

**Union Territory of Daman and Diu
Planning & Development Authority
Daman.**

No. PDA/DMN/CON/DAB/168(182) & Ors./112/2016/1078

Dated: 22/03/2017.

Ref:- Your letter dated: 05/04/2016 for construction permission on land bearing Survey No. 168/182 to 168/191 of village Dabhel for M/s. JAI CORP. LTD.

Building Plan is hereby approved for **proposed construction of factory building on land bearing Survey No. 168/182 to 168/191 of village Dabhel, Nani Daman i.r.o M/s. JAI CORP LIMITED.** of U.T of Daman and Diu as per the built up area statements as below with the conditions mentioned herein under.

Total Plot Area - 11392.00 Sq.mts.

Built up Area	Existing built up area in sq.mts.	Proposed area in sq.mts.	Total built up area in sq.mts.
Ground Floor	Nil	4275.00	4275.00
TOTAL	Nil	4275.00	4275.00
Ground Coverage - 38.27 %, Consumed FSI - 0.38			

Conditions:

3. The permission is granted subject to the provisions of Development Control Rules-2005 of Daman District. The construction should be carried out strictly as per the approval plan.
4. The permission shall be valid for a period of **Three years** from the date of issue of building permission. The applicant shall commence the work within the validity period of sanad and shall complete it within the validity period of this permission.
3. Coverage, setbacks and built up areas shall be strictly maintained as per the approved plan.
4. The site properly be developed with filling and leveling etc. prior to carrying out any Construction work. Internal road shall be developed with asphalted surfaced to the required and to the satisfaction of the competent Authority.
5. **This approval is subject to the condition that the applicant shall obtain the N.O.C. from the Coast Guard Authority and submit the same to this office before Completion of plinth level. No Occupancy Certificate shall be issued without NOC of the Coast Guard Authority.**
6. **The applicant shall comply Fire safety measures as per the Provisional NOC Issued by the Fire Department, vide their letter No. DFES/DMN/NOC-PCP/2015-16/148/ADFO/2016, dated 05/04/2016 and obtain the Final NOC after completion of construction, failing which no Occupancy Certificate shall be issued.**
7. Proper cross drainage to the plot should be provided for storm water drain to avoid water logging. Adequate capacity of soak pit & septic tank shall be provided so that there should not be any discharge of effluent from the building.
8. The responsibility of any error in dimensions or area of the plot or area statement shown in the building plan shall be of the applicant and his Architect concerned.
9. Construction shall be strictly carried out as per the approved plan. Any unauthorized construction shall be demolished at risk and cost of the party concerned. On finding any deviated construction at any stage of work from the approved plan, the construction permission shall immediately be cancelled and the construction work on progress be stopped forthwith by the Competent Authority.
10. In case of any emission / effluent etc., the same shall be disposed off after adequate Treatment to the satisfaction of the Competent Authority so that no pollution/health/ Environment degradation takes place. The building / unit will be closed down at the risk & cost of the party concerned if any violation on the above is observed.
11. Optimum number of trees should be planted in the open/margin space of the plots.
12. Adequate distance of building from HT/ LT lines should be maintained as per the Indian Electricity Act.
13. The compound wall should be constructed leaving the road widening area.
14. Structural design of the building should be as per the National Building Code of India (latest version), taking in to consideration the Indian Standards and safety guidelines given for Earthquake protection and cyclone / wind storm protection. Structural design submitted with the proposal is only for office records and submission of the same may not be assumed as approval of the structural design.
15. **Rain water harvesting system as per the sketch enclosed herewith should be provided.**
16. No development work is allowed within 5.0 mt from the bank of canal.
17. The entrance gate of not less than 4.5 mt width with clear head of mini. 5.0 mt shall be provided.