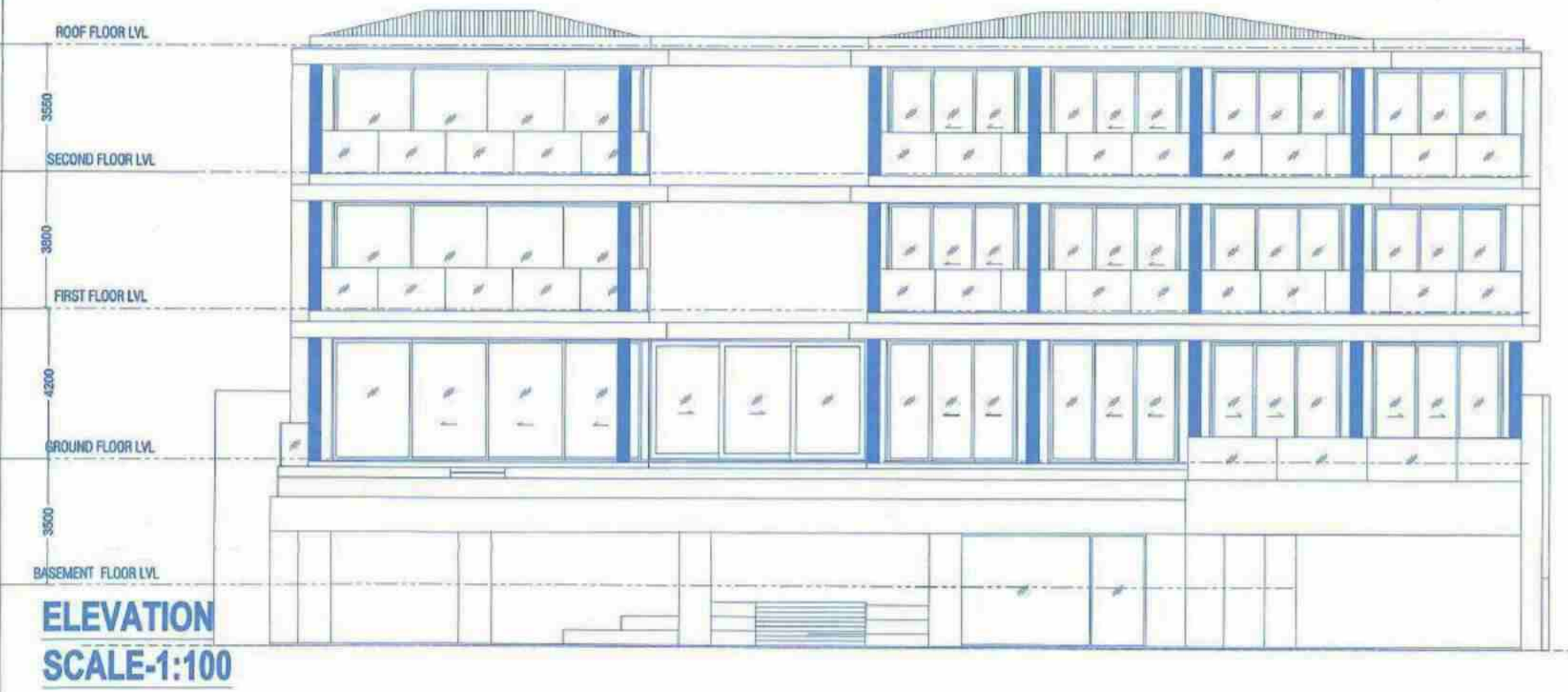
FIRST FLOOR PLAN  
 SCALE-1:100

DOOR WIDTH CILL LINTEL HEIGHT

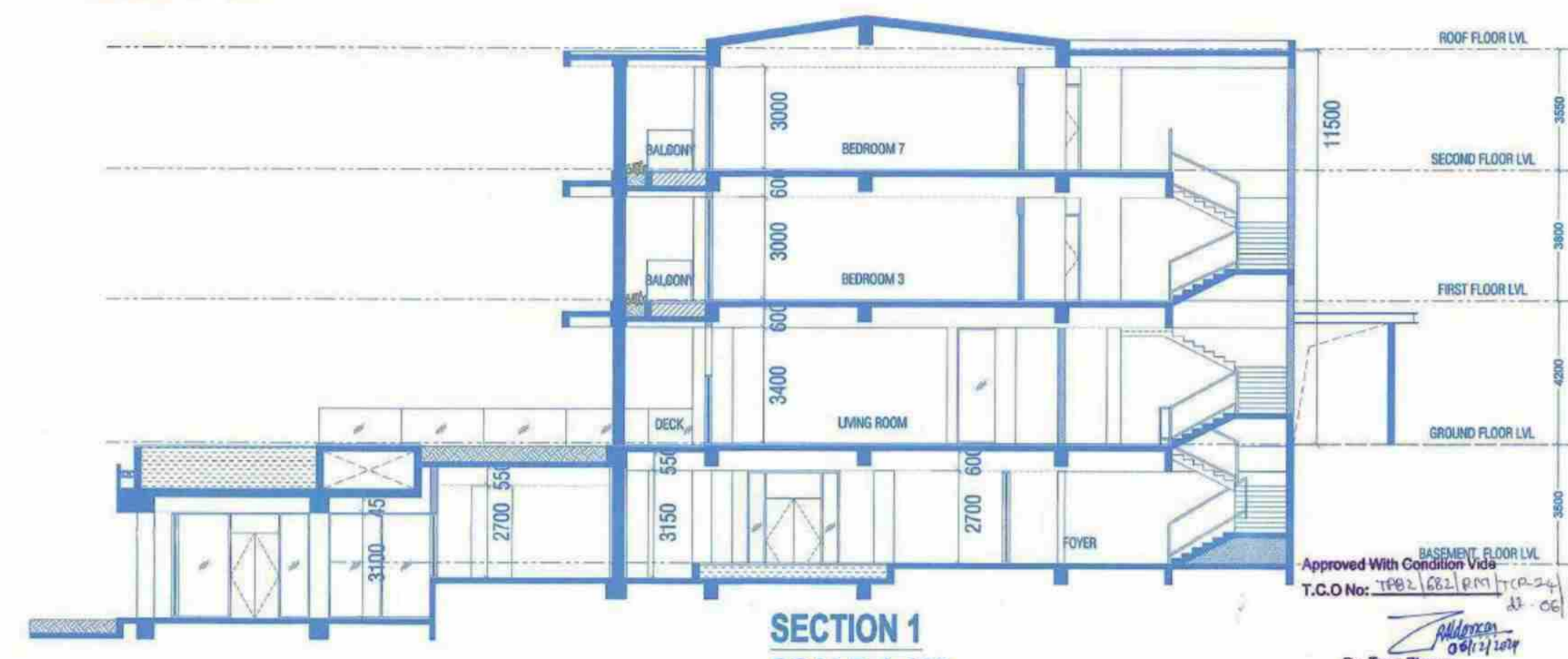
D1	800	00	2400	2400
D2	1000	00	2400	2400
D3	1500	00	3000	3000
D4	1700	00	3000	3000
D5	1900	00	3000	3000

WINDOW WIDTH CILL LINTEL HEIGHT

W1	2400	00	3000	3000
W2	1720	00	3000	3000
W3	900	00	3000	3000
W3a	750	1200	3000	1800
W3b	600	1200	3000	1800
W4	3150	00	3000	3000
W5	7650	00	3000	3000
W6	3075	00	3000	3000
W7	950	00	3000	3000
W8	2685	1050	3000	1150
W9	5515	00	3000	3000
W10	4075	00	3000	3000
W11	2800	00	3000	1550
W12	3450	00	3000	3000
W13	4055	00	3000	3000
W14	1900	00	3000	3000
W15	1000	00	3000	3000
W16	8585	00	3000	3000
W17	3900	00	3000	3000
W18	3085	00	3000	3000
W19	2190	00	3000	3000
W20	1825	00	3000	3000
W21	2140	00	3000	3000
W22	3000	00	3000	3000
W23	750	00	3000	3000
W24	2735	00	3000	3000
W25	1450	1850	3000	1150

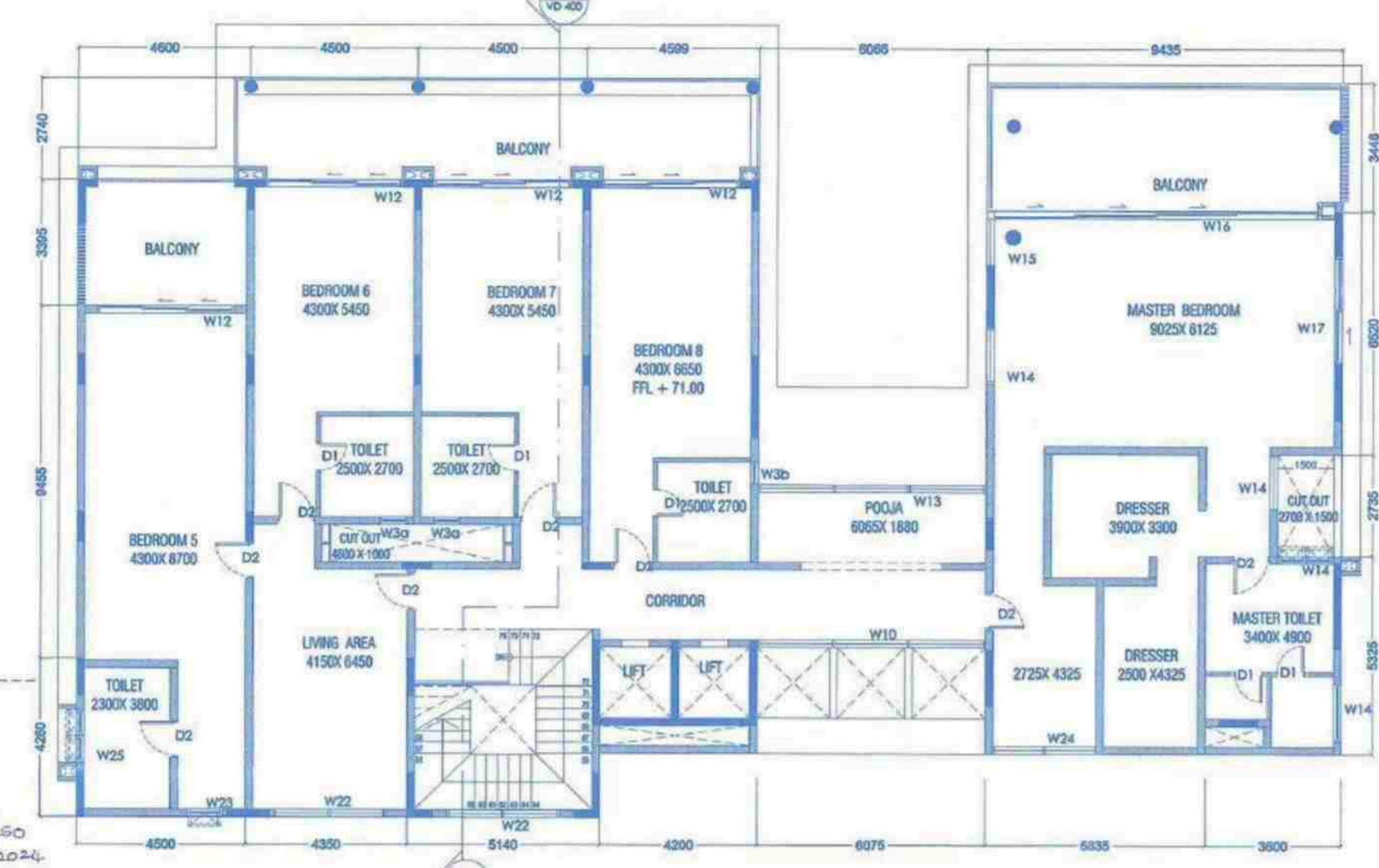


ELEVATION  
 SCALE-1:100



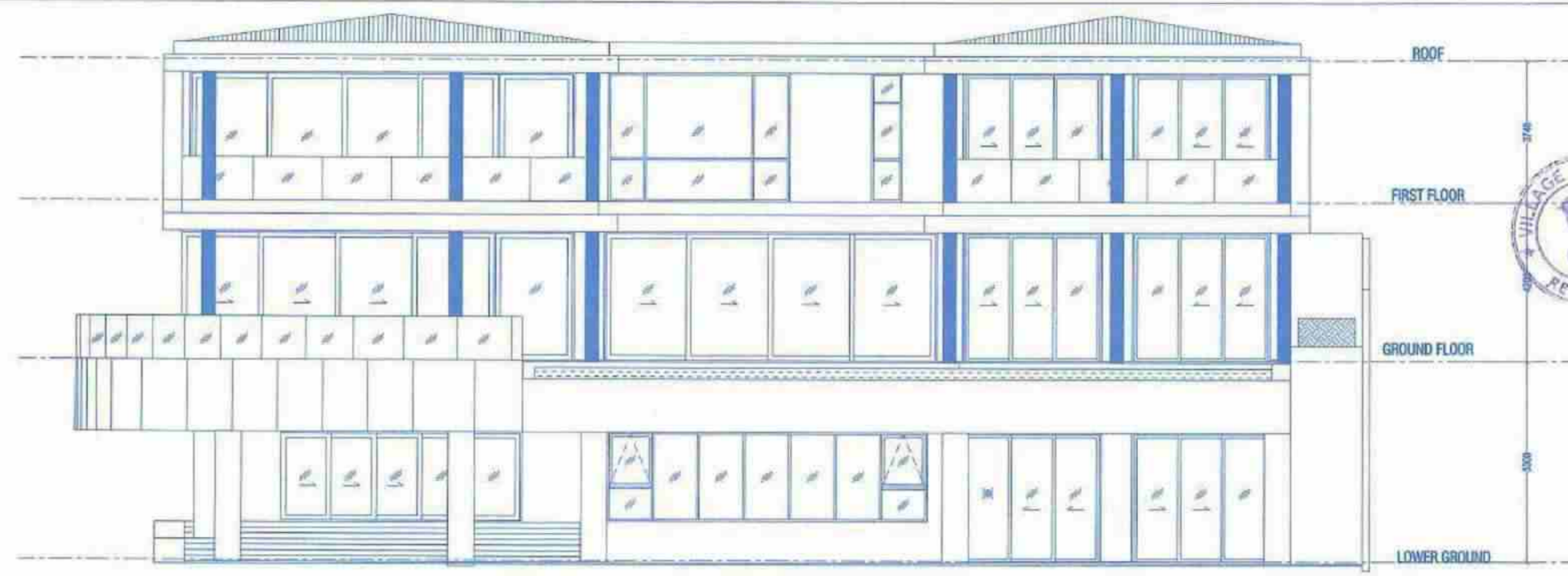
SECTION 1  
 SCALE-1:100

Approved With Condition Vids  
 T.C.O No. 1982/2024/10250  
 Dy. Town Planner  
 Town & Country Planning Dept  
 Govt. of Goa, Mapusa

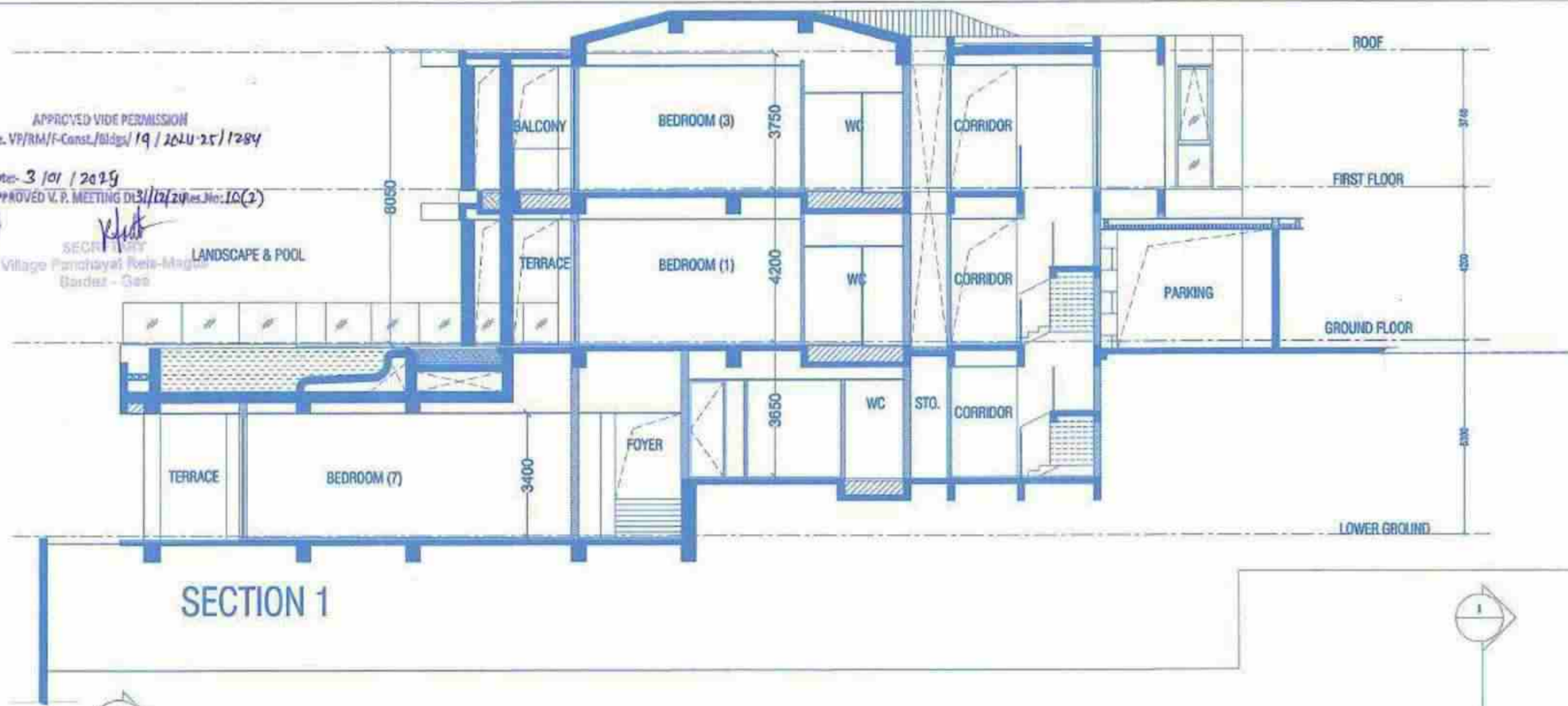


SECOND FLOOR PLAN  
 SCALE-1:100

OWNER'S SIGNATURE:  
 CONSULTANT'S SIGNATURE:  
 PROPOSED CONSTRUCTION OF (THE BAYVIEW) GROUP HOUSING IN PLOT BEARING SURVEY NOS. 871-A-1 & 871-A-2 & 871-A-3 OF VILLAGE RBIS MAGOS, TALUKA BARDEZ, GOA.  
 OWNER:  
 DLF EXCLUSIVE FLOORS PVT LTD & BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED



ELEVATION A



SECTION 1



24 BAYVIEW

APPROVED VIDE PERMISSION  
No. V/P/M/J-Const./Bldg/ 19 / 2024 / 1284  
Date: 3 / 01 / 2025  
APPROVED V.P. MEETING D/3/1/2024 No. 16(2)  
SECURITY  
Village Paratoyal Rota-Mag  
Bardez - Goa

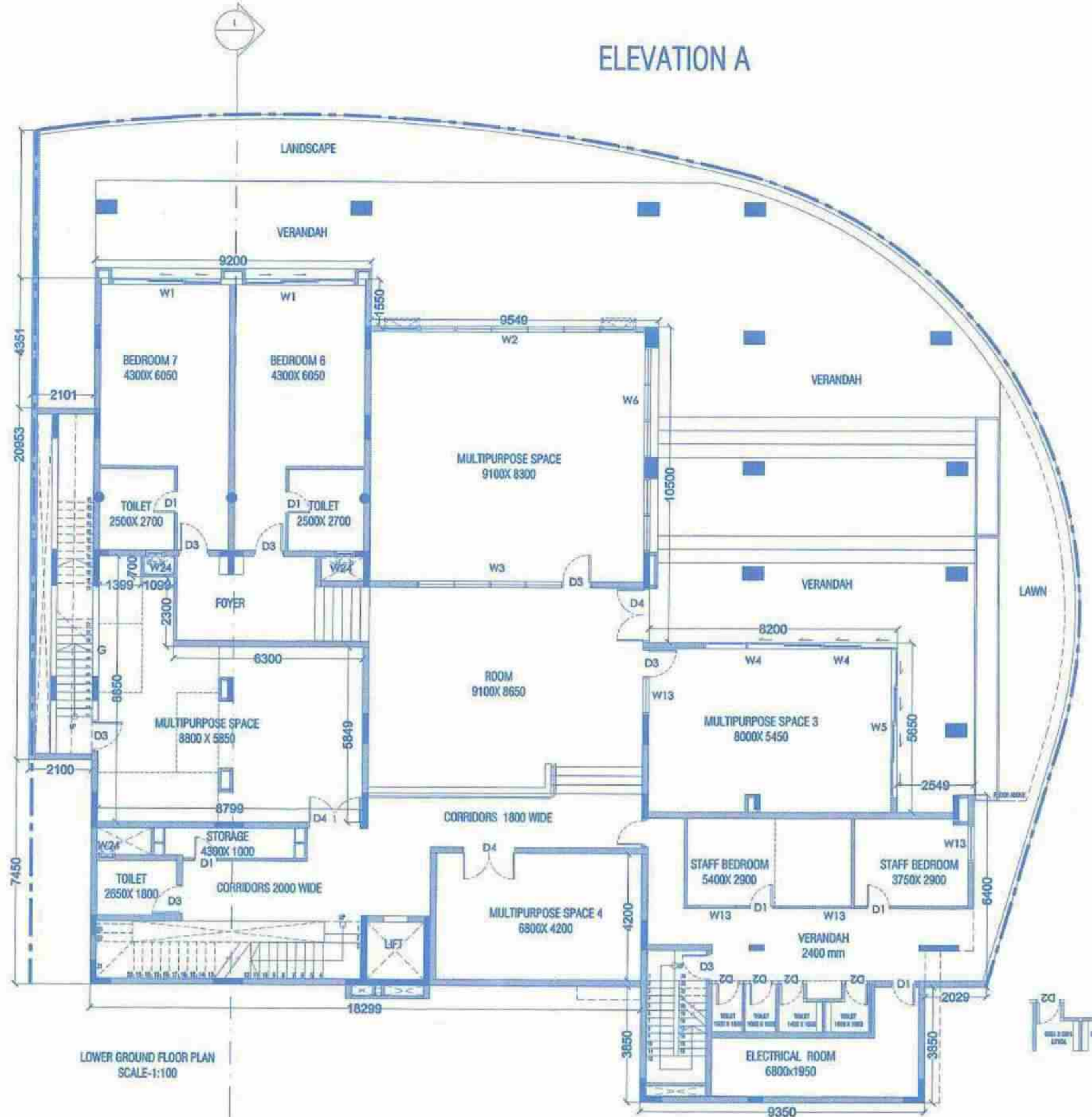
Approved With Condition Vide  
T.C.O No: T/P/2/682/EM/170/24/10250  
02/11/2024  
Dy. Town Planner  
Town & Country Planning Dept  
Govt. of Goa, Maussa

AREA CALCULATION FOR 24 BAYVIEW

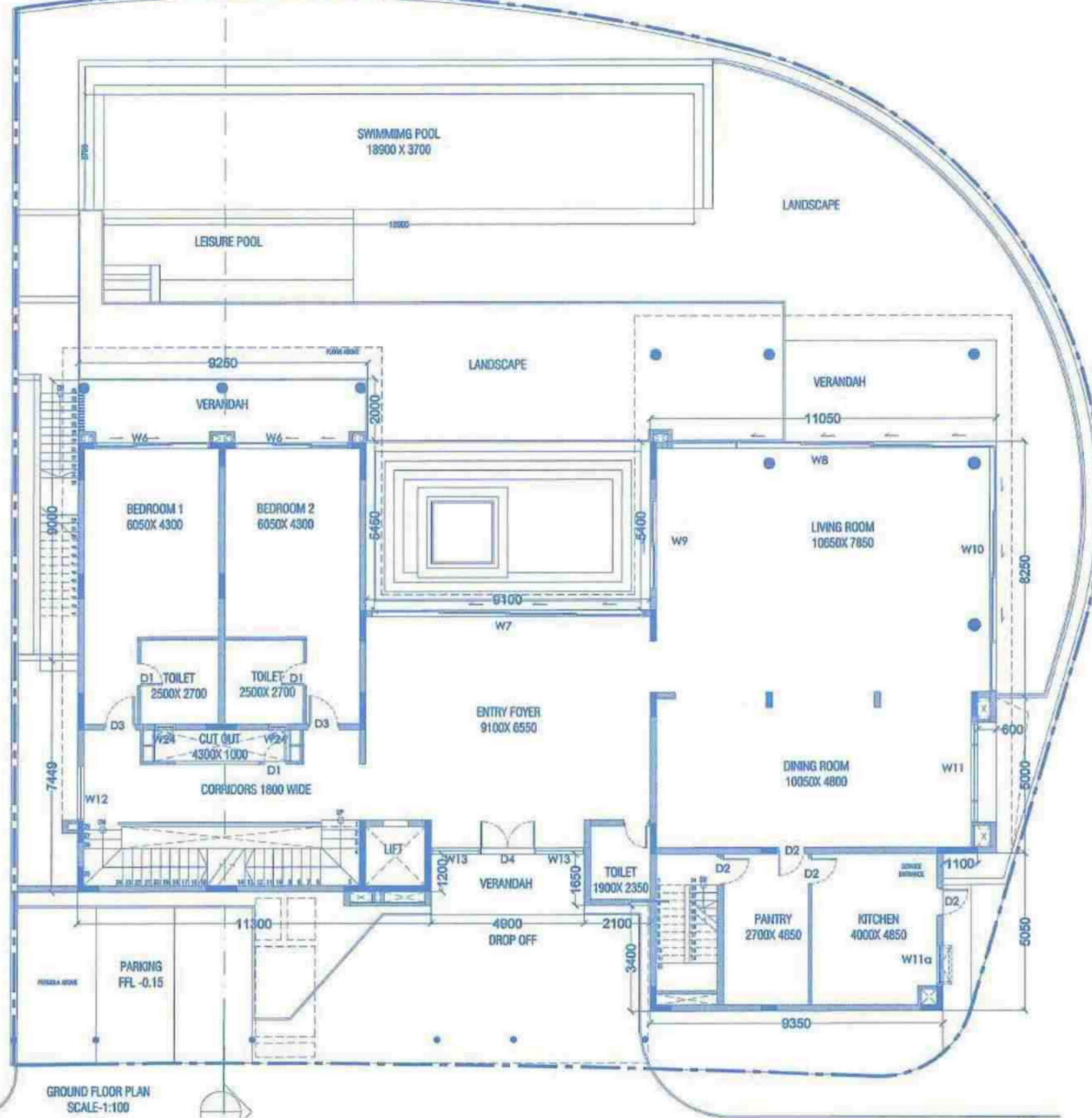
FLOORS	TOTAL B.U.A (sq.m.)	STAIRCASE/ LIFT (sq.m.)	AREA FREE OF F.A.R.				MEP ROOM (sq.m.)	LESS ADDITIONAL F.A.R 7.5%	NET F.A.R (sq.m.)
			BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)				
LOWER GROUND	814.38	70.80	77.90	0.00	0.00	19.94	0.00	845.74	
GROUND FLOOR	453.59	64.80	31.34	0.00	0.00	0.00	64.014	293.43	
FIRST FLOOR	471.90	52.46	30.37	17.72	0.00	0.00	0.00	370.72	
TOTAL	1739.87	188.06	139.61	17.72	0.00	19.94	64.014	1309.90	

COVERED AREA = 447.13 SQ.MT.  
F.A.R = 1309.90 SQ.MT.  
B.U.A = 1739.87 SQ.MT.  
POOL = 101.94 SQ.MT.

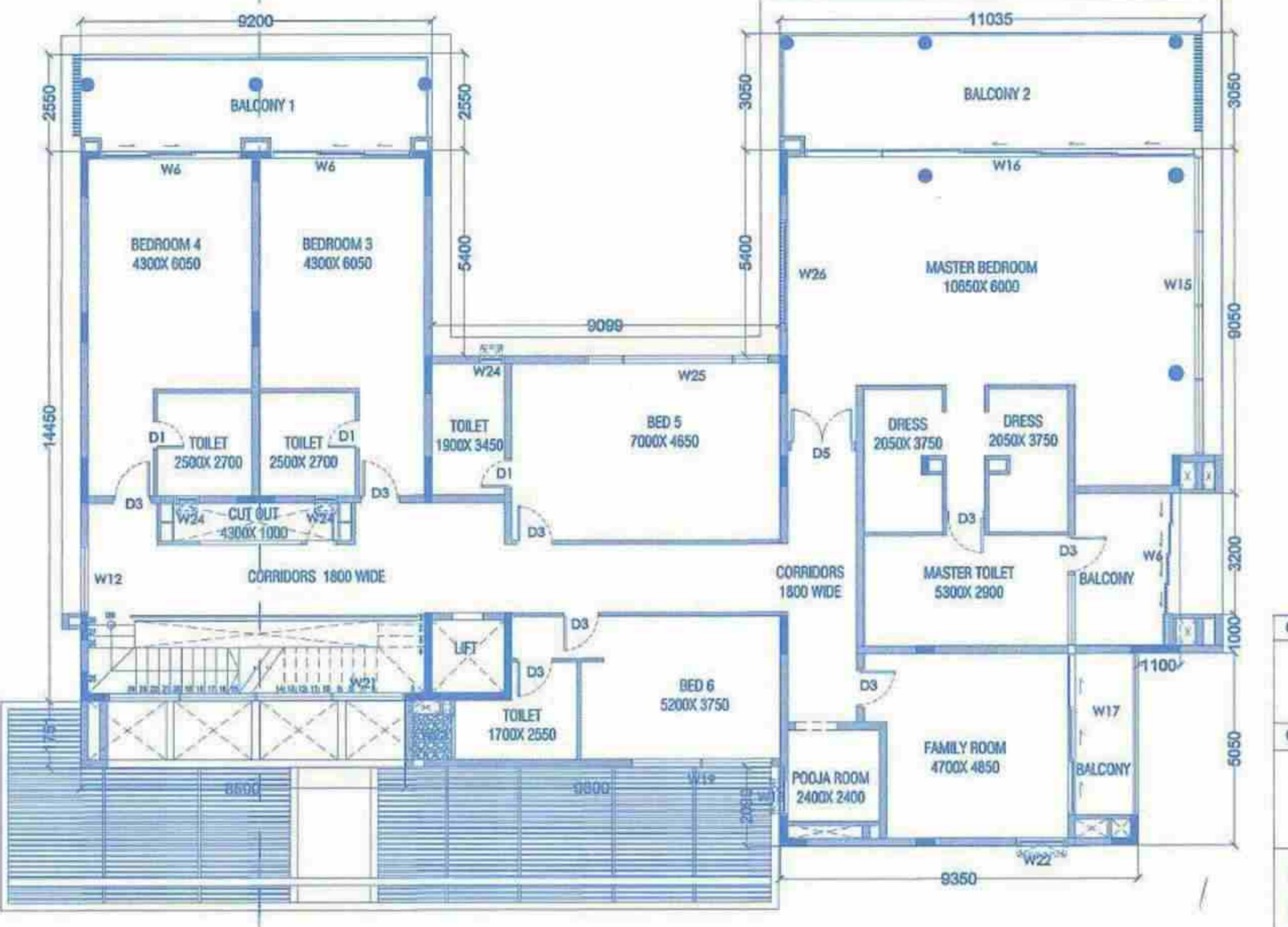
INFRA.TAX AREA COMMERCIAL 66.77 M2	INFRA.TAX AREA RESIDENTIAL 1739.87 + 101.94 - 66.77 = 1775.04 M2
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LOWER GROUND FLOOR PLAN SCALE:1:100



GROUND FLOOR PLAN SCALE:1:100



FIRST FLOOR PLAN SCALE:1:100

Description	Carpet area	Area of Exclusive Balcony/ Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 24	1196.10	438.59	343.34	248.55

DOOR	WIDTH	CILL	LINTEL	HEIGHT
D1	800	00	2400	2400
D2	900	00	2400	2400
D3	1000	00	3000	3000
D4	1800	00	3000	3000
D5	1700	00	3400	3400

WINDOW	WIDTH	CILL	LINTEL	HEIGHT
W1	3650	00	3000	3000
W2	8450	00	3000	3000
W3	4850	00	3000	3000
W4	6350	1850	3000	1550
W5	5000	00	3000	3000
W6	3650	00	3400	3400
W7	8900	00	3400	3400
W8	10400	00	3400	3400
W9	7875	00	3400	3400
W10	2900	00	3400	3400
W11	3200	00	3400	3400
W11a	1345	1550	3400	1850
W12	1800	00	3400	3400
W13	1250	00	3400	3400
W14	700	1550	3400	1850
W15	7850	00	3400	3400
W16	10200	00	3400	3400
W17	4250	00	3400	3400
W18	1000	00	3400	3400
W19	3700	1550	3400	1850
W20	2100	00	3400	3400
W21	7900	00	3400	3400
W22	1350	1550	3400	1850
W23	1150	1550	3400	1850
W24	650	1550	3400	1850
W25	650	1550	3400	1850
W26	2900	00	3400	3400
W27	525	1550	3400	3400

OWNER'S SIGNATURE:  
CONSULTANT'S SIGNATURE:  
PAWAN KATKOTI  
REG. NO. 13486 FV  
CHAR. ENGRG. REG.  
T.C.E. REG. NO. 08512018

PROPOSED CONSTRUCTION OF (THE BAYVIEW) GROUP HOUSING IN PLOT BEARING SURVEY NOS. 8711-A-1 & 8711-A-2 & 8711-A-3 OF VILLAGE REIS MAGOS, TALUKA BARDEZ, GOA.

OWNER:  
DUF EXCLUSIVE FLOORS PVT LTD & BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED

Approved With Condition Vide  
T.C.O No: 702/682/KM/20/24/10250  
28/12/2024  
Dy. Town Planner  
Town & Country Planning Dept  
Govt. of Goa, Mapusa

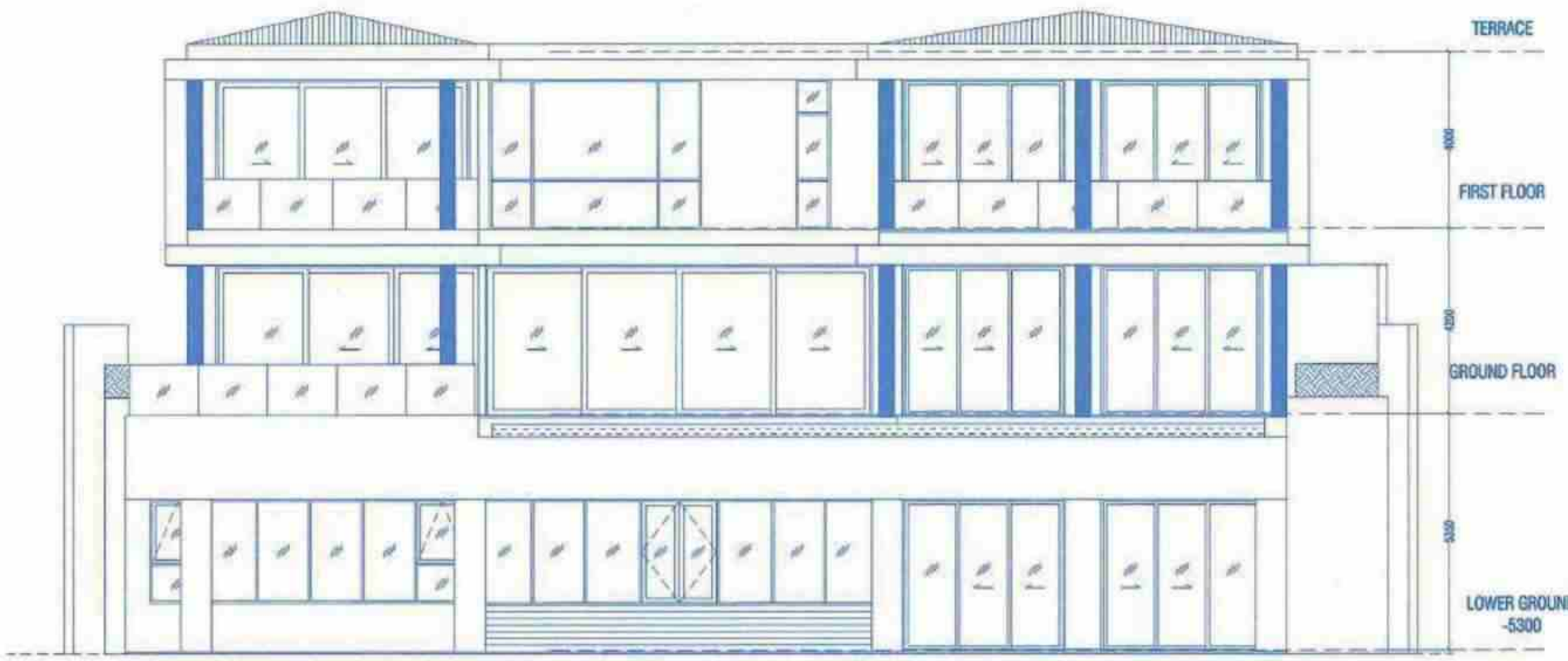
AREA CALCULATION FOR 25 BAYVIEW

FLOORS	TOTAL B.U.A (sq.m.)	AREA FREE OF F.A.R.					MEP ROOM (sq.m.)	LESS ADDITIONAL F.A.R 7.5%	NET F.A.R (sq.m.)
		STAIRCASE/ LIFT (sq.m.)	BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)				
LOWER GROUND	705.569	75.05	39.46	0.00	0.00	21.25	0.00	569.79	
GROUND FLOOR	402.909	56.97	23.70	0.00	0.00	0.00	64.01	258.23	
FIRST FLOOR	409.171	52.46	28.04	0.00	0.00	0.00	0.00	330.67	
<b>TOTAL</b>	<b>1517.639</b>	<b>184.48</b>	<b>89.20</b>	<b>0.00</b>	<b>0.00</b>	<b>21.25</b>	<b>64.01</b>	<b>1158.89</b>	

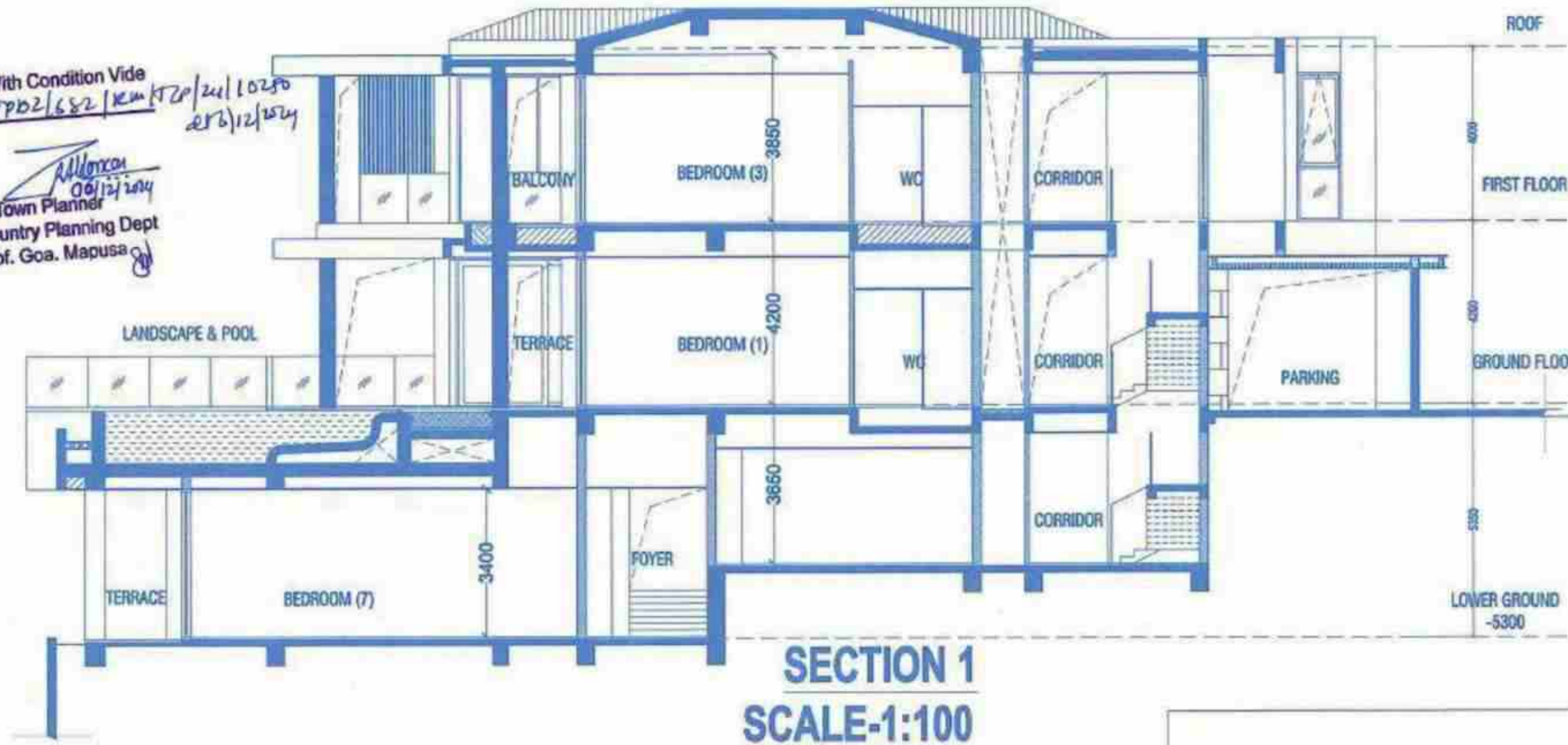
COVERED AREA = 402.91 SQ.MT.  
F.A.R = 1158.89 SQ.MT.  
B.U.A = 1517.64 SQ.MT.  
POOL = 94.10 SQ.MT.

INFRA.TAX AREA COMMERCIAL 75.66 M2  
INFRA.TAX AREA RESIDENTIAL 1517.64 + 94.10 - 75.66 = 1536.08 M2

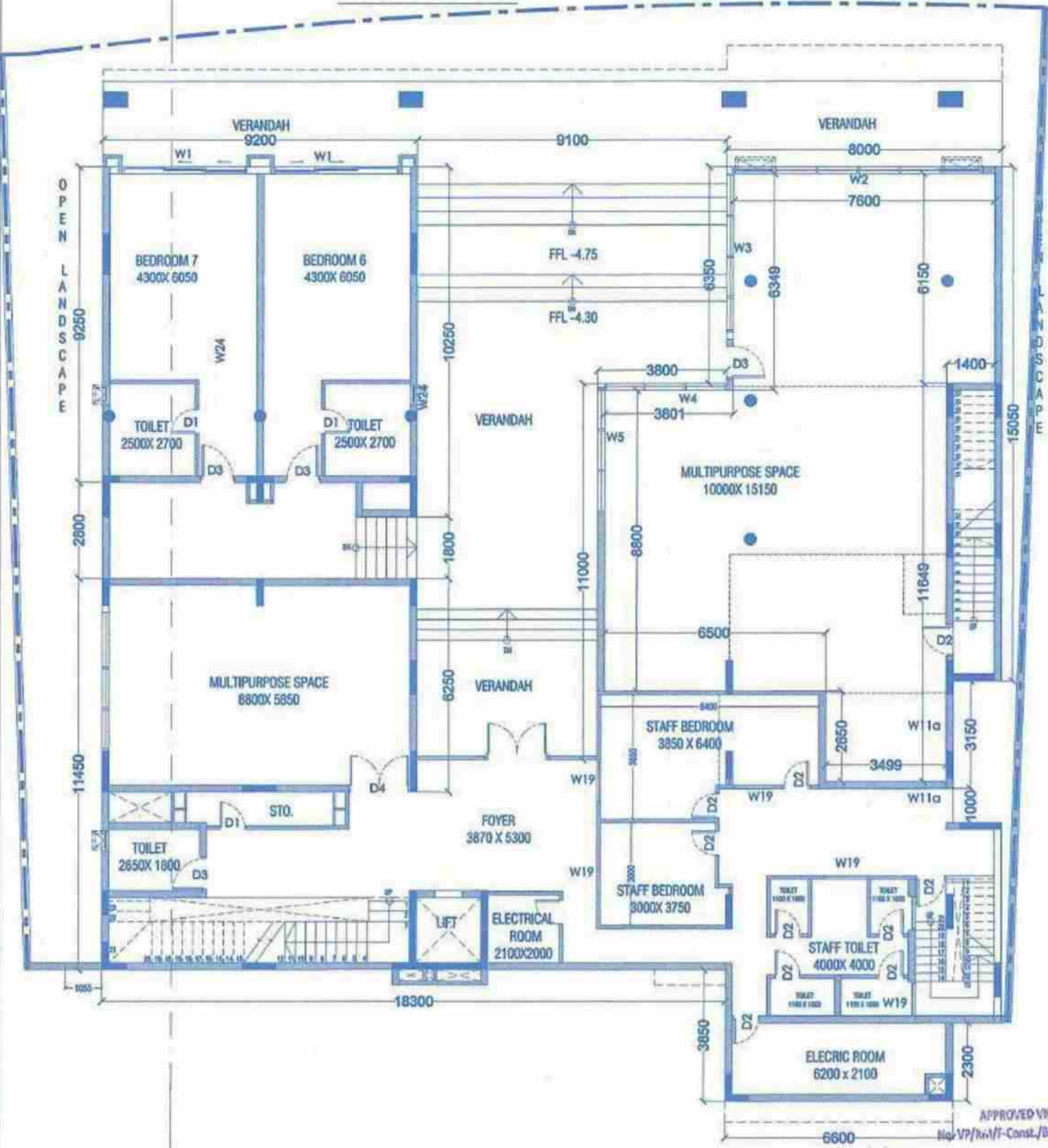
Description	Carpet area	Area of Exclusive Balcony/ Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 25	1023.20	348.45	284.09	264.31



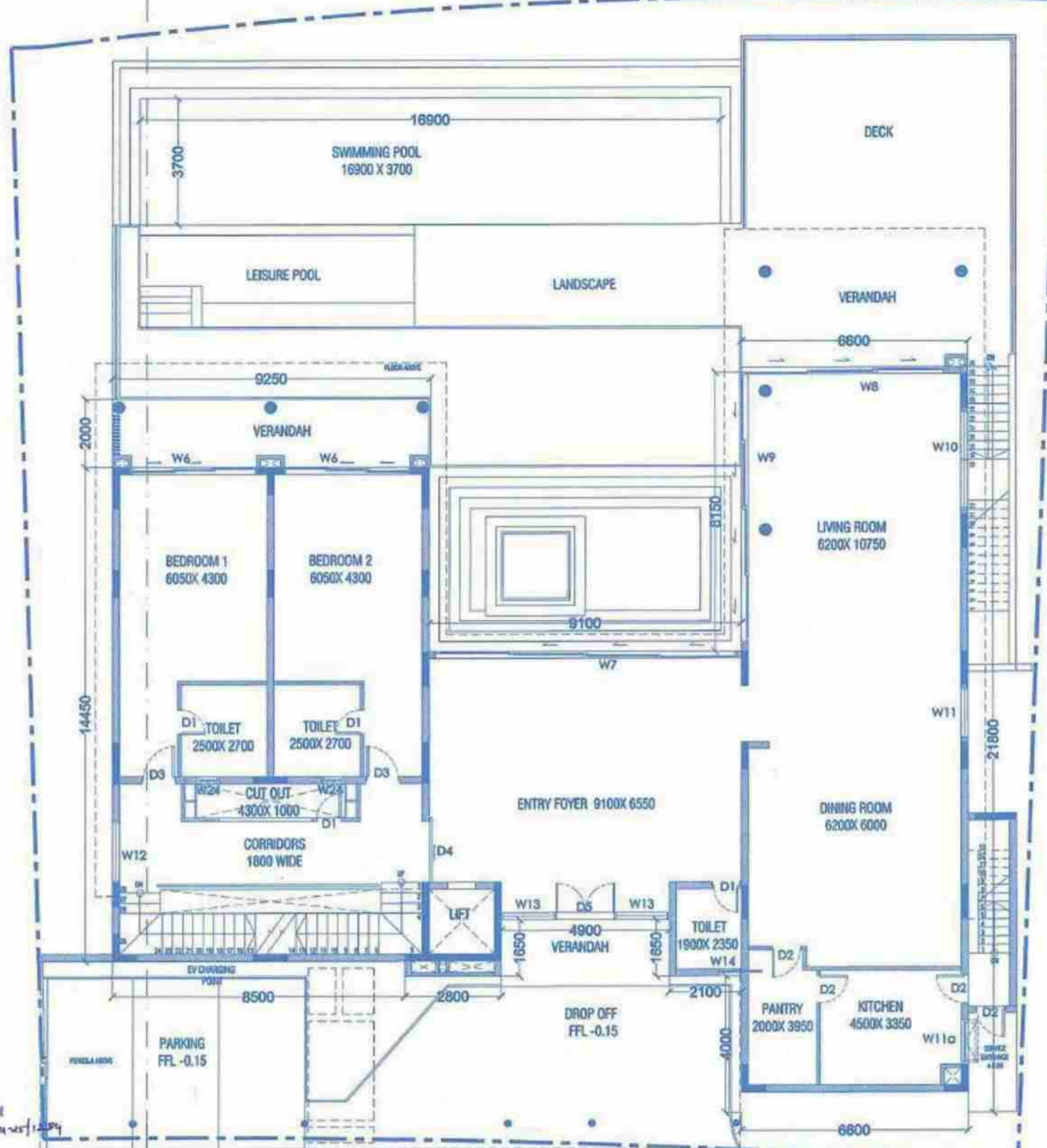
ELEVATION A  
SCALE-1:100



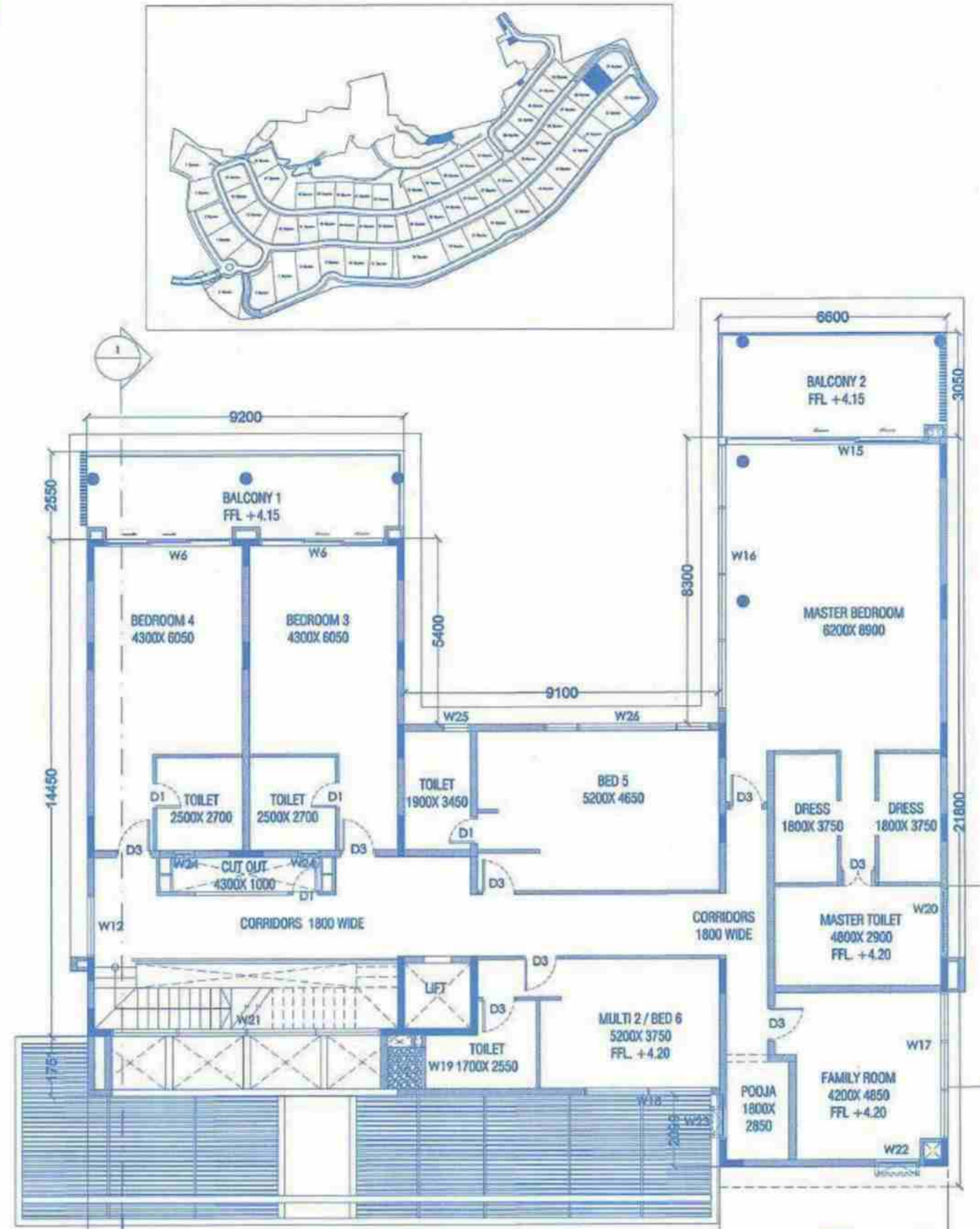
SECTION 1  
SCALE-1:100



LOWER GROUND PLAN  
SCALE-1:100



GROUND FLOOR PLAN  
SCALE-1:100



FIRST FLOOR PLAN  
SCALE-1:100



DOOR	WIDTH	CILL	LINTEL	HEIGHT
D1	800	00	2400	2400
D2	900	00	2400	2400
D3	1000	00	3000	3000
D4	1800	00	3000	3000
D5	1700	00	3400	3400

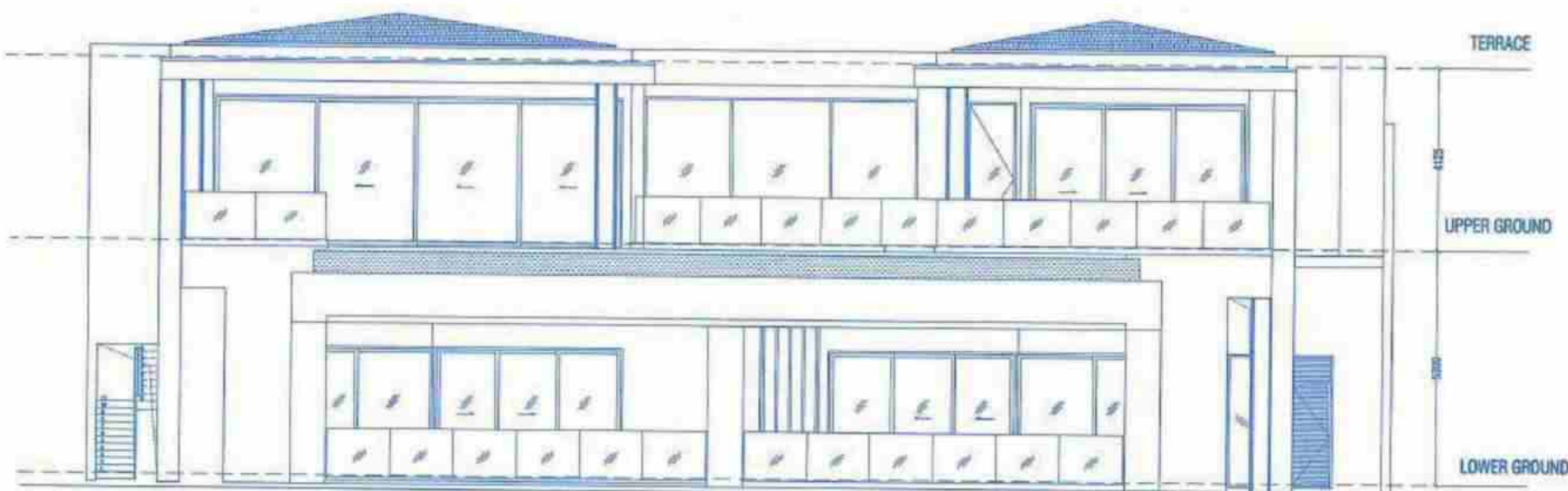
WINDOW	WIDTH	CILL	LINTEL	HEIGHT
W1	3450	00	3000	3000
W2	7250	00	3000	3000
W3	4575	00	3000	3000
W4	3600	1850	3000	1550
W5	3575	00	3000	3000
W6	3650	00	3400	3400
W7	8800	00	3400	3400
W8	5900	00	3400	3400
W9	7875	00	3400	3400
W10	2900	00	3400	3400
W11	1500	00	3400	3400
W11a	1345	1550	3400	1850
W12	1800	00	3400	3400
W13	1600	00	3400	3400
W14	700	1550	3400	1850
W15	5750	00	3400	3400
W16	7725	00	3400	3400
W17	4250	00	3400	3400
W18	3700	00	3400	3400
W19	1150	1550	3400	1850
W20	2100	00	3400	3400
W21	7750	00	3400	3400
W22	1350	1550	3400	1850
W23	1000	1550	3400	1850
W24	450	1550	3400	1850
W25	800	1550	3400	1850
W26	4800	00	3400	3400

APPROVED VIDE PERMISSION  
No. 77/2011-Const./10/19/2024  
Date: 03/01/2025  
APPROVED V.P. MEETING  
SECRETARY  
Village Panchayat Reis-Magos  
Bardez - Goa

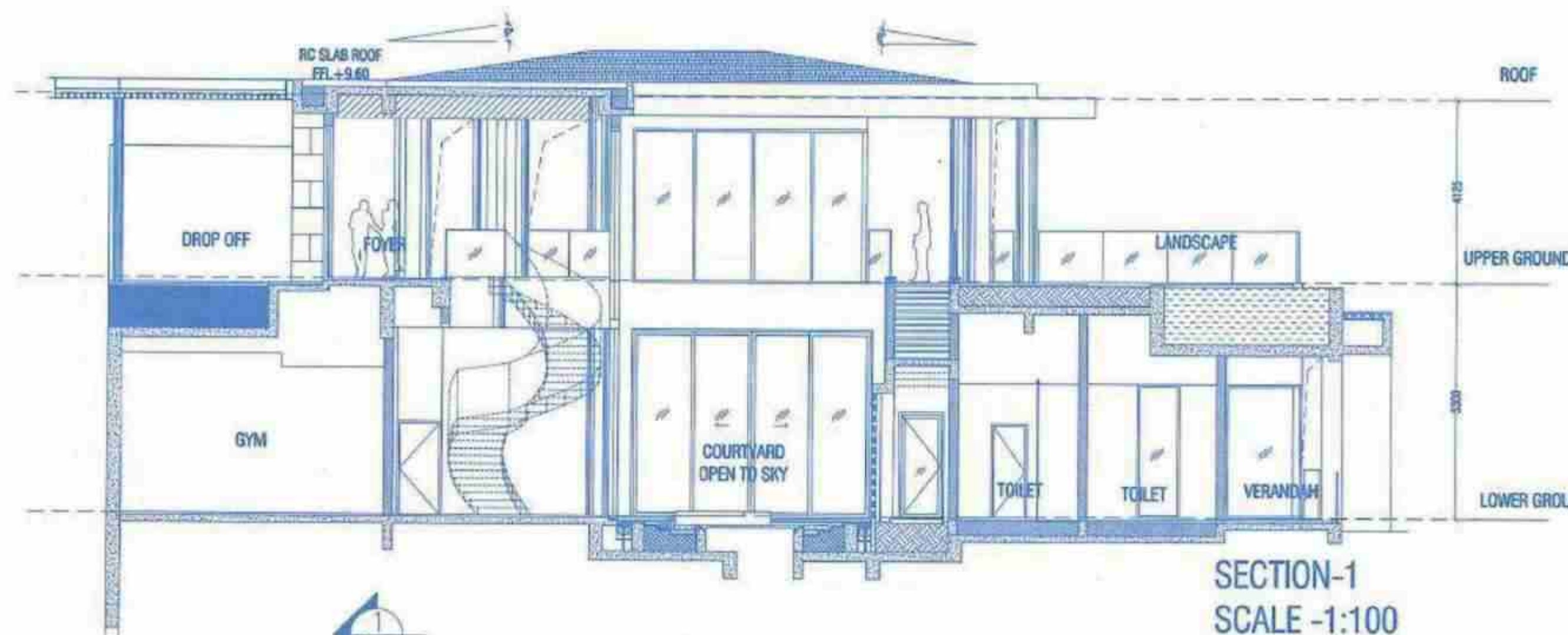
OWNER'S SIGNATURE:  
CONSULTANT'S SIGNATURE:

PROPOSED CONSTRUCTION OF (THE BAYVIEW) GROUP HOUSING IN PLOT BEARING SURVEY NOS. 8771-A-1 & 8771-A-2 & 8771-A-3 OF VILLAGE REIS MAGOS, TALUKA BARDEZ GOA.

OWNER:  
DLF EXCLUSIVE FLOORS PVT LTD & BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED



ELEVATION  
SCALE -1:100



SECTION-1  
SCALE -1:100

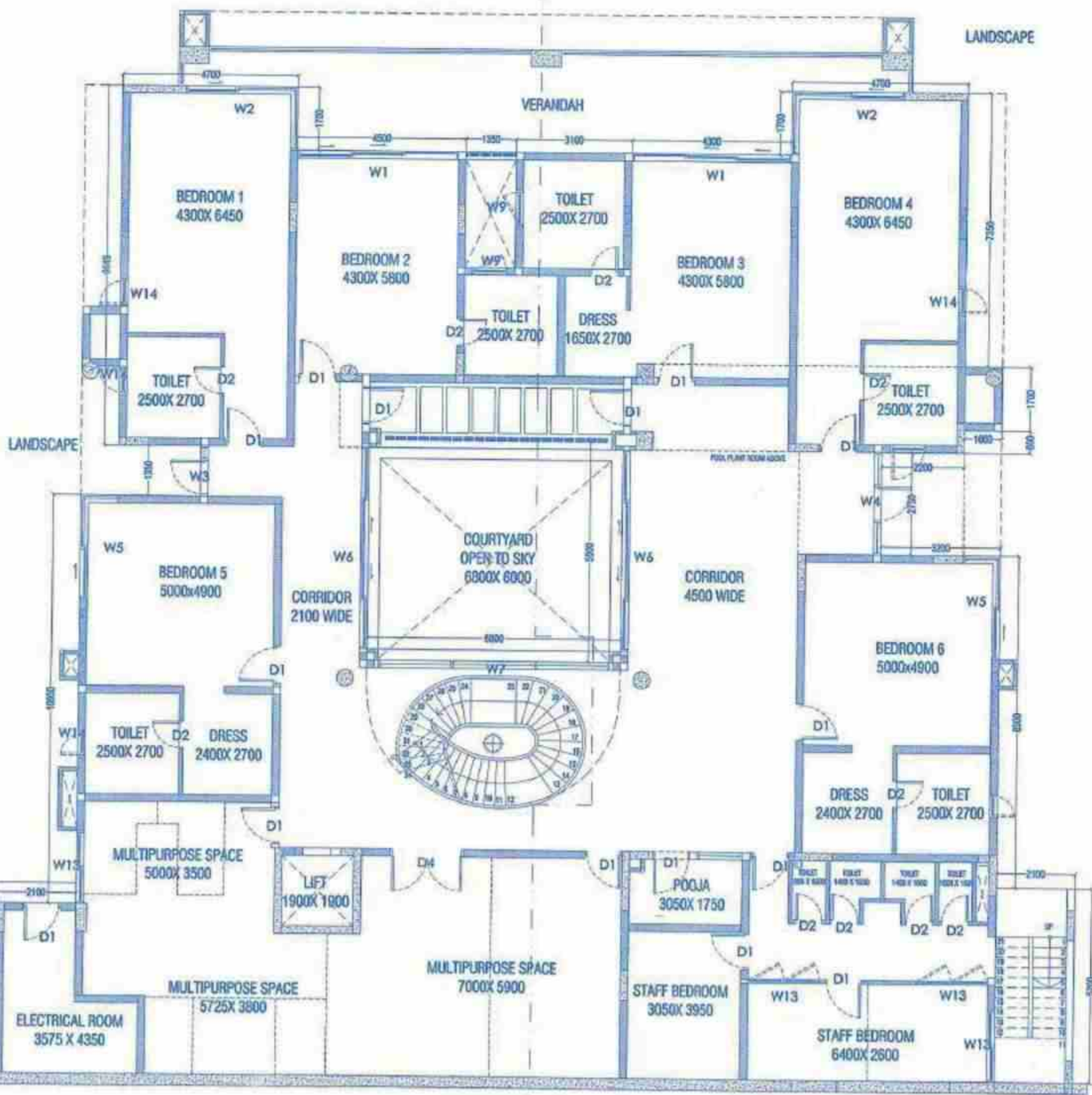
AREA CALCULATION FOR  
26 Bayview TO 30 Bayview

FLOORS	TOTAL B.U.A (sq.m.)	AREA FREE OF F.A.R.					LESS ADDITIONAL F.A.R 7.5%	NET F.A.R (sq.m.)
		STAIRCASE/ LIFT (sq.m.)	BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)		
LOWER GR. FLOOR	638.56	42.67	30.97	0.00	0.00	19.77	0.00	545.15
UPPER GR. FLOOR	441.71	54.41	37.04	0.00	0.00	23.98	16.83	309.15
<b>TOTAL</b>	<b>1080.27</b>	<b>97.08</b>	<b>68.01</b>	<b>0.00</b>	<b>0.00</b>	<b>43.75</b>	<b>16.83</b>	<b>854.30</b>

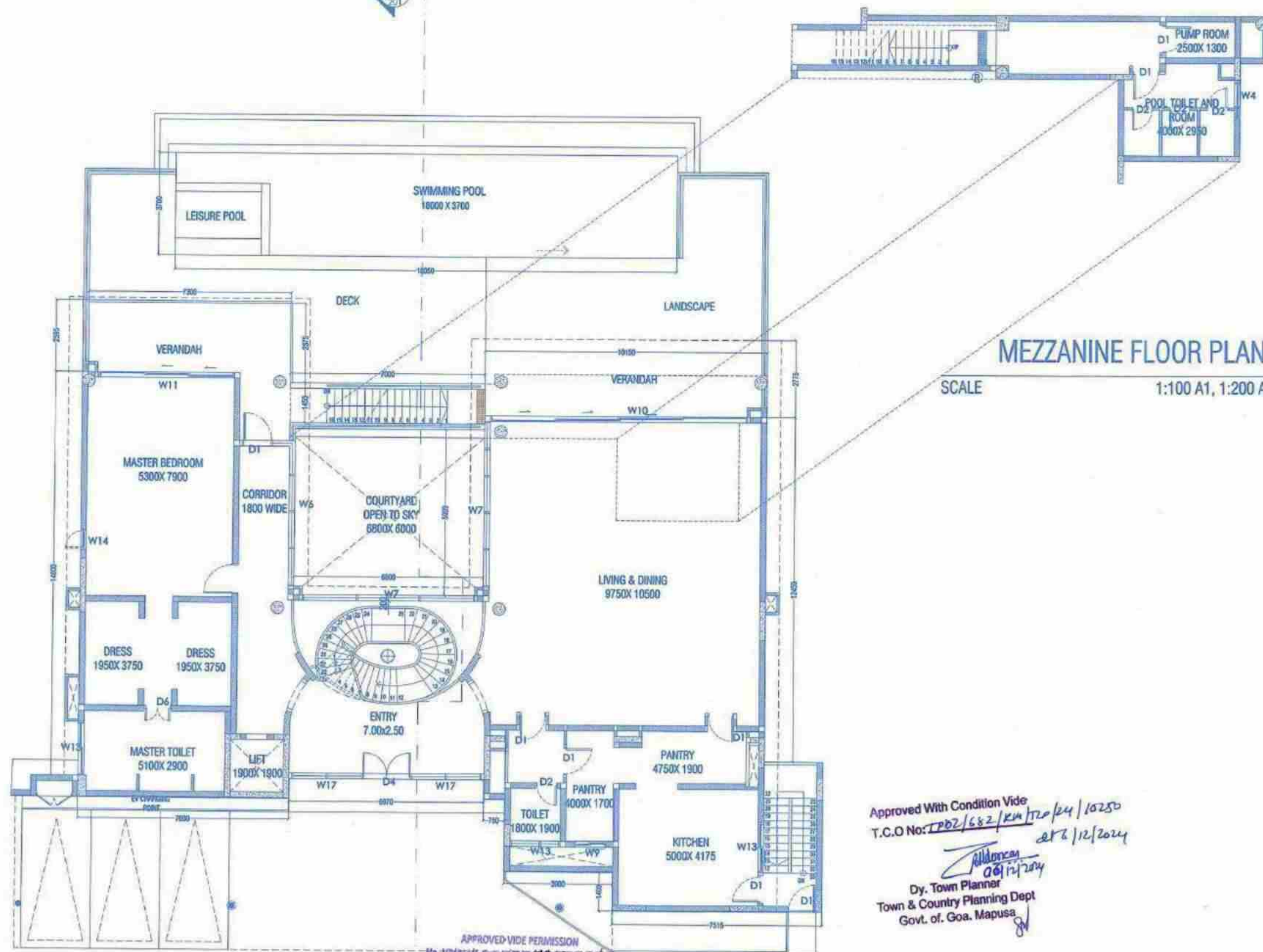
COVERED AREA = 617.35 SQ.MT.  
F.A.R = 854.30 SQ.MT.  
B.U.A = 1080.27 SQ.MT.  
POOL = 74.04 SQ.MT.

COVERED AREA = 617.35 X 5 = 3086.75 SQ.MT.  
F.A.R = 854.30 X 5 = 4271.50 SQ.MT.  
B.U.A = 1080.27 X 5 = 5401.35 SQ.MT.  
POOL = 74.04 X 5 = 370.20 SQ.MT.

INFRA.TAX AREA COMMERCIAL 240.45 M2  
INFRA.TAX AREA RESIDENTIAL 5401.35 + 370.20 - 240.45 = 5538.83 M2



LOWER GROUND FLOOR PLAN  
SCALE -1:100



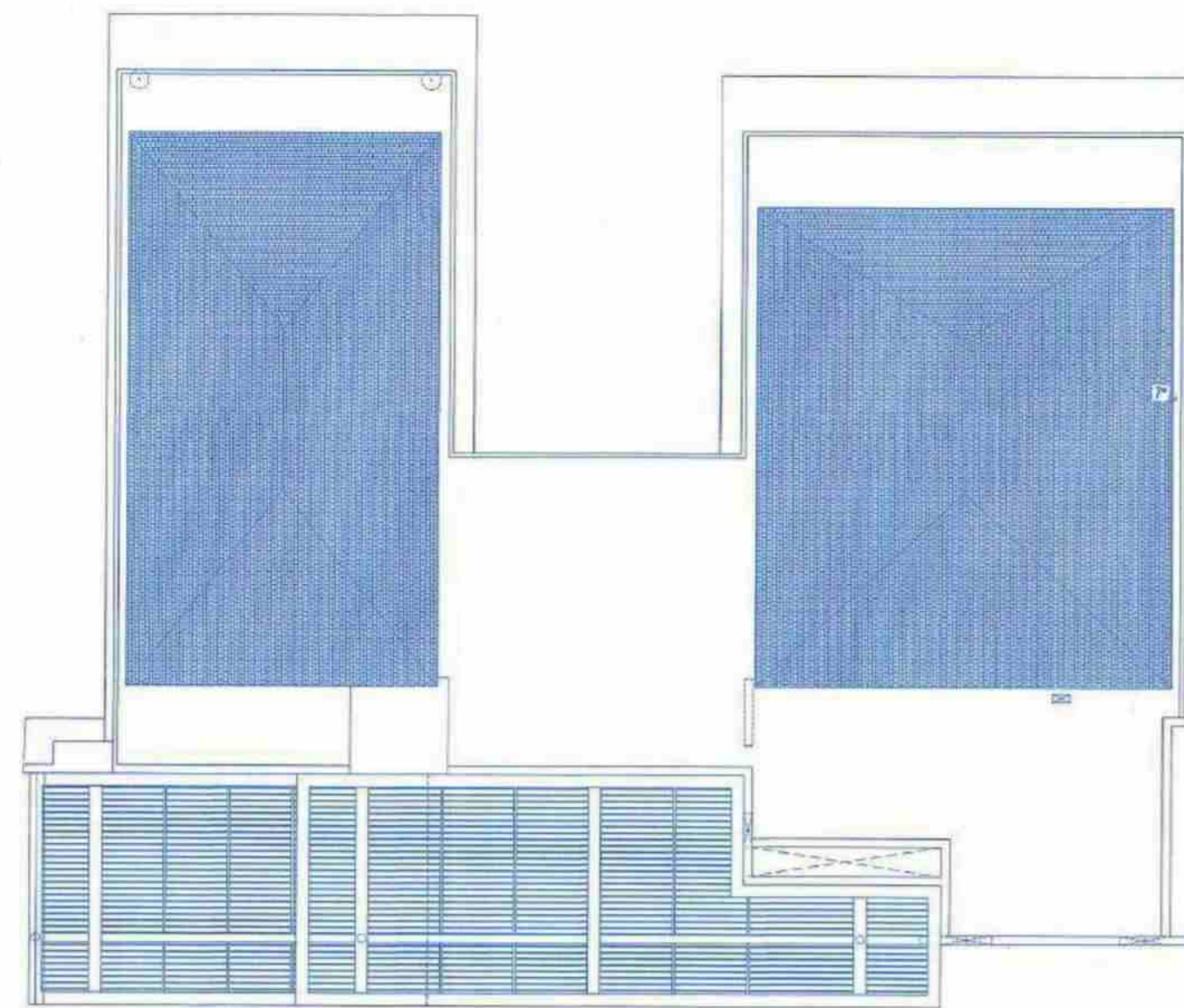
MEZZANINE FLOOR PLAN  
SCALE 1:100 A1, 1:200 A3

UPPER GROUND FLOOR PLAN  
SCALE -1:100

Description	Carpet area	Area of Exclusive Balcony/ Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 26	796.32	171.02	253.71	263.91
Area Under Bayview 27	796.32	171.02	253.71	233.86
Area Under Bayview 28	796.32	171.02	253.71	221.39
Area Under Bayview 29	796.32	171.02	253.71	205.62
Area Under Bayview 30	796.32	171.02	253.71	232.37

DOOR	WIDTH	CILL	LINTEL	HEIGHT
D1	1000	00	3000	3000
D2	800	00	2400	2400
D3	1480	00	3000	3000
D4	1800	00	3000	3000
D6	1000	00	2400	2400

WINDOW	WIDTH	CILL	LINTEL	HEIGHT
W1	4300	00	3000	3000
W2	4730	00	3000	3000
W3	1350	00	3000	3000
W4	2750	00	3000	3000
W5	3775	00	3000	3000
W6	5400	00	4300	4300
W7	4200	00	4300	4300
W8	1700	00	3000	3000
W9	1000	1850	550	2400
W10	9280	00	3400	3400
W11	4900	00	3400	3400
W12	1720	1850	550	2400
W13	1900	1850	550	2400
W14	700	1850	550	2400
W15	6475	00	3400	3400
W16	7000	00	3400	3400
W17	2500	00	3000	3000

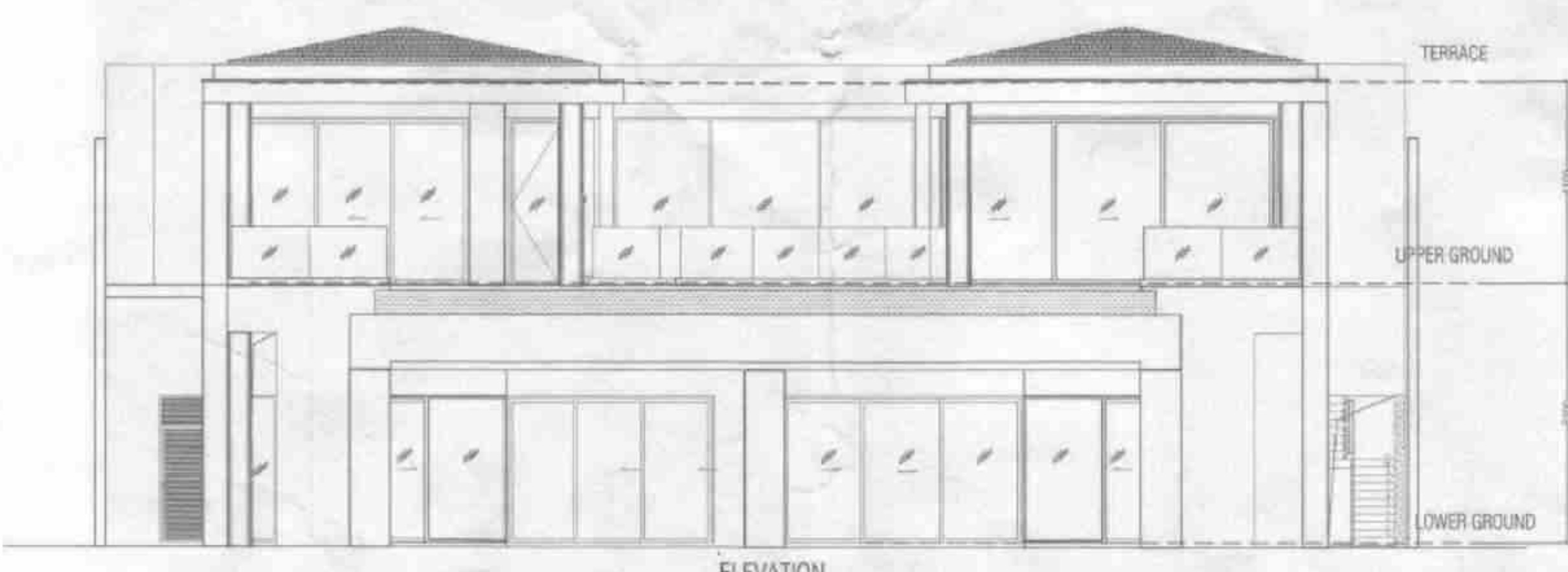
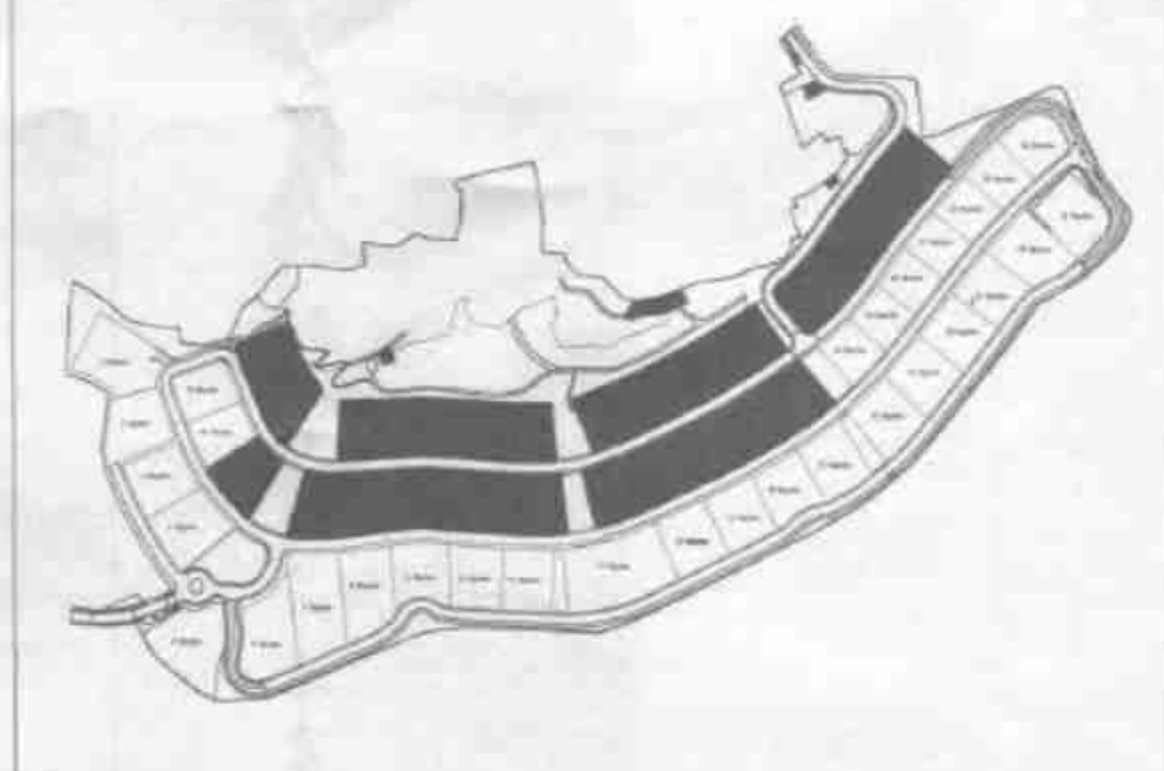


ROOF PLAN  
SCALE -1:100

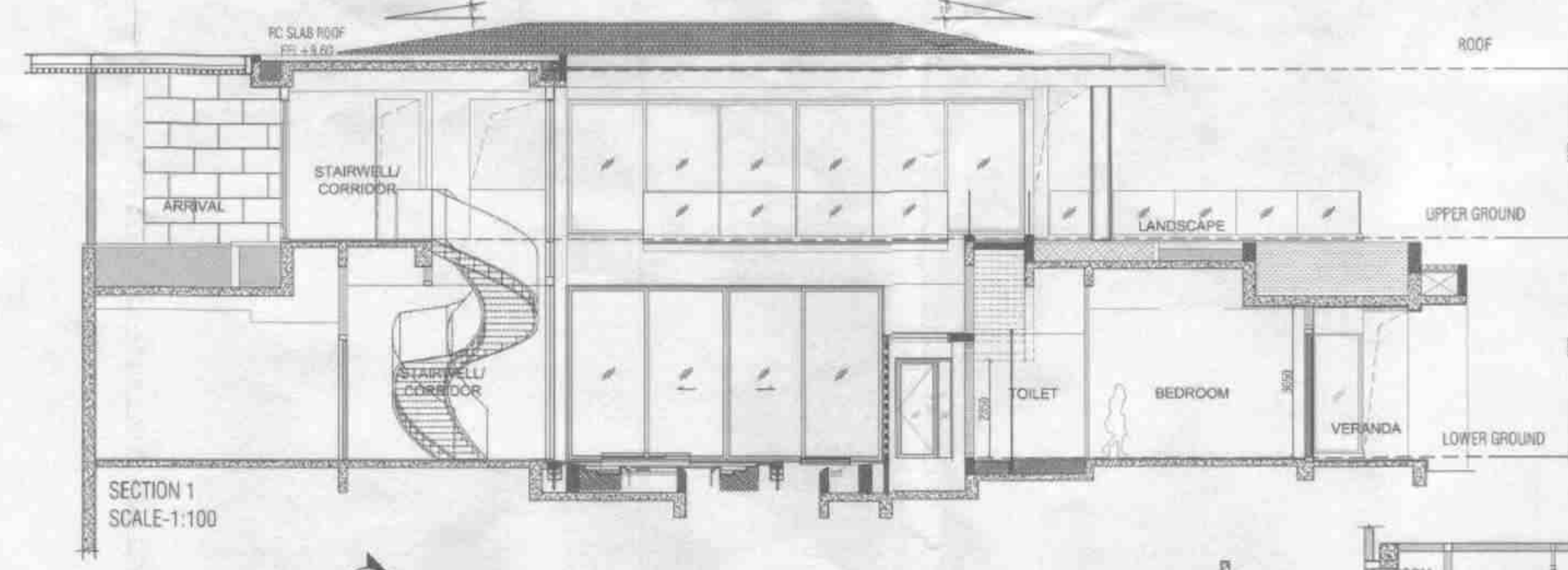
Approved With Condition Vide  
T.C.O No: TP02/632/2024/12/25/2025  
28/12/2024  
Dy. Town Planner  
Town & Country Planning Dept  
Govt. of Goa, Mapusa



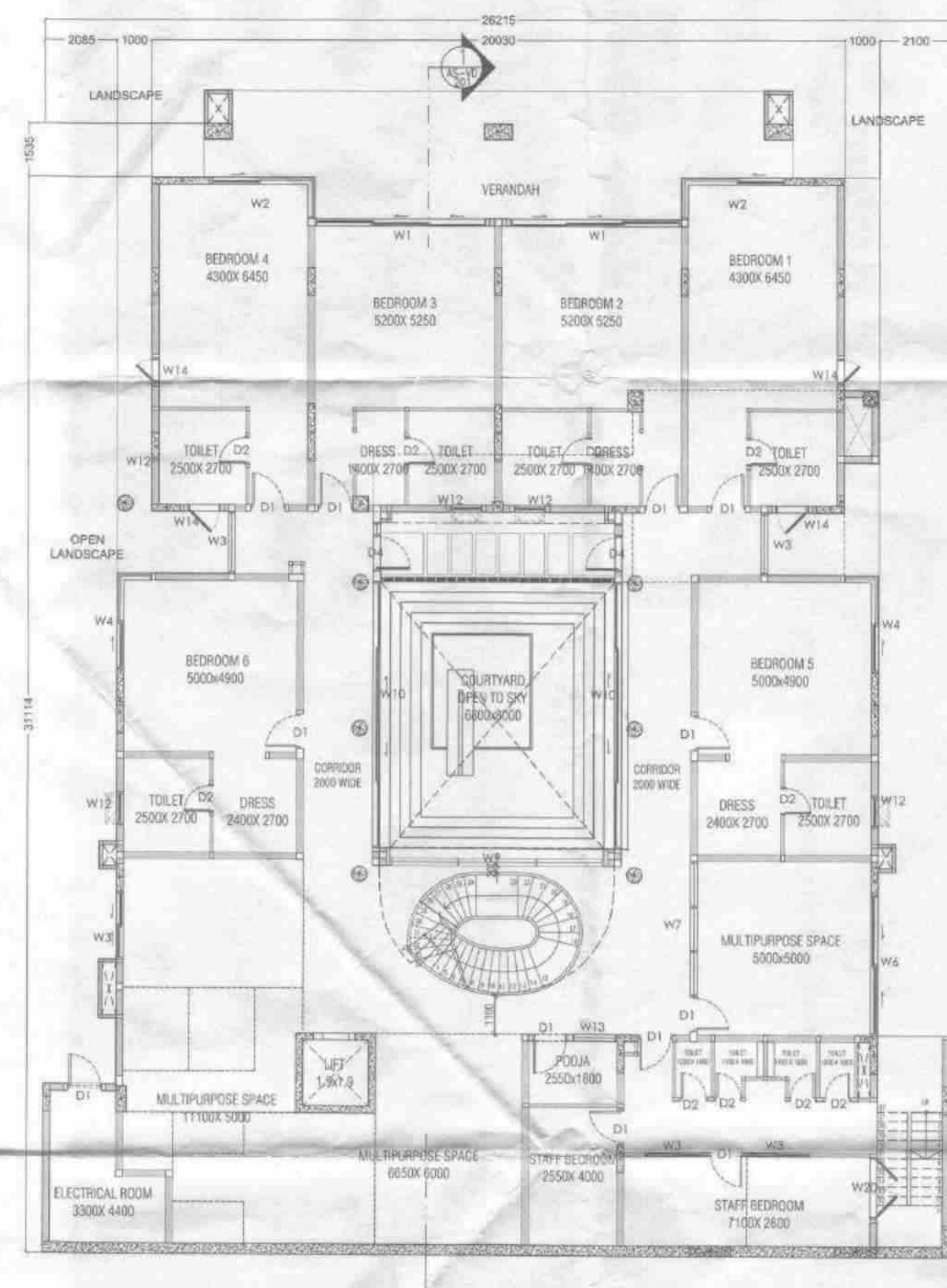
OWNER'S SIGNATURE: [Signature]  
CONSULTANT'S SIGNATURE: [Signature]  
PARESH K. TORDE  
REGISTERED CIVIL ENGINEER  
T.E.P. Reg. No. 9987/2010  
PROPOSED CONSTRUCTION OF (THE BAYVIEW) GROUP HOUSING IN PLOT BEARING SURVEY NOS. 87/1-A-1 & 87/1-A-2 & 87/1-A-3 OF VILLAGE REIS MAGOS, TALUKA BARDEZ GOA.  
OWNER:  
DLF EXCLUSIVE FLOORS PVT LTD & BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED



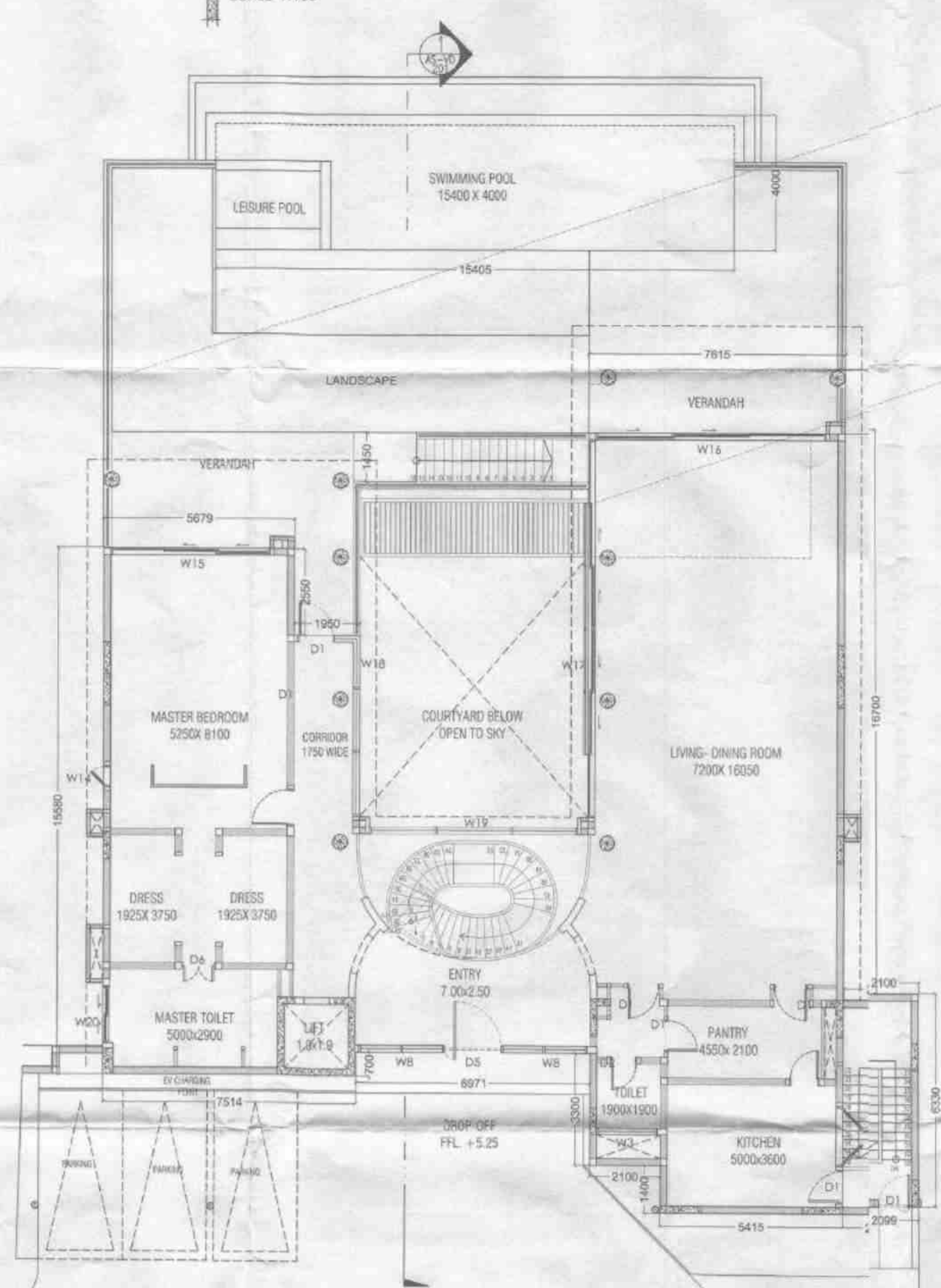
ELEVATION SCALE-1:100



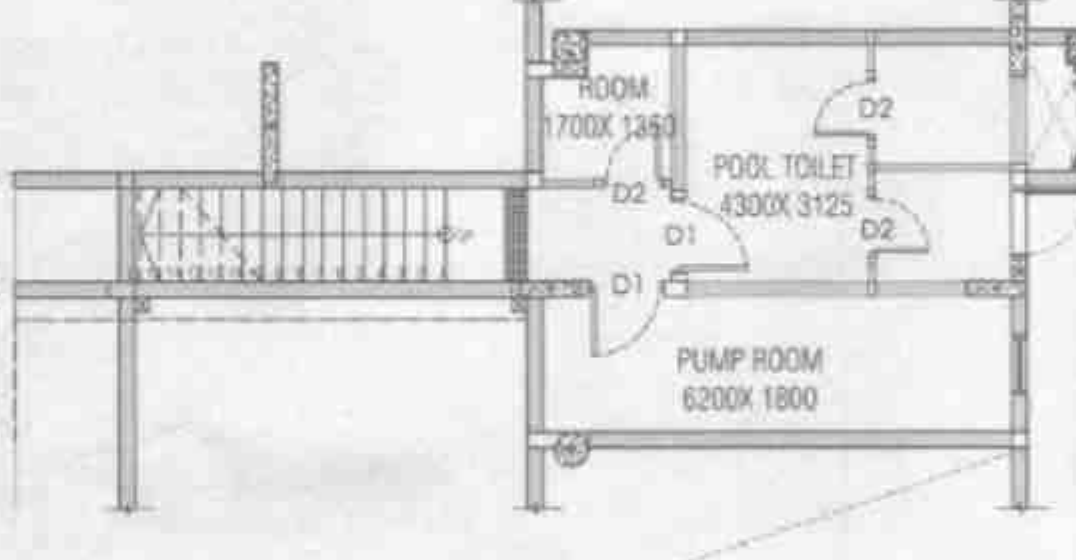
SECTION 1 SCALE-1:100



LOWER GROUND FLOOR PLAN 33, 34, 35, 36, 40, 41, 42, 48, 49 & 53 BAYVIEW SCALE-1:100



UPPER GROUND FLOOR PLAN 33, 34, 35, 36, 40, 41, 42, 48, 49 & 53 BAYVIEW SCALE-1:100



ROOF PLAN 33, 34, 35, 36, 40, 41, 42, 48, 49 & 53 BAYVIEW SCALE-1:100



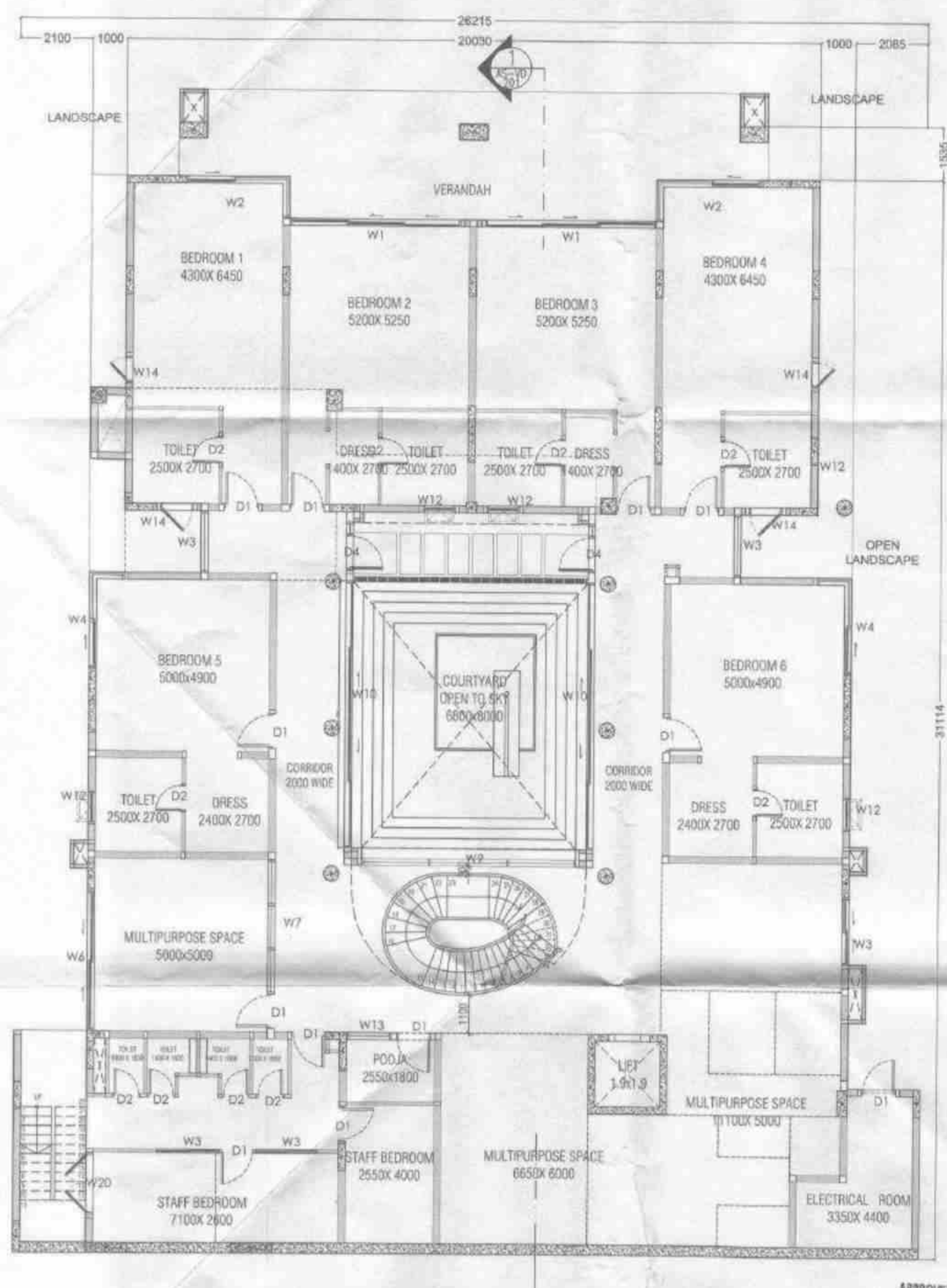
MEZZANINE FLOOR PLAN SCALE-1:100

AREA CALCULATION FOR 31 TO 43 BAYVIEW & 46 TO 62 BAYVIEW

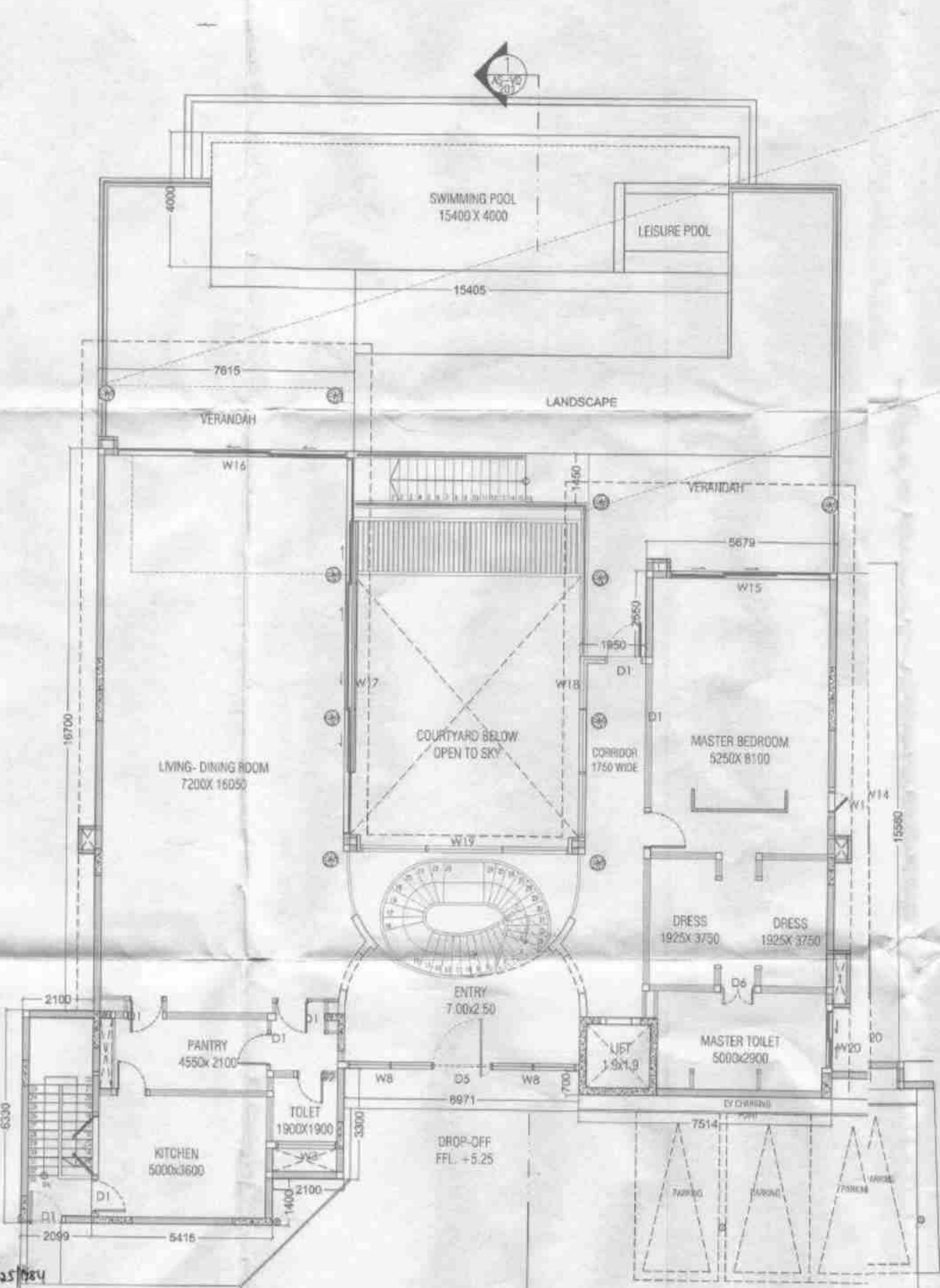
FLOORS	TOTAL B.U.A (sq.m.)	AREA FREE OF F.A.R.					LESS ADDITIONAL F.A.R 7.5%	NET F.A.R (sq.m.)
		STAIRCASE/LIFT (sq.m.)	BALCONY/VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)		
LOWER GR. FLOOR	649.69	38.49	28.54	0.00	0.00	14.78	0.00	567.96
UPPER GR. FLOOR	437.79	49.48	37.15	0.00	0.00	50.361	0.00	300.70
TOTAL	1087.46	87.97	65.69	0.00	0.00	65.141	0.00	888.56

COVERED AREA = 627.40 SQ.MT. F.A.R = 868.56 SQ.MT. INFRA TAX AREA COMMERCIAL 1737.00 M2  
 F.A.R = 868.56 x 30 = 26056.8 SQ.MT. B.U.A = 1087.69 SQ.MT. INFRA TAX AREA RESIDENTIAL 32630.7 x 30 = 979020.60  
 POOL = 62.44 x 30 = 1,873.2 SQ.MT. POOL = 62.44 x 30 = 1,873.2 SQ.MT.

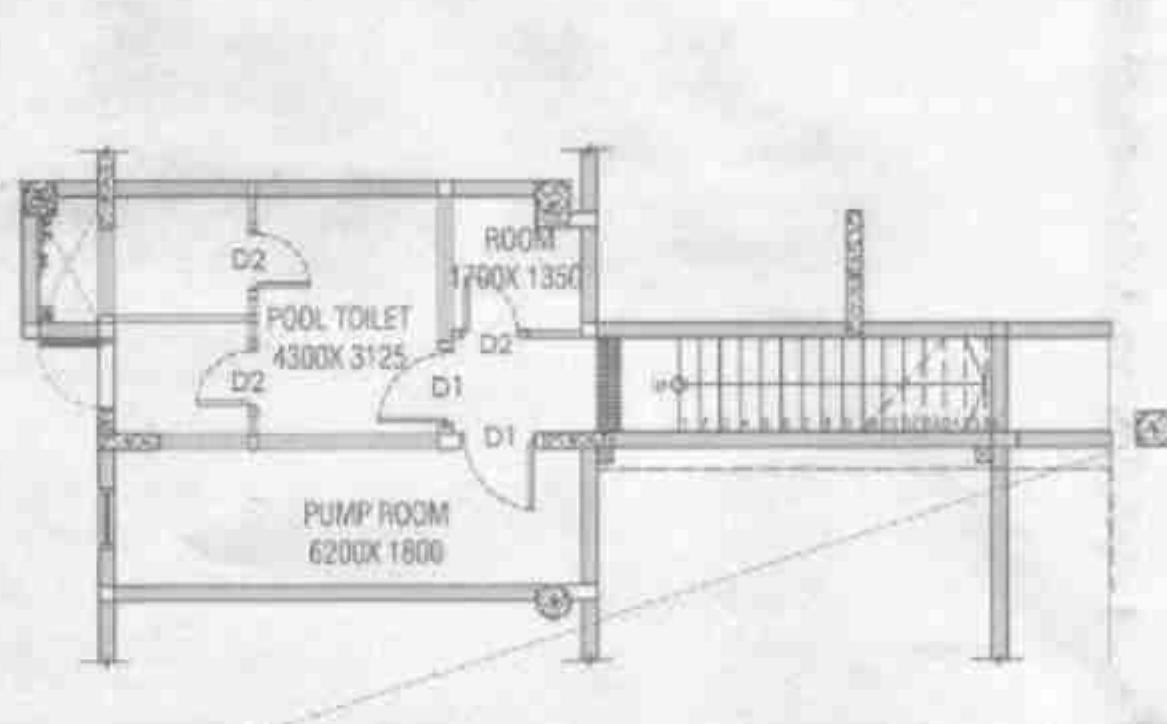
Description	Carpet area	Area of Exclusive Balcony/Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 31	822.30	154.62	250.59	302.46
Area Under Bayview 32	822.30	154.62	250.59	287.62
Area Under Bayview 33	822.30	154.62	250.59	280.94
Area Under Bayview 34	822.30	154.62	250.59	286.89
Area Under Bayview 35	822.30	154.62	250.59	267.74
Area Under Bayview 36	822.30	154.62	250.59	327.38
Area Under Bayview 37	822.30	154.62	250.59	330.18
Area Under Bayview 38	822.30	154.62	250.59	286.01
Area Under Bayview 39	822.30	154.62	250.59	336.09
Area Under Bayview 40	822.30	154.62	250.59	318.04
Area Under Bayview 41	822.30	154.62	250.59	361.42
Area Under Bayview 42	822.30	154.62	250.59	571.03
Area Under Bayview 43	822.30	154.62	250.59	510.09
Area Under Bayview 46	822.30	154.62	250.59	324.54
Area Under Bayview 47	822.30	154.62	250.59	536.42
Area Under Bayview 48	822.30	154.62	250.59	300.80
Area Under Bayview 49	822.30	154.62	250.59	297.77
Area Under Bayview 50	822.30	154.62	250.59	233.98
Area Under Bayview 51	822.30	154.62	250.59	233.62
Area Under Bayview 52	822.30	154.62	250.59	299.59
Area Under Bayview 53	822.30	154.62	250.59	240.55
Area Under Bayview 54	822.30	154.62	250.59	250.98
Area Under Bayview 55	822.30	154.62	250.59	249.12
Area Under Bayview 56	822.30	154.62	250.59	257.29
Area Under Bayview 57	822.30	154.62	250.59	267.27
Area Under Bayview 58	822.30	154.62	250.59	303.40
Area Under Bayview 59	822.30	154.62	250.59	286.33
Area Under Bayview 60	822.30	154.62	250.59	257.90
Area Under Bayview 61	822.30	154.62	250.59	256.45
Area Under Bayview 62	822.30	154.62	250.59	273.25



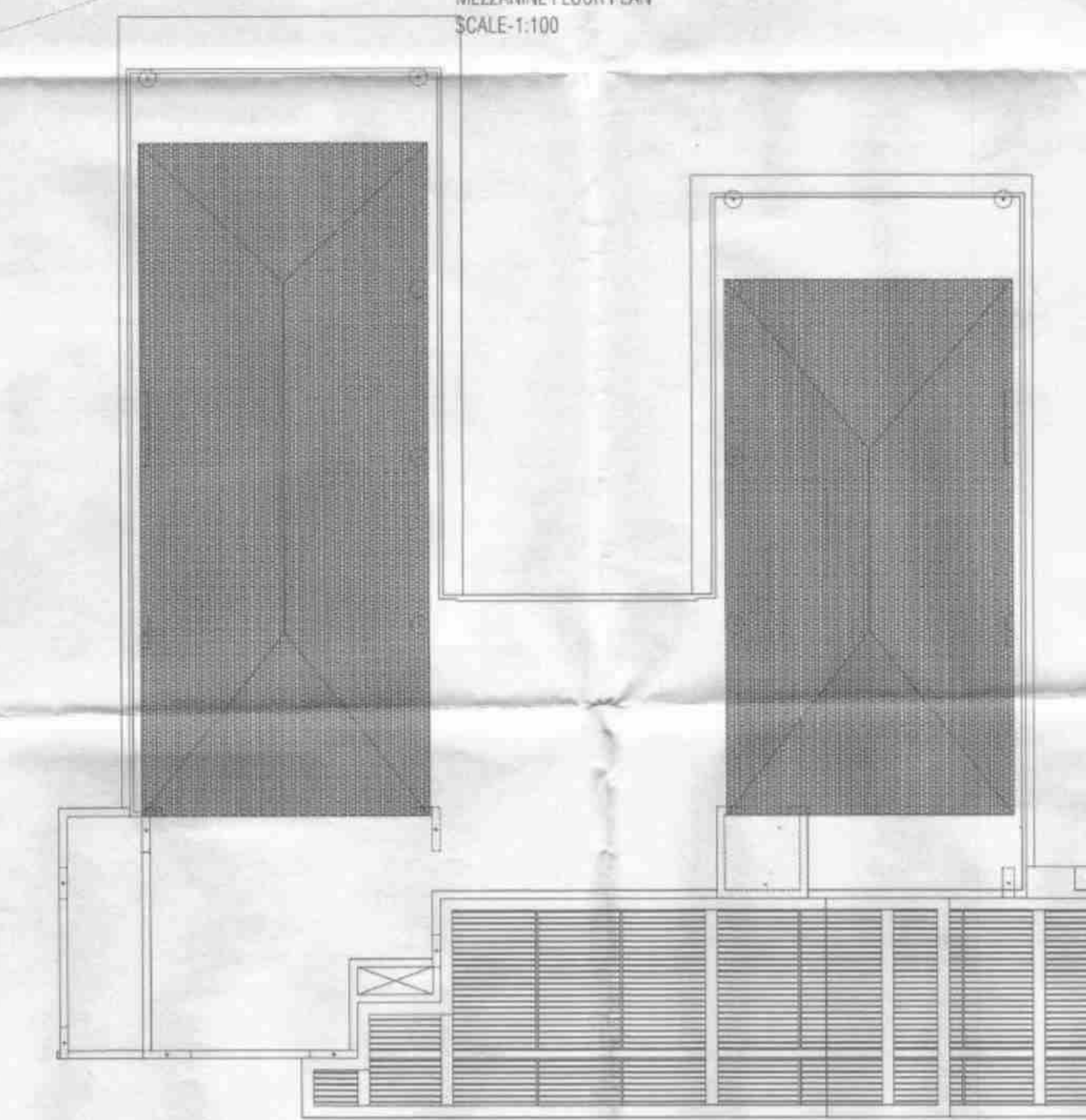
LOWER GROUND FLOOR PLAN 31, 32, 37 TO 39, 43, 46, 47, 50 TO 52, 54 TO 62 BAYVIEW SCALE-1:100



UPPER GROUND FLOOR PLAN 31, 32, 37 TO 39, 43, 46, 47, 50 TO 52, 54 TO 62 BAYVIEW SCALE-1:100

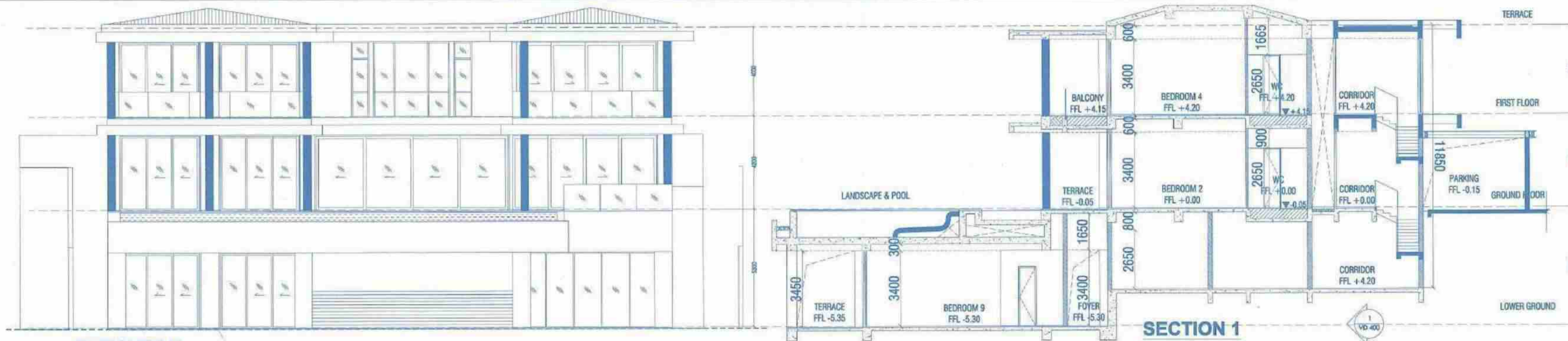


ROOF PLAN 31, 32, 37 TO 39, 43, 46, 47, 50 TO 52, 54 TO 62 BAYVIEW SCALE-1:100



MEZZANINE FLOOR PLAN SCALE-1:100

APPROVED VIDE PERMISSION No. W/1047/Cont./1024/11/17/2015/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100/101/102/103/104/105/106/107/108/109/110/111/112/113/114/115/116/117/118/119/120/121/122/123/124/125/126/127/128/129/130/131/132/133/134/135/136/137/138/139/140/141/142/143/144/145/146/147/148/149/150/151/152/153/154/155/156/157/158/159/160/161/162/163/164/165/166/167/168/169/170/171/172/173/174/175/176/177/178/179/180/181/182/183/184/185/186/187/188/189/190/191/192/193/194/195/196/197/198/199/200/201/202/203/204/205/206/207/208/209/210/211/212/213/214/215/216/217/218/219/220/221/222/223/224/225/226/227/228/229/230/231/232/233/234/235/236/237/238/239/240/241/242/243/244/245/246/247/248/249/250/251/252/253/254/255/256/257/258/259/260/261/262/263/264/265/266/267/268/269/270/271/272/273/274/275/276/277/278/279/280/281/282/283/284/285/286/287/288/289/290/291/292/293/294/295/296/297/298/299/300/301/302/303/304/305/306/307/308/309/310/311/312/313/314/315/316/317/318/319/320/321/322/323/324/325/326/327/328/329/330/331/332/333/334/335/336/337/338/339/340/341/342/343/344/345/346/347/348/349/350/351/352/353/354/355/356/357/358/359/360/361/362/363/364/365/366/367/368/369/370/371/372/373/374/375/376/377/378/379/380/381/382/383/384/385/386/387/388/389/390/391/392/393/394/395/396/397/398/399/400/401/402/403/404/405/406/407/408/409/410/411/412/413/414/415/416/417/418/419/420/421/422/423/424/425/426/427/428/429/430/431/432/433/434/435/436/437/438/439/440/441/442/443/444/445/446/447/448/449/450/451/452/453/454/455/456/457/458/459/460/461/462/463/464/465/466/467/468/469/470/471/472/473/474/475/476/477/478/479/480/481/482/483/484/485/486/487/488/489/490/491/492/493/494/495/496/497/498/499/500/501/502/503/504/505/506/507/508/509/510/511/512/513/514/515/516/517/518/519/520/521/522/523/524/525/526/527/528/529/530/531/532/533/534/535/536/537/538/539/540/541/542/543/544/545/546/547/548/549/550/551/552/553/554/555/556/557/558/559/560/561/562/563/564/565/566/567/568/569/570/571/572/573/574/575/576/577/578/579/580/581/582/583/584/585/586/587/588/589/590/591/592/593/594/595/596/597/598/599/600/601/602/603/604/605/606/607/608/609/610/611/612/613/614/615/616/617/618/619/620/621/622/623/624/625/626/627/628/629/630/631/632/633/634/635/636/637/638/639/640/641/642/643/644/645/646/647/648/649/650/651/652/653/654/655/656/657/658/659/660/661/662/663/664/665/666/667/668/669/670/671/672/673/674/675/676/677/678/679/680/681/682/683/684/685/686/687/688/689/690/691/692/693/694/695/696/697/698/699/700/701/702/703/704/705/706/707/708/709/710/711/712/713/714/715/716/717/718/719/720/721/722/723/724/725/726/727/728/729/730/731/732/733/734/735/736/737/738/739/740/741/742/743/744/745/746/747/748/749/750/751/752/753/754/755/756/757/758/759/760/761/762/763/764/765/766/767/768/769/770/771/772/773/774/775/776/777/778/779/780/781/782/783/784/785/786/787/788/789/790/791/792/793/794/795/796/797/798/799/800/801/802/803/804/805/806/807/808/809/810/811/812/813/814/815/816/817/818/819/820/821/822/823/824/825/826/827/828/829/830/831/832/833/834/835/836/837/838/839/840/841/842/843/844/845/846/847/848/849/850/851/852/853/854/855/856/857/858/859/860/861/862/863/864/865/866/867/868/869/870/871/872/873/874/875/876/877/878/879/880/881/882/883/884/885/886/887/888/889/890/891/892/893/894/895/896/897/898/899/900/901/902/903/904/905/906/907/908/909/910/911/912/913/914/915/916/917/918/919/920/921/922/923/924/925/926/927/928/929/930/931/932/933/934/935/936/937/938/939/940/941/942/943/944/945/946/947/948/949/950/951/952/953/954/955/956/957/958/959/960/961/962/963/964/965/966/967/968/969/970/971/972/973/974/975/976/977/978/979/980/981/982/983/984/985/986/987/988/989/990/991/992/993/994/995/996/997/998/999/1000/1001/1002/1003/1004/1005/1006/1007/1008/1009/1010/1011/1012/1013/1014/1015/1016/1017/1018/1019/1020/1021/1022/1023/1024/1025/1026/1027/1028/1029/1030/1031/1032/1033/1034/1035/1036/1037/1038/1039/1040/1041/1042/1043/1044/1045/1046/1047/1048/1049/1050/1051/1052/1053/1054/1055/1056/1057/1058/1059/1060/1061/1062/1063/1064/1065/1066/1067/1068/1069/1070/1071/1072/1073/1074/1075/1076/1077/1078/1079/1080/1081/1082/1083/1084/1085/1086/1087/1088/1089/1090/1091/1092/1093/1094/1095/1096/1097/1098/1099/1100/1101/1102/1103/1104/1105/1106/1107/1108/1109/1110/1111/1112/1113/1114/1115/1116/1117/1118/1119/1120/1121/1122/1123/1124/1125/1126/1127/1128/1129/1130/1131/1132/1133/1134/1135/1136/1137/1138/1139/1140/1141/1142/1143/1144/1145/1146/1147/1148/1149/1150/1151/1152/1153/1154/1155/1156/1157/1158/1159/1160/1161/1162/1163/1164/1165/1166/1167/1168/1169/1170/1171/1172/1173/1174/1175/1176/1177/1178/1179/1180/1181/1182/1183/1184/1185/1186/1187/1188/1189/1190/1191/1192/1193/1194/1195/1196/1197/1198/1199/1200/1201/1202/1203/1204/1205/1206/1207/1208/1209/1210/1211/1212/1213/1214/1215/1216/1217/1218/1219/1220/1221/1222/1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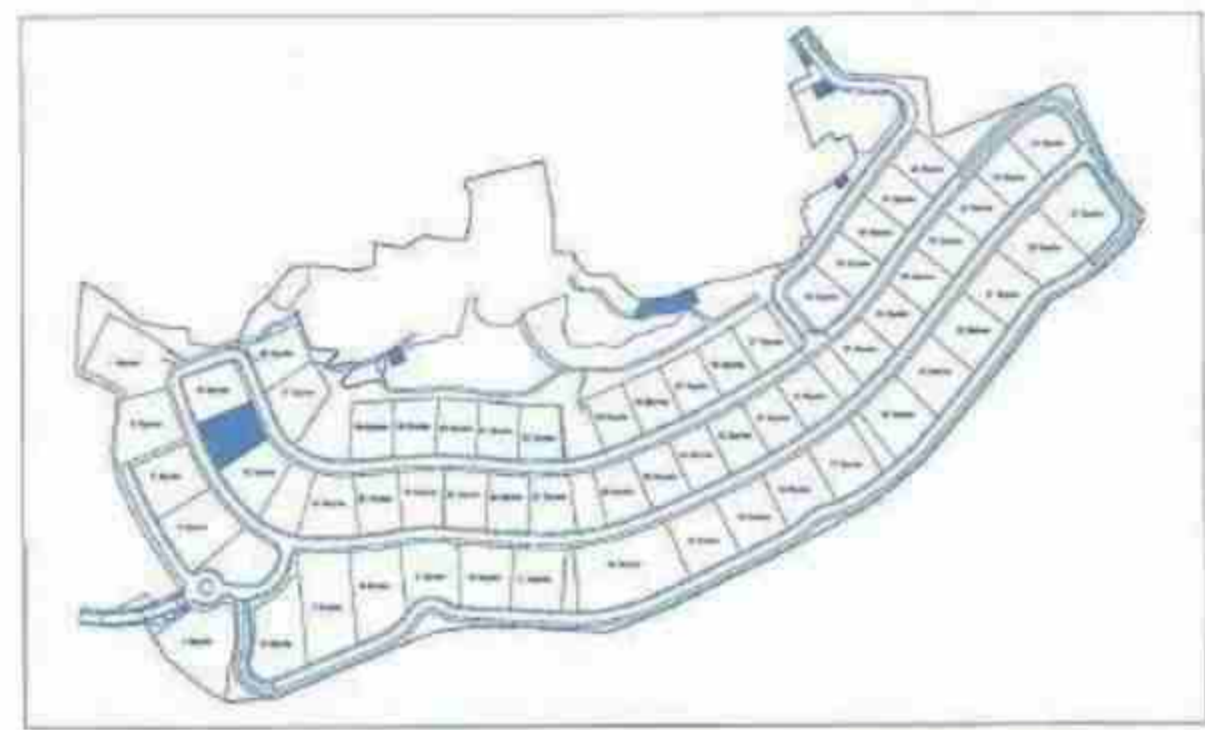
**ELEVATION SCALE-1:100**

AREA CALCULATION 44 BAYVIEW

FLOORS	TOTAL B.U.A (sq.m.)	AREA FREE OF F.A.R.					LESS ADDITIONAL F.A.R 7.5%	NET F.A.R (sq.m.)
		STAIRCASE/ LIFT (sq.m.)	BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)		
LOWER GROUND	802.21	89.22	38.24	0.00	0.00	36.07	0.00	644.83
GROUND FLOOR	410.75	53.45	24.60	0.00	0.00	0.00	42.78	276.16
FIRST FLOOR	419.38	49.78	24.60	0.00	0.00	0.00	0.00	352.62
<b>TOTAL</b>	<b>1632.34</b>	<b>192.45</b>	<b>87.44</b>	<b>0.00</b>	<b>0.00</b>	<b>36.07</b>	<b>42.78</b>	<b>1273.60</b>

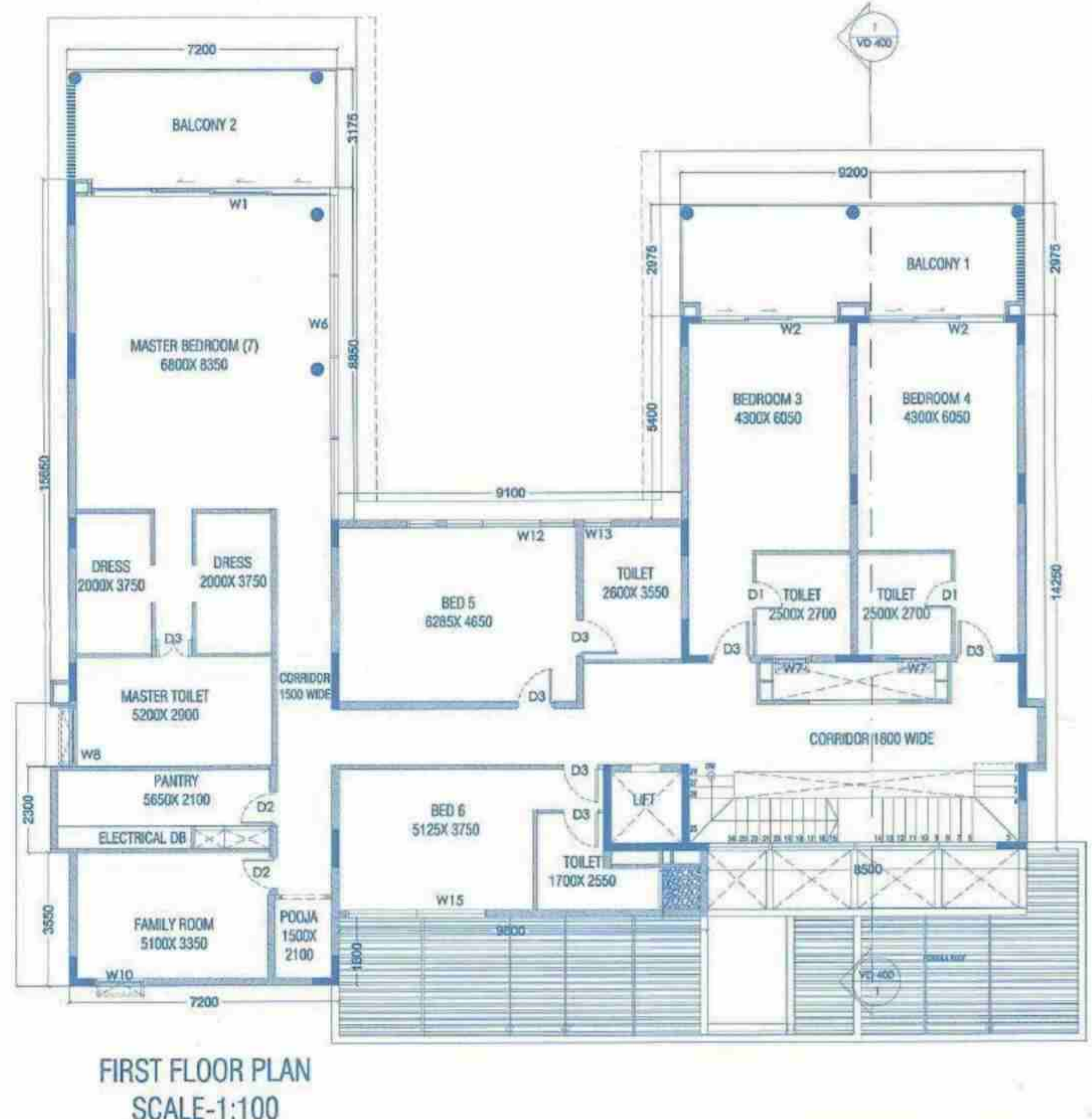
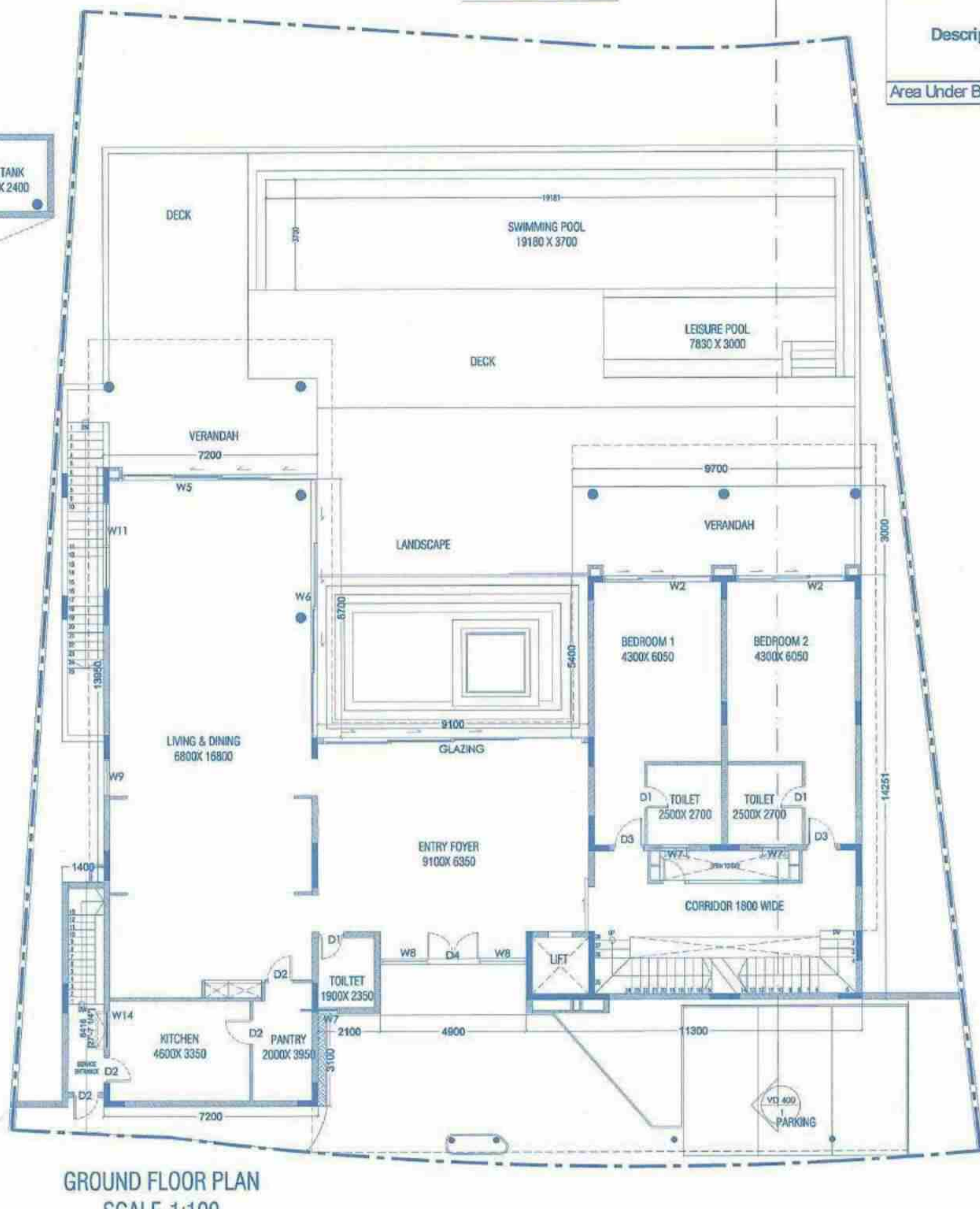
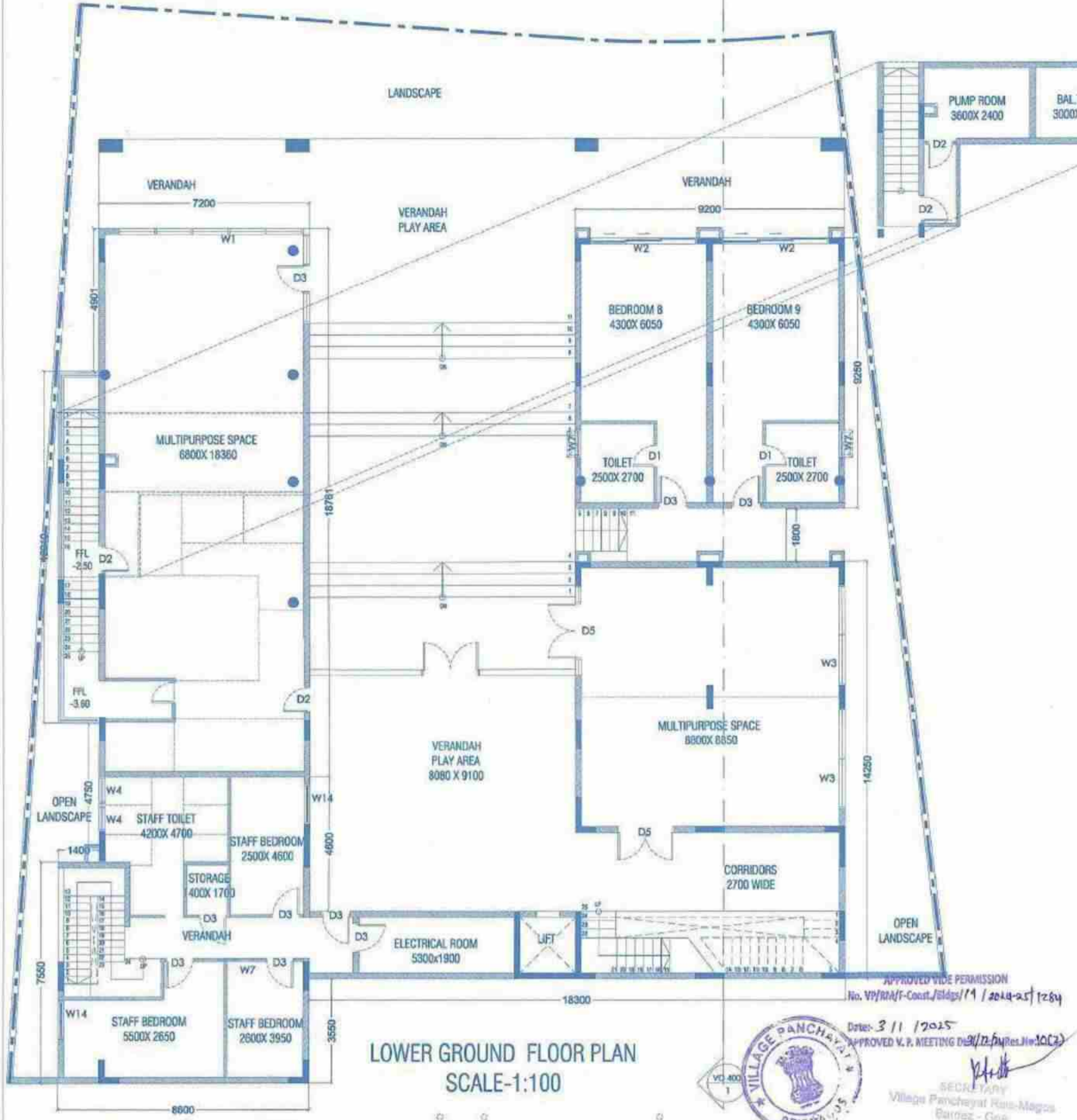
COVERED AREA = 423.77 SQ.MT.  
 F.A.R = 1273.60 SQ.MT.  
 B.U.A = 1632.34 SQ.MT.  
 POOL = 103.407 SQ.MT.

INFRA.TAX AREA COMMERCIAL 102.31 M2  
 INFRA.TAX AREA RESIDENTIAL 1632.34 + 103.407 - 102.31 = 1633.247 M2



Description	Carpet area	Area of Exclusive Balcony/ Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 44	1116.70	356.93	320.59	326.61

Approved With Condition Vide  
 T.C.O No: TPB2/LSL/AM/12/24/10250  
 at 2/12/2024  
 Dy. Town Planner  
 Town & Country Planning Dept  
 Govt. of Goa, Mapusa

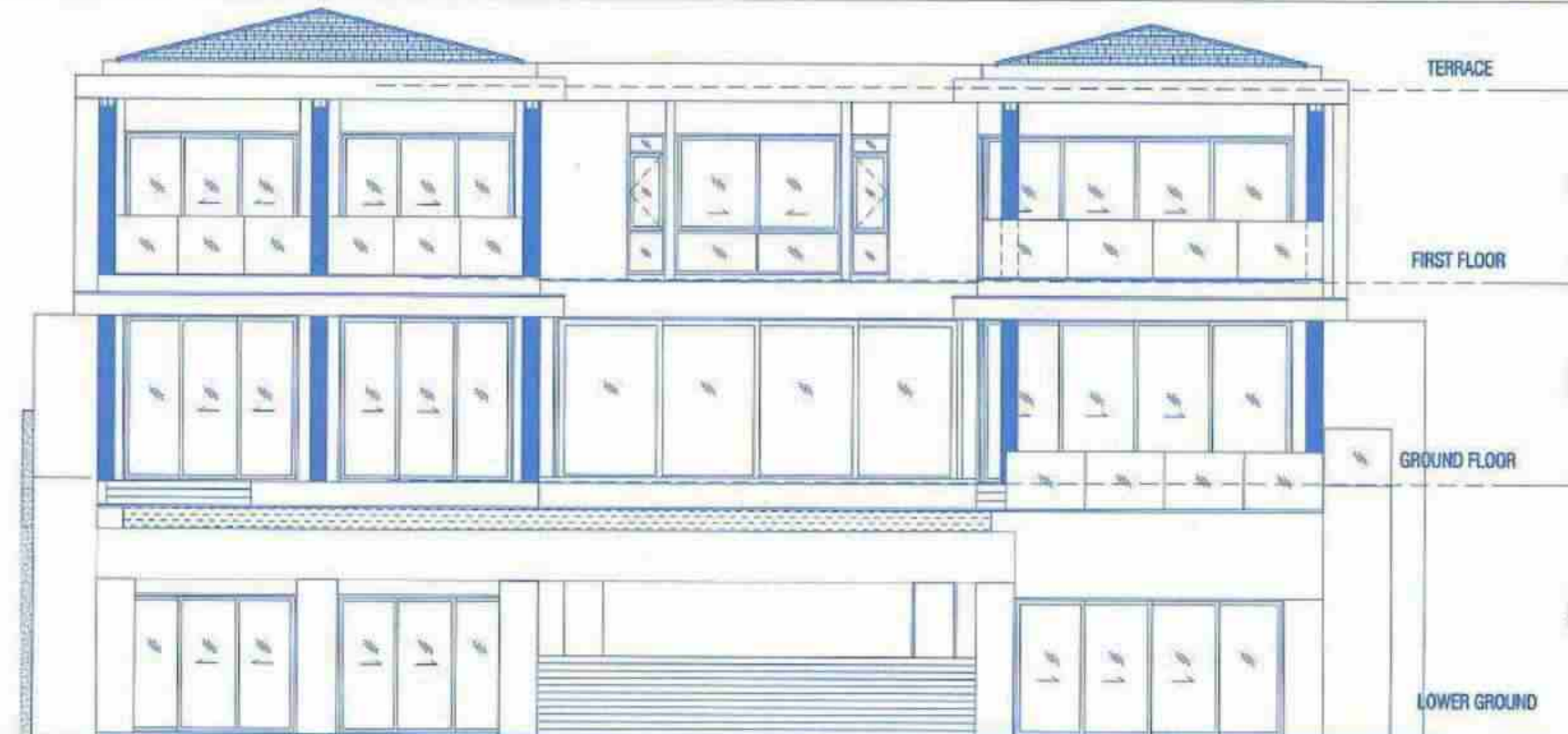


DOOR	WIDTH	CLL	LINTEL	HEIGHT
D1	800	00	2400	2400
D2	900	00	2400	2400
D3	1000	00	3000	3000
D4	1700	00	3000	3000
D5	1900	00	3000	3000

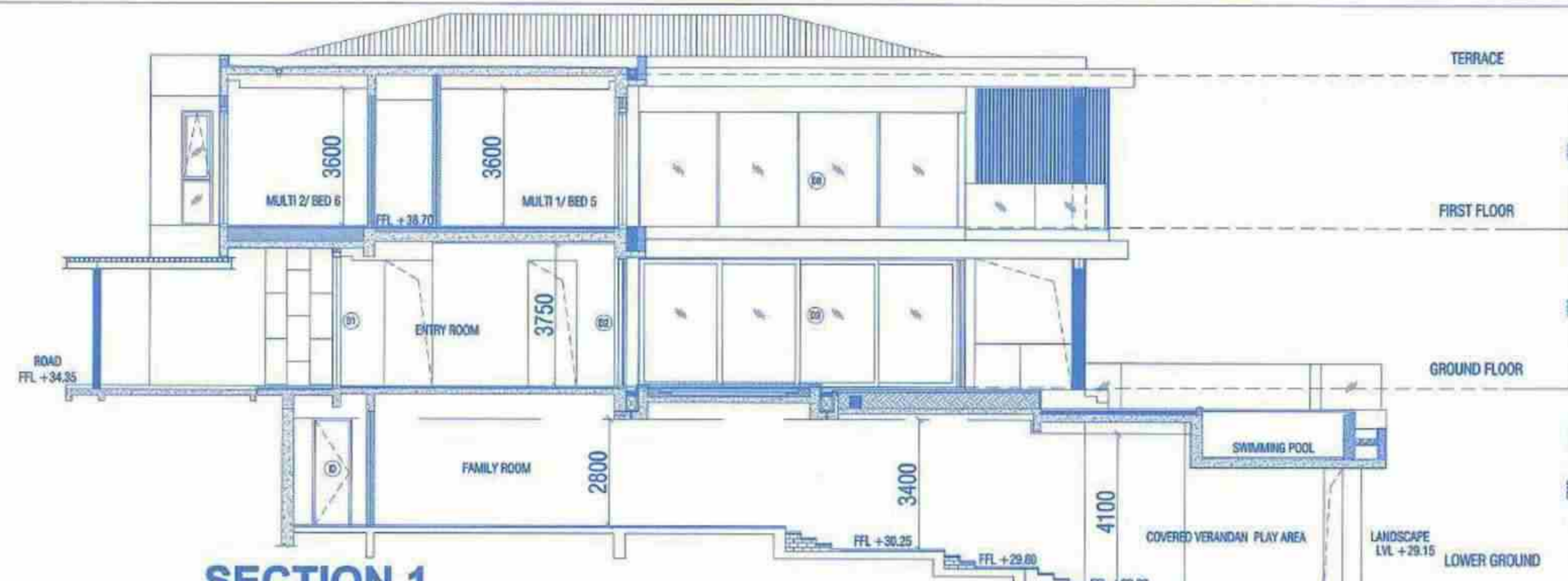
WINDOW	WIDTH	CLL	LINTEL	HEIGHT
W1	4350	00	3000	3000
W2	3650	00	3000	3000
W3	3425	00	3000	3000
W4	900	1850	3000	1550
W5	6425	00	3000	3000
W6	8650	00	3000	3000
W7	1000	1850	3000	1550
W8	1800	1850	3000	1550
W9	1250	00	3000	3000
W10	1345	00	3000	3000
W11	2900	00	3000	3000
W12	4375	00	3000	3000
W13	800	00	3000	3000
W14	1345	1850	3000	1550
W15	3700	1850	3000	1550

APPROVED VIDE PERMISSION No. VY/10/AMF-Cont./Bldgs/11/2014-25/1284  
 Date: 3/11/2025  
 APPROVED V. R. MEETING IN 3/12/2025 (No. 3022)  
 SECRETARY  
 Village Panchayat Reis-Magos  
 Bardez - Goa

OWNER'S SIGNATURE: [Signature]  
 CONSULTANT'S SIGNATURE: [Signature]  
 PROPOSED CONSTRUCTION OF (THE BAYVIEW) GROUP HOUSING PLOT BEARING SURVEY NO. 871-A-1 & 871-A-2 & 871-A-3 OF VILLAGE REIS MAGOS, TALUKA BARDEZ GOA.  
 OWNER: DLF EXCLUSIVE FLOORS PVT LTD & BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED



ELEVATION SCALE-1:100



SECTION 1 SCALE-1:100

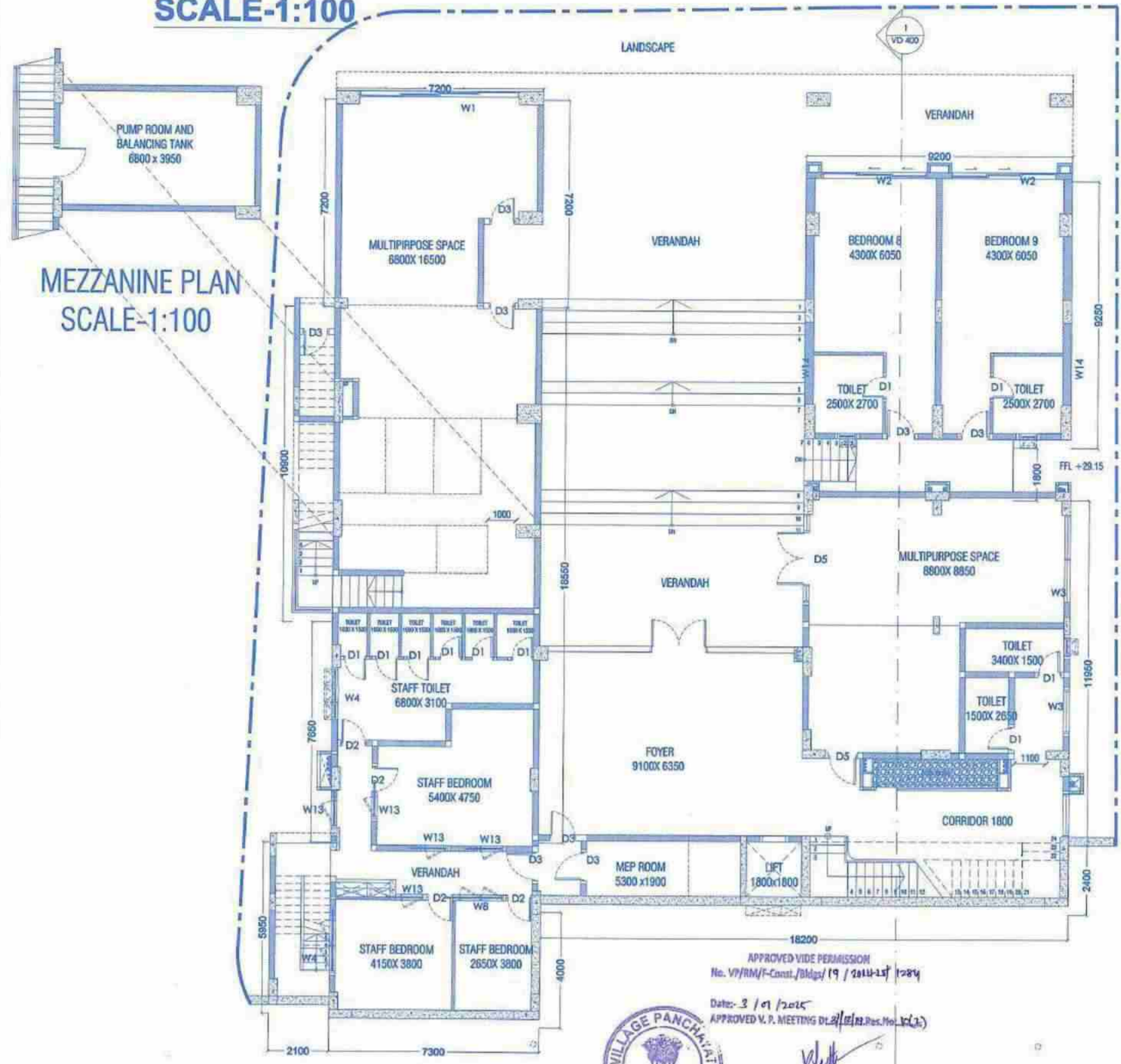
AREA CALCULATION FOR 45 Bayview

FLOORS	TOTAL B.U.A (sq.m.)	AREA FREE OF F.A.R.					LESS ADDITIONAL F.A.R. 7.5%	NET F.A.R (sq.m.)
		STAIRCASE/ LIFT (sq.m.)	BALCONY/ VERANDAH (sq.m.)	TERRACE (sq.m.)	PARKING (sq.m.)	MEP ROOM (sq.m.)		
LOWER GROUND	787.82	75.61	29.33	0.00	0.00	41.77	0.00	640.915
GROUND FLOOR	416.88	53.63	24.59	0.00	0.00	0.00	61.17	277.29
FIRST FLOOR	423.28	46.32	24.59	0.00	0.00	0.00	0.00	352.37
<b>TOTAL</b>	<b>1627.08</b>	<b>175.56</b>	<b>78.505</b>	<b>0.00</b>	<b>0.00</b>	<b>41.77</b>	<b>61.17</b>	<b>1270.575</b>

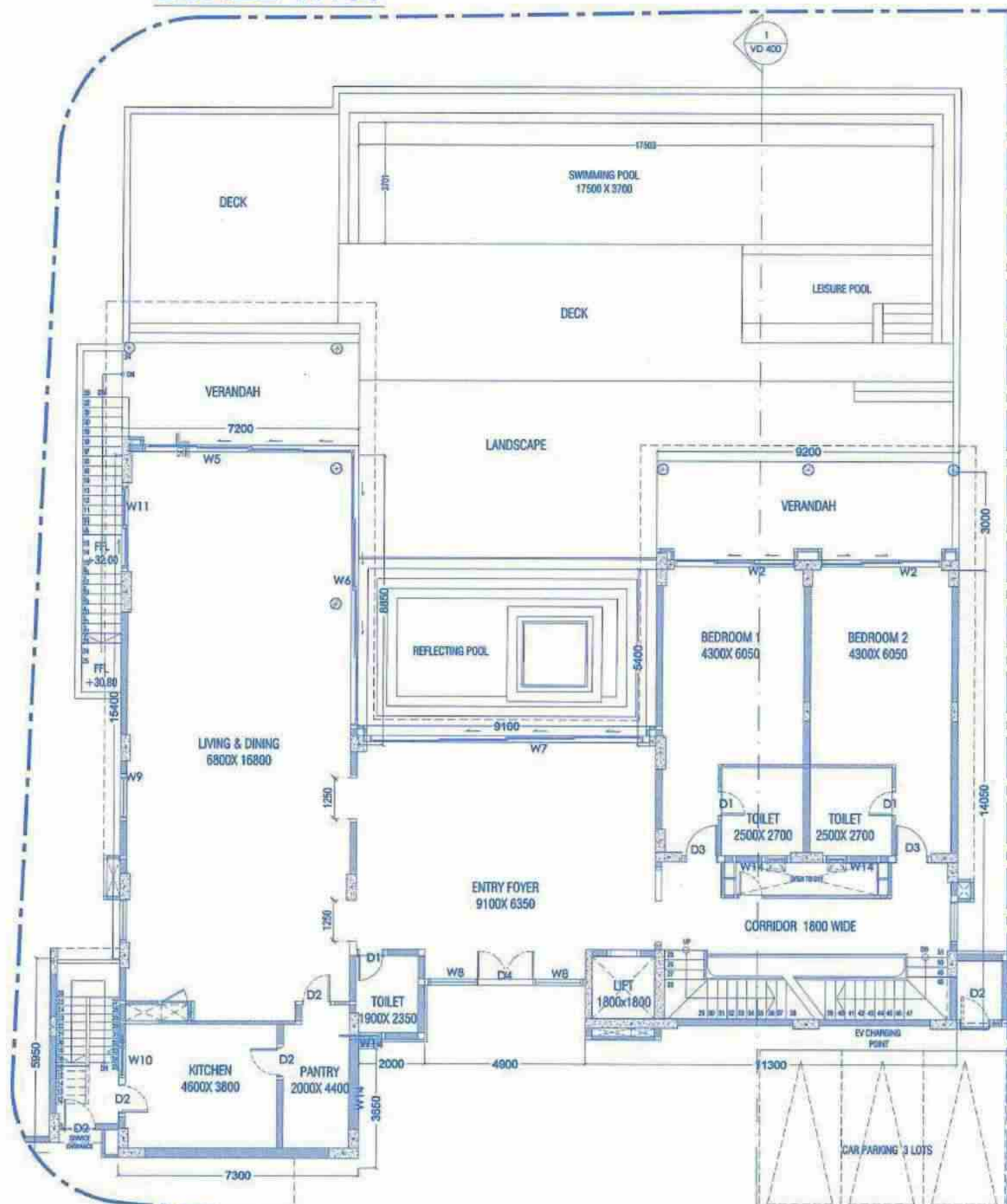
COVERED AREA = 424.76 SQ.MT.  
 F.A.R = 1270.575 SQ.MT.  
 B.U.A = 1627.08 SQ.MT.  
 POOL = 103.52 SQ.MT.

INFRA.TAX AREA COMMERCIAL 101.64 M2  
 INFRA.TAX AREA RESIDENTIAL 1627.08 + 103.52-101.64 =1628.92 M2

Description	Carpet area	Area of Exclusive Balcony/ Verandah	Area of Exclusive Open Terrace (including swimming pool)	Exclusive Paved, Unpaved area
Area Under Bayview 45	1106.05	357.30	319.05	312.80

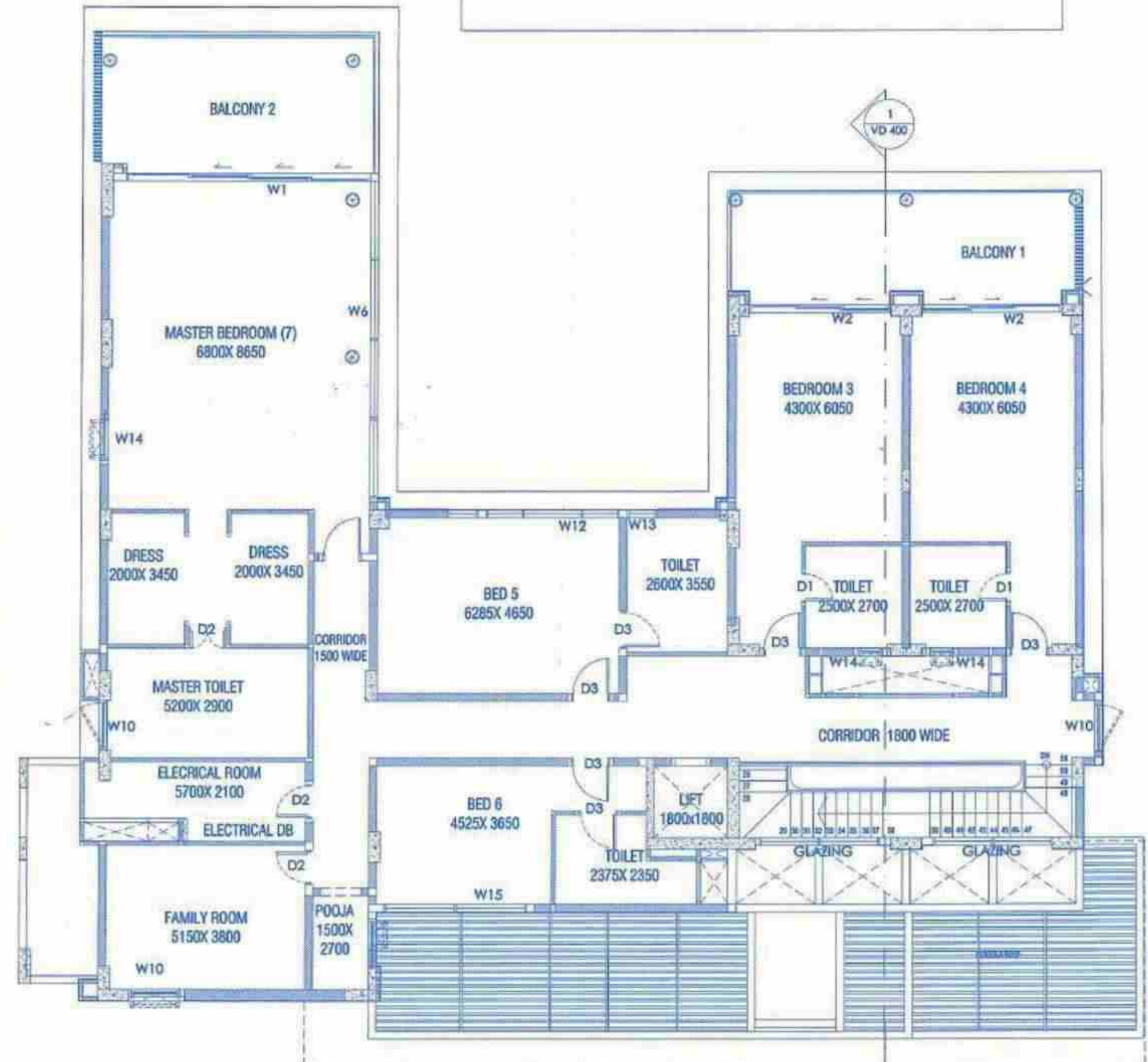
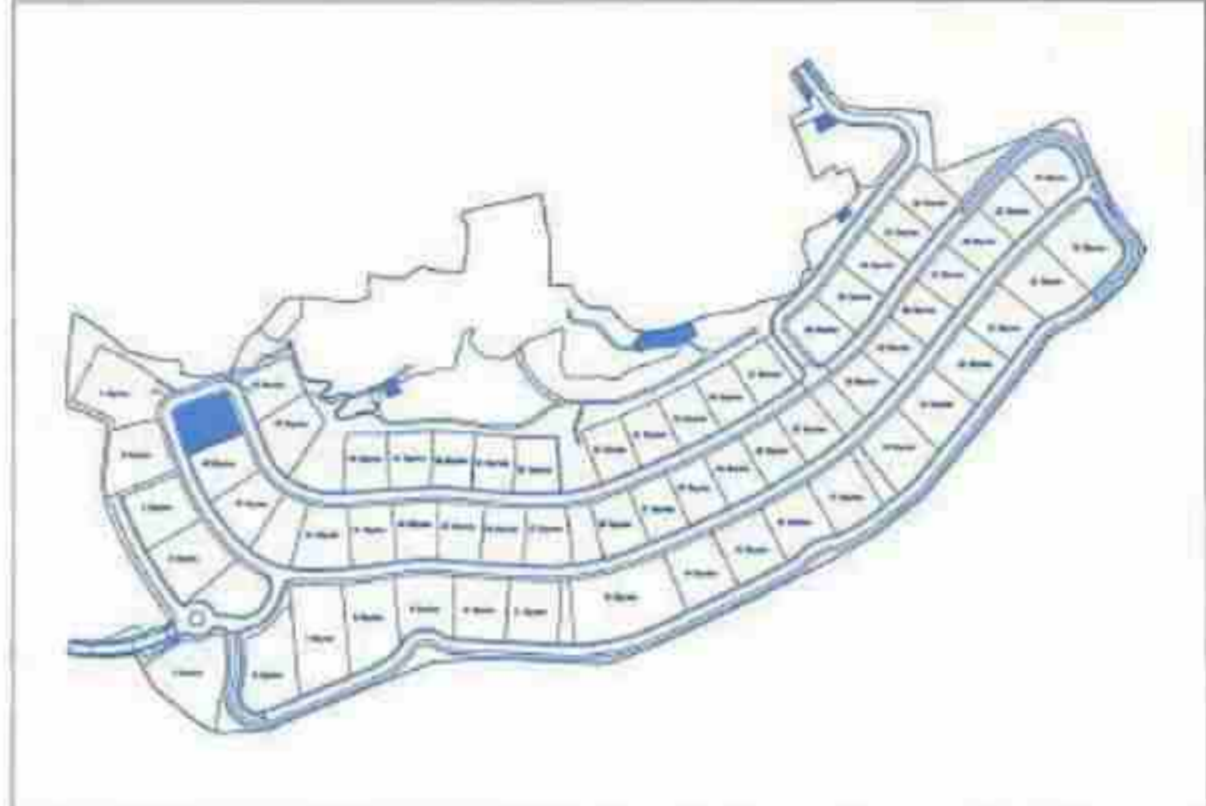


MEZZANINE PLAN SCALE-1:100



GROUND FLOOR PLAN SCALE-1:100

Approved With Condition Vide T.C.O No: TP15 Z 682 RM/10/24/10250 dt 6/12/2024  
 Dy. Town Planner  
 Town & Country Planning Dept  
 Govt. of Goa, Mapusa



FIRST FLOOR PLAN SCALE-1:100

DOOR	WIDTH	CILL	INTEL	HEIGHT
D1	800	00	2400	2400
D2	900	00	2400	2400
D3	1000	00	3000	3000
D4	1700	00	3000	3000
D5	1900	00	3000	3000

WINDOW	WIDTH	CILL	INTEL	HEIGHT
W1	6350	00	3000	3000
W2	3450	00	3000	3000
W3	3425	00	3000	3000
W4	2050	1850	3000	1550
W5	6425	00	3000	3000
W6	8650	00	3000	3000
W7	8750	1850	3000	1550
W8	1600	1850	3000	1550
W9	1250	00	3000	3000
W10	1345	00	3000	3000
W11	2900	00	3000	3000
W12	4375	00	3000	3000
W13	800	00	3000	3000
W14	1000	1850	3000	1550
W15	3700	1850	3000	1550



APPROVED VIDE PERMISSION No. V/P/111/F-Cont./B/19/1214-14/12/24  
 Date: 3/1/2024  
 APPROVED V.P. MEETING dt 21/12/2023  
 SECRETARY  
 Village Panchayat Reismagos  
 Barder - Goa

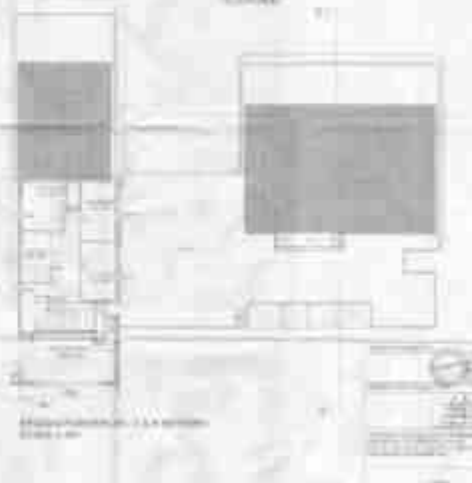
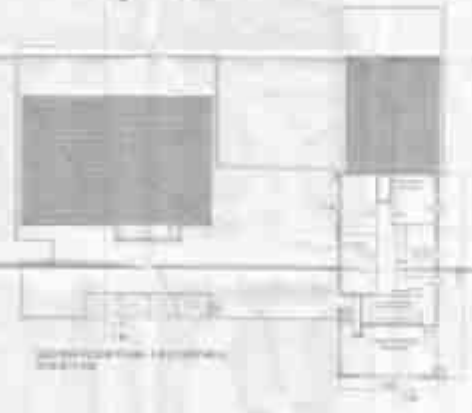
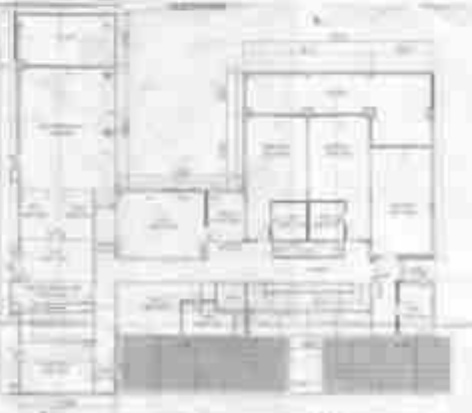
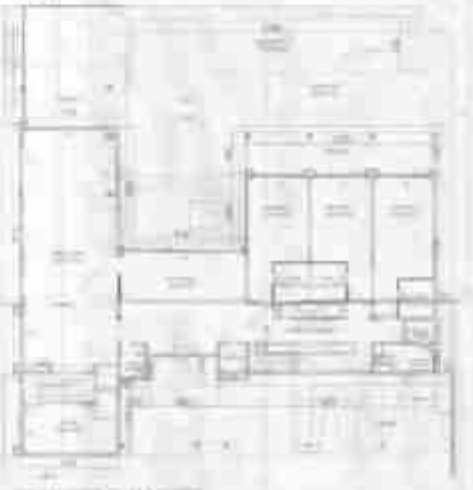
LOWER GROUND PLAN SCALE-1:100

OWNER'S SIGNATURE:  
 CONSULTANT'S SIGNATURE:  
 PROPOSED CONSTRUCTION OF (THE BAYVIEW) GROUP HOUSING PLOT BEARING SURVEY NOS. 8711-A-1 & 8711-A-2 & 8711-A-3 OF VILLAGE REIS MAGOS, TALUKA BARDEZ GOA.  
 OWNER:  
 DLF EXCLUSIVE FLOORS PVT LTD & BHAMINI REAL ESTATE DEVELOPERS PRIVATE LIMITED



NO.	DESCRIPTION	QTY	UNIT
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NO.	DESCRIPTION	QTY	UNIT
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**GOVERNMENT OF GOA  
OFFICE OF THE SUB DIVISIONAL ENGINEER,  
ELECT. SUB-DIVISION - IV,  
CALANGUTE - GOA.**

No: - Tech-36/AE/S-D-IV/24-25/CAL/1054

Dated: - 08/10/2024.

✓ To,  
DLF Exclusive Floors Pvt Ltd &  
Bhamini Real Estate Developers Pvt. Ltd.  
F-2, Landcape Excelstior, 1<sup>st</sup> Floor, Opp. Kala Academy,  
D.B. Road, Campal, Panjim, Goa.

Sub: - No objection for proposed construction of Group housing project Plot bearing Survey No 87/1-A-1, 87/1-A-2 & 87/1-A-3 situated at village Reis Magos Hardez Goa.

Sir,

With reference to the above, this is to inform you that the inspection was carried out by the Junior Engineer section office Verem on 08/10/2024 and no electrical line i.e. HT/LT line is found passing through the said property.

It is feasible from the electrical point of view for the construction of the housing project for maintaining proper clearance from the line during and after construction, also that the building/housing project, owner of the said plot are restricted from the planting of trees in such a way that they are likely to endanger the electrical line, equipment's and due course of their growth. This office shall not be responsible for any disputes which may arise subsequently in regards to the ownership of the property.

As regards to confirmation of providing infrastructure i.e electrical supply for construction of the residential building, necessary power supply will be provided as per request of the applicant by following the prevailing rules/ regulations in force at the time of requisition for power supply and on completion of all departmental formalities, subject to availability of load.

The certificate is issued as per request of the applicant.

Yours faithfully

Assistant Engineer (Elect)  
Sub-Divn. IV, Calangute.

Office of the  
Sub Divisional Engineer  
Elect Dept. Sub Divn.  
Calangute, Goa



Ref: GWMTC/Tech/51/Part-6/2024-27022 Date: 13.04.2025

Project Manager  
KEC International (RPG)  
Opp. INS Mandovi, Gate No. 1  
Reis Magos, Bardez Goa 403114

Sub: Requesting request for permission from GWMTC for disposal of dry and wet waste at Salgao Waste Treatment Facility.

Ref: Email dated 26/03/2024

To:

This is in response to your above noted subject regarding request for permission from GWMTC for disposal of dry and wet waste at Salgao Waste Treatment Facility.

The waste shall be deposited only in a segregated manner and in compliance with the following:

1. Solid Waste Management Rules, 2016.
2. The Goa Non-Biodegradable Garbage Control Act, 1996 and the rules made thereunder.
3. Any non-compliance will result in cancellation of the service without any notice.
4. Authorization from the Goa State Pollution Control Board (GSPCB) or any other competent authority, if required, shall be obtained as per law/idea.

This is to inform you that the waste shall be accepted at a fee of ₹1,770/- per ton plus applicable GST @ 18%, totaling ₹4,446/- per ton. You are requested to deposit initial amount of ₹415,000/- as security deposit which will be refunded at the end of authorization period.

Kindly note that the authorization period will start from the date of security deposit amount and shall be valid for 6 months. The payment shall be made by Cheque / DD / RTGS / NEFT in favour of Goa Waste Management Corporation.

Document verified by GADGETS ACCREDITED  
Gadgets@goawmtpgoa.com  
Quality assurance system certified  
ISO 9001:2015  
ISO 14001:2015  
ISO 45001:2018  
ISO 27001:2017



Document verified by GADGETS ACCREDITED  
Gadgets@goawmtpgoa.com  
Quality assurance system certified  
ISO 9001:2015  
ISO 14001:2015  
ISO 45001:2018  
ISO 27001:2017



The bank details are given below:

Bank Name	ICICI Bank
Branch	Panaji
Account Number	136421000312
IFSC Code	ICIC0001364
GST No	30AAAAG03376A1Z8
PAN No	AAAGG176A

It has to be ensured that no bio-medical waste, e-waste, Hazardous waste or CRD waste is brought at the facility. The vehicles used for transportation should be covered and not be over loaded above the cargo hold level. It also needs to be ensured that there is no spillage of waste along the way during transportation. Kindly initiate the Security deposit details and vehicle registration number at [samir.nairkar@goawmtpgoa.com](mailto:samir.nairkar@goawmtpgoa.com).

Please note that **NON-SEGREGATED WASTE WILL NOT BE ACCEPTED**  
Thank you.

Yours faithfully,

S/-  
(Harish Adronkar, OCS)  
Managing Director







Annexure 9

Form 59  
[See rules 115 (2)]

## Pollution Under Control Certificate

Authorised by: Directorate of Transport, Government of Goa

16/03/2026 Time:

12:08:10 pm

Validity upto:

15/09/2026

Certificate SL. No.: GAPUC20263683939 Emission Norms: Bharat Stage III  
 Registration No.: GA05J1774 Fuel: DIESEL  
 Date of registration: 25/06/2025 PUC Code: PUC/45/2013  
 Month & Year of Manufacturing: 06 / 2025 GSTIN: NA  
 Valid Mobile Number: XXXXXX 5477 Fees: Rs.300/-  
 MIL observation: No



Sr. No	Pollutant	Units	Emission limits	Measured Value
1	2	3	4	5
Polluting Emission:	Carbon Monoxide (CO)	percentage (%)	N/A	
	Hydrocarbon, (THC/HC)	ppm	N/A	
High idling emissions:	CO	percentage (%)	N/A	
	RPM	RPM	N/A	
	Lambda		N/A	
Smoke Density	Light Absorption coefficient	1/metre	2.45	0.000

This PUC certificate is system generated through the national register of motor vehicles and does not require any signature.

NOTE: Vehicle owners to link their mobile numbers to registered vehicle by logging to <https://vahan.parivahan.gov.in>



**A. G. ENTERPRISES**  
**PUC CENTRE**  
**PONDA GOA**  
**MCB.: - 9823636993**

Authorised Signature with stamp of PUC operator

N03577882









CIN: U74909KA2013PTC009190

MOU WITH VARIOUS EDUCATIONAL,  
GOVERNMENT AND PRIVATE AGENCIES

170, 2nd MAIN JUDGES BUNGALOW ROAD, NARAYANPUR  
DHARWAD, KARNATAKA, INDIA PIN: 580 006

PH: 0836-2771115, 2778321

email: nicechem@gmail.com, website: nichromelabs.com

TESTING / CONSULTING / ENGINEERING / TRAINING

Format No: NTLR/7.8/F/04-C/09

Page 1 of 1

## TEST REPORT

### Name of Customer and Address:

DLF Exclusive Floors Pvt Ltd  
Sy. No. 87/1-A-1,87/1-A-2 & 87/1-A-3 Reis  
Magos, Bardez-Goa

### Customer Reference:

NA

### Sampling Location:

Near Security Gate 3

### Sample Description:

PM<sub>10</sub>, PM<sub>2.5</sub> Filter Papers, SO<sub>2</sub>, NO<sub>2</sub>

### Report Number:

MAR/26-27/18

### Sample Number:

MAR/26-27/18

### Type of Sample:

AIR – AMBIENT

### Discipline:

Chemical

### Group:

Atmospheric Pollution

### Sample Collected by:

Nichrome Testing Laboratory  
and Research Private Limited

### Particulars of Sample Collected:

Respirable Dust Sampler  
Fine Particulate Sampler

### Environmental Condition:

30° C

### Date of Collection:

09/03/2026

### Date of Sample Receipt:

10/03/2026

### Date of Analysis Started:

11/03/2026

### Date of Completion:

12/03/2026

### Date of Report:

14/03/2026

### Wind Direction:

North East

### Specification Standard

NAAQ

## RESULTS

Sl No	PARAMETERS	UNIT	SAMPLING METHOD	TEST METHOD	RESULT	STANDARDS
1	PM <sub>10</sub>	ug/m <sup>3</sup>	IS 5182 (Part 23)	IS 5182 (Part 23)	55.32	100
2	PM <sub>2.5</sub>	ug/m <sup>3</sup>	IS 5182 (Part 24)	IS 5182 (Part 24)	18.94	50
3	Sulphur di Oxide	ug/m <sup>3</sup>	IS 5182 (Part 2)	IS 5182 (Part 2)	7.88	80
4	Oxides of Nitrogen	ug/m <sup>3</sup>	IS 5182 (Part 6)	IS 5182 (Part 6)	11.24	80

Inference as per NAAQ Standards

Above tested parameters are conforming to standards.

  
Authorized Signatory  
Channabasappa Maikar (Chemical)

<- END OF REPORT! ->



### Note:

1. The results listed above pertain only to the tested samples and applicable parameters. 2. Samples which are degradable/unstable will be disposed immediately after testing and others will be disposed after 15 days from the date of issue of test report unless otherwise specified. 3. Total liability of our laboratory is limited to the invoiced amount. 4. This report is not to be reproduced either wholly or in part and cannot be used as evidence in the court of law and should not be used in any advertising media without prior written permission. 5. Statement of conformity is made only where specifications are available and MO is not included while making statement of conformity. 6. If any disputes Subject to Dharmwad jurisdiction. 7. When Laboratory is required by law/contractual agreements to release confidential information, the customer shall be informed unless prohibited by law. 8. Sampling is not done by us unless otherwise specified. 9. Any discrepancy in the test report should be notified within 15 days. 10. For any Complaints kindly register in our Complaint Register maintained with Customer service Coordinator.



GIN: U74900KA2013PTC008193

MOU WITH VARIOUS EDUCATIONAL  
GOVERNMENT AND PRIVATE AGENCIES

## NICHROME TESTING LABORATORY AND RESEARCH PRIVATE LIMITED

170, 2nd MAIN JUDGES BUNGALOW ROAD, NARAYANPUR  
DHARWAD, KARNATAKA, INDIA PIN: 580 008  
PH: 0836-2771115, 2778521  
email: nicechem@gmail.com, website: nichromelabs.com

TESTING / CONSULTING / ENGINEERING / TRAINING

Format No: NTLR/7.8/F/04-C/09

Page 1 of 1

### TEST REPORT

#### Name of Customer and Address:

DLF Exclusive Floors Pvt Ltd  
Sy. No. 87/1-A-1, 87/1-A-2 & 87/1-A-3 Reis  
Magos, Bardez-Goa

#### Customer Reference:

NA

#### Sampling Location:

South East boundary of project site

#### Sample Description:

PM<sub>10</sub>, PM<sub>2.5</sub> Filter Papers, SO<sub>2</sub>, NO<sub>2</sub>

Report Number: MAR/26-27/19

Sample Number: MAR/26-27/19

Type of Sample: AIR – AMBIENT

Discipline: Chemical

Group: Atmospheric Pollution

Sample Collected by: Nichrome Testing Laboratory and Research Private Limited

Particulars of Sample Collected: Respirable Dust Sampler  
Fine Particulate Sampler

Environmental Condition: 30° C

Date of Collection: 09/03/2026

Date of Sample Receipt: 10/03/2026

Date of Analysis Started: 11/03/2026

Date of Completion: 12/03/2026

Date of Report: 14/03/2026

Wind Direction: North East

Specification Standard: NAAQ

### RESULTS

Sl No	PARAMETERS	UNIT	SAMPLING METHOD	TEST METHOD	RESULT	STANDARDS
1	PM <sub>10</sub>	µg/m <sup>3</sup>	IS 5182 (Part 23)	IS 5182 (Part 23)	58.46	100
2	PM <sub>2.5</sub>	µg/m <sup>3</sup>	IS 5182 (Part 24)	IS 5182 (Part 24)	25.72	60
3	Sulphur di Oxide	µg/m <sup>3</sup>	IS 5182 (Part 2)	IS 5182 (Part 2)	6.91	80
4	Oxides of Nitrogen	µg/m <sup>3</sup>	IS 5182 (Part 6)	IS 5182 (Part 6)	8.66	80
Inference as per NAAQ Standards			Above tested parameters are conforming to standards.			

  
Authorized Signatory  
Channabasappa Maikar (Chemical)



- END OF REPORT -

#### Note:

1. The results listed above pertain only to the tested samples and applicable parameters. 2. Samples which are degradable/unstable will be disposed immediately after testing and others will be disposed after 15 days from the date of issue of test report unless otherwise specified. 3. Total liability of our laboratory is limited to the invoiced amount. 4. This report is not to be reproduced either wholly or in part and cannot be used as evidence in the court of law and should not be used in any advertising media without prior written permission. 5. Statement of conformity is made only where specifications are available and MU is not included while making statement of conformity. 6. If any disputes subject to Dharwad jurisdiction. 7. When laboratory is required by law/contractual agreements to release confidential information, the customer shall be informed unless prohibited by law. 8. Sampling is not done by us unless otherwise specified. 9. Any discrepancy in the test report should be notified within 15 days. 10. For any Complaints kindly register in our Complaint Register maintained with Customer service Coordinator.

MARCH 2020  
Water Sprinkling

S.No	DATE	WATER No	IN	OUT	CUMMTR
1	01/03/20	GA-03V-9650	01:28	01:44	2000
	"	GA-03V-9650	10:10	10:30	2000
2	01/03/20	GA-03V-0177	10:05	10:38	3000
	"	GA-03V-9650	10:17	10:36	2000
3	02/03/20	GA-03V-9650	09:45	09:28	2000
	"	GA-03V-9650	10:15	10:10	2000
4	02/03/20	GA-03V-9650	09:20	09:48	2000
	"	GA-03V-0177	10:08	10:36	2000
5	02/03/20	GA-03V-9650	10:05	10:25	2000
	"	GA-03V-0177	11:05	11:25	2000
6	11/03/20	GA-03V-0177	09:20	09:44	2000
	"	GA-03V-9650	10:05	10:33	2000
7	10/03/20	GA-03V-9650	11:05	11:38	3000
	"	GA-03V-0177	10:10	10:38	2000
8	10/03/20	GA-03V-0177	09:50	10:18	2000
	"	GA-03V-9650	11:05	11:38	3000
9	10/03/20	GA-03V-0177	09:30	09:10	2000
	"	GA-03V-9650	09:10	09:48	2000
10	10/03/20	GA-03V-0177	09:05	09:48	2000
	"	GA-03V-9650	10:05	10:24	2000
11	10/03/20	GA-03V-0177	09:20	09:48	2000
	"	GA-03V-9650	10:05	10:24	2000
12	10/03/20	GA-03V-0177	09:05	09:48	2000
	"	GA-03V-9650	09:20	09:48	2000
13	20/03/20	GA-03V-0177	09:05	09:48	2000
	"	GA-03V-9650	10:20	10:48	2000
14	21/03/20	GA-03V-0177	09:05	09:48	2000
	"	GA-03V-9650	09:05	09:48	2000
15	20/03/20	GA-03V-0177	09:05	09:48	2000
	"	GA-03V-9650	10:05	10:22	2000
16	01/03/20	GA-03V-0177	09:10	09:41	2000
	"	GA-03V-0177	10:10	10:28	2000
TOTAL 20000.00 cummtr					



# STORM WATER PLAN

8 number of recharge pits are proposed





CIN: U74900KA2013PTC089193

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170, 2nd MAIN, JUDGES BUNGALOW ROAD, NARAYANPUR  
DHARWAD, KARNATAKA, INDIA PIN: 580 008  
PH: 0836-2771115, 2778521

email: nicschem@gmail.com, website: nichromelabs.com

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Format No: NTLR/7.8/F/05-C/09

Page 1 of 1

### Name of Customer and Address:

DLF Exclusive Floors Pvt Ltd  
Sy. No. 87/1-A-1, 87/1-A-2 & 87/1-A-3 Reis  
Magos, Bardez-Goa

### Customer Reference:

NA

### Sample Description:

Noise Data

### TEST REPORT

Report Number:	MAR/26-27/20 TO 23
Sample Number:	MAR/26-27/20 TO 23
Type of Sample:	AMBIENT NOISE (DAY)
Discipline:	Chemical
Group:	Atmospheric Pollution
Sample Collected by:	Nichrome Testing Laboratory and Research Private Limited
Sampling Method:	IS 9989
Particulars of Sample Collected:	Noise Level Meter
Environmental Condition:	30° C
Sampling Date:	09/03/2026
Date of Sample Receipt:	10/03/2026
Date of Report:	11/03/2026
Specification Standard:	CPCB Standards

### RESULTS

Sr. No	Sample Location	Sample Code	Time Frequency (Day)	Avg. in dB(A) Leq	Limits as per CPCB in dB(A) Leq.
01.	Near South Boundary	20	11:00am to 11:15am	60.4	75 (day time)
02.	Near North Boundary	21	11:30am to 11:45am	59.2	
03.	Near West Boundary	22	12:00pm to 12:15pm	58.1	
04.	Near East Boundary	23	12:30pm to 12:45pm	62.5	

Inference

Above tested parameter is conforming to standards.

  
Authorized Signatory  
Channabasappa Malkar (Chemical)

-: END OF REPORT: -



### Note:

1. The results listed above pertain only to the tested samples and applicable parameters. 2. Samples which are degradable/unstable will be disposed immediately after testing and others will be disposed after 15 days from the date of issue of test report unless otherwise specified. 3. Total liability of our laboratory is limited to the invoice amount. 4. This report is not to be reproduced either wholly or in part and cannot be used as evidence in the court of law and should not be used in any advertising media without prior written permission. 5. Statement of conformity is made only where specifications are available and MI is not included while making statement of conformity & if any disputes subject to other jurisdiction. 7. When laboratory is required by law/contractual agreements to release confidential information, the customer shall be notified unless prohibited by law. 8. Sampling is not done by us unless otherwise specified. 9. Any discrepancy in the test report should be notified within 15 days. 10. For any complaints kindly register in our Complaint Register maintained with Customer service Coordinator.




Annexure 18.



Sl. No.	Date	Roll No.	Name	Spelling	Spelling	Spelling	Handwritten	Other	Exam	Result
(1)	01/01/26	564	Pradeep Kumar Ravi	✓	✓	✓	✓		48/100	Pass
(2)	01/01/26	566	Shiv Bahadur Ravi	✓	✓	✓	✓		50/100	Pass
(3)	01/01/26	567	Jitendra Kumar Ravi	✓	✓	✓	✓	None Mark	50/100	Pass
(4)	01/01/26	563	Jagpal Ravi	✓	✓	✓	✓		50/100	Pass
			Mohit Kumar Mishra	✓	✓	✓	✓		50/100	Pass
(5)	01/01/26	570	Anuj Kumar	✓	✓	✓	✓		50/100	Pass
(6)	01/01/26	570	Rishoj Kumar	✓	✓	✓	✓		50/100	Pass
(7)	10/01/26	650	Harish Chhayan	✓	✓	✓	✓	None Mark	50/100	Pass
(8)	01/01/26	66	Arshad Patil	✓	✓	✓	✓		50/100	Pass
(9)		662	Nirupam Mandal	✓	✓	✓	✓		50/100	Pass
(10)	01/01/26	736	Jaganath Jani	✓	✓	✓	✓		50/100	Pass
(11)		735	Vishnu Jani	✓	✓	✓	✓		50/100	Pass
(12)		734	Gurpreet Vihar	✓	✓	✓	✓	None Mark	50/100	Pass
(13)		735	Jhankar Kumar	✓	✓	✓	✓		50/100	Pass
(14)	01/01/26	743	Gurpreet Gupta	✓	✓	✓	✓		50/100	Pass
(15)	"	742	Pooja Kumar	✓	✓	✓	✓	None Mark	50/100	Pass
(16)	01/01/26	744	Mithlesh Tiwari	✓	✓	✓	✓	None Mark	50/100	Pass
(17)	01/01/26	753	Suresh Kumar	✓	✓	✓	✓		50/100	Pass
(18)	01/01/26	895	Sandeep Negi	✓	✓	✓	✓		50/100	Pass
(19)	01/01/26	896	Om Aganya	✓	✓	✓	✓		50/100	Pass
(20)	01/01/26	897	Sahana Kumar	✓	✓	✓	✓		50/100	Pass
(21)	01/01/26	924	Raj Kumar Mandal	✓	✓	✓	✓		50/100	Pass
(22)	"	919	Shiva Mandal	✓	✓	✓	✓	None Mark	50/100	Pass
(23)	"	922	Sapam Kumar Mandal	✓	✓	✓	✓	None Mark	50/100	Pass
(24)	"	921	Nagash Kumar Ray	✓	✓	✓	✓	None Mark	50/100	Pass
(25)	"	923	Hari Kumar Mandal	✓	✓	✓	✓	None Mark	50/100	Pass
(26)	01/01/26	950	Ashish Vihar	✓	✓	✓	✓		50/100	Pass
(27)	"	951	Kundan Kashyap	✓	✓	✓	✓		50/100	Pass
(28)	15/01/26	988	Ashish Kumar Mandal	✓	✓	✓	✓		50/100	Pass
(29)	"	977	Shub Kumar	✓	✓	✓	✓		50/100	Pass
(30)	15/01/26	988	Ganesh Prasad Mandal	✓	✓	✓	✓		50/100	Pass
(31)	18/01/26	1019	Mohit Vihar	✓	✓	✓	✓		50/100	Pass
(32)	01/01/26	1040	Dulal Jaiswal	✓	✓	✓	✓		50/100	Pass
(33)	"	1047	Dheepak Gope	✓	✓	✓	✓		50/100	Pass
(34)	"	1046	Jaya Jaiswal	✓	✓	✓	✓		50/100	Pass
(35)	"	1045	Ram Jagori	✓	✓	✓	✓		50/100	Pass








Date of Screening	Result	Signature of the H.O./NCO with seal
9/12/2026	SMP Neg	 Medical Officer Primary Health Centre Canacona

**NOTE**

- As per Section 75A of Goa Public Health Act, all labourers should possess Health Card and should renew it once in three months. No labourer shall be engaged by the Contractor/Developer/Builder without a valid Health Card. Whoever contravenes the above provisions of the Health Act shall be punishable with the as specified in the Act.
- Health Card should be with concerned person and should be produced to the Health Staff on demand.

 141521  
 Government of Goa  
**HEALTH CARD**  
 No. PHCC/2026-27/926  
 Name: Mithun Kumar  
 Father's/Husband's Name: Leon mandal  
 Permanent Address: Salnati  
 talhar Bhar 255113 (DIF)  
 Age: 21 yrs. Sex: male  
 Occupation: labour  
 9039-3002-0969. (Rs. 5/- only)

DIRECTORATE OF HEALTH SERVICES  
 GOVERNMENT OF GOA  
 PANAJI-GOA


Gov. Ptg. Press, Panaji-Goa-141521-300225.

Date of Screening	Result	Signature of the H.O./NCO with seal
9/12/2026	SMP Neg	 Medical Officer Primary Health Centre Canacona




**NOTE**

- As per Section 75A of Goa Public Health Act, all labourers should possess Health Card and should renew it once in three months. No labourer shall be engaged by the Contractor/Developer/Builder without a valid Health Card. Whoever contravenes the above provisions of the Health Act shall be punishable with fine as specified in the Act.
- Health Card should be with concerned person and should be produced to the Health Staff on demand.

 141521  
 Government of Goa  
**HEALTH CARD**  
 No. PHCC/2026-27/926  
 Name: Mithun Kumar  
 Father's/Husband's Name: Leon mandal  
 Permanent Address: Salnati  
 talhar Bhar 255113 (DIF)  
 Age: 21 yrs. Sex: male  
 Occupation: labour  
 9039-3002-0969. (Rs. 5/- only)

DIRECTORATE OF HEALTH SERVICES  
 GOVERNMENT OF GOA  
 PANAJI-GOA

Gov. Ptg. Press, Panaji-Goa-141521-300225.

Sr. No.	Source of water withdrawal	Unit	FY 2025-26												Annual Total
			Apr-25	May-25	Jun-25	Jul-25	Aug-25	Sep-25	Oct-25	Nov-25	Dec-25	Jan-26	Feb-26	Mar-26	
1	Third party water	KL	184	240	240	128	144	128	128	128	496	256	224	256	2552
2	Third party water categories - Drinking Water (not	KL	128	144	144	248	248	240	148	240	512	744	672	744	4212
<b>Total</b>		KL	<b>312</b>	<b>384</b>	<b>384</b>	<b>376</b>	<b>392</b>	<b>368</b>	<b>276</b>	<b>368</b>	<b>1008</b>	<b>1000</b>	<b>896</b>	<b>1000</b>	<b>6764</b>

18/12/2025  
Goa State Pollution Control Board  
Opp. Saligao Seminary  
Saligao Goa 403 511

## DLF EXCLUSIVE FLOORS PRIVATE LIMITED

Regd. Off.: 2nd Floor, DLF Gateway Tower, B-Block, DLF City, Phase - II Gurgaon-122002  
(CIN: U37010HR2006PTC0177951)  
Tel.: +91-124-4762000, Email ID: corporate@dlf.in

Date: 27.11.2025

To,  
**The Member Secretary,**  
Goa State Environmental Impact Assessment Authority (GSEIAA),  
4th Floor, Dempo Towers,  
Patto plaza, EDC complex,  
Panaji Goa 403001

**Subject:** Submission of Environmental Clearance (EC) compliance report for the monitoring period of April to September, 2025 for the Group Housing Residential Villa development "The Bayview" located at survey no. 87/1-A-1, 87/1-A-2, and 87/1-A-3, Village Reis Magos, Taluka Bardez, North Goa, Goa.

**References:** Environment Clearance granted by Ministry of Environment Forest & Climate Change

1. EC granted vide letter No. 21-64/2017-IA-III dated 14th September 2017
2. EC transfer letter vide no. SIA/GA/MIS/294655/2022/42 dated 16.05.2023.
3. Amendment in Environment Clearance Granted vide letter no 90/3/2022 - 23/ GSEIAA/Project - Prop/21 dated 16/04/2025.

Dear Sir,

With reference to the above please find enclosed herewith the Half Yearly Compliance report of the conditions stipulated in Environment Clearance (Monitoring Period April to September, 2025) along with applicable annexures.

Kindly acknowledge the same.

Thanking You  
Yours Faithfully  
DLF Exclusive Floors Private Limited

  
Authorized Signatory

Enclosure: Half yearly compliance report - April to September 2025

Cc:

1. The Member Secretary, Goa State Pollution Control Board, Nr. Pilerne Industrial Estate, opp. Saligao Seminary, Saligao-Bardez, Goa 403511
2. Integrated Regional office Kendriya Sadan, 4th Floor, E & F Wings, 17th main road, H Block, Koramangala, Bangalore-560034.

Your (Half Yearly Compliance Report) has been Submitted with following details

Proposal No	90/3/2022-23/GSEIAA/Project -Prop/21
Compliance ID	130062221
Compliance Number(For Tracking)	EC/M/COMPLIANCE/130062221/2025
Reporting Year	2025
Reporting Period	01 Dec(01 Apr - 30 Sep)
Submission Date	29-11-2025
RO/SRO Name	Shri S Senthil Kumar
RO/SRO Email	jk083.ifs@nic.in
State	GOA
RO/SRO Office Address	Integrated Regional Offices, Bengaluru

**Note:** SMS and E-Mail has been sent to Shri S Senthil Kumar, GOA with Notification to Project Proponent.