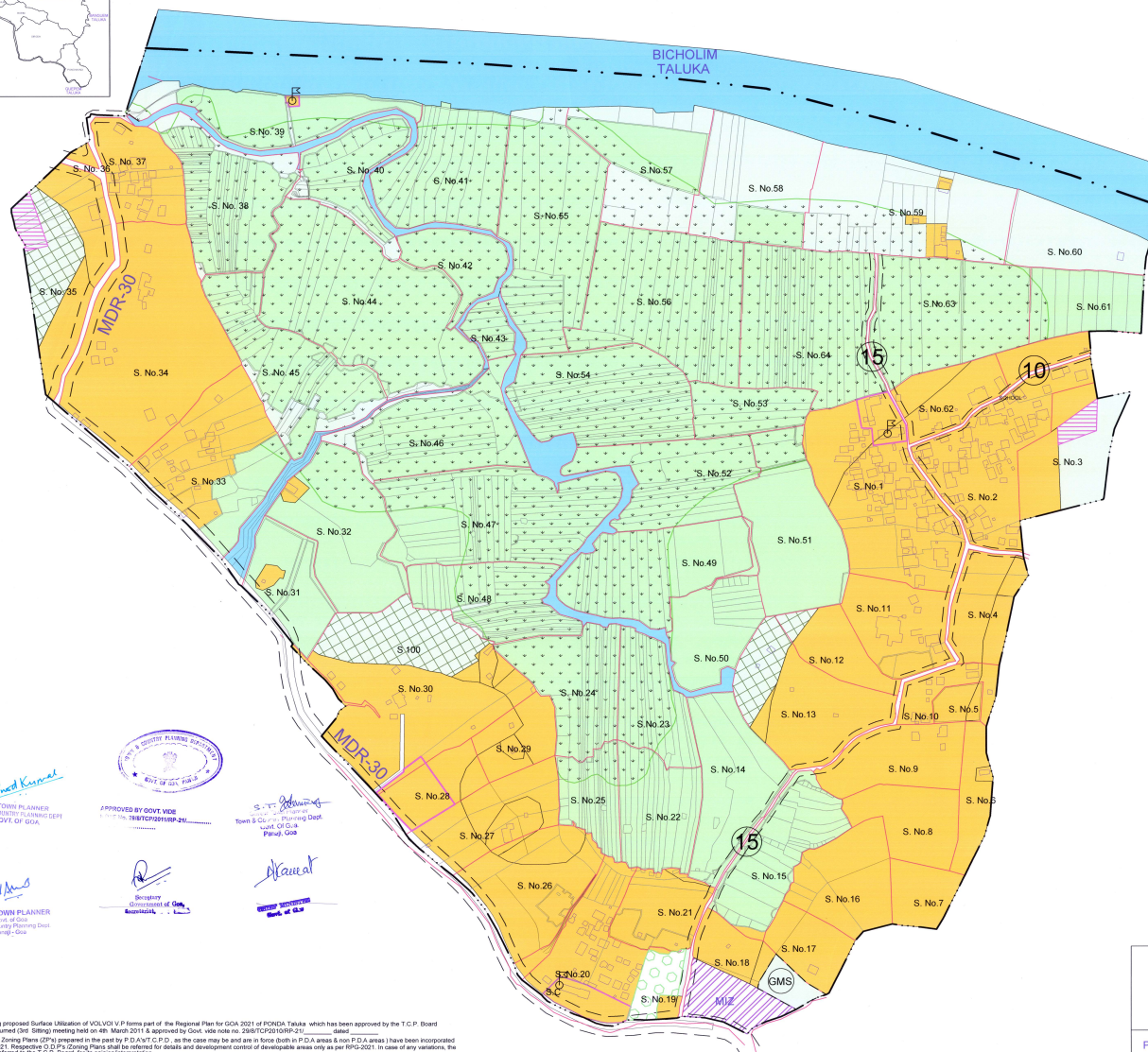




# VOLVOI PANCHAYAT PONDA TALUKA SCALE 1:2000



## LAND USES

### ECOLOGICALLY SENSITIVE AREAS (ECO-1)

- PADDY FIELDS / KHAZANS
- RIVERS / NALLAS

### OTHER ECOLOGICALLY SENSITIVE AREAS (ECO-2)

- CULTIVABLE LAND
- ORCHARD
- NATURAL COVER
- IRRIGATION COMMAND AREAS

## SETTLEMENTS

- MICRO INDUSTRIAL ZONE

## INDUSTRIAL

- SETTLEMENT AREA
- INSTITUTIONAL ZONE

## TRANSPORTATION

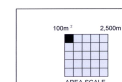
- MAJOR DISTRICT ROADS (25m)
- MAIN PANCHAYAT ROADS (15m)
- OTHER PANCHAYAT ROADS (10m)

## ADMINISTRATIVE BOUNDARIES

- TALUKA BOUNDARY
- PANCHAYAT BOUNDARY
- SURVEY BOUNDARY
- SUB DIVISION BOUNDARY

## OTHERS

- CREMATORIUM
- PLAY GROUND
- GARBAGE MANAGEMENT SITE (GMS)
- TEMPLE
- CHURCH / CHAPEL



POPULATION  
2001 - 1753  
2011 - 1352  
DPR STATUS  
VP-2  
MAX- FAR PROPOSED  
BELOW 4000 m<sup>2</sup> 60  
4000 m<sup>2</sup> & ABOVE 50

Original or Approved Sub-Division Plots upto 350 m<sup>2</sup> will be allowed upto 80 FAR irrespective of the VP Status of Settlement Category.

VOLVOI PANCHAYAT  
PONDA TALUKA  
REGIONAL PLAN FOR GOA-2021 (RPG-21) MARCH 2011  
FINAL / 04.03.2011  
REGIONAL PLAN DIVISION  
TOWN AND COUNTRY PLANNING DEPT.  
GOVT. OF GOA



## NOTE :-

- This plan showing proposed Surface Utilization of VOLVOI V.P. forms part of the Regional Plan for GOA 2021 of PONDA Taluka which has been approved by the T.C.P. Board in its 107th. Adjourned (2nd) Meeting held on 4th March 2011 & approved by Govt. vide no. 2887/TP/2010-21.
- All the D.D.P.s & Zoning Plans (Z.P.s) prepared in the past by P.D.A. & C.P.D. as the case may be and are in force both in P.D.A. areas & non P.D.A. areas have been incorporated in the RPG-2021. Respective C.D.P.s Zoning Plans shall be referred for details and development control of developable areas only as per RPG-2021. In case of any variation, the matter shall be referred to the T.C.P. Board for its interpretation.
- Private Forest areas indicated in the plan are subject to the final confirmation & demarcation by the competent Authorities.
- Surface Utilization Plan shall be read with the report of RPG-2021 (Release V/Final) for interpretation.
- This Surface Utilization Plan shows broad land use which are to be read along with guidelines for interpretation of permissible land use.
- All past commitments/developments like sub-division approvals by competent Authorities, conversion sanad under LRC, building approvals/NOCs granted, shall be honoured to specific uses, if not reflected in the plan.
- All NOCs for Land Acquisition for specific purposes under the L.A. Act 1984 issued by TCP Dept for specific uses (activities) shall be treated as conforming to the said use for which NOC was issued. The same shall not hold good, in case where acquisition proceedings are dropped by the Govt. and shall be treated as per uses indicated in the Surface Utilization Plan.
- Notwithstanding anything contained in this Plan, the developments shall be subject to the provisions of Tenancy Act, Land Use Regulation Act, Forest Conservation Act, Highway Act, Ancient Monuments and Archaeological Sites and Remains Act (State and Central) EIA notifications issued by the MOEF or any other Act/Rule as applicable.