

BEFORE THE NATIONAL GREEN TRIBUNAL
WESTERN ZONE, PUNE

Appeal No.07/2023 WZ

COLVA CIVIC & CONSUMER FORUM

.....APPELLANT

V/s.

GOA COASTAL ZONE MANAGEMENT AUTHORITY

& ORS.

..... RESPONDENTS

AFFIDAVIT IN REPLY ON BEHALF OF THE RESPONDENT
NO.3

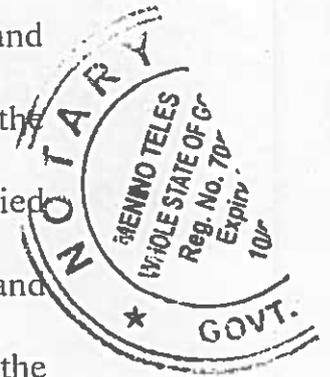
I, MR. ABHAY PRABHU, son of Mr. Ramchandra Prabhu, major of age, Indian National, Office at Salcete Beach Resort, H. No.295/8, 3rd Ward, Colva, Salcete – Goa 403708 (“ answering respondent”), the authorised representative of Respondent No.3 hereinabove on solemn affirmation state and submit as under:-

1. I say that I have read and understood the contents of the Appeal Memo, and in response to the same, I seek to file the present Affidavit in Reply.

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2. I categorically deny and dispute the contents of the Appeal and the documents annexed thereto, which are inconsistent with the case set out by me. Anything that is not specifically denied shall not be deemed to be admitted. I deny the authenticity and veracity of the documents and photographs relied upon by the Appellant.



PRELIMINARY OBJECTIONS

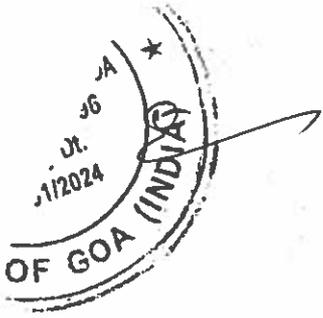
3. I say that the present Appeal is liable to be dismissed in *limine* on account of the fact that the Appellant herein is guilty of suppression of material facts. I say that the Appellant has deliberately concealed material facts and/or as deliberately suppressed material documents which were part of the proceedings conducted before the Respondent No.1 Authority. I say that the following facts/documents have been deliberately suppressed by the Appellant whilst preferring the captioned Appeal:-

- a. The Appellant have not placed on record the reply dated 10.12.2022 along with the documents annexed thereto and Additional reply dated 26.04.2022, which were filed by the answering respondent in the proceedings before

the GCZMA. The bare perusal of the aforesaid replies alongwith the documents annexed thereto clearly established the facts that the structures *qua* which the show cause notice has been discharged are completely legal and constructed with all the requisite approvals, including requisite approvals under the provisions of CRZ Regulations. It is apparent that the Appellant has deliberately/intentionally not produced the aforesaid replies with an intent to mislead this Hon'ble Tribunal and on this ground alone the present Appeal is liable to be dismissed.

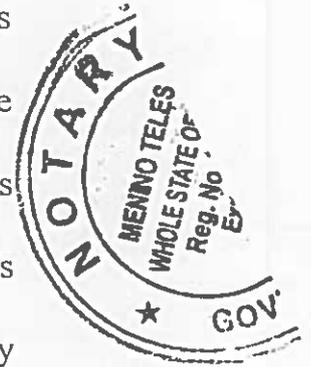
Copies of reply dated 10.12.2022 and Additional reply dated 26.04.2022, alongwith the documents annexed thereto are marked and annexed hereto as Annexure A Colly.

- b. The Appellant in the captioned Appeal has attempted to project that the Show Cause Notice against the answering respondent was discharged in totality, however, the correct factual position that the Respondent No.1 Authority infact directed demolition of certain structures

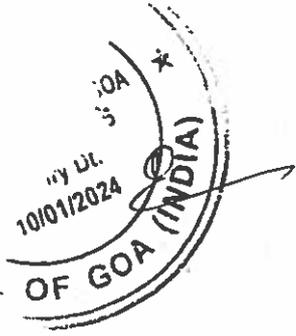


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belonging to the answering Respondent and has discharged the show cause notice only in respect of those structures for which the answering respondent has produced all the relevant Permissions/Approvals. It is clear that Appellant by stating incomplete facts is only attempting to mislead this Hon'ble Tribunal. In this regard it is pertinent to mention that the Respondent No.1 authority directed the answering respondent to demolish the pool side restaurant in Survey No.54/5, stage, shower room, fountain, basement below swimming pool deck, interlocking pavers on concrete base, car porch, security cabin, cylinder shed, erected in property bearing Survey No.55/3 and 54/5 of Colva Village. It is relevant to note that the answering respondent has duly complied with the aforesaid directions and such compliance has also been duly verified by the Goa Coastal Zone Management Authority. It is only in respect of structures of the answering respondents namely five cottages of G+1, the restaurant, S. T.P., Generator shed and the swimming pool, which are *interms* of duly approved plan and in accordance with permission granted, the Respondent



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No.1 authority has discharged the Show Cause Notice. It is stated that the Appellant has deliberately suppressed the fact that as regard the structures in respect of which the Respondent No.1 Authority has directed demolition, the answering respondent has duly complied with the same and such compliance has been duly verified by the Respondent No.1 Authority.

- c. The ground raised and so also some of the relief claimed in the present Appeal travel beyond the scope of proceedings before the Hon'ble Respondent No.1 Authority and so also beyond the scope and jurisdiction under the provisions of National Green Tribunal Act.
4. Further, before proceedings to deal with the contentions raised by the Appellants in the present Appeal, the answering respondent finds its expedients to narrate the facts which clearly establishes that the structures belonging to the answering respondents in respect of which Show Cause Notice has been discharged are completely legal structures and which structures

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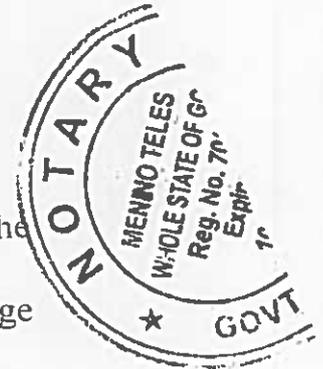
have been constructed in terms of approved permissions/approvals. The relevant facts are as under:-

a. The answering respondent is owner in possession of the properties bearing Survey No.54/5 and 55/3 of Village Colva, Salcete-Goa (hereinafter referred to as the subject properties).

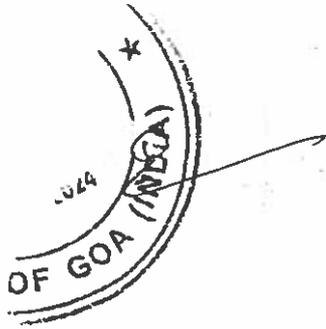
b. The subject matter property was developed by the predecessors in title of the answering respondent in the early 1990s after obtaining the following permissions/approvals from the concerned authorities.

The list of permissions/approvals is as follows:-

- i. Approval dated 07.04.1987 for construction of cottages granted by Town and Country Planning Department – Annexure A-1.
- ii. Conversion Sanad dated 13.08.1987 – Annexure A-2.
- iii. Development Permission dated 03.03.1992 from South Goa Planning and Development Authority – Annexure A-3.



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- iv. Permission dated 23.06.1994 by Goa State Committee on Coastal Environment (GSCCE) – Annexure A-4
 - v. Construction License dated 21.09.1994 granted by Village Panchayat of Colva – Annexure A-5.
 - vi. Plans approved by the GSCCE and VP – Annexure A-6 (Colly)
 - vii. CRZ clearance dated 23.11.2000 from Department of Science, Technology & Environment – Annexure A-7.
 - viii. Occupancy Certificate dated 15.09.2001 – Annexure A-8.
- c. It is stated that pursuant to the said development, the predecessors in title of the Respondent obtained necessary permission/NOCs from concerned authorities to start Hotel/Restaurant business viz. '*M/s. West Zone Hotels*' in the said property. The relevant documents are as follows.
- i. NOC dated 03.07.1998 issued by Department of Tourism – Annexure A-9.

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ii. Permission dated 22.12.2001 from VP Colva –
Annexure A-10.

d. It is stated that subsequently the said property was purchased by answering respondent vide Deed of Sale dated 06.07.2017 and the business was renamed to '*Salcete Beach Resort – Colva*'. The answering respondent obtained NOC dated 08.10.2018 from Village Panchayat Colva to get the House Number & other connections in my name. The copy of the NOC dated 08.10.2018 is marked and annexed herewith as **Annexure A-11.**

e. It is stated that thereafter vide Certificate dated 17.12.2018, the Village Panchayat granted their No Objection to conduct Hotel business in the name of '*Salcete Beach Resort*'. The copy of the NOC dated 17.12.2018 is marked and annexed herewith as **Annexure A-12.**

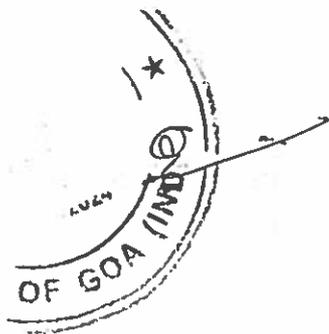


(Signature)

f. It is stated that the answering respondent has also obtained Consent to Operate dated 03.08.2019 from the Goa Pollution Control Board (GSPCB). The copy of the Consent to Operate dated 03.08.2019 is annexed and marked as Annexure A-13.

g. I say that the aforementioned documents clearly establish that the entire development is carried out only after obtaining necessary permissions/approvals from the concerned authorities. The Show Cause Notice has been discharged qua the structures which have been erected in accordance with the above mentioned Permissions/Approvals.

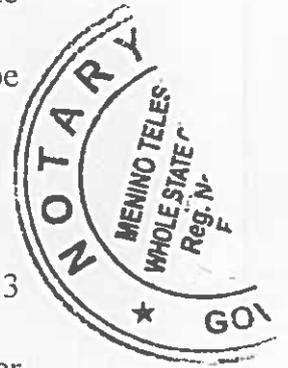
5. I say that I was only served with the Personal Hearing Notice dated 18.11.2020 issued by the GCZMA, which makes a reference to Show Cause Notice dated 07.05.2019 issued by the GCZMA. It was only upon receipt of the said Personal Hearing Notice that I became aware of the purported Show Cause Notice dated 07.05.2019 and the proceedings initiated against Respondent No.3. The said clarification was given by me in the Reply dated 10.12.2020, which Reply has not been placed on



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record by the Appellant. The same amounts to deliberate suppression on the part of the Appellant which is required to be taken into consideration.

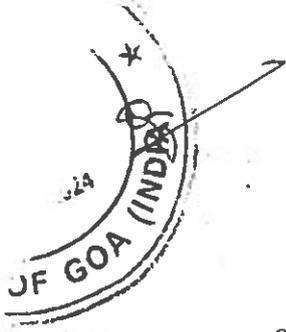
6. However, the Appellant has alleged that the Respondent No.3 flouted the said Show Cause Notice cum Stop Work Order dated 07.05.2019 and continued with the works. I categorically deny the said allegation. I reiterate that I was never served with the said Show Cause Notice therefore the question of flouting the same does not arise. I have specifically pleaded the same in the reply filed before the GCZMA. However, the Appellant has chosen to suppress the said reply.
7. In so far as the purported site inspection report dated 23.11.2018 prepared by the GCZMA is concerned, the same is vitiated in as much as the Respondent No.3 was neither intimated nor was any authorised representative present during the said purported site inspection. The said report is unreliable and is rightly not considered by the GCZMA.
8. Even otherwise, the complaint filed by the Appellant before the GCZMA is false, frivolous and with malafide intent and/or for



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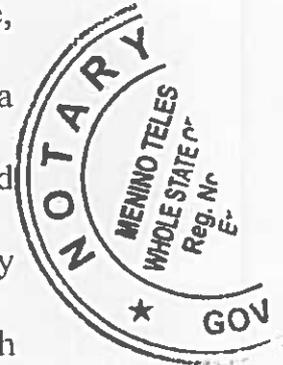
collateral purpose. The said complaint is based on complete misconstruction of facts and provisions of CRZ notification and the applicable laws. In light of the above the Appeal is liable to be dismissed in toto.



9. I say that the 5 structures are G+1 structures. The Appellant is intentionally trying to mislead this Hon'ble Tribunal by referring to the same as G+2 structures. The height of the structures is restricted to 9 mts. From the ground level. There is temporary sloping roof above the said structures, which is installed primarily to avoid leakage and seepage of water during monsoons. The said area under the shed is not habitable and the same has been rightly appreciated by the GCZMA whilst passing the Impugned Order.
10. I say that the swimming pool is approved by the concerned authorities and the same is clear from the approved plans annexed hereinabove. However, the Appellant, with malafide intent, is attributing fraud as against this Respondent. I say that the allegation is malafide in addition to being baseless and frivolous.

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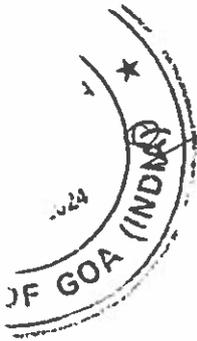
11.I say that as far as issue of sand dune is concerned, no sand dune has been demarcated in the said property. Even otherwise, said project was granted permission dated 23.06.1994 by Goa State Committee on Coastal Environment (GSCCE) and thereafter was granted CRZ Clearance dated 23.11.2000 by Department of Science, Technology & Environment, which were the Principal expert authorities on coastal regulations at the relevant time. Similarly the compound wall and other shades have been in existence since many years.



12.In view of the above, it is clear that the said development in the subject property is authorised and in compliance with the CRZ Regulations. The same is further corroborated by the Report dated 04.12.2020 prepared by the Engineer. The copy of the Report dated 04.12.2020 is marked and annexed herewith as Annexure A-14.

13.I say that the aforementioned facts and material documents were placed on record before the GCZMA by the Respondent No.3 alongwith Reply dated 10.12.2020 and 26.04.2022.

14. In the above conspectus, I say that the Appeal is devoid of merit and the same is liable to be dismissed with cost.



15. I say that what is stated by me in paragraphs 1, 2, 3(part), 4, 5 (part), 6(part), 7(part), 8(part), 9, 10, 11, 12 & 13 are true to my own knowledge and what is stated in the remaining Paragraphs, namely para 3(part), 5(part), 6(part), 7(part) & 8 (part) is in the nature of legal submissions and/or inferences of facts, which I believe to be true.

Solemnly affirmed at Panaji-Goa, on this 4th day of July, 2023

[Signature]
DEPONENT

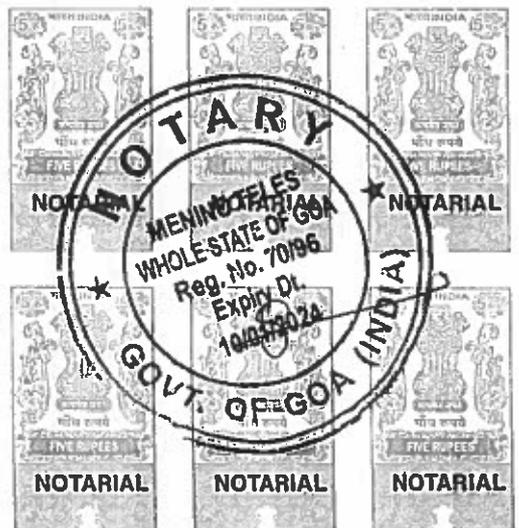
Identified by me:

Advocate for the Respondent No.3

Solemnly affirmed/ executed before me by
Mr. Akhay Prabhu
M/O. Colub Salote
Goa.

who is identified before me on the basis of
Dominigueno NO. GA0520090053625
REG. No. *4/564/23* DATE *04/07/2023*.

[Signature]
MENINO TELES
NOTARY
(Entire State of Goa)
PANAJI-GOA



Annexure 'A'
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**BEFORE THE GOA COASTAL ZONE MANAGEMENT
AUTHORITY**

Ref. No. GCZMA/N/ILLE-COMPL/18-19/58/

In the matter of:

Colva Civic and Consumer Forum ...Complainant

v.

Salcete Beach Resort-Colva
(Formerly West Zone Hotels)
Through Mr. Abhay Prabhu ...Respondent

REPLY TO SHOW-CAUSE NOTICE

DATED 07/05/2019

The Respondent states and submits as under:-

1. Respondent states that the Respondent is being represented by Mr. Abhay Prabhu, who is the owner in possession of the subject property bearing Survey No. 54/5 and 55/3 of Village Colva, Salcete- Goa.
2. The Respondent states that the Respondent was served with Personal Hearing Notice dated 18/11/2020, which makes a reference to Show Cause Notice dated 07/05/2019 issued by this

Authority. It was at this time that the Respondent became aware of the said Show Cause Notice dated 07/05/2019 and the proceedings initiated against this Respondent. The Respondent now therefore seeks to file their reply to the said Show Cause Notice dated 07/05/2019.

3. At the outset, the Respondent states that the said Show Cause Notice is issued on the basis of Complaint filed by the complainant herein. The said complaint is false, frivolous and filed with mala-fide intent and/or for collateral purpose. Respondent disputes and denies each and every allegation/averment that is contrary to the defense set forth by the Respondent. The complaint is based on complete misconstruction of facts and provisions of CRZ notification and the applicable laws.
4. Respondent states that the said property was developed by Respondent's predecessors in title in the early 1990s after obtaining all the necessary permissions/approvals from the concerned authorities. The list of permissions/approvals is as follows:

- i. Approval dated 07/04/1987 for construction of cottages granted by Town and Country Planning Department. - **Annexure A-1**
 - ii. Conversion Sanad dated 13/08/1987 - **Annexure A-2**
 - iii. Development Permission dated 03/03/1992 from South Goa Planning and Development Authority - **Annexure A-3**
 - iv. Permission dated 23/06/1994 by Goa State Committee on Coastal Environment (GSCCE) - **Annexure A-4**
 - v. Construction Licenses dated 21/09/1994 granted by Village Panchayat of Colva - **Annexure A-5 (colly)**
 - vi. Plans approved by the GSCCE and VP - **Annexure A-6 (Colly)**
 - vii. CRZ Clearance dated 23/11/2000 from Department of Science, Technology & Environment - **Annexure A-7**
 - viii. Occupancy Certificate dated 15/09/2001 - **Annexure A-8**
5. Respondent states that pursuant to the said development, the predecessors in title of the Respondent obtained necessary permissions/NOCs from concerned authorities to start Hotel/Restaurant business viz. '**M/s West Zone Hotels**' in the said property. The relevant documents are as follows.

17.,

- i. NOC dated 03/07/1998 issued by Department of Tourism - Annexure A-9
 - ii. Permission dated 22/12/2001 from VP Colva - Annexure A-10
6. Respondent states that subsequently the said property was purchased by Mr. Abhay Prabhu vide Deed of Sale dated 06/07/2017 and the business was renamed to '*Salcete Beach Resort - Colva*'. Respondent accordingly obtained NOC dated 08/10/2018 from VP Colva to get the House Number & other connections in his name. in the name of Mr. Abhay Prabhu. - Annexed herewith as Annexure A-11 is the copy of the NOC dated 08/10/2018.
7. Respondent states that thereafter vide Certificate dated 17/12/2018, the village Panchayat granted their No Objection to conduct Hotel business in the name of *Salcete Beach Resort*. Annexed herewith as Annexure A-12 is the copy of the NOC dated 17/12/2018.
8. Respondent states that Respondent has also obtained *Consent to Operate* dated 03/08/2019

from the Goa Pollution Control Board (GSPCB). Annexed herewith as **Annexure A-13** is the copy of the Consent to Operate dated 03/08/2019.

9. Respondent states that the aforementioned documents clearly establish that the entire development is carried out only after obtaining necessary permissions/approvals from the concerned authorities.
10. With respect to the alleged violations as recorded in the said Show Cause Notice the Respondent states that the 5 structures are G+1 structures, which have been erroneously construed as G+2 structures. Be that as it may, the height of the structures is restricted to 9 mts from the ground level. It does bear mentioning that the Respondent has attached an elongated temporary shade with sloping roof above the said structures, which is primarily to avoid leakage and seepage of water during monsoons. The said area under the shed is not used for habitable purposes.
11. Respondent states that the swimming pool is approved by the concerned Authorities and the

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same is clear from the approved plans annexed hereinabove. Therefore there is absolutely no illegality in respect of the same.

12. Respondent states that as far as issue of sand dune is concerned, no sand dune has been demarcated in the said property. Even otherwise, said project was granted permission dated 23/06/1994 by Goa State Committee on Coastal Environment (GSCCE) and thereafter was granted CRZ Clearance dated 23/11/2000 by Department of Science, Technology & Environment, which were the principal expert authorities on coastal regulations at the relevant time.
13. Respondent states that the compound wall and other shades have been in existence since many years.
14. In view of the above, it is clear that the said development in the subject property is authorized and in compliance with the CRZ Regulations. The same is further corroborated by the Report dated 04/12/2020 prepared by

the Engineer. Annexed herewith as Annexure A-14 is the copy of the Report dated 04/12/2020.

15. The complainant is only attempting to carry out a fishing expedition to harass the Respondent and/or for collateral purpose. The complaint is devoid of merit. The complaint on the basis of which show cause notice is issued smacks of malafides and is an abuse of process of law and on that count is liable to be dismissed with costs.

16. In such circumstances, the above show cause notice is liable to be recalled/discharged.

It is therefore prayed that the complaint be dismissed and the Show Cause Notice dated 07/05/2019 be recalled/discharged.

Date: 10/12/2020

Place: Porvorim - Goa


Respondent

Let. No. DJ/5720/1488/87
 Town and Country Planning Department
 Government of Goa, Daman and Diu,
 Panaji, Goa.
 Date: 7/4/87

To
 ✓ Shri Henrique Rebello,
 Dulcina Fávado, Arossim,
 Post Cansaulim,
 Goa.

sub: Construction of 5 cottages on Sy. No.55/3
 at Colva.
 ref: Clearance from Eco Development Council.

Sir,

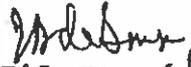
With reference to your application dated 3.3.87,
 and in continuation to this office letter No.DJ/5120/
 1276/82 dated 25.3.87, please find enclosed herewith
~~5 copies of the plans duly approved~~ 5 copies of the plans duly approved
 by the Member Secretary, Eco Development Council and
 by the undersigned.

In this connection, you are directed by the Eco
 Development Council that the cottages should be used
 for the purpose of tourism only. ~~The understanding~~
~~submitted by you as original is returned herewith.~~

The Xerox copies of the plan submitted by you
 earlier are also returned herewith.

Further you are requested to obtain necessary per-
 mission from the Village Panchayat, Southern P.D.A.,
 Dy.Collector, etc. before starting the development/
 construction.

Yours faithfully,


 J.A.D. Souza 6/4
 Chief Town Planner

Encl: as above.

- copy to:
- 1) Member Secretary, Southern P.D.A., Margao.
 - 2) Director of Tourism, Panaji-Goa.
 - 3) Dy. Collector (South Goa), Margao.
 - 4) Sarpanch, V.P. Colva.
 - 5) 27/12/87-EDC file.
 - 6) General file.

AL/6.4.87

No. ERC/CONV/312/87

Government of Goa, Daman and Diu

OFFICE OF THE DY. COLLECTOR,
SOUTH SUB DIV., MARGAO.

Dated: 13/8/87

Application under section 32
Read: Sub Section (1) of Goa, Daman &
Diu Land Revenue Code, 1968.

SANAD SCHEDULE-II

[See Rule 7 of the Goa, Daman and Diu Land Revenue (Conversion of use of land
and non-agricultural Assessment) Rules, 1969]

Whereas an application has been made to the Collector of Goa (hereinafter referred to as "the Collector" which expression shall include any Officer whom the Collector shall appoint to exercise and perform his powers and duties under this grant) under Section 32 of the Goa, Daman and Diu Land Revenue Code, 1968 (hereinafter referred to as "the said Code" which expression shall, where the context so admits include the rules and orders thereunder) by Shri/~~Shri~~ Henrique Rebello,
DULCINA Falvado Arossim P.O. Cansaulim, Salcete-Goa.

... being the occupant of the plot registered under _____ known as
" _____ " situated at Colva registered

under No. Survey No. 55/3 (hereinafter referred to as "the applicant" which expression shall, where the context so admits include his/her heirs, executors, administrators and assigns) for the permission to use the plots of land (hereinafter referred to as the said plot described in the Appendix I hereto, forming a part of Survey No. 55 Sub-Div-No. 3 of village Colva of Salcete Taluka

measuring 2625 square metres be the same a little more or less for the purpose of Residential use

Now, this is to certify that the permission to use for the said plots is hereby granted, subject, to the provisions of the said Code, and rules thereunder and on the following conditions, namely:

1. *Dwelling and clearing of the land* — The applicant shall be bound to level and clear the said land to render suitable for the particular non-agricultural purpose for which the permission is granted and prevent insanitary conditions.

2. *Assessment* — The applicant shall pay the non-agricultural assessment when fixed by the Collector under the said Code and rules thereunder with effect from the date of this sanad.

3. *Use* — The applicant shall not use the said land and building erected or to be erected thereon for any purpose other than ~~Residential use only / Industrial purpose~~ Industrial purpose, without the previous sanction of the Collector

4. *Building time limit* — The applicant shall within one year from the date hereof, commence on the said plot construction of building of a substantial and permanent description, failing which unless the said period is extended by the Collector from time to time, the permission granted shall be deemed to have lapsed.

5. *Liability for rates* — The applicant shall pay all taxes, rates and cesses leviable on the said land.

6. *Penalty clause* — (a) if the applicant contravenes any of the foregoing conditions the Collector may, without prejudice to any other penalty to which the applicant may be liable under the provisions of the said Code continue the said plot in the occupation of the applicant on payment of such fine and assessment as he may direct.

(b) Notwithstanding anything contained in sub-clause (a) it shall be lawful for the Collector to direct the removal or alteration of any building or structure erected or use contrary to the provisions of this grant within such time as specified in that behalf by the Collector, and on such removal or alteration not being carried out and recover the cost of carrying out the same from the applicant as an arrear of land revenue.

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7. Code provisions applicable — Save as herein provided the grant shall be subject to the provisions of the said Code and rules thereunder.

APPENDIX — 1

Length and Breadth		Total Superficial Area	Forming (part of) Survey No. or Hissa No.	BOUNDARIES	Remarks
North to South	East to West			North, South, East and West	
1	2	3	4	5	6
170.00	21.00	2625 Sq. meters	Survey No. 55, Sub-Div-No. 3 of village Colva of Salcete Taluka	North:- Survey No. 54/5 South:- Survey No. 49, Sub-Div-No. 3 and Survey No. 57/1 East:- Survey No. 55/4, 5, & 6. West:- Survey No. 55/1 & 2.	
Conversion of use of land is allowed for residential use only. Industrial use for construction of cottage.					

In witness whereof the Dy. Collector of South Sub Division, Margao, has hereunto set his hand and the seal of his Office on behalf of the Administrator of Goa, Daman and Diu and the applicant Henrique Rebello, r/o DULCINA Falvaddo Arrosim P.O. Cansaulim, Salcete-Goa.

here also hereunto set his hand this 13th day of August, 1987

Henrique Rebello
(Henrique Rebello)
(Signature of the applicant)



[Signature]
DEPUTY COLLECTOR
South Division
Margao-Goa

Signature and designation of Witnesses
1. *[Signature]*
2. *[Signature]*

Signature and designation of Witnesses
1. *[Signature]*
2. *[Signature]*

We declare that Shri/Ms. Henrique Rebello, Dulcina Falvaddo Arrosim Cansaulim who has signed this Sanad is, to our personal knowledge, the person he/she represents himself to be, and that he/she has affixed his/her signature hereto in our presence.

1. *[Signature]*
2. *[Signature]*

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Phone

SOUTH GOA PLANNING & DEVELOPMENT AUTHORITY

Margao-Goa-403 601

No SGPDA/M/ 399/1842/91-92

Date 2/3/92

ORDER

(Development Permission under SECTION 44 of the Town & Country Planning Act. 1974)

Development permission is granted for carrying out the Land-Sub-division [Provisional/Final] Construction of Building [Reconstruction/Extension/Alteration], Construction of compound wall, Change of Use of (Building/Land), _____ as per the enclosed approved plan/plans in the property Zoned as Settlement J-2 in O. D. P. / Zoning Plan/Regional Plan and situated at _____ Village/Town bearing Survey Number 55/3 Chaita Number _____ P.T. Sheet Number _____ Plot Number _____ approved Sub division reference Number _____ on the following Conditions

- 1) Commencement of the building work and completion shall be done under intimation to this Authority
- 2) Any change to be effected in approved plans requires prior permission of this Authority.
- 3) Any change in the use of approved built up space requires prior permission of this Authority.
- 4) The permission granted shall be revoked if any information, plans, calculation, documents and any other accompaniments of applicant are found incorrect or wrong at any stage after the grant of permission and the applicant will not be entitled for any compensation.
- 5) The permission shall be revoked if it is found expedient to take such an action under provisions of Section 50 of the Town and Country Planning Act.
- 6) The development permission will not entitle the applicant for making/laying any claim for water connection from Government of Goa and this Authority.
- 7) The developer/applicant should display a pucca hoarding/sign board [1x.50 meter] with write-up in black colour on white background at the site of development clearly indicating the Order No. with date of this Authority readable from a distant point. In case of non-compliance, appropriate action shall be taken as per the provisions of the the Town & Country Planning Act. 1974.
- 8) The applicant's shall obtain necessary Licence/Approval/etc. [Municipality/Panchayat etc.] as may be required under any other law in force before commencement of work/carrying out any Development.
- 9) The applicant/s should obtain CONVERSION SANAD under Goa. Damen & Diu Land Revenue Code 1968 before commencement of any development/construction as per the permission granted by this Order.
- 10) The building should be provided with sloping roof with mangalore lime tiles.
- 11) The soakpit should be located at a distance of 15 mts. from any well existing in the area.

THIS PERMISSION IS VALID FOR THREE YEARS FROM THE DATE OF ISSUO

Shri/Smt. N.J.Rebello
Section 44, dated 10/9/91



refer your application under

J.P.COUTINHO
MEMBER SECRETARY

To, N.J.Rebello, 'DELICINA',
M/s /Shri/Smt _____
Belvedo, P.O. Cansaulim
Copy to: The Chief Town Planner, Panaji-Goa.

*.td./-

PLANT TREES AND MAKE THE ENVIRONMENT FOR LIVING

*cto, DF/3 Panchmatric
New Market, Margao Goa*

25

OFFICE OF THE CHIEF TOWN PLANNER
TOWN & COUNTRY PLANNING DEPARTMENT

PANAJI - GOA.

REF. NO. DJ/5120. /JTP/44 /2235

DATE : 23/6/94

To,

Shri N.J. Rebello & Others,

Pancharatna Bldg.,

Margao - Goa.

Sub: Application of Shri N.J. Rebello & Others for
~~construction of~~ addition & alteration of Cottages on
Survey No. 55/3 & 54/5 of Village Colva Taluka
Salcete

Ref: Decision of G.S.C.C.E. meeting held on 27.4.94.

Sir,

With reference to the above mentioned subject, this is to inform you that the proposal was discussed in the 4th meeting of Goa State Committee on Coastal Environment held on 27.4.94. The proposal was approved by the Committee in view of this there is no objection over the proposed ~~construction of~~ addition & alteration to cottages from planning point of view with following conditions :-

- 1) The permission is recommended as per the plans hereby annexed.
- 2) The permission is liable to be revoked if it is based on false information/wrong plans/calculations/documents or any other accompaniments of the applications are found to be incorrect or wrong at any stage.
- 3) Any change to be effected to the approved plans prior permission has to be obtained.
- 4) Prior to commencement of development work, it will be incumbent upon the applicant to have valid conversion Sanad of use of land as contemplated under Goa, Daman and Diu Land Revenue Code, 1968.
- 5) There should not be any drinking water well within 15 mts. of septic-tank.
- 6) Necessary licence should be obtained from the concerned village Panchayat/Municipality.
- 7) Trees if shall be cut with prior permission of the concerned Authority.
- 8) Traditional access if any shall not be blocked and should be maintained to the satisfaction of local authority.
- 9) All the Environmental guidelines under CRZ regulations should be strictly followed as per annexure.

26

- 2 -

10). The existing sand dunes should not be disturbed.

11). The proposal is approved to the extent of the earlier approval of Cottages by Inter Ministerial Committee in its meeting held on 13.8.86.

12). After retaining a set of plans and records, for this office record, the rest are returned herewith.

Yours faithfully,



(N. Pandarai)

Chief Town Planner

&

Member Secretary

G.S.C.C.E.

Encl: As above.

Copy to :

1) The Associate Town Planner,
Town & Country Planning Dept.,
Margao.

2) The Sarpanch,
Village Panchayat, Colva,
Colva - Salcete.

3) _____

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21205

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9.

Pand.

27

Office of the Village Panchayat

Sernabatim, Vanelim, Colva & Gandaulim.

Construction Licence No. VP/SVCO/Const-17/94-95/421.

Sbri/~~Smt. K...~~ N. J. ~~MR~~ REBELLO & OTHERS, _____
 from Pancharatna Bldg, Harao-Goa, is hereby granted licence for the
 construction of addition & alterations of Cottages, on survey No.55/3,
& 54/5 at Colva village, Balcote Taluka, _____

in terms of the resolution No. 3 taken in the Panchayat meeting dated
21/9/94 as per the plans in ~~duplicate~~ duplicate attached to his/her application
 under inward No. PPO/01/VP/Plans 562 dated ~~20.9.94~~ 20.9.94 a copy of the plans
 concerned with the approval note carrying the embossed seal of this Panchayat and duly
 signed, is returned to the interested party, who shall comply with the following conditions

- 1) To limit himself/herself to the plans approved and statements therein.
- 2) The construction shall be as per plans approved by this panchayat and condition imposed on it.
- 3) To inform the panchayat after excavation and before laying or plinth foundation.
- 4) To inform the Panchayat when the construction has been completed upto plinth level.
- 5) To inform the panchayat as soon as the construction is completed.
- 6) Not to inhabit the building without the prior permission of this Panchayat
- 7) To abide by the other related provision in force.
- 8) That building or construction is carried out as per the alignment given and the plinth level fixed by the Panchayat
- 9) The construction licence shall be revoked.
 - a) if the construction work is not executed as per the plans approved and statements therein:
 - b) wherever there is any false statement or any misrepresentation of any material passed, approved or shown in the application on which the permit was passed.
- 10) To strictly follow all the conditions laid down by the Chief
 Planners vide his letter No. DJ/TCP/94/2235 dtd. 23-6-94,
- 11) The ~~42~~ existing sand dunes, should-not be disturbed.
- 12) ~~Not to~~ to obstruct existing foot path/water drainages passing through the Property.
- 13) To get approved the R.C.C. designs and Calculations before starting of R.C.C. works.
- 14) To obtain valid conversion certificate before starting of work.

The licence shall be valid for a period of ~~THREE~~/THREE year's
 beginning from to-day. He had paid the respective tax/fees to the tune of Rs. _____
 by Receipt No. _____ dated _____

This carries the embossed seal of this Panchayat.
 Office of the village panchayat of Sernabatim, Vanelim, Colva &
Gandaulim, dtd. 22nd September, 1994.

V. Panchayat Secretary



Sarpach

Office of the Village Panchayat
Sernabatim, Vanelim, Colva & Gandaulim.

Construction Licence No. VP/SVCG/Const- 1/92-93/73.

Shri/Smt/Kdm. NI. J. REBELLO, -----
from Arrossim Fulvado of Cansaulim, is hereby granted licence for the
construction of building in Plot No.55/3, of Colva-village.

in terms of the resolution No. 4 taken in the Panchayat meeting dated
15.4.92 as per the plans in triplicate duplicate attached to his/her application
under inward No. PPO/01/VP/Plans 40 dated 8.4.92 One copy of the plans
concerned with the approval note carrying the embossed seal of this Panchayat and duly
signed, is returned to the interested party, who shall comply with the following conditions

- 1) To limit himself/herself to the plans approved and statements therein.
- 2) The construction shall be as per plan approved by this panchayat and condition imposed on it.
- 3) To inform the panchayat after excavation and before laying or plinth foundation.
- 4) To inform the Panchayat when the construction has been completed upto plinth level.
- 5) To inform the Panchayat as soon as the construction is completed.
- 6) Not to in habit the building without the prior permission of this Panchayat
- 7) To abide by the other related provision in force.
- 8) That building or construction is carried out as per the allignment given and the plinth level fixed by the Panchayat
- 9) The construction licence shall be revoked.
 - a) if the construction work is not executed as per the plans approved and statements therein.
 - b) wherever there is any false statement or any misrepresentation of any material passed, approved or shown in the application on which the permit was passed.
- 10) The building should be provided with slopping roof with
Mangalore type tiles.
- 11) The soak pit should be located at a distance of 15 mts.
from any well existing in the area.

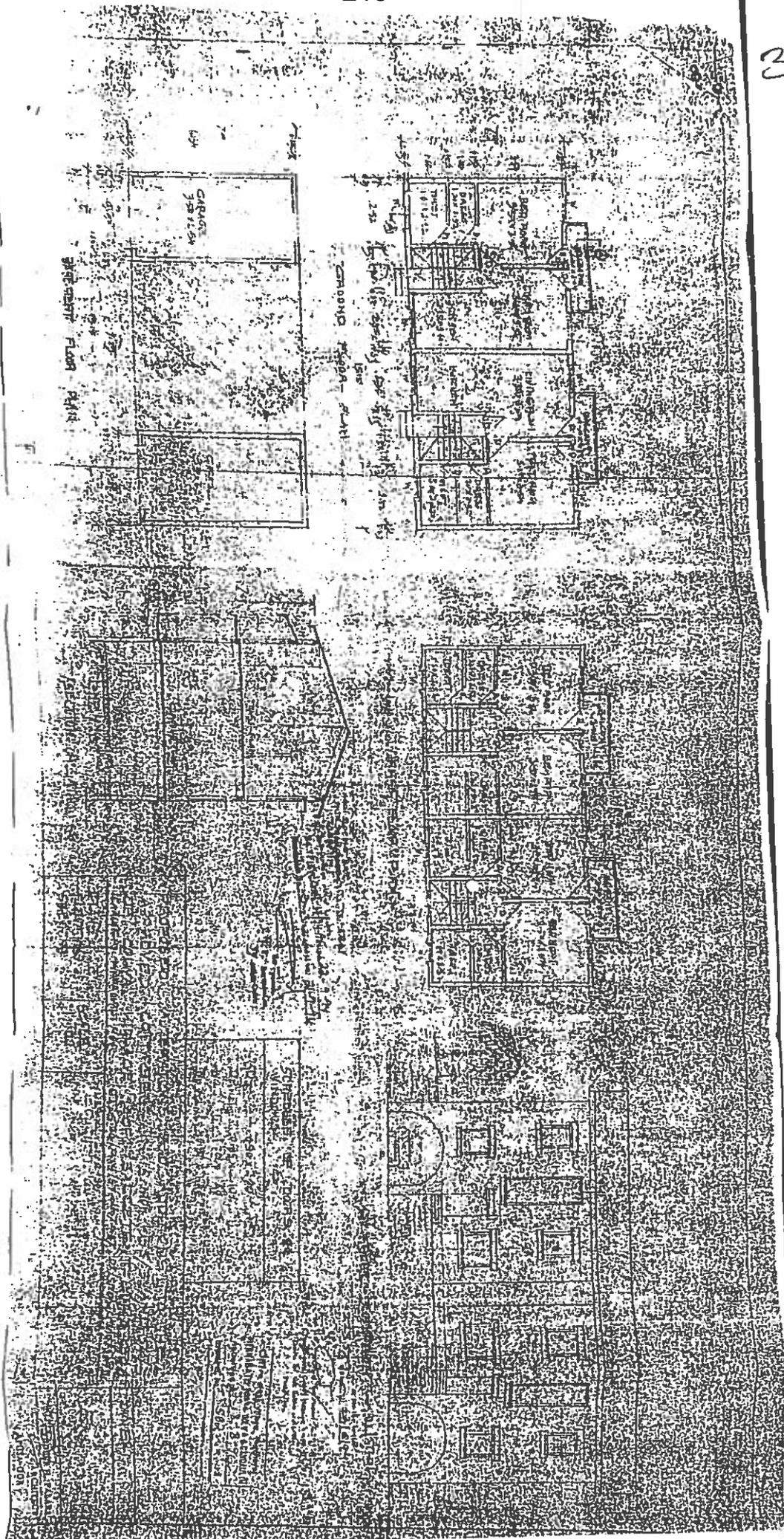
The licence shall be valid for a period of ~~ONE~~ THREE year's
beginning from to-day. He had paid the respective tax/fees to the tune of Rs. 963/-
by Receipt No 7/15 dated 22/04/92

This carries the embossed seal of this Panchayat.

Office of the village panchayat of Sernabatim, Vanelim, Colva &
Gandaulim, dt. 22/04/1992



Asduil
Sarpanch



DEPARTMENT OF SCIENCE, TECHNOLOGY & ENVIRONMENT

(CRZ Clearances)

Opp. Saligao Seminary, P.O. Saligao, Bardez, Goa - 403 511.

Phone: (0832) 278186, 278187, 278189

Fax: (0832) 278186

REF. NO.: DJ/5120/194

DATE: 22/11/2000

23

To,

✓ Shri N. J. Rebello & Others,
DF/9, Pancharata Bldg.,
Margao - Goa.

Sub: No Objection Certificate to obtain Occupancy
Certificate.

Dear Sir,

This has a reference to the above mentioned subject with respect to the five cottages/structures constructed in Survey Nos. 55/3 & 54/5 of Colva village, pursuant to the plan approved by the erstwhile GSCCE vide letter No. DJ/5120/TCP/94/2235 dated 23/06/1994. This office has no objection for the issuance of an Occupancy Certificate to the said construction by the local authority, after ascertaining its completion as per the construction license granted.

Yours faithfully,


(Dr. N.P.S. Varde)
Director/Jt. Secretary, STE



- 32

Phone : 723496

Office of the Village Panchayat
Sernabatim, Vanelim Colva, & Gandaulim
Salcete-Goa Pin Code 403 708

Ref. No. VP/SVCG 762/2001-2002

Date 15-9-2001

To,
Shri. N.J.Rebello & Others
D/f 9, Pancharatna,
Margao-Goa.

sub: Issue of Occupancy Certificate.
Ref: DJ/5120/194, dated 23/11/2000.

Sir,

With reference to your application dated 28th Nov'2000, on the above mentioned subject, and inform you that this Panchayat has no objection to occupy the Five cottages/structures constructed in plot bearing Survey Nos.55/3 & 54/5, of village Colva, which has been approved by Chief Planners vide No.DJ/TCP/94/2235, dated 23-6-94 and by this office under licence No.VP/SVCG/Const.17/94-95/421, dated 22nd Sept'94.

It is approved in the Monthly meeting held on 27/12/2000, under Road.No.9.

This is issued at the request of the applicant.

Yours faithfully

(RAJENDRA NAIK)
SECRETARY

VILLAGE PANCHAYAT
SERNABATIM, VANELIM, COLVA & GANDAULIM.

Government of Goa
Department of Tourism
Panaji Goa

No. 3/19(293)/98-DT//26

July 3, 1998

To,
M/s. Verlekar Resorts Pvt. Ltd.,
DF/9, Pancharatna,
Margao-Goa.

Sub:- 3 Star Beach Resort at Colva -
recommendation for financial
assistance reg.

Sir,

Please refer to your letter dated 22/6/98 on the
above cited subject requesting to recommend your project
for obtaining loan from Canara Bank, Margao.

In the above context, it is stated that this Dept.
has no objection to your obtaining the loan from the
Canara Bank, Margao to your hotel project "M/s. Verlekar
Resorts Pvt. Ltd. in plot of land admeasuring 5575.00 sq.
mts. in survey Nos. 55/3 & 54/5 of Village Colva in terms
of approval granted by the Town & Country Planning Dept.
vide their letter No. DJ/5120/TCP/94/2235 dated 23/6/94
and construction licence No. VP/SVCG/Const-M/94-95/42
dated 22/9/94 issued by the Village Panchayat of Sernabatim,
Vanelim, Colva & Gandaulim.

Yours faithfully,

(U.D. Kamat)
Director of Tourism

Copy to:-

1. The Chief Town Planner
Town & Country Planning Dept. with a request to his
letter No. DJ/5120/TCP/94/2235 dated 23/6/94
2. The Sarpanch
Village Panchayat
Sernabatim, Vanelim, Colva & Gandaulim
Salcete-Goa.
3. The Senior Manager
Canara Bank,
Margao Goa.



Phone : 723496

Office of the Village Panchayat

Sernabatim, Vanelim Colva, & Gandaulim
Salcete-Goa Pin Code 403 708

Ref. No. VP/SVCG / 1554 / 2001-02

Date 22/12/2001

To,
Krishna S. Verlekar,
The West Zone Beach Resort,
Colva - Goa.

Sub : Permission to run a Resturant in H.No.295/12.

Sir,

With reference to your application dated nil, regarding the above mentioned subject, this is to inform you that this Panchayat has granted you permission to run a restaurant in your Beach Resort, bearing house no.295/12, situated at 4th Ward, Colva, Salcete - Goa.

This is approved in the monthly meeting held on 12/12/2001, under resolution no.11(f).

This is issued at the request of the applicant.

Yours faithfully,

(AGNÉO PEREIRA)
SARPANCH

VILLAGE PANCHAYAT
SERNABATIM, VANELIM, COLVA & GANDAULIM.





Ref. No. VP/SVCG/1268/2018-19

Date 08-10-2018

To,
Mr ABHAY Ramchandra Prabhu.
H.No.295/8, 3th ward colva

Sub: Transfer of House & Lighting tax of premises bearing
H.No.295/8,9,10,11&12, 3th ward Colva.

Sir .

With reference to your application dated 12/09/2018 on the above cited subject, this is to inform you that the House & Lighting tax of premises bearing H.No.295/8,9,10,11&12, situated at 3th ward Colva ,Salcate-Goa is transferred from Mr. N.J. REBELLO & others to the name of above applicant Mr Abhay Ramchandra Prabhu as per the updated records of Village Panchayat Office Colva.

It is approved in the Monthly meeting held on 01/10/2018 ,Vide Resl. 4/6.

Further , In future if any Complain/Objection received from any member/person ,the Panchayat resolved right to revoke the same without any further intimation.

This letter also treated as N.O.C to transfer existing Electricity & water meter on the name of applicant from the name of Mr.N.J. REBELLO & others to the name of said applicant Mr Abhay Ramchandra Prabhu.

Yours faithfully

Fernandes
ANTONIO L. FERNANDES
SARPANCH
VILLAGE PANCHAYAT
SERINBATIM, VANELIM,
COLVA & GANDAULIM



W/A



Office of the Village Panchayat

Sernabatim, Vanelim, Colva & Gandaolim
Salcete - Goa. Pin Code 403 708

Ref. No. VP/SVCG/17R2/2018-19

Date 17/12/2018

NO OBJECTION CERTIFICATE

Village Panchayat of Sernabatim, Vanelim, Colva & Gandaolim, has resolved vide resolution No.4(17) approved in the meeting held on Dt.12/12/2018 to issue Permission/N.O.C to Mr. Abhay Ramchandra Prabhu to conduct the business of Hotel style as "SALCETE BEACH RESORT" in premises bearing H.No. 295/8,9,10,11 & 12, situated at 3rd ward Colva, Salcete-Goa, subject to the following conditions:-

- 1) Before commencement of the business, applicant shall obtain required license/N.O.C's from the concerned authorities, i.e. (Food & Drugs Admn./Fire Dept. /Labour/ Pollution Control Board /Health Dept./Tourism Department, etc..) if applicable.
- 2) The applicant shall co-operate with the office bearers/employees of this Panchayat as and when they pay visit to the establishment for any enquiry or inspection.
- 3) The solid /liquid waste generated during the course of business & subsequently should be disposed of by the applicant in a scientific manner in its own property without harming the environment.
- 4) No influents shall be released in Open or outside the premises.
- 5) The applicant shall comply with all lawful instructions issued by the Panchayat or any authority of the state Government.
- 6) Parking of Vehicles should be within the area and shall not obstruct the public /main road at Colva.
- 7) The permission holder shall, before starting the business, submit all the NOC's from the concerned authorities relevant to the matter & subsequently obtain a final permission / Trade establishment license from the village Panchayat.
- 8) Taxi business preference should be given first to the locals.
- 9) This NOC should also treated as NOC for applicant to do the registration to Tourism Department.
- 10) The N.O.C. is liable to be revoked if conditions stated herein are not complied with or if it is found that any structural changes are affected to the licensed premises without obtaining required permission from the village Panchayat.
- 11) Trade tax payment should be made every year from time to time.

The applicant has paid respective fees of Rupees 500/- under receipt No. 03/19 Dated 17/12/18

To,
Mr. Abhay Ramchandra Prabhu
Salcete Beach Resort,
3rd ward Colva.

SECRETARY
Village Panchayat
SERNABATIM, VANELIM,
COLVA & GANDAULIM



GOA STATE POLLUTION CONTROL BOARD

गोंय राज्य प्रदूषण नियंत्रण मंडळ

(An ISO 9001:2015, ISO 14001:2015, OHSAS 18001:2007 Certified Board)

Phone Nos : 0832- 2407700,
2407701, 2407702
Tel/Fax No: 0832- 2407700



Email Ids:

Chairman, GSPCB, chairman_gspcb.goa@nic.in
Member Secretary, GSPCB, ms-gspcb.goa@nic.in
Environment Engineer, GSPCB, ee-gspcb.goa@nic.in
Scientist, GSPCB, scientist-gspcb.goa@nic.in
Office, goapcb@gspcb.in

No.12/2018-PCB/66726/O000260

03//08/2019

Consent to Operate 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 and Authorization under Rule 6(i) of the Hazardous And Other Wastes (Management and Transboundary Movement) Amended Rules 2018

[To be referred as Water Act, Air Act and HW (M & T) Rules respectively]

CONSENT TO OPERATE AND AUTHORISATION is hereby granted to:

M/S SALCETE BEACH RESORTS
(Orange Category)
(Represented by Mr.Samir Sawant)

Survey No. 54/5, 55/3,
Colva , Salcete -Goa

Located in the area declared under the provisions of the Water Act, Air Act and Authorisation 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:

1. This Consent to operate is valid up to 10/05/2028.
2. This Consent to operate and Authorization is valid for the operation of:

Sr. No	Description	Capacity
1.	Hotel	33 rooms
2.	Restaurants (Seating Capacity)	60 Nos

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

- (i) The daily quantity of effluent from the hotel & restaurant (sewage & sullage) shall not exceed 16 KLD

(ii) **Sewage Treatment Plant:**

The hotel shall treat domestic effluent in existing sewage treatment plants (25 KLD Capacity) consisting of primary/ secondary and/ or tertiary treatment 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:

pH	Between	5.5 & 9.0
Suspended Solids	Not to exceed	100 mg/l
BOD, 3 days, 27° C	Not to exceed	30 mg/l
COD	Not to exceed	250 mg/l
Oil & Grease	Not to exceed	10mg/l

- (iii) In view of the directions issued by the Central Pollution Control Board vide order File No. A19014/43/06 – Mon dated 21st April 2015, the unit is required to upgrade its sewage treatment plant within five years from the date of the directions issued, ie 21st April 2015, to achieve following standards and submit the plan of action regarding the same, within six months from the date of issue of this consent.

pH	Between	5.5 & 9.0
Suspended Solids	Not to exceed	Not more than 20
BOD, 3 days, 27° C	Not to exceed	10 mg/l
COD	Not to exceed	50 mg/l
Oil & Grease	Not to exceed	10mg/l
NH4-N	Not to exceed	5mg/l
N-total	Not to exceed	10mg/l
Fecal Coliform	Less than	100 MPN/100ml
Bio-assay test		90% survival of fish after 96hours in 100%effluent

- (iv) **Sewage Disposal:**
The treated effluent shall be recycled to the maximum extent and remaining shall be used on land for gardening. There shall not be any discharge outside the hotel premises.
- (iv) The hotel shall operate and maintain Oil and Grease Trap for effluent arising from its kitchen and laundry and shall have to comply with the 'General Standards for Discharge of Environmental Pollutants Part-A: Effluents' notified under Schedule-VI
- (v) The hotel unit shall at his own cost get the effluent samples collected both before and after treatment and analyse, every month the parameters indicated above from a laboratory recognized by Ministry of Environment and Forest under the Environment Protection Act, 1986 and rules there under and results shall be submitted regularly to this Board.
- (vi) A good house-keeping shall be maintained within the hotel premises. All pipes, valves and drains shall be maintained in leak-proof condition. Floor washings shall be maintained to the effluent collection system only and shall not be allowed to find way in open areas.
- (vii) **Non-Hazardous Solid Waste:**

All the Solid wastes arising in the hotel premises shall be properly classified and disposed off to the satisfaction of the Board by:

The total quantity shall be segregated and treated as follows:

Sr. no.	Type of segregated solid waste	Quantity	Disposal
1	Wet waste	0.05 MT/day	To be given to Village Panchayat or Agency approved by Board
2	Dry waste	0.03MT/day	

38(a)

- (viii) The hotel industry install machinery/equipment/facility for converting bio-degradable /organic waste generated from the hotel to compost so as to meet the standard for compost prescribed in the Solid Waste Management Rules, 2016 within three months of issue of the consent and submit compliance report to the office.
- (i-c) The applicant should upload monthly statement (below format) regarding the solid waste generation online.

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

- (x) The unit should have zero discharge policy. i.e. the treated waste water 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.

4. CONDITIONS REQUIRED TO BE COMPLIED UNDER THE AIR ACT

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

Sr. No.	Name of Equipments/ Installation	No of Installation	Capacity	SO ₂ Kg/Hr	(g/kw-hr)			
					NO _x	HC	CO	PM
1.	D.G. set	01	200 KVA		9.2	1.3	3.5	0.3

- (ii) The hotel unit shall erect the chimney(s) of the following specifications:

Sr. No	Chimney attached to	Height
1.	D.G. set (200 KVA)	3 mts

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

Sr. No	Type of fuel	Quantity /hr
1.	H.S.D. (for D.G. set of 200 KVA)	

- (iv) The Stack Port Hole and Platform is to be designed as per CPCB guidelines Method 1 Part 1 of Stack Monitoring –Material & methodology for isokinetic sampling.
- (v) The hotel 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 hotel unit should carry out emission monitoring from the stacks connected to D.G. set once a year from a laboratory recognized by Ministry of Environment and Forest under the Environment Protection Act, 1986 and the result shall be submitted to this Board by the 15th of subsequent month.

38(b)

- (v i) The hotel 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 6 a.m.

5. **CONDITIONS REQUIRED TO BE COMPLIED UNDER THE HAZARDOUS AND OTHER WASTES (MANAGEMENT AND TRANSBOUNDRY MOVEMENT) AMENDED RULES 2018:**

- (i) The hotel unit is hereby granted authorization to operate a facility for collection, 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	0.02 MT	To recycler registered with CPCB 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) as amended in 2018.

38(c.)

- (xi) The occupier shall furnish monthly returns for collection, storage and disposal of hazardous waste through online OCMMS systems.
- (xii) The hotel 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.

6 GENERAL CONDITIONS:

- (i) The hotel unit shall not change or alter the quantity, quality of discharge, temperature or the mode of the effluent/ emission or hazardous wastes or control equipments provided for without previous permission of the Board.
- (ii) The hotel unit shall provide facility for collection of samples of effluent, air emissions and hazardous wastes to the Board staff.
- (iii) An application in prescribed form along with the prescribed fees for renewal of Consent shall be submitted at least 60 days before the expiry of validity of this Consent. An application for renewal of Consent submitted after expiry of the validity shall accompany with penalty of 50% of the Consent fees in addition to the prescribed consent fees.
- (iv) The Board shall be forthwith informed of any accident or unforeseen event involving discharge of any poisonous, noxious or polluting matter into a stream or well or on land or into the atmosphere, as result of such discharge water/ air is being polluted.
- (v) This Consent to operate 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.
- (vi) The Board reserves the right to amend or add any conditions in this consent and the same shall be binding on the applicant.
- (vii) The hotel unit shall submit to this office, the Environmental Statement Report in Form V for the Financial Year ending April to March by 30th September of the succeeding year as per the provisions of the rule 14 of the Environment (Protection) (Second Amendment) Rules, 1992.
- (viii) Reliable flow meter shall be installed to maintain record of water consumption/waste water generation per day. The records so-maintained shall be made available to the Board officials whenever required.

38 (d)

- (viii) The unit shall bear the cost of analysis / monitoring in case of complaints received by the Board/ reinspections due to non compliances observed by the Board & monitoring carried by the Board.
- (ix) The unit shall submit the details of the Public Liability Insurance Policy under the PLI Act 1991, to the Board office as applicable.
- (x) The unit shall submit returns for disposal of batteries under the Batteries (Management & Handling) Rules 2011, if applicable.
- (xi) The unit shall submit returns for disposal of e - waste under the E- Waste (Management & Transboundary) Rules as amended in 2018, if applicable.
- (xii) The unit shall submit returns for disposal of plastic waste under the Plastic Waste (Management & Transboundary) Rules as amended in 2018, if applicable.
- (xiii) Reliable flow meter shall be installed to maintain record of water consumption/waste water generation per day. The records so maintained shall be made available to the Board officials whenever required.
- (xiv) The unit shall comply to the Guidelines and DUST Mitigation measures in handling Construction material and C & D waste issued by central Pollution Control Board and are placed on Board website goaspcb.gov.in

To,
M/s SALCETE BEACH RESORTS
 C/o Mr. Samir Sawant
 Survey No. 54/5, 55/3,
 Colva , Salcete -Goa

1. Office Copy
2. Guard File

Received Consent fee of: The capital Investment of the unit is Rs. 5,45,00,000/-

Challan no.	Amount	Date
0073	Rs. 66800	12/11/2018
009	Rs. 23143	22/11/2018

SANJEEV
SHASHIKAN
T JOGLEKAR

Digitally signed by
 SANJEEV SHASHIKANT
 JOGLEKAR
 Date: 2019.08.03
 23:04:51 +05'30'

(Sanjeev Joglekar)
 Environmental Engineer
 Coa State Pollution Control Board

Near Pilerne Industrial Estate, Opp.- Saligao Seminary, Saligao-Bardez Goa-403511

Office: 1st Floor, Pelican Building
Opp. Lohia Maidan, Margao Goa.
Ph: 0832-2732927 / Mob: 9822101646
E-mail: keni66@yahoo.com

Ref.No. KD/SBR-Report/101/20-21

Date: 04/12/2020

Inspection Report

The project named and styled as "SALCETE BEACH RESORT" is situated in property Survey no. 55/3 & 54/5 of Colva Village and belongs to Mr. Abhay R. Prabhu. The Deed of Sale dated 06/07/2017 read with the permissions indicates that the hotel was constructed by the predecessor in title of the said Mr. Abhay Prabhu and by Sale Deed dated 06/07/2017, the constructed hotel was sold to Mr. Abhay Prabhu.

Purpose: The site inspection and report is undertaken at the request of Mr. Abhay Prabhu, of Salcete Beach Resort to understand the actual on loco status of the hotel vis-a-vis the approvals granted for the said hotel the construction.

Brief description of property:

The plot of land under survey no. 55/3 & 54/5 of Colva Village, being part of the property known as "CABECEIRA" (Segunda Gleba), situated at Colva, within the limits of Village Panchayat of Colva, Taluka and Registration Sub-district of Salcete, District of South Goa, State of Goa, described as a whole in the Land Registration Office of Salcete under no. 32188 new series and enrolled in the Land Revenue Records under Matriz no. 721.

The previous owner, Mr. Nicholas Joao Rebello and 7 others had obtained requisite permissions from competent authorities and hence sold the property alongwith said licences / permissions to Shri Krishna S. Verlekar of M/s. Verlekar Resorts Private Limited by 4 separate Deeds of Sale.

Verlekar Resorts Private Limited sold the property to Timblo Private Limited vide Deed of Sale dated 30/03/2010 duly registered under Reg. No. MGO-BK1-O1737-2010.

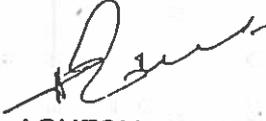
Mr. Abhay Ramchandra Prabhu purchased the same from Timblo Private Limited vide Deed of Sale dated 06/07/2017 under Registration Number MGO-BK1-03197-2017.

There are 2 plots with survey no. 55/3 and survey no. 54/5 and r.c.c. building with super built-up area of approx. 1060.50 sq.m. with self contained rooms bearing H. No. 295/8, 295/9, 295/10, 295/11 and 295/12, swimming pool which form a hotel resort project having 32 rooms.

There are 5 buildings of Ground +1. Each building has a rough area of 15.15m x 7.00m consisting of 2 units on ground floor and 2 units on 1st floor. Area of each unit is 15.15m x 7.00m = 106.05 sq.m. on each floor.

Area Calculation: (Approved as per letter Ref.No. DJ/5120/TCP/94/2235 dated 23/06/1994)

Area of the Plot	= 5575.00 m2.
S.No. 55/3	= 2625.00 m2
S.No. 54/5	= 2950.00 m2
Area under road widening	= 45.00 m2
Area under A1 zone	= 798.50 m2


ASHESH R. KENI
B.E. (Civil), M.E. (Structures) (Bom.)
F.I.V., F.A.C.C.E., F.I.G.S., F.I.E.
Chartered Engineer & Approved Valuer
CCIT/PNJ/2/2002-03
IBBI Reg. No.: IBBI/RV/02/2019/12323
Certificate of Practice No.: IOVRV01044LB

Effective plot area	= 4731.50 m ²
Covered area (106.05 x 7)	= 742.35 m ² (approved in plans)
Floor area	= 1484.70 m ² (approved in plans)
Coverage (742.35/4731.50)	= 15.70% (approved in plans)
FAR (1484.70/4731.50)	= 31.37% (approved in plans)
Height of the building from eaves level	= 7.00 m.
Open space required	= 15%
Open space provided	= 805.00 m ²

However, the construction done at present is only 5 buildings and hence, the coverage and FAR consumed is less than approved earlier. Occupancy Certificate has been obtained for the same.

Currently named as Salcete Beach Resort which was built by M/s. Verlekar Resorts Private Limited.

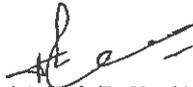
The Licences obtained were:

- 1- Conversion Sanad No. LRC/CONV/312/87 dated 13/8/87 from Office of the Dy. Collector, South Sub-div., Margao for Survey no. 55/3 for an area of 2625.00 sq.m.
- 2- Construction Licence No. VP/SVCG/Const-17/94-95/421 dated 22/09/1994 from Village Panchayat Sernabatim, Vanelim, Colva & Gandaulim.
- 3- Development permission from Office of the Chief Town Planner under Ref. No. DJ/5120/TCP/94/2235 dated 23/06/1994.
- 4- CRZ clearance letter Ref. No. DJ/5120/194 dated 23/11/2000.
- 5- Occupancy Certificate Ref.No. VP/SVCG/62/2001-2002 dated 15/09/2001 from Village Panchayat Sernabatim, Vanelim, Colva & Gandaulim.

I have inspected the property and my observations are as under:

Observations:

1. The construction is within the parameters laid down in the approved plans and the CRZ Regulations.
2. There are 5 buildings of Ground +1 storey.
3. There is no visible sand dune around the constructed area.
4. The roof originally constructed was flat. There is a sloping temporary roof which is constructed recently to avoid seepage/leakage to the roof cause due to heavy rains. The same roof above terrace has been built using steel columns, purlins and pre-coated steel sheets. The covered space on top of the terrace is not being used for habitable purposes.
5. The plot of land is lying basically 200 m. from the HTL of the sea and within 500 m. in CRZ-3 area.
6. There is a compound wall around the plot for privacy which appears to be in existence for many years.



(Ashesh R. Keni)
Chartered Engineer & Approved Valuer

ASHESH R. KENI
B.E.(Civil), M.E.(Structures) (Bom.)
F.I.V., F.A.C.C.E., F.I.G.S., F.I.E.
Chartered Engineer & Approved Valuer
CGIT/PNJ/2/2002-03
IBBI Reg. No.: IBBI/RV/02/2019/12323
Certificate of Practice No.: IOVRV01044LB

Annexure - II

Guidelines for Development of Beach Resorts/Hotels in the Designated areas of CRZ-III for Temporary Occupation of Tourist/Visitors, with prior approval of the Ministry of Environment & Forests.

7(1) Construction of beach resorts/hotels with prior approval of MEF in the designated areas of CRZ-III for temporary occupation of tourists/visitors shall be subject to the following conditions:

(i) The project proponents shall not undertake any construction (including temporary constructions and fencing or such other barriers) within 200 metres (in the landward side) from the High Tide Line and within the area between the Low Tide and High Tide Line;

^(a)(i) live fencing and barbed wire fencing with vegetative cover may be allowed around private properties subjects to the condition that such fencing shall in no way hamper public access to the beach;

(ii) no flattening of sand dunes shall be carried out;

(iii) no permanent structure for sports facilities shall be permitted except construction of goal posts, net posts and lamp posts.

(iv) construction of basements may be allowed subject to the condition that no objection certificate is obtained from the State Ground Water Authority to the effect that such construction will not adversely affect free flow of ground water in that area. The State Ground Water Authority shall take into consideration the guidelines issued by the Central Government before granting such no objection certificate.

Explanation: Though no construction is allowed in the no development zone for the purpose of calculation of FSI, the area of entire plot including ^(a)[50% of] the portion which falls within the no development zone shall be taken into account.

(v) The total plot size shall not be less than 0.4 hectares and the total covered area on all floors shall not exceed 33 per cent of the plot size i.e. the FSI shall not exceed 0.33. The open area shall be suitably landscaped with appropriate vegetal cover;

(vi) The construction shall be consistent with the surrounding landscape and local architectural style;

(vii) The overall height of construction upto highest ridge of the roof, shall not exceed 9 metres and the construction shall not be more than 2 floors (ground floor plus one upper floor);

(viii) Ground water shall not be tapped within 200 m of the HTL; within the 200 metres-500 metres zone, it can be tapped only with the concurrence of the Central/State Ground Water Board;

(ix) Extraction of sand, levelling or digging of sandy stretches except for structural foundation of building swimming pool shall not be permitted within 500 metres of the High Tide Line;

(x) The quality of treated effluents, solid wastes, emissions and noise levels, etc. from the project area must conform to the standards laid down by the competent authorities including the Central/State Pollution Control Board and under the Environment (Protection) Act, 1986;

(xi) Necessary arrangements for the treatment of the effluents and solid wastes must be made. It must be ensured that the untreated effluents and solid wastes are not discharged into the water or on the beach; and no effluent/solid waste shall be discharged on the beach;

(xii) To allow public access to the beach, at least a gap of 20 metres width shall be provided between any two hotels/beach resorts; and in no case shall gaps be less than 500 metres apart; and

(xiii) If the project involves diversion of forest land for non-forest purposes, clearance as required under the Forest (Conservation) Act, 1980 shall be obtained. The requirements of other Central and State laws as applicable to the project shall be met with.

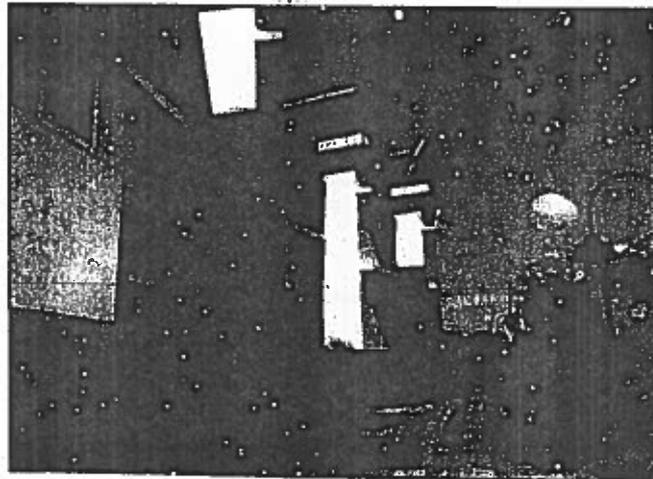
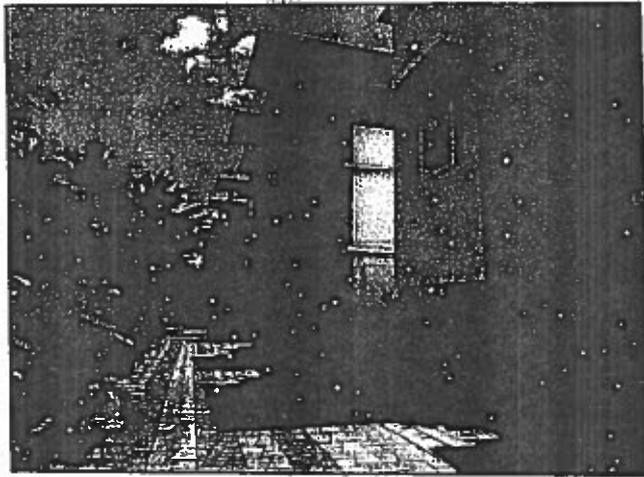
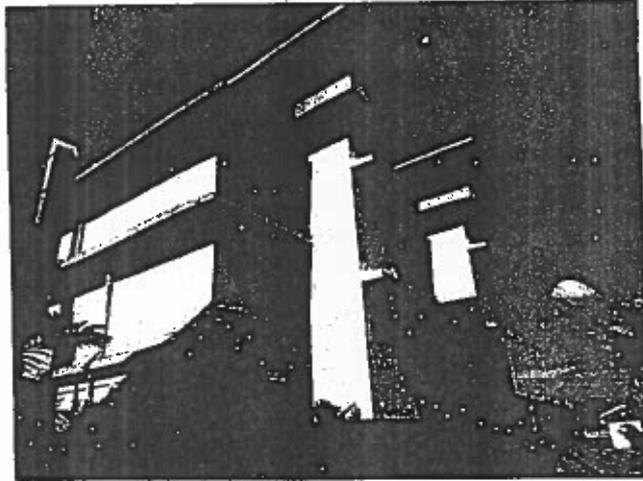
(xi) Approval of the State/Union Territory Tourism Department shall be obtained.

7(2) In ecologically sensitive areas (such as marine parks, mangroves, coral reefs, breeding and spawning grounds of fish, wildlife habitats and such other areas as may notified by the Central/State Government /Union Territories) construction of beach resorts/hotels shall not be permitted.

ASHESH R. KENI
H.E. (CIVIL), M.E. (STRUC.)(Bom.), M.I.E., F.I.V., F.A.C.C.E.,
Chartered Engineer & Approved Valuer

43

SALCETE BEACH RESORT



**BEFORE THE GOA COASTAL ZONE MANAGEMENT
AUTHORITY**

Ref. No. GCZMA/N/ILLE-COMPL/18-19/58/

In the matter of:

Colva Civic and Consumer Forum

...Complainant

v.

Salcete Beach Resort-Colva
(Formerly West Zone Hotels)

Through Mr. Abhay Prabhu

...Respondent

**RESPONSE ON BEHALF OF THE
RESPONDENT TO THE ADDITIONAL
REPLY CUM SYNOPSIS DATED
28.02.2022 FILED BY COMPLAINANT**

The Respondent states and submits as under:-

1. The Respondent is in receipt of additional reply cum synopsis dated 28/02/2022 filed by the complainant. Respondent disputes and denies the contents of the same in toto. Anything not specifically denied shall not be deemed to be admitted. The said additional reply filed by

the complainant is based on complete misconstruction of facts and provisions of CRZ notification and the applicable laws.

2. Respondent states that the said property was developed by Respondent's predecessors in title in the early 1990s after obtaining all the necessary permissions/approvals from the concerned authorities. The said permissions/approvals are placed on record along with the Reply dated 10/12/2020. The Respondent seeks leave to refer to and rely upon the same.
3. Respondent states that the said documents clearly establish that the entire development is carried out only after obtaining necessary permissions/approvals from the concerned authorities.
4. With respect to the allegation of forgery, fraud, tampering with the documents, etc., the same are false, frivolous, baseless and mala fide. Even otherwise, this Ld. Authority does not have jurisdiction to adjudicate upon the said allegations. Respondent states that all the 5

G+1 structures along with the swimming are approved which is clear from the approved plan produced by the Respondent. Respondent states that 2 additional structures which were proposed to be constructed in Survey No. 54/5 were not approved and the same were never constructed. All 5 structures situated in Survey No. 55/3 are approved and legal for intents and purposes. The Complainant is attempting to mislead this Authority into suggesting that all the structures were not approved. Respondent categorically denies that any forgery is done by the Respondent. Even otherwise, the allegation is baseless in as much as the plan produced by the Complainant is illegible rendering the same completely unreliable.

5. Respondent states that the structures are G+1 structures and the same are consistent with the approved plans. Respondent reiterates that the 9mts height restriction is complied with, and an elongated temporary shade with sloping roof is attached above the structures to avoid leakage and seepage of water.

6. Respondent states that so far as the permission to run a restaurant is concerned, the same is required to be obtained from the local authority, i.e. the Village Panchayat. The same is accordingly obtained by the Respondent from the village Panchayat. Even otherwise, the validity of the same cannot be questioned before this Authority.
7. Respondent denies illegal construction/reconstruction undertaken by this Respondent. Respondent states that the Show Cause Notice issued by the Panchayat is on the basis of a false complaint filed by the Complainant herein. The complainant is trying to mislead this authority by relying upon concocted documents.
8. Respondent disputes the authenticity and veracity of the photographs and purported satellite images produced by the Complainant. Respondent denies that the same are pertaining to the subject property. Even otherwise, the photographs do not remotely indicate any illegality

9. Respondent has categorically stated that the development was carried out by the predecessors in title of this Respondent. Pursuant to the acquisition of the property by this Respondent, the Village Panchayat was pleased to transfer the house tax records in favour of this Respondent and in furtherance thereto, issued NOC for conducting business. Respondent states that any dispute with regard to the said permission/NOC cannot be agitated before this Ld. Authority as the same are beyond the limited scope of jurisdiction of this Ld. Authority.
10. Respondent states that notices issued by the GSPCB cannot be relied upon to contend CRZ violation. Respondent states that the said Notices are of Feb 2020 and the same have been duly responded to. Respondent denies violation of any applicable rule/regulations.
11. The complainant is only attempting to carry out a fishing expedition to harass the Respondent and/or for collateral purpose. The complaint is devoid of merit. On that count the same is liable to be dismissed with costs.

12. In such circumstances, the above show cause notice is liable to be recalled/discharged.

It is therefore prayed that the complaint be dismissed and the Show Cause Notice dated 07/05/2019 be recalled/discharged.

Date: 26/04/2022

Place: Panaji – Goa

Respondent

Adv for Respondent

Annexure A-1

Let. No. DJ/5720/1488/87
 Town and Country Planning Department
 Government of Goa, Daman and Diu,
 Panaji, Goa.

Date: 7/4/87

50

To
 ✓ Shri Henrique Rebello,
 Dulcina Favaddo, Arossim,
 Post Cansaulim,
 Goa.

sub: Construction of 5 cottages on Sy. No.55/3
 at Colva.

ref: Clearance from Eco Development Council.

Sir,

With reference to your application dated 3.3.87,
 and in continuation to this office letter No. DJ/5120/
 1276/87 dated 25.3.87, please find enclosed herewith
~~5 copies of the plans duly approved~~ 5 copies of the plans duly approved
 by the Member Secretary, Eco Development Council and
 by the undersigned.

In this connection, you are directed by the Eco
 Development Council that the cottages should be used
 for the purpose of tourism only. ~~The undertaking~~
~~submitted by you is original is returned herewith.~~

The Xerox copies of the plan submitted by you
 earlier are also returned herewith.

Further you are requested to obtain necessary per-
 mission from the Village Panchayat, Southern P.D.A.,
 Dy. Collector, etc. before starting the development/
 construction.

Yours faithfully,



J.A.D. Souza 6/9
 Chief Town Planner

Encl: as above.

copy to:

- 1) Member Secretary, Southern P.D.A., Margao.
- 2) Director of Tourism, Panaji-Goa.
- 3) Dy. Collector (South Goa), Margao.
- 4) Sarpanch, V.P. Colva.
- 5) 27/12/87-EDC file.
- 6) General file.

AL/6.4.87

Annexure A-2

51

Application under section 32
Road: Sub Section (1) of Goa, Daman &
Diu Land Revenue Code, 1968.

No. ERC/CONV/312/87
Government of Goa, Daman and Diu
OFFICE OF THE DY. COLLECTOR,
SOUTH SUB DIV., MARGAO.
Dated: 13/8/87

SANAD SCHEDULE-II

[See Rule 7 of the Goa, Daman and Diu Land Revenue (Conversion of use of land
and non-agricultural Assessment) Rules, 1969]

Whereas an application has been made to the Collector of Goa (hereinafter referred to as "the Collector" which expression shall include any Officer whom the Collector shall appoint to exercise and perform his powers and duties under this grant) under Section 32 of the Goa, Daman and Diu Land Revenue Code, 1968 (hereinafter referred to as "the said Code" which expression shall, where the context so admits include the rules and orders thereunder) by Shri/Smt/ Henrique Rebello,
DULCINA Falvado Arossim P.O. Cansaulim, Salcete-Goa.

... being the occupant of the plot registered under _____ know as
" _____ " situated at Colva registered

under No. Survey No. 55/3 (hereinafter referred to as "the applicant" which expression shall, where the context so admits include his/her heirs, executors, administrators and assigns) for the permission to use the plots of land (hereinafter referred to as the said plot described in the Appendix I hereto, forming a part of Survey No. 55 Sub-Div-No. 3 of village Colva of Salcete Taluka

measuring 2625 square metres be the same a little more or less for the purpose of Residential use

Now, this is to certify that the permission to use for the said plots is hereby granted, subject to the provisions of the said Code, and rules thereunder and on the following conditions, namely:

1. Dravelling and clearing of the land — The applicant shall be bound to level and clear the land sufficient to render suitable for the particular non-agricultural purpose for which the permission is granted, and to prevent insanitary conditions.

2. Assessment — The applicant shall pay the non-agricultural assessment when fixed by the Collector under the said Code and rules thereunder with effect from the date of this sanad.

3. Use — The applicant shall not use the said land and building erected or to be erected thereon for any purpose other than Residential use / Industrial / Other / Agricultural purpose, without the previous sanction of the Collector

4. Building time limit — The applicant shall within one year from the date hereof, commence on the said plot construction of building of a substantial and permanent description, falling which unless the said period is extended by the Collector from time to time, the permission granted shall be deemed to have lapsed.

5. Liability for rates — The applicant shall pay all taxes, rates and cesses leviable on the said land.

6. Penalty clause — (a) if the applicant contravenes any of the foregoing conditions the Collector may, without prejudice to any other penalty to which the applicant may be liable under the provisions of the said Code continue the said plot in the occupation of the applicant on payment of such fine and assessment as he may direct.

(b) Notwithstanding anything contained in sub-clause (a) it shall be lawful for the Collector to direct the removal or alteration of any building or structure erected or use contrary to the provisions of this grant within such time as specified in that behalf by the Collector, and on such removal or alteration not being carried out and recover the cost of carrying out the same from the applicant as an arrears of land revenue.

7. Code provisions applicable — Save as herein provided the grant shall be subject to the provisions of the said Code and rules thereunder.

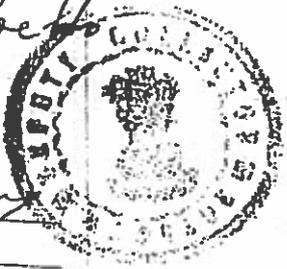
APPENDIX - I

Length and Breadth		Total Superficial Area	Forming (part of) Survey No. or Hissa No.	BOUNDARIES	Remarks
North to South	East to West			North, South, East and West	
1	2	3	4	5	6
170.00	21.00	2625 Sq. meters	Survey No. 55, Sub-Div-No.3 of village Colva of Salcete Taluka	North:- Survey No. 54/5 South:- Survey No. 49, Sub-Div-No.3 and Survey No. 57/1 East:- Survey No. 55/4, 5, & 6. West:- Survey No. 55/1 & 2.	
<p>Conversion of use of land is allowed for residential residential Industrial use for construction of cottage.</p>					

In witness whereof the Collector of Goa, has hereunto set his hand and the seal of his Office on behalf of the Administrator of Goa, Daman and Diu and the applicant Henrique Rebello, r/o DULCINA Falvaddo Arrosmim P.O. Cansaulim, Salcete-Goa.

here also hereunto set his hand this 13th day of August, 1987

Henrique Rebello
(Henrique Rebello)
(Signature of the applicant)



[Signature]
DEPUTY COLLECTOR
South Division,
Margao-Goa

Signature and designation of Witnesses
1. *[Signature]*
2. *[Signature]*

Signature and designation of Witnesses

1. *[Signature]*
2. *[Signature]*

We declare that Shri/Stn. Henrique Rebello, Dulcina Falvaddo Arrosmim Cansaulim who has signed this Sanad is, to our personal knowledge, the person he/she represents himself to be, and that he/she has affixed his/her signature hereto in our presence.

1. *[Signature]*
2. *[Signature]*

SOUTH GOA PLANNING & DEVELOPMENT AUTHORITY
Margao-Goa-403 601

Phone

No SGPDA/M/ 399/1842 /91-92

Date 2/3/92

ORDER

(Development Permission under SECTION 44 of the Town & Country Planning Act. 1974)

Development permission is granted for carrying out the Land-Sub-division (Provisional/Final) Construction of Building [Reconstruction/Extension/Alteration], Construction of compound wall, Change of use of building/land), settlement S-2 as per the enclosed approved plan/plans in the property Zoned as In O. D. P. / Zoning Plan/Regional Plan and situated at Village/Town bearing Survey Number 55/3 Chaita Number _____ P.T. Sheet Number _____ Plot Number _____ approved Sub division reference Number _____ on the following

- 1) Commencement of the building work and completion shall be done under intimation to this Authority
- 2) Any change to be effected in approved plans requires prior permission of this Authority.
- 3) Any change in the use of approved built up space requires prior permission of this Authority.
- 4) The permission granted shall be revoked if any information, plans, calculation, documents and any other accompaniments of applicant are found incorrect or wrong at any stage after the grant of permission and the applicant will not be entitled for any compensation.
- 5) The permission shall be revoked if it is found expedient to take such an action under provisions of Section 50 of the Town and Country Planning Act.
- 6) The development permission will not entitle the applicant for making/laying any claim for water connection from Government of Goa and this Authority.
- 7) The developer/applicant should display a pucca hoarding/sign board [1x.50 meter] with write-up in black colour on white background at the site of development clearly indicating the Order No. with date of this Authority readable from a distant point. In case of non-compliance, appropriate action shall be taken as per the provisions of the Town & Country Planning Act, 1974.
- 8) The applicant's shall obtain necessary Licence/Approval/etc. [Municipality/Panchayat etc.] as may be required under any other law in force before commencement of work/carrying out any Development.
- 9) The applicant/s should obtain CONVERSION SANAD under Goa. Daman & Diu Land Revenue Code 1968 before commencement of any development/construction as per the permission granted by this Order.
- 10) The building should be provided with sloping roof with mangalore lime tiles.
- 11) The soakpit should be located at a distance of 15 mts. from any well existing in the area.

THIS PERMISSION IS VALID FOR THREE YEARS FROM THE DATE OF ISSUED

Shri/Smt. N.J.Rebello
Section 44, dated 10/9/91



refer your application under

J. P. COULTER
MEMBER SECRETARY

To, N.J.Rebello, 'DULCINA', Margao, Goa.
M/s /Shri/Smt Balvedo P.O. Cansaulim

Copy to : The Chief Town Planner, Panaji-Goa.

PLANT TREES AND MAKE THE ENVIRONMENT FOR LIVING

cto: DF/3 Panaji, Goa.

Annexure A-4

54

OFFICE OF THE CHIEF TOWN PLANNER
TOWN & COUNTRY PLANNING DEPARTMENT

PANAJI - GOA.

REF. NO. BJ/5120. /TOP/44 / 2285DATE : 23/6/94

To,

Shri N.J. Rebelloy & Others,Pancharatna Bldg.,Margao - Goa.

Sub: Application of Shri N.J. Rebello & Others for
~~Construction of~~ addition & alteration of Cottages on
Survey No. 55/3 & 54/5 of Village Colva Taluka
Salcete

Ref: Decision of G.S.C.C.E. meeting held on 27.4.94.

Sir,

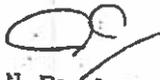
With reference to the above mentioned subject, this is to inform you that the proposal was discussed in the 4th meeting of Goa State Committee on Coastal Environment held on 27.4.94. The proposal was approved by the Committee in view of this there is no objection over the proposed ~~construction of~~ addition & alteration to cottages from planning point of view with following conditions :-

- 1) The permission is recommended as per the plans hereby annexed.
- 2) The permission is liable to be revoked if it is based on false information/wrong plans/calculations/documents or any other accompaniments of the applications are found to be incorrect or wrong at any stage.
- 3) Any change to be effected to the approved plans prior permission has to be obtained.
- 4) Prior to commencement of development work, it will be incumbent upon the applicant to have valid conversion sanad of use of land as contemplated under Goa, Daman and Diu Land Revenue Code, 1968.
- 5) There should not be any drinking water well within 15 mts. of septic-tank.
- 6) Necessary licence should be obtained from the concerned village Panchayat/Municipality.
- 7) Trees if shall be cut with prior permission of the concerned Authority.
- 8) Traditional access if any shall not be blocked and should be maintained to the satisfaction of local authority.
- 9) All the Environmental guidelines under CRZ regulations should be strictly followed as per annexure.

- 2 -

- 10). The existing sand dunes should not be disturbed.
- 11). The proposal is approved to the extent of the earlier approval of Cottages by Inter Ministerial Committee in its meeting held on 13.8.86.
- 12). After retaining a set of plans and records, for this office record, the rest are returned herewith.

Yours faithfully,


 (N. Pandalarai)
 Chief Town Planner
 &
 Member Secretary
 G.S.C.C.E.

Encl: As above.

Copy to :

1) The Associate Town Planner,
Town & Country Planning Dept.,
Margao.

2) The Sarpanch,
Village Panchayat, Colva,
Colva - Salcete.

3)

1060

$$\begin{array}{r} 1060 \\ 2120 \\ \hline 2120 \\ 9. \end{array}$$

10600

Jan. 9.

Annexure A-5

Office of the Village Panchayat
Sernabatim, Vanelim, Colva & Gandaulim.

Construction Licence No. VP/SVCC/Const-17/94-95/421.

Shri/Smt. N. J. REBELLO & OTHERS,
from Pancharatna Edf, Haroso-Goa, is hereby granted licence for the
construction of addition & alterations of Cottages, on survey No.55/3,
& 54/5 at Colva Village, Salcote Taluka,

in terms of the resolution No. 3. taken in the Panchayat meeting dated
21/9/94. as per the plans in duplicate attached to his/her application
under inward No. PPO/01/VP/Plans 562 dated 02.09.94. A copy of the plans
concerned with the approval note carrying the embossed seal of this Panchayat and duly
signed, is returned to the interested party, who shall comply with the following conditions

- 1) To limit himself/herself to the plans approved and statements therein.
- 2) The construction shall be as per plans approved by this panchayat and condition imposed on it.
- 3) To inform the panchayat after excavation and before laying or plinth foundation.
- 4) To inform the Panchayat when the construction has been completed upto plinth level.
- 5) To inform the panchayat as soon as the construction is completed.
- 6) Not to inhabit the building without the prior permission of this Panchayat
- 7) To abide by the other related provision in force.
- 8) That building or construction is carried out as per the alignment given and the plinth level fixed by the Panchayat
- 9) The construction licence shall be revoked.
 - a) if the construction work is not executed as per the plans approved and statements therein:
 - b) wherever there is any false statement or any misrepresentation of any material passed, approved or shown in the application on which the permit was passed.
- 10) To strictly follow all the conditions laid down by the Chief
Planners vide his letter No. DJ/TCP/94/2235 dtd. 23-6-94.
- 11) The ~~43~~ existing sand dunes, should-not be disturbed.
- 12) Not to obstruct existing foot path/water drainages passing through
the Property.
- 13) To get approved the R.C.C. designs and Calculations before starting
of R.C.C. works.
- 14) To obtain valid conversion certificate before starting of work.

The licence shall be valid for a period of ~~THREE~~/THREE year's
beginning from to-day. He had paid the respective tax/fees to the tune of Rs. _____
by Receipt No. _____ dated _____

This carries the embossed seal of this Panchayat.
Office of the village panchayat of Sernabatim, Vanelim, Colva &
Gandaulim, dtd. 22nd September, 1994.

V. Panchayat Secretary



Sarpanch

Office of the Village Panchayat

Sernabatim, Vanelim, Colva & Gandaulim.

Construction Licence No. VP/SVCG/Const- 1/92-93/13.

Shri/Smt/Kidh. NI. J. REHELLO, -----
from Arrossim Fulvado of Canaulim, is hereby granted licence for the
construction of building in Plot No.55/3, of Colva-village.

in terms of the resolution No. 4 taken in the Panchayat meeting dated
15.4.92 as per the plans in triplicate duplicate attached to his/her application
under inward No. PPO/01/VP/Plans 40 dated 8.4.92 One copy of the plans
concerned with the approval note carrying the embossed seal of this Panchayat and duly
signed, is returned to the interested party, who shall comply with the following conditions

- 1) To limit himself/herself to the plans approved and statements therein.
- 2) The construction shall be as per plan approved by this panchayat and condition imposed on it.
- 3) To inform the panchayat after excavation and before laying of plinth foundation.
- 4) To inform the Panchayat when the construction has been completed upto plinth level.
- 5) To inform the Panchayat as soon as the construction is completed.
- 6) Not to inhabit the building without the prior permission of this Panchayat
- 7) To abide by the other related provision in force.
- 8) That building or construction is carried out as per the alignment given and the plinth level fixed by the Panchayat
- 9) The construction licence shall be revoked.
 - a) if the construction work is not executed as per the plans approved and statements therein.
 - b) wherever there is any false statement or any misrepresentation of any material passed, approved or shown in the application on which the permit was passed.
- 10) The building should be provided with slopping roof with Mangalore type tiles.
- 11) The soak pit should be located at a distance of 15 mts. from any well existing in the area.

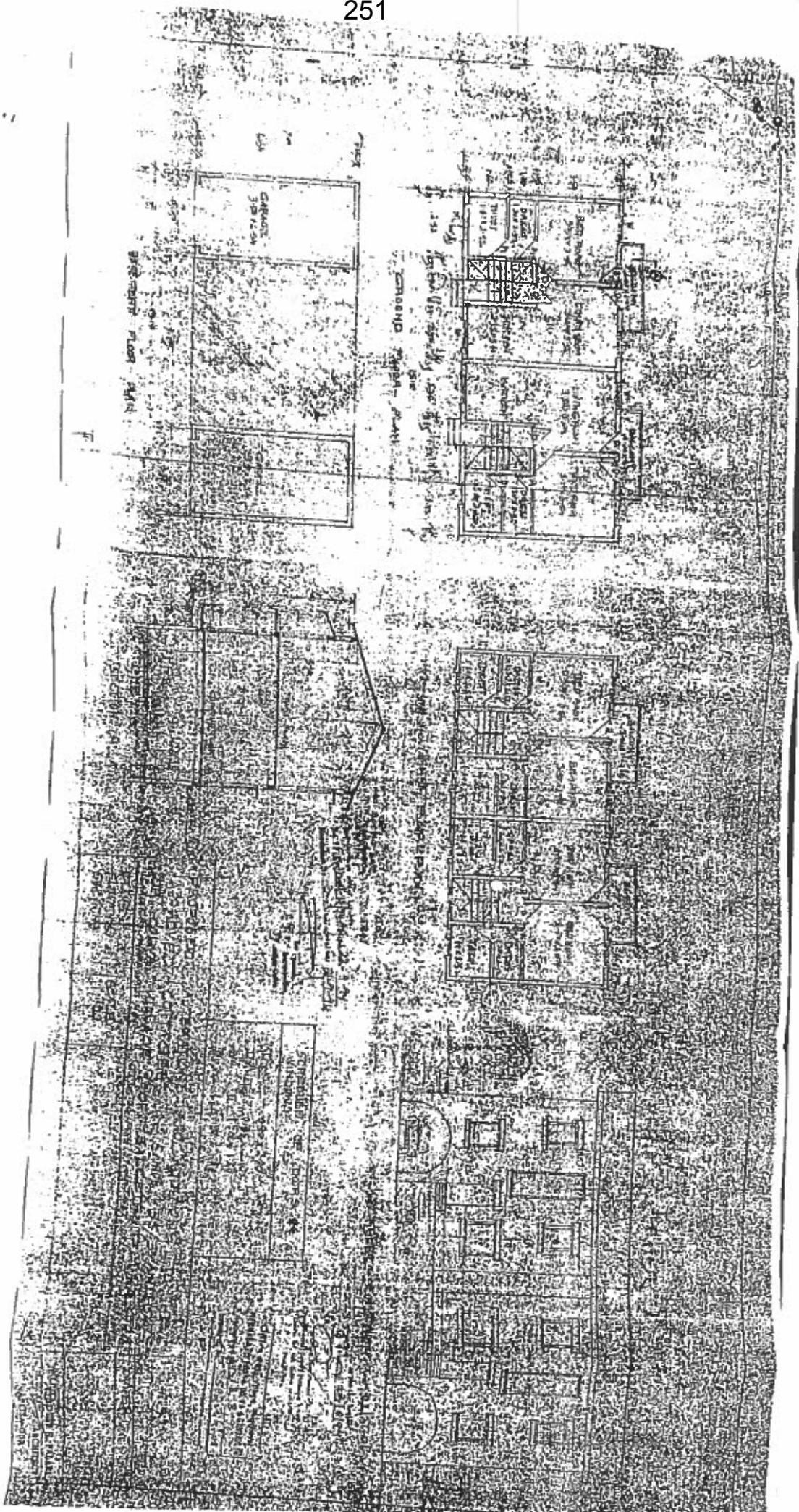
The licence shall be valid for a period of ~~ONE YEAR~~ THREE year's beginning from to-day. He had paid the respective tax/fees to the tune of Rs. 963/- by Receipt No 7/15 dated 22/04/92

This carries the embossed seal of this Panchayat.

Office of the village panchayat of Sernabatim, Vanelim, Colva & Gandaulim, dt. 22/04/1992



Asduil
In-charge



Annexure A-7

60

DEPARTMENT OF SCIENCE, TECHNOLOGY & ENVIRONMENT

(CRZ Clearances)

Opp. Saligao Seminary, P.O. Saligao, Bardez, Goa - 403 511.

Phone: (0832) 278186, 278107, 278189

Fax: (0832) 278186

REF. NO.: DJ/5120/194

DATE: 22/11/2000

23

To,

✓ Shri N. J. Rebello & Others,
DF/9, Pancharata Bldg.,
Margao - Goa.

Sub: No Objection Certificate to obtain Occupancy
Certificate.

Dear Sir,

This has a reference to the above mentioned subject with respect to the five cottages/structures constructed in Survey Nos. 55/3 & 54/5 of Colva village, pursuant to the plan approved by the erstwhile GSCCE vide letter No. DJ/5120/TCP/94/2235 dated 23/06/1994. This office has no objection for the issuance of an Occupancy Certificate to the said construction by the local authority, after ascertaining its completion as per the construction license granted.

Yours faithfully,


(Dr. N.P.S. Varde)
Director/Jt. Secretary, STE

K

253
Annexure A-8

61



Phone : 723495
Office of the Village Panchayat
Sernabatim, Vanelim Colva, & Gandaulim
Salcete-Goa Pin Code 403 708

Ref. No. VP/SVCG 762/2001-2002

Date 15-9-2001

To,
Shri. N.J.Rebello & Others
D/f 9, Pancharatna,
Margao-Goa.

Sub: Issue of Occupancy Certificate.
Ref: DJ/5120/194, dated 23/11/2000.

Sir,

With reference to your application dated 28th Nov'2000, on the above mentioned subject, and inform you that this Panchayat has no objection to occupy the five cottages/structures constructed in plot bearing Survey Nos.55/3 & 54/5, of village Colva, which has been approved by Chief Planners vide No.DJ/TCP/94/2235, dated 23-6-94 and by this office under licence No.VP/SVCG/Const.17/94-95/421, dated 22nd Sept'94.

It is approved in the Monthly meeting held on 27/12/2000, under Resol.No.9.

This is issued at the request of the applicant.

Yours faithfully

(RAJENDRA NAIK)
SECRETARY

VILLAGE PANCHAYAT
SERNABATIM, VANELIM, COLVA & GANDAULIM.

Government of Goa
Department of Tourism
Panaji Goa

No. 3/19(293)/98-DT/126

July 3, 1998

To,
M/s. Verlekar Resorts Pvt. Ltd.,
DF/9, Pancharatna,
Margao-Goa.

Sub:- 3 Star Beach Resort at Colva -
recommendation for financial
assistance req.

Sir,

Please refer to your letter dated 22/6/98 on the
above cited subject requesting to recommend your project
for obtaining loan from Canara Bank, Margao.

In the above context, it is stated that this Dept.
has no objection to your obtaining the loan from the
Canara Bank, Margao to your hotel project "M/s. Verlekar
Resorts Pvt. Ltd. in plot of land admeasuring 5575.00 sq.
mts. in survey Nos. 55/3 & 54/5 of Village Colva in terms
of approval granted by the Town & Country Planning Dept.
vide their letter No. DJ/5120/TCP/94/2235 dated 23/6/94
and construction licence No. VP/SVCG/Const-M/94-95/42
dated 22/9/94 issued by the Village Panchayat of Sernabatim,
Vanelim, Colva & Gandaulim.

Yours faithfully,

(U.D. Kamat)
Director of Tourism

Copy to:-

1. The Chief Town Planner
Town & Country Planning Dept. with a request to his
letter No. DJ/5120/TCP/94/2235 dated 23/6/94
2. The Sarpanch
Village Panchayat
Sernabatim, Vanelim, Colva & Gandaulim
Salcete-Goa.
3. The Senior Manager
Canara Bank,
Margao Goa.

Annexure A-10



Phone : 723495

Office of the Village Panchayat

Sernabatim, Vanelim Colva, & Gandaulim
Salcete-Goa Pin Code 403 708

Ref. No. VP/SVCG /1554/2001-02

Date 22/12/2001

To,
Krishna S. Verlekar,
The West Zone Beach Resort,
Colva - Goa.

Sub : Permission to run a Resturant in H.No.295/12.

Sir,

With reference to your application dated nil, regarding the above mentioned subject, this is to inform you that this Panchayat has granted you permission to run a restaurant in your Beach Resort, bearing house no.295/12, situated at 4th Ward, Colva, Salcete - Goa.

This is approved in the monthly meeting held on 12/12/2001, under resolution no.11(f).

This is issued at the request of the applicant.

Yours faithfully,

(Signature)
(AGNÉLO PEREIRA)
SARPANCH

VILLAGE PANCHAYAT
SERNABATIM, VANELIM, COLVA & GANDAILIM.



256

Annexure A-11

Ph:- 2788486

Office of the Village Panchayat

Sernabatim, Vanelim, Colva & Gandaulim
Salcate - Goa. Pin Code 403 708

64



Ref. No. VP/SVCG/1268/20R-19

Date 08-10-2018

To,
Mr ABHAY Ramchandra Prabhu.
H.No.295/8, 3th ward colva

Sub: Transfer of House & Lighting tax of premises bearing
H.No.295/8,9,10,11&12, 3th ward Colva.

Sir .

With reference to your application dated 12/09/2018 on the above cited subject, this is to inform you that the House & Lighting tax of premises bearing H.No.295/8,9,10,11&12, situated at 3th ward Colva ,Salcate- Goa is transferred from Mr. N.J. REBELLO & others to the name of above applicant Mr Abhay Ramchandra Prabhu as per the updated records of Village Panchayat Office Colva.

It is approved in the Monthly meeting held on 01/10/2018 ,Vide Resl. 4/6.

Further , In future if any Complain/Objection received from any member/person ,the Panchayat resolved right to revoke the same without any further intimation.

This letter also treated as N.O.C to transfer existing Electricity & water meter on the name of applicant from the name of Mr.N.J. REBELLO & others to the name of said applicant Mr Abhay Ramchandra Prabhu.

Yours faithfully

Fernandes
ANTONIO L. FERNANDES
SARPANCH
VILLAGE PANCHAYAT
SERNABATIM, VANELIM,
COLVA & GANDAULIM



g/A



Annexure A-12

Ph:- 2788485

Office of the Village Panchayat

Sernabatim, Vanelim, Colva & Gandaullim
Salcete - Goa. Pin Code 403 708

Ref. No. VP/SVCG/17R2/2018-19

Date 17/12/2018

NO OBJECTION CERTIFICATE

Village Panchayat of Sernabatim, Vanelim, Colva & Gandaullim, has resolved vide resolution No.4(17) approved in the meeting held on Dt.12/12/2018 to issue Permission/N.O.C to Mr. Abhay Ramchandra Prabhu to conduct the business of Hotel style as "SALCETE BEACH RESORT" in premises bearing H.No. 295/8,9,10,11 & 12, situated at 3rd ward Colva, Salcete-Goa, subject to the following conditions:-

- 1) Before commencement of the business, applicant shall obtain required license/N.O.C's from the concerned authorities, i.e. (Food & Drugs Admn./Fire Dept. /Labour/ Pollution Control Board /Health Dept./Tourism Department, etc..) if applicable.
- 2) The applicant shall co-operate with the office bearers/employees of this Panchayat as and when they pay visit to the establishment for any enquiry or inspection.
- 3) The solid /liquid waste generated during the course of business & subsequently should be disposed of by the applicant in a scientific manner in its own property without harming the environment.
- 4) No influents shall be released in Open or outside the premises.
- 5) The applicant shall comply with all lawful instructions issued by the Panchayat or any authority of the state Government.
- 6) Parking of Vehicles should be within the area and shall not obstruct the public /main road at Colva.
- 7) The permission holder shall, before starting the business, submit all the NOC's from the concerned authorities relevant to the matter & subsequently obtain a final permission / Trade establishment license from the village Panchayat.
- 8) Taxi business preference should be given first to the locals.
- 9) This NOC should also treated as NOC for applicant to do the registration to Tourism Department.
- 10) The N.O.C. is liable to be revoked if conditions stated herein are not complied with or if it is found that any structural changes are affected to the licensed premises without obtaining required permission from the village Panchayat.
- 11) Trade tax payment should be made every year from time to time.

The applicant has paid respective fees of Rupees 500/- under receipt No. 03/19 Dated 17/12/18

To,
Mr. Abhay Ramchandra Prabhu
Salcete Beach Resort,
3rd ward Colva.

SECRETARY
Village Panchayat
SERNABATIM, VANELIM,
COLVA & GANDAULIM



GOA STATE POLLUTION CONTROL BOARD

गोंय राज्य प्रदूषण नियंत्रण मंडळ

(An ISO 9001:2015, ISO 14001:2015, OHSAS 18001:2007 Certified Board)

Phone Nos : 0832- 2407700,
2407701, 2407702
Tel/Fax No: 0832- 2407700



Email Ids:

Chairman, GSPCB, chairman-gspcb.goa@nic.in
Member Secretary, GSPCB, ms-gspcb.goa@nic.in
Environment Engineer, GSPCB, ee-gspcb.goa@nic.in
Scientist, GSPCB, scientist-gspcb.goa@nic.in
Office, goapcb@gspcb.in

No.12/2018-PCB/66726/O000260

03/08/2019

Consent to Operate 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 and Authorization under Rule 6(i) of the Hazardous And Other Wastes (Management and Transboundary Movement) Amended Rules 2018

[To be referred as Water Act, Air Act and HW (M & T) Rules respectively]

CONSENT TO OPERATE AND AUTHORISATION is hereby granted to:

M/S SALCETE BEACH RESORTS
(Orange Category)
(Represented by Mr.Samir Sawant)

Survey No. 54/5, 55/3,
Colva , Salcete -Goa

Located in the area declared under the provisions of the Water Act, Air Act and Authorisation 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:

1. This Consent to operate is valid up to 10/05/2028.

2. This Consent to operate and Authorization is valid for the operation of:

Sr. No	Description	Capacity
1.	Hotel	33 rooms
2.	Restaurants (Seating Capacity)	60 Nos

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

(i) The daily quantity of effluent from the hotel & restaurant (sewage & sullage) shall not exceed 16 KLD

(ii) **Sewage Treatment Plant:**

The hotel shall treat domestic effluent in existing sewage treatment plants (25 KLD Capacity) consisting of primary/ secondary and/ or tertiary treatment 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:

67

pH	Between	5.5 & 9.0
Suspended Solids	Not to exceed	100 mg/l
BOD, 3 days, 27° C	Not to exceed	30 mg/l
COD	Not to exceed	250 mg/l
Oil & Grease	Not to exceed	10mg/l

- (iii) In view of the directions issued by the Central Pollution Control Board vide order File No. A19014/43/06 – Mon dated 21st April 2015, the unit is required to upgrade its sewage treatment plant within five years from the date of the directions issued, ie 21st April 2015, to achieve following standards and submit the plan of action regarding the same, within six months from the date of issue of this consent.

pH	Between	5.5 & 9.0
Suspended Solids	Not to exceed	Not more than 20
BOD, 3 days, 27° C	Not to exceed	10 mg/l
COD	Not to exceed	50 mg/l
Oil & Grease	Not to exceed	10mg/l
NH4-N	Not to exceed	5mg/l
N-total	Not to exceed	10mg/l
Fecal Coliform	Less than	100 MPN/100ml
Bio-assay test		90% survival of fish after 96hours in 100%effluent

- (iv) **Sewage Disposal:**
The treated effluent shall be recycled to the maximum extent and remaining shall be used on land for gardening. There shall not be any discharge outside the hotel premises.
- (iv) The hotel shall operate and maintain Oil and Grease Trap for effluent arising from its kitchen and laundry and shall have to comply with the 'General Standards for Discharge of Environmental Pollutants Part-A: Effluents' notified under Schedule-VI
- (v) The hotel unit shall at his own cost get the effluent samples collected both before and after treatment and analyse, every month the parameters indicated above from a laboratory recognized by Ministry of Environment and Forest under the Environment Protection Act, 1986 and rules there under and results shall be submitted regularly to this Board.
- (vi) A good house-keeping shall be maintained within the hotel premises. All pipes, valves and drains shall be maintained in leak-proof condition. Floor washings shall be maintained to the effluent collection system only and shall not be allowed to find way in open areas.
- (vii) **Non-Hazardous Solid Waste:**
All the Solid wastes arising in the hotel premises shall be properly classified and disposed off to the satisfaction of the Board by:

The total quantity shall be segregated and treated as follows:

Sr. no.	Type of segregated solid waste	Quantity	Disposal
1	Wet waste	0.05 MT/day	To be given to Village
2	Dry waste	0.03MT/day	Panchayat or Agency

- (viii) The hotel industry install machinery/equipment/facility for converting bio-degradable /organic waste generated from the hotel to compost so as to meet the standard for compost prescribed in the Solid Waste Management Rules, 2016 within three months of issue of the consent and submit compliance report to the office.
- (ix) The applicant should upload monthly statement (below format) regarding the solid waste generation online.

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

- (x) The unit should have zero discharge policy. i.e. the treated waste water 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.

4. CONDITIONS REQUIRED TO BE COMPLIED UNDER THE AIR ACT

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

Sr. No.	Name of Equipments/ Installation	No of Installation	Capacity	SO ₂ Kg/Hr	NO _x , HC, CO, PM			
					(g/kw-hr)			
1.	D.G. set	01	200 KVA		9.2	1.3	3.5	0.3

- (ii) The hotel unit shall erect the chimney(s) of the following specifications:

Sr. No	Chimney attached to	Height
1.	D.G. set (200 KVA)	3 mts

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

Sr. No	Type of fuel	Quantity /hr
1.	H.S.D. (for D.G. set of 200 KVA)	

- (iv) The Stack Port Hole and Platform is to be designed as per CPCB guidelines Method 1 Part 1 of Stack Monitoring –Material & methodology for isokinetic sampling.
- (v) The hotel 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 hotel unit should carry out emission monitoring from the stacks connected to D.G. set once a year from a laboratory recognized by Ministry of Environment and Forest under the Environment Protection Act, 1986 and the result shall be submitted to this Board by the 15th of subsequent month.

- (v i) The hotel 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 6 a.m.

5. **CONDITIONS REQUIRED TO BE COMPLIED UNDER THE HAZARDOUS AND OTHER WASTES (MANAGEMENT AND TRANSBOUNDRY MOVEMENT) AMENDED RULES 2018:**

- (i) The hotel unit is hereby granted authorization to operate a facility for collection, 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	0.02 MT	To recycler registered with CPCB 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) as amended in 2018.

Near Pilerne Industrial Estate, Opp.- Saligao Seminary, Saligao-Bardez Goa-403511

- (xi) The occupier shall furnish monthly returns for collection, storage and disposal of hazardous waste through online OCMMS systems.
- (xii) The hotel 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.

6 GENERAL CONDITIONS:

- (i) The hotel unit shall not change or alter the quantity, quality of discharge, temperature or the mode of the effluent/ emission or hazardous wastes or control equipments provided for without previous permission of the Board.
- (ii) The hotel unit shall provide facility for collection of samples of effluent, air emissions and hazardous wastes to the Board staff.
- (iii) An application in prescribed form along with the prescribed fees for renewal of Consent shall be submitted at least 60 days before the expiry of validity of this Consent. An application for renewal of Consent submitted after expiry of the validity shall accompany with penalty of 50% of the Consent fees in addition to the prescribed consent fees.
- (iv) The Board shall be forthwith informed of any accident or unforeseen event involving discharge of any poisonous, noxious or polluting matter into a stream or well or on land or into the atmosphere, as result of such discharge water/ air is being polluted.
- (v) This Consent to operate 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.
- (vi) The Board reserves the right to amend or add any conditions in this consent and the same shall be binding on the applicant.
- (vii) The hotel unit shall submit to this office, the Environmental Statement Report in Form V for the Financial Year ending April to March by 30th September of the succeeding year as per the provisions of the rule 14 of the Environment (Protection) (Second Amendment) Rules, 1992.
- (viii) Reliable flow meter shall be installed to maintain record of water consumption/waste water generation per day. The records so-maintained shall be made available to the Board officials whenever required.

- (viii) The unit shall bear the cost of analysis / monitoring in case of complaints received by the Board/ reinspections due to non compliances observed by the Board & monitoring carried by the Board.
- (ix) The unit shall submit the details of the Public Liability Insurance Policy under the PLI Act 1991, to the Board office as applicable.
- (x) The unit shall submit returns for disposal of batteries under the Batteries (Management & Handling) Rules 2011, if applicable.
- (xi) The unit shall submit returns for disposal of e - waste under the E- Waste (Management & Transboundary) Rules as amended in 2018, if applicable.
- (xii) The unit shall submit returns for disposal of plastic waste under the Plastic Waste (Management & Transboundary) Rules as amended in 2018, if applicable.
- (xiii) Reliable flow meter shall be installed to maintain record of water consumption/waste water generation per day. The records so maintained shall be made available to the Board officials whenever required.
- (xiv) The unit shall comply to the Guidelines and DUST Mitigation measures in handling Construction material and C & D waste issued by central Pollution Control Board and are placed on Board website goaspcb.gov.in

To,
M/s SALCETE BEACH RESORTS
C/o Mr. Samir Sawant
Survey No. 54/5, 55/3,
Colva , Salcete -Goa

1. Office Copy
2. Guard File

Received Consent fee of: The capital Investment of the unit is Rs. 5,45,00,000/-

Challan no.	Amount	Date
0073	Rs. 66800	12/11/2018
009	Rs. 23143	22/11/2018

SANJEEV
SHASHIKAN
T JOGLEKAR

Digitally signed by
SANJEEV SHASHIKANT
JOGLEKAR
Date: 2019.08.03
23:04:51 +05'30'

(Sanjeev Joglekar)
Environmental Engineer
Coa State Pollution Control Board

Near Pilerne Industrial Estate, Opp.- Saligao Seminary, Saligao-Bardez Goa-403511

Annexure A-14

72

Ref.No. KD/SBR-Report/101/20-21

Date: 04/12/2020

Inspection Report

The project named and styled as "SALCETE BEACH RESORT" is situated in property Survey no. 55/3 & 54/5 of Colva Village and belongs to Mr. Abhay R. Prabhu. The Deed of Sale dated 06/07/2017 read with the permissions indicates that the hotel was constructed by the predecessor in title of the said Mr. Abhay Prabhu and by Sale Deed dated 06/07/2017, the constructed hotel was sold to Mr. Abhay Prabhu.

Purpose: The site inspection and report is undertaken at the request of Mr. Abhay Prabhu, of Salcete Beach Resort to understand the actual on loco status of the hotel vis-a-vis the approvals granted for the said hotel the construction.

Brief description of property:

The plot of land under survey no. 55/3 & 54/5 of Colva Village, being part of the property known as "CABECEIRA" (Segunda Gleba), situated at Colva, within the limits of Village Panchayat of Colva, Taluka and Registration Sub-district of Salcete, District of South Goa, State of Goa, described as a whole in the Land Registration Office of Salcete under no. 32188 new series and enrolled in the Land Revenue Records under Matriz no. 721.

The previous owner, Mr. Nicholas Joao Rebello and 7 others had obtained requisite permissions from competent authorities and hence sold the property alongwith said licences / permissions to Shri Krishna S. Verlekar of M/s. Verlekar Resorts Private Limited by 4 separate Deeds of Sale.

Verlekar Resorts Private Limited sold the property to Timblo Private Limited vide Deed of Sale dated 30/03/2010 duly registered under Reg. No. MGO-BK1-O1737-2010.

Mr. Abhay Ramchandra Prabhu purchased the same from Timblo Private Limited vide Deed of Sale dated 06/07/2017 under Registration Number MGO-BK1-03197-2017.

There are 2 plots with survey no. 55/3 and survey no. 54/5 and r.c.c. building with super built-up area of approx. 1060.50 sq.m. with self contained rooms bearing H. No. 295/8, 295/9, 295/10, 295/11 and 295/12, swimming pool which form a hotel resort project having 32 rooms.

There are 5 buildings of Ground +1. Each building has a rough area of 15.15m x 7.00m consisting of 2 units on ground floor and 2 units on 1st floor. Area of each unit is 15.15m x 7.00m = 106.05 sq.m. on each floor.

Area Calculation: (Approved as per letter Ref.No. DJ/5120/TCP/94/2235 dated 23/06/1994)

Area of the Plot	= 5575.00 m2.
S.No. 55/3	= 2625.00 m2
S.No. 54/5	= 2950.00 m2
Area under road widening	= 45.00 m2
Area under A1 zone	= 798.50 m2


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 Certificate of Practice No.: IOVRV01044LB

Effective plot area = 4731.50 m²
 Covered area (106.05 x 7%) = 742.35 m² (approved in plans)
 Floor area = 1484.70 m² (approved in plans)
 Coverage (742.35/4731.50) = 15.70% (approved in plans)
 FAR (1484.70/4731.50) = 31.37% (approved in plans)
 Height of the building from eaves level = 7.00 m.
 Open space required = 15%
 Open space provided = 805.00 m²

However, the construction done at present is only 5 buildings and hence, the coverage and FAR consumed is less than approved earlier. Occupancy Certificate has been obtained for the same.

Currently named as Salcete Beach Resort which was built by M/s. Verlekar Resorts Private Limited.

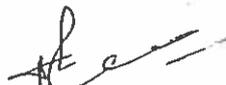
The Licences obtained were:

- 1- Conversion Sanad No. LRC/CONV/312/87 dated 13/8/87 from Office of the Dy. Collector, South Sub-div., Margao for Survey no. 55/3 for an area of 2625.00 sq.m.
- 2- Construction Licence No. VP/SVCG/Const-17/94-95/421 dated 22/09/1994 from Village Panchayat Sernabatim, Vanelim, Colva & Gandaulim.
- 3- Development permission from Office of the Chief Town Planner under Ref. No. DJ/5120/TCP/94/2235 dated 23/06/1994.
- 4- CRZ clearance letter Ref. No. DJ/5120/194 dated 23/11/2000.
- 5- Occupancy Certificate Ref.No. VP/SVCG/62/2001-2002 dated 15/09/2001 from Village Panchayat Sernabatim, Vanelim, Colva & Gandaulim.

I have inspected the property and my observations are as under:

Observations:

1. The construction is within the parameters laid down in the approved plans and the CRZ Regulations.
2. There are 5 buildings of Ground +1 storey.
3. There is no visible sand dune around the constructed area.
4. The roof originally constructed was flat. There is a sloping temporary roof which is constructed recently to avoid seepage/leakage to the roof cause due to heavy rains. The same roof above terrace has been built using steel columns, purlins and pre-coated steel sheets. The covered space on top of the terrace is not being used for habitable purposes.
5. The plot of land is lying basically 200 m. from the HTL of the sea and within 500 m. in CRZ-3 area.
6. There is a compound wall around the plot for privacy which appears to be in existence for many years.


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Annexure - II

Guidelines for Development of Beach Resorts/Hotels in the Designated areas of CRZ-III for Temporary Occupation of Tourist/Visitors, with prior approval of the Ministry of Environment & Forests.

7(1) Construction of beach resorts/hotels with prior approval of MEF in the designated areas of CRZ-III for temporary occupation of tourists/visitors shall be subject to the following conditions:

(i) The project proponents shall not undertake any construction (including temporary constructions and fencing or such other barriers) within 200 metres (in the landward side) from the High Tide Line and within the area between the Low Tide and High Tide Line;

^(b)(ia) live fencing and barbed wire fencing with vegetative cover may be allowed around private properties subjects to the condition that such fencing shall in no way hamper public access to the beach;

(ib) no flattening of sand dunes shall be carried out;

(ic) no permanent structure for sports facilities shall be permitted except construction of goal posts, net posts and lamp posts.

(id) construction of basements may be allowed subject to the condition that no objection certificate is obtained from the State Ground Water Authority to the effect that such construction will not adversely affect free flow of ground water in that area. The State Ground Water Authority shall take into consideration the guidelines issued by the Central Government before granting such no objection certificate.

Explanation: Though no construction is allowed in the no development zone for the purpose of calculation of FSI, the area of entire plot including ^(a)[50% of] the portion which falls within the no development zone shall be taken into account.

(ii) The total plot size shall not be less than 0.4 hectares and the total covered area on all floors shall not exceed 33 per cent of the plot size i.e. the FSI shall not exceed 0.33. The open area shall be suitably landscaped with appropriate vegetal cover;

(iii) The construction shall be consistent with the surrounding landscape and local architectural style;

(iv) The overall height of construction upto highest ridge of the roof, shall not exceed 9 metres and the construction shall not be more than 2 floors (ground floor plus one upper floor);

(v) Ground water shall not be tapped within 200 m of the HTL; within the 200 metres-500 metres zone, it can be tapped only with the concurrence of the Central/State Ground Water Board;

(vi) Extraction of sand, levelling or digging of sandy stretches except for structural foundation of building swimming pool shall not be permitted within 500 metres of the High Tide Line;

(vii) The quality of treated effluents, solid wastes, emissions and noise levels, etc. from the project area must conform to the standards laid down by the competent authorities including the Central/State Pollution Control Board and under the Environment (Protection) Act, 1986;

(viii) Necessary arrangements for the treatment of the effluents and solid wastes must be made. It must be ensured that the untreated effluents and solid wastes are not discharged into the water or on the beach; and no effluent/solid waste shall be discharged on the beach;

(ix) To allow public access to the beach, at least a gap of 20 metres width shall be provided between any two hotels/beach resorts; and in no case shall gaps be less than 500 metres apart; and

(x) If the project involves diversion of forest land for non-forest purposes, clearance as required under the Forest (Conservation) Act, 1980 shall be obtained. The requirements of other Central and State laws as applicable to the project shall be met with.

(xi) Approval of the State/Union Territory Tourism Department shall be obtained.

7(2) In ecologically sensitive areas (such as marine parks, mangroves, coral reefs, breeding and spawning grounds of fish, wildlife habitats and such other areas as may notified by the Central/State Government /Union Territories) construction of beach resorts/hotels shall not be permitted.

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SALCETE BEACH RESORT

