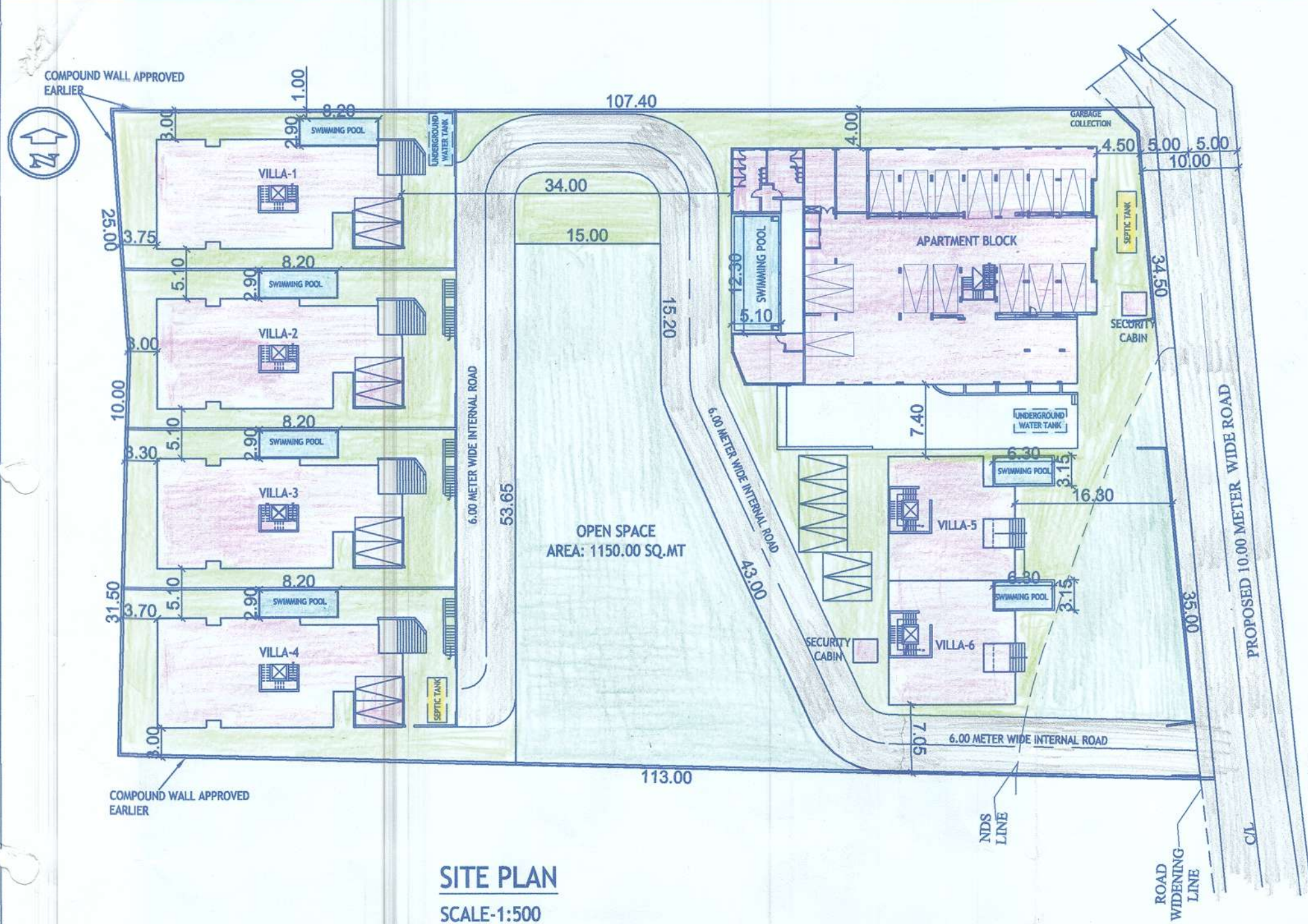
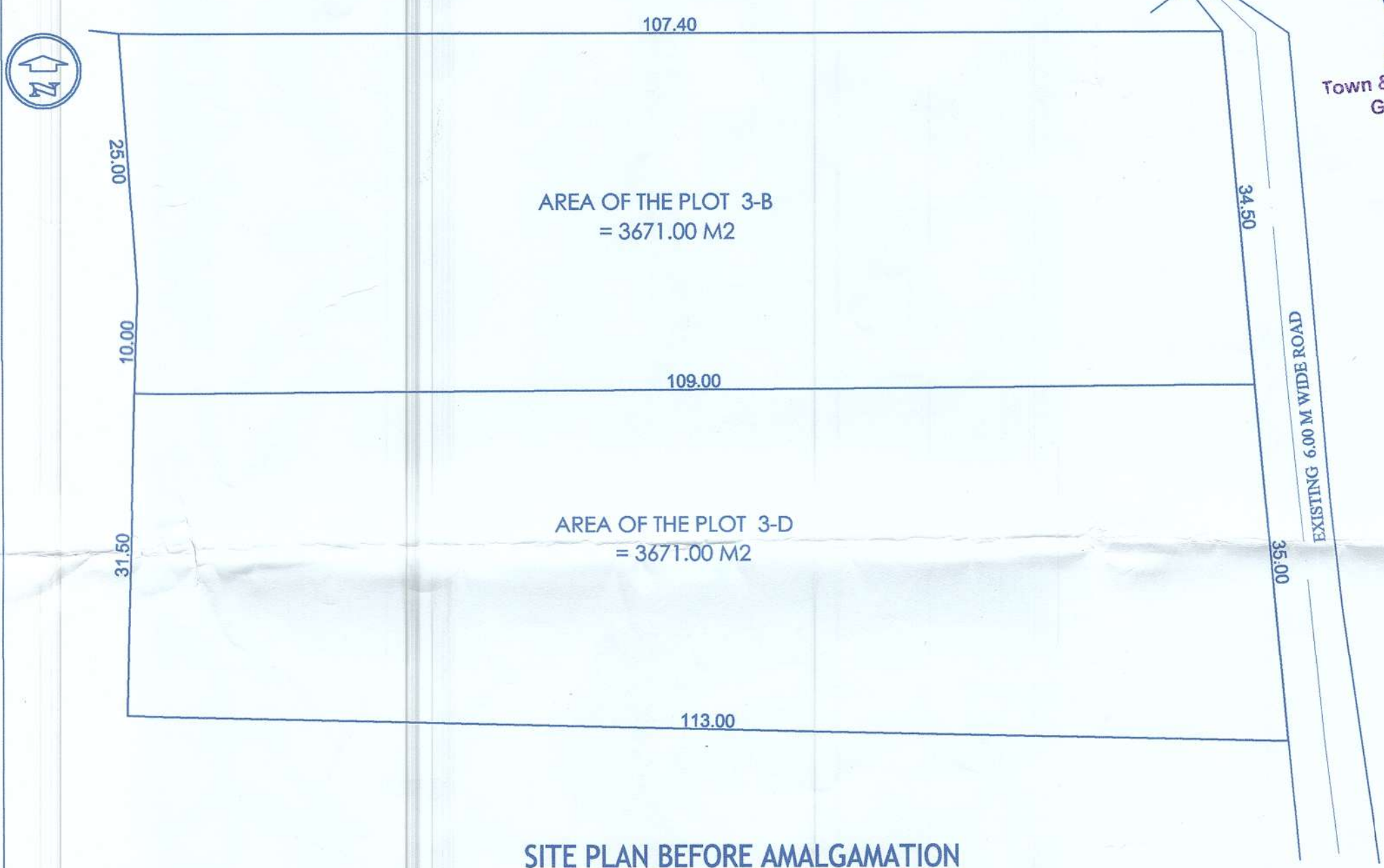
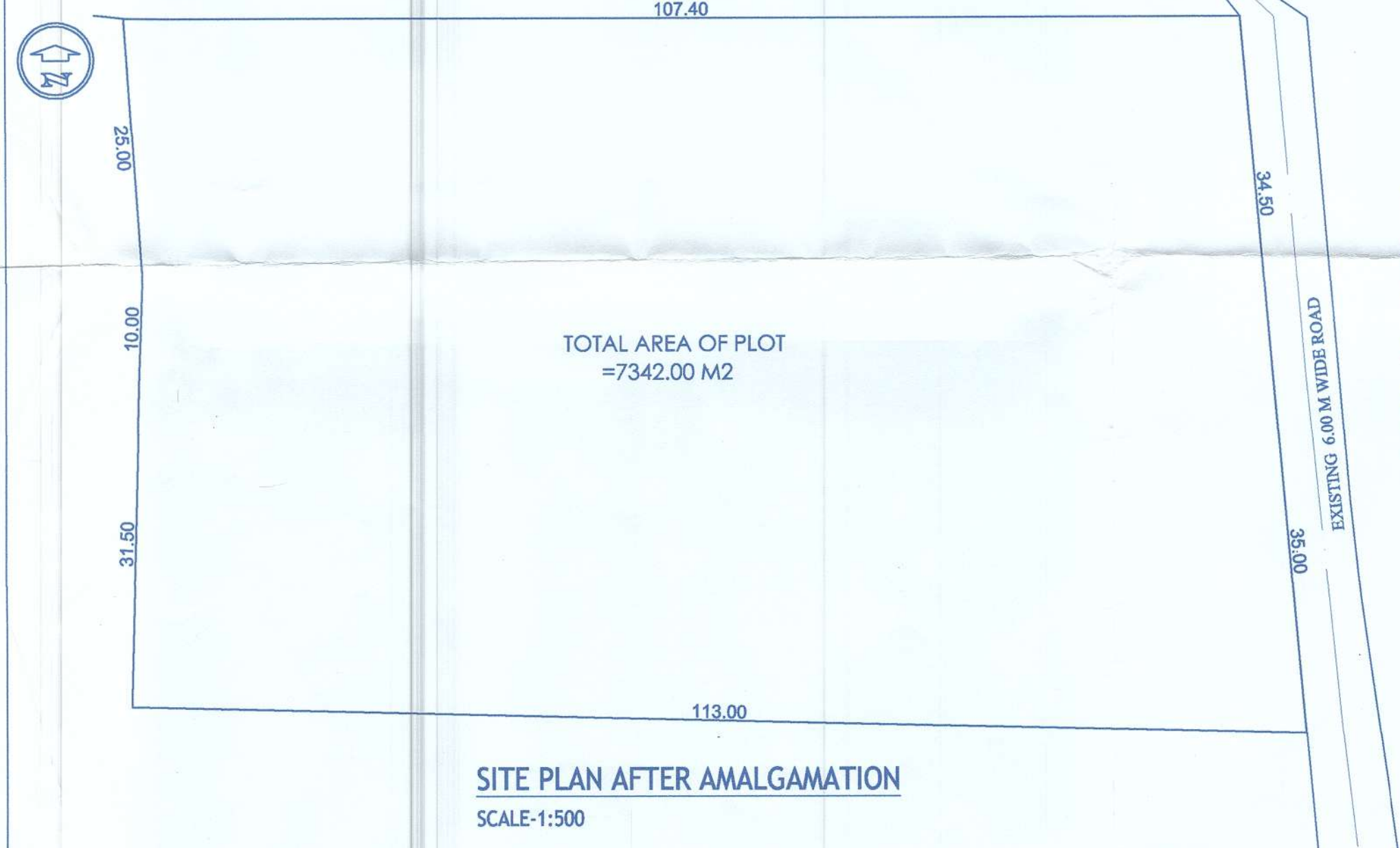




SITE PLAN
SCALE-1:500



SITE PLAN BEFORE AMALGAMATION
SCALE-1:500



SITE PLAN AFTER AMALGAMATION
SCALE-1:500

Approved with condition vide
L. No.: TPB/5652/RM/20-22/19
Dy. Town Planner
Town & Country Planning Dept.
Govt. of Goa, Mapusa

79/3B license

- OFFICE OF THE VILLAGE PANCHAYAT REIS MAGOS- VP/RM/FCONST/29/2019-20/1542
- TOWN & COUNTRY PLANNING BOARD - TPB/5737/RM/TCP-19/5084
- PRIMARY HEALTH CENTRE CANDOLIM- PHCC/NOC-CONST/2019-20/2074
- SANAD CONVERSION - 4/228/CNV/AC- iii / 2019/164

79/3D license

- OFFICE OF THE VILLAGE PANCHAYAT REIS MAGOS VP/RM/FCONST/32/2019-20/1649
- TOWN & COUNTRY PLANNING BOARD TPB/5652/RM/TCP-2020/715
- PRIMARY HEALTH CENTRE CANDOLIM PHCC/NOC-CONST/2019-20/2082
- SANAD CONVERSION 4/229/CNV/AC- iii / 2019/165

AREA STATEMENT

1)	AREA OF THE PLOT 3-B	3671.00 M2
2)	AREA OF THE PLOT 3-D	3671.00 M2
3)	AREA AFTER AMALGAMATION	7342.00 M2
4)	AREA UNDER ROAD WIDENING (PLOT 3B = 58.47 M2 + 3D = 57.9 M2)	116.37 M2
5)	AREA UNDER NDS (PLOT 3B = 22.73 M2 + 3D = 438.88 M2)	461.61 M2
6)	EFFECTIVE AREA OF PLOT [3 - (4 + 5)]	6764.02 M2
7)	PERMISSIBLE COVERAGE (40%) OF 6764.02 M2	2705.60 M2
PROPOSED COVERAGE :-		2705.60 M2
A)	APARTMENT BLOCK = 730.80 M2	
B)	TY. VILLAS 1,2,3 & 4 - 259.70 X 4 = 1038.80 M2	
C)	TY. VILLAS 5 & 6 - 146.85 X 2 = 293.70 M2	
8)	TOTAL PROPOSED COVERAGE (A + B + C) (30.50 %)	1039.30 M2
9)	PERMISSIBLE F.A.R (60 %) OF 6880.39 M2 (3 - 5)	4128.23 M2
10)	PROPOSED F.A.R. (50.58 %)	3480.30 M2
11)	OPEN SPACE REQUIRED 15%	1014.60 M2
12)	OPEN SPACE PROVIDED	1150.00 M2

APPROVED VIDE PERMISSION
No. VP/RM/FCONST/29/2019-20/1542
Date: 27/11/2022



Secretary
Village Panchayat Reismagos

FLOOR REF	USE	TOTAL B.U.A (m2)	AREAS FREE FROM F.A.R					TOTAL (m2)	NET FLOOR AREA (m2)	F.A.R (%)
			BALC /DECK (m2)	STAIR/LIFT PASSAGE (m2)	PARK (m2)	CLUB HOUSE 7.50% FREE OF F.A.R (m2)	TERRACE (m2)			
BASEMENT FLR.	PARK.	719.90	—	14.50	705.40	—	—	719.90	—	—
STILT/GROUND FLR.	RESI./PARK.	713.55	—	12.65	332.75	—	52.00	397.40	316.15	—
FIRST FLR.	RESI.	729.35	73.10	80.05	—	83.10	42.35	278.60	450.75	—
SECOND FLR.	RESI.	539.45	31.50	59.30	—	—	52.90	143.70	395.75	—
THIRD FLR.	RESI.	461.45	31.50	59.30	—	—	42.35	133.15	328.30	—
FOURTH FLR.	RESI.	341.70	21.00	57.10	—	—	68.15	146.25	195.45	—
TOTAL		3505.40	157.10	282.90	1038.15	83.10	257.75	1819.00	1686.40	—
TY. VILLAS 1,2,3 & 4										
STILT FLR.	RESI./PARK.	75.80	—	2.25	60.00	—	—	62.25	13.55	—
FIRST FLR. LEVEL 1	RESI.	152.40	—	—	—	—	—	—	152.40	—
SECOND FLR. LEVEL 2	RESI.	150.90	—	—	—	—	—	—	150.90	—
TOTAL		379.10	—	2.25	60.00	—	—	62.25	316.85	—
TOTAL X 4 NOS		1516.40	—	9.00	240.00	—	—	249.00	1267.40	—
TY. VILLAS 5 & 6										
GROUND FLOOR	RESI.	131.35	—	19.60	—	—	—	19.60	111.75	—
FIRST FLOOR	RESI.	129.70	6.70	16.50	—	—	19.50	42.70	87.00	—
SECOND FLOOR	RESI.	88.75	6.70	11.65	—	—	11.90	30.25	58.50	—
TOTAL		349.80	13.40	47.75	—	—	31.40	95.55	257.25	—
TOTAL X 2 NOS		699.60	26.80	95.50	—	—	62.80	185.10	514.50	—
SECURITY CABIN		6.00	—	—	—	—	—	—	6.00	—
TOTAL X 2 NOS		12.00	—	—	—	—	—	—	12.00	—
GRAND TOTAL		5733.40	183.90	387.40	1278.15	83.10	320.55	2253.10	3480.30	(50.58%)

CAR PARKING STATEMENT

APARTMENT BLOCK 25 UNITS = REQUIRED 25 NO OF CAR PARKS
RESIDENTIAL VILLAS 06 NOS = REQUIRED 06 NO OF CAR PARKS
TOTAL NO. OF CAR PARKS REQUIRED = 31 NOS.
TOTAL NO. OF CAR PARKS PROVIDED = 39 NOS.

AREA FOR INFRA STRUCTURE TAX

1) BUILT UP AREA =	4455.25 M2
2) SWIMMING POOL AREA :-	
a) APARTMENT BLOCK = 12.30X5.10=62.70M2	
b) VILLA NOS 1 TO 4 = 2.90X8.20=23.78X4=95.10M2	
c) VILLA NOS 5 & 6 = 6.30X3.15=19.85X2=39.70M2	
TOTAL SWIMMING POOL AREA (a+b+c) =	197.50 M2
TOTAL AREA FOR INFRA STRUCTURE TAX =	4652.75M2

PROJECT TITLE :

REVISED PLANS OF PROPOSED RESIDENTIAL CONSTRUCTION ON PLOT BEARING SY.NO. 79/ 3-B & 3-D, SITUATED AT- REIS-MAGOS VILLAGE OF BARDEZ TALUKA, GOA.

FOR- MR. ABRAHAM J. ABRAHAM

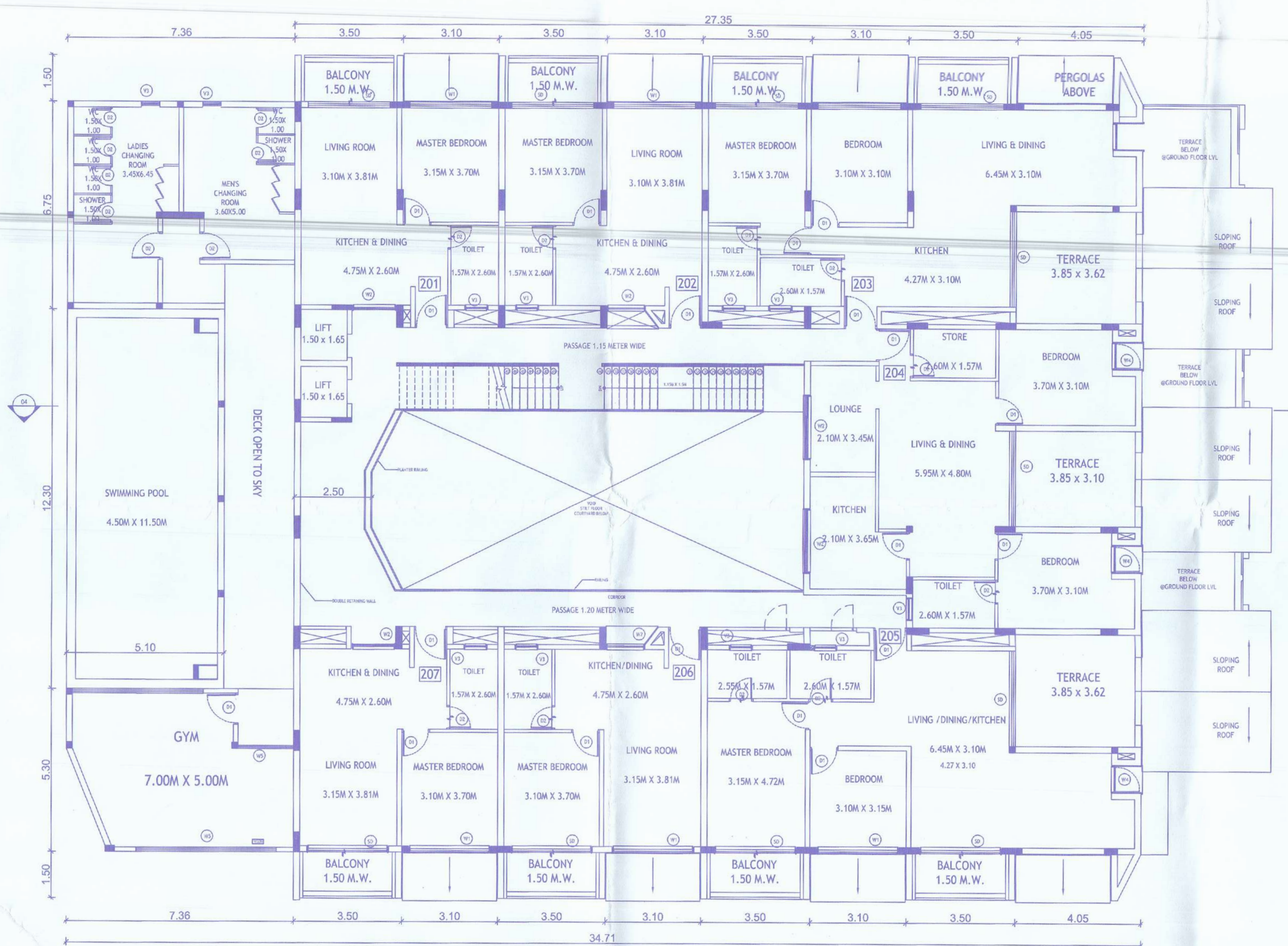
SUBMISSION DRAWING

OWNER SIGN

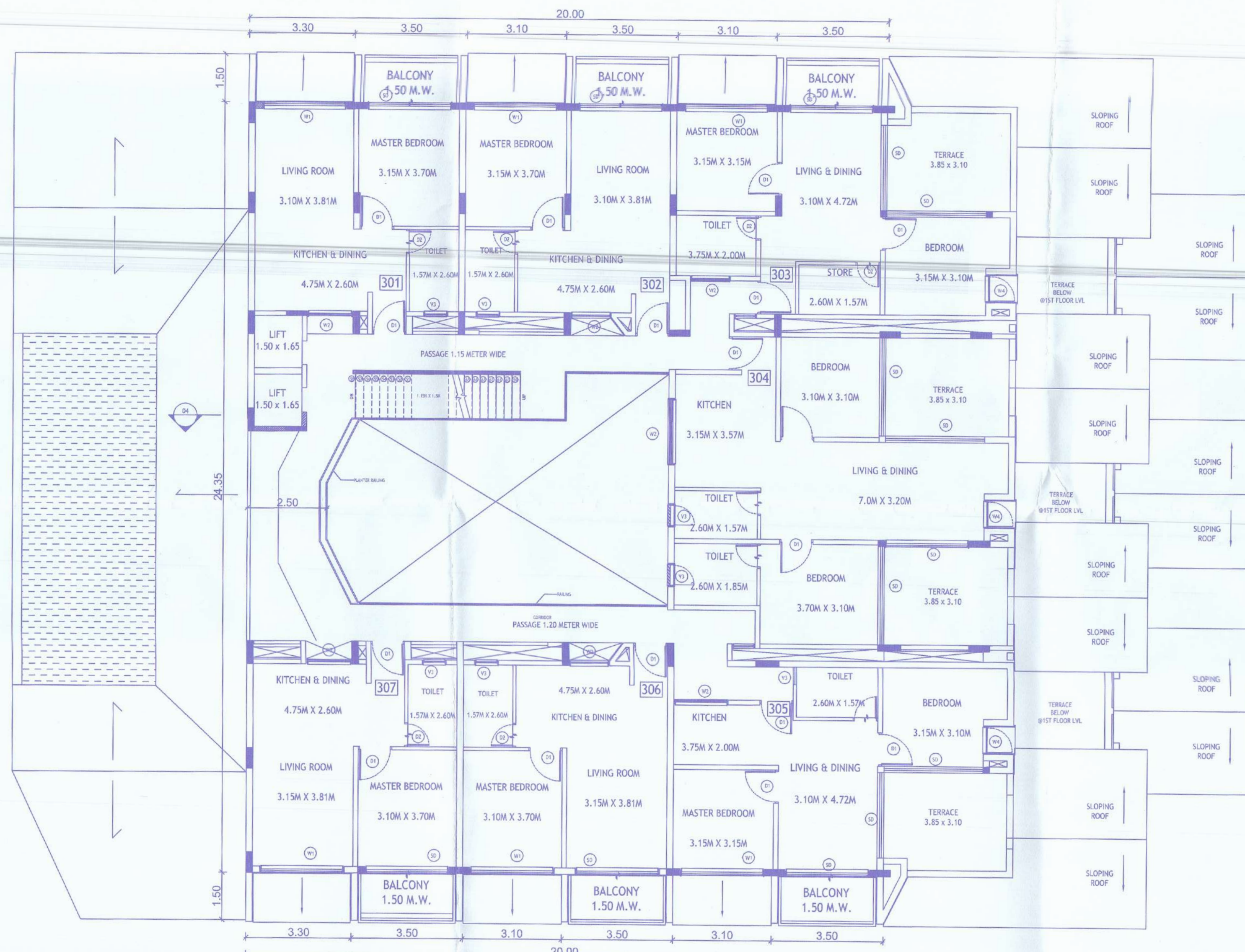
CONSULTANT SIGN

Datar

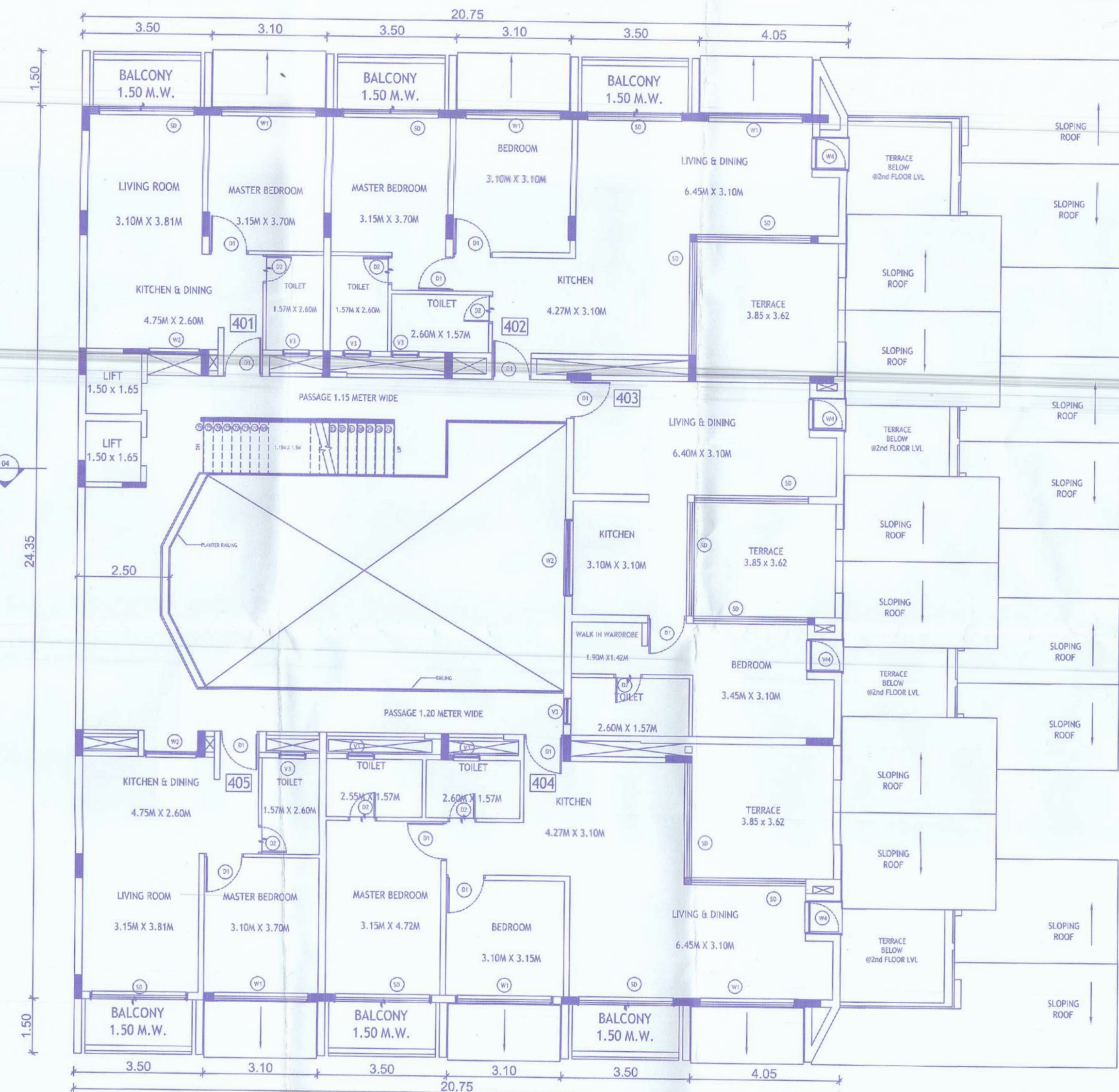
PARESH GATONDE
BE(CIVIL) & ME FIV
CHARTERED ENGINEER
T.C.P. Reg. No. EN/0057/2010



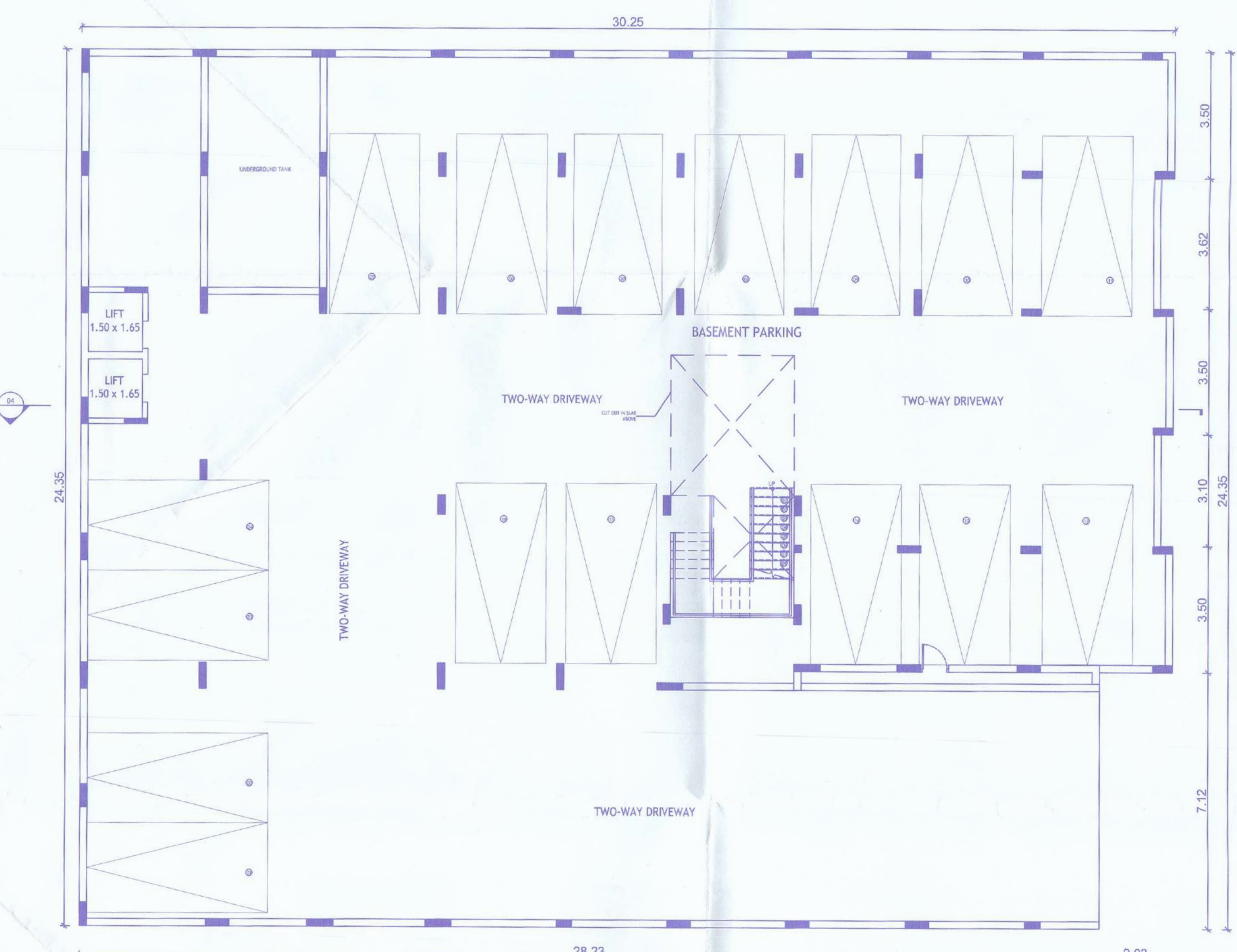
FIRST FLOOR PLAN (APARTMENT BLOCK)
SCALE:1:100



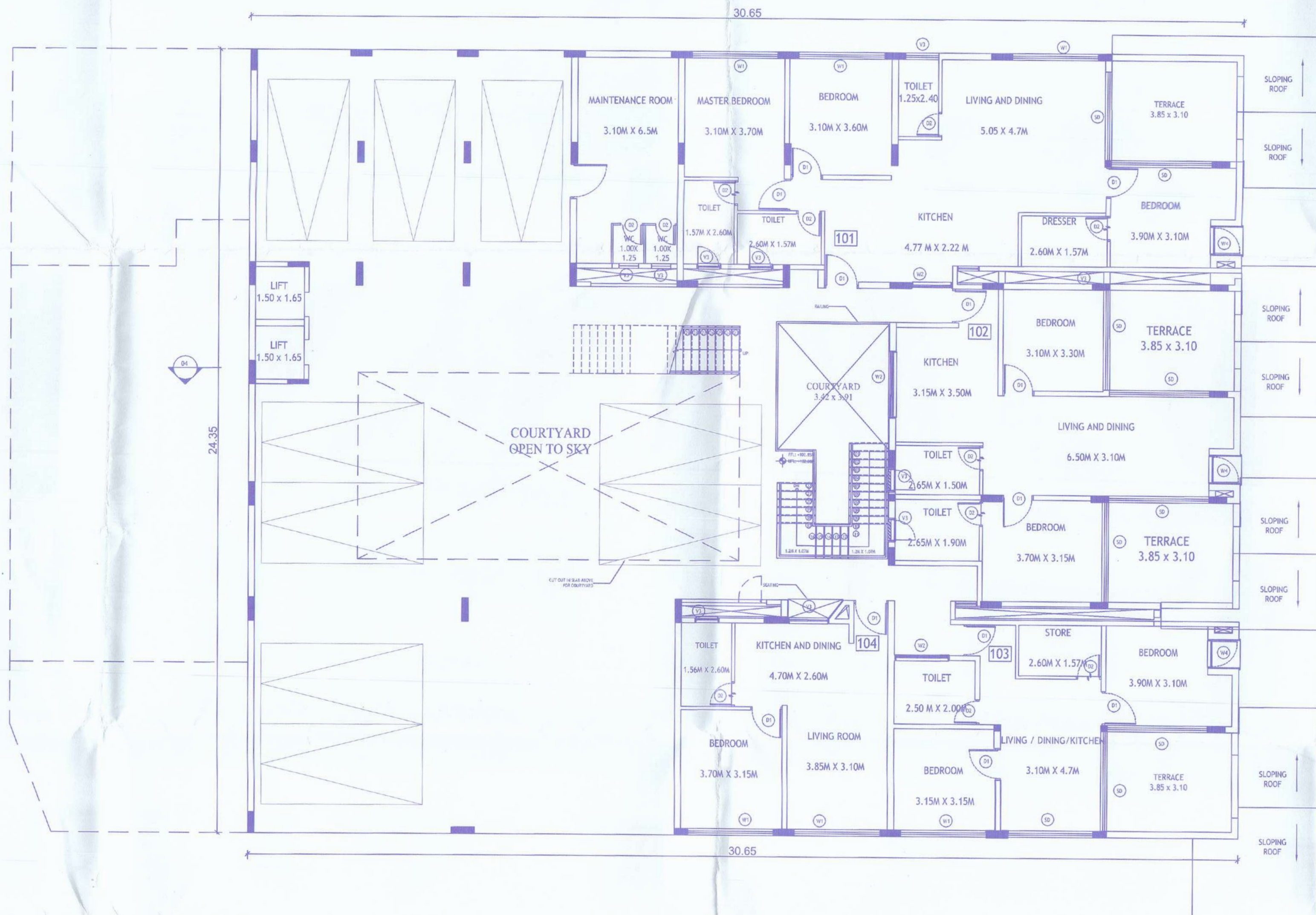
SECOND FLOOR PLAN (APARTMENT BLOCK)
SCALE:1:100



THIRD FLOOR PLAN (APARTMENT BLOCK)
SCALE:1:100



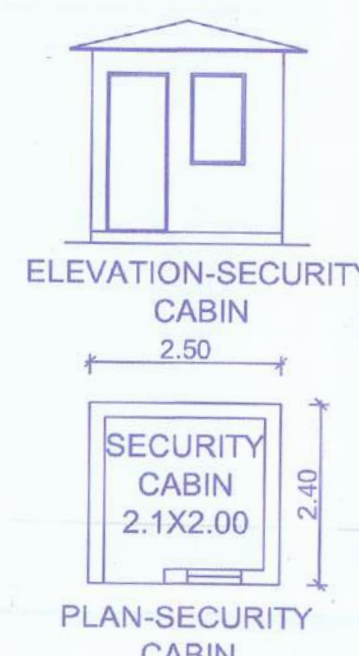
BASEMENT FLOOR PLAN (APARTMENT BLOCK)
SCALE:1:100



STILT / GROUND FLOOR PLAN (APARTMENT BLOCK)
SCALE:1:100

TYPE	CLEAR DIMENSIONS		NOS
	LENGTH IN METRS	HEIGHT IN METRS	
D1	1.00	2.40	70
D2	0.75	2.40	36
SD	VARIES	2.40	60
D4	1.40	2.40	01
W1	1.90	2.40	28
W2	1.50	1.20	19
W3	1.00	0.90	41
W4	0.90	1.20	14
W5	4.50	1.80	01
W6	0.90	0.90	01

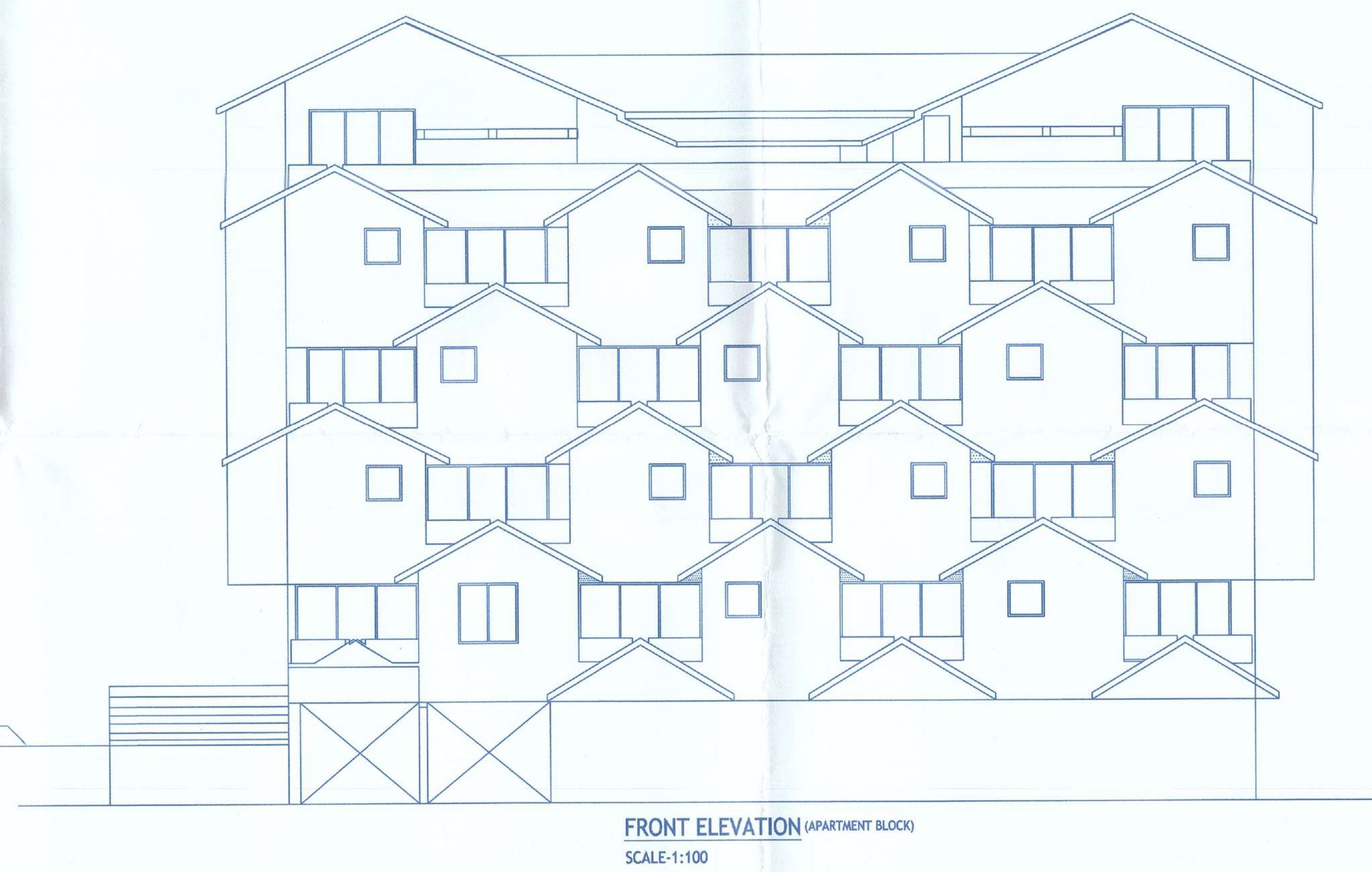
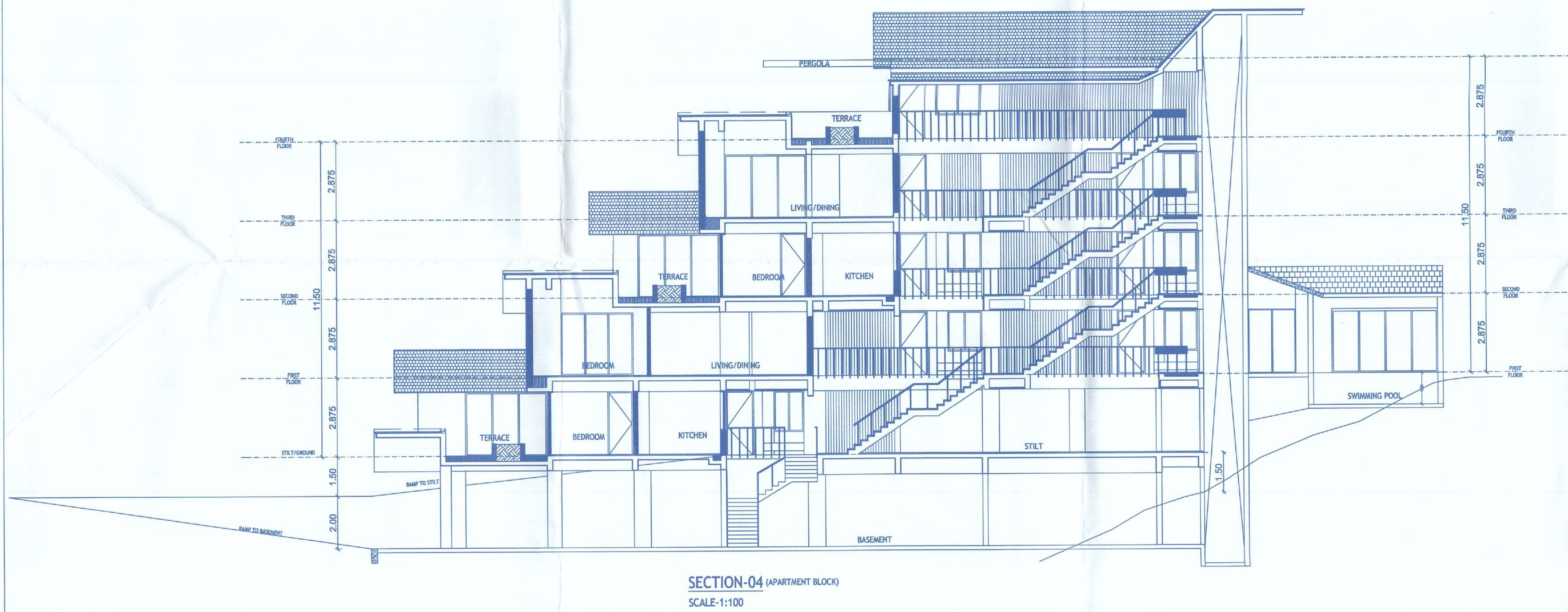
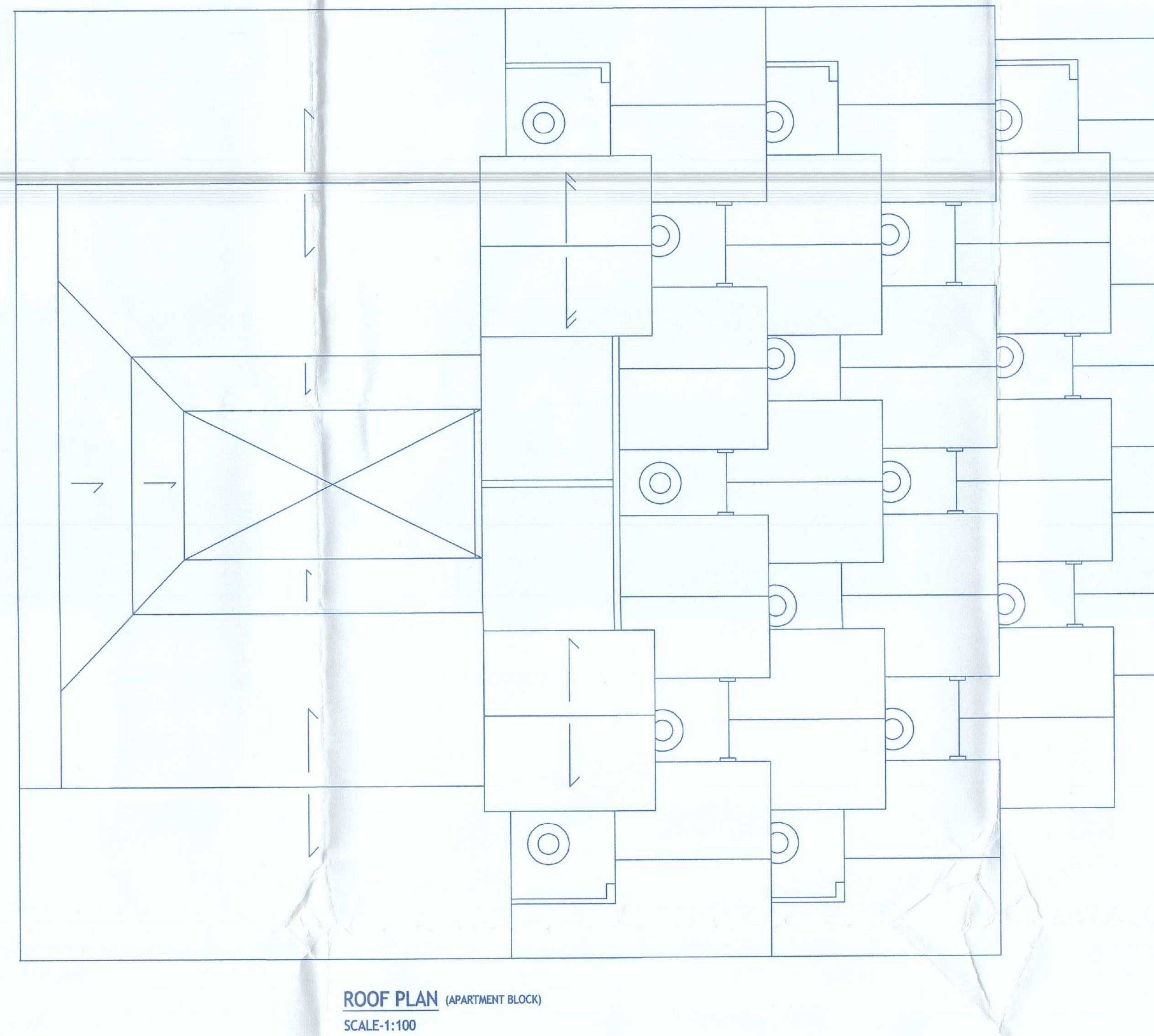
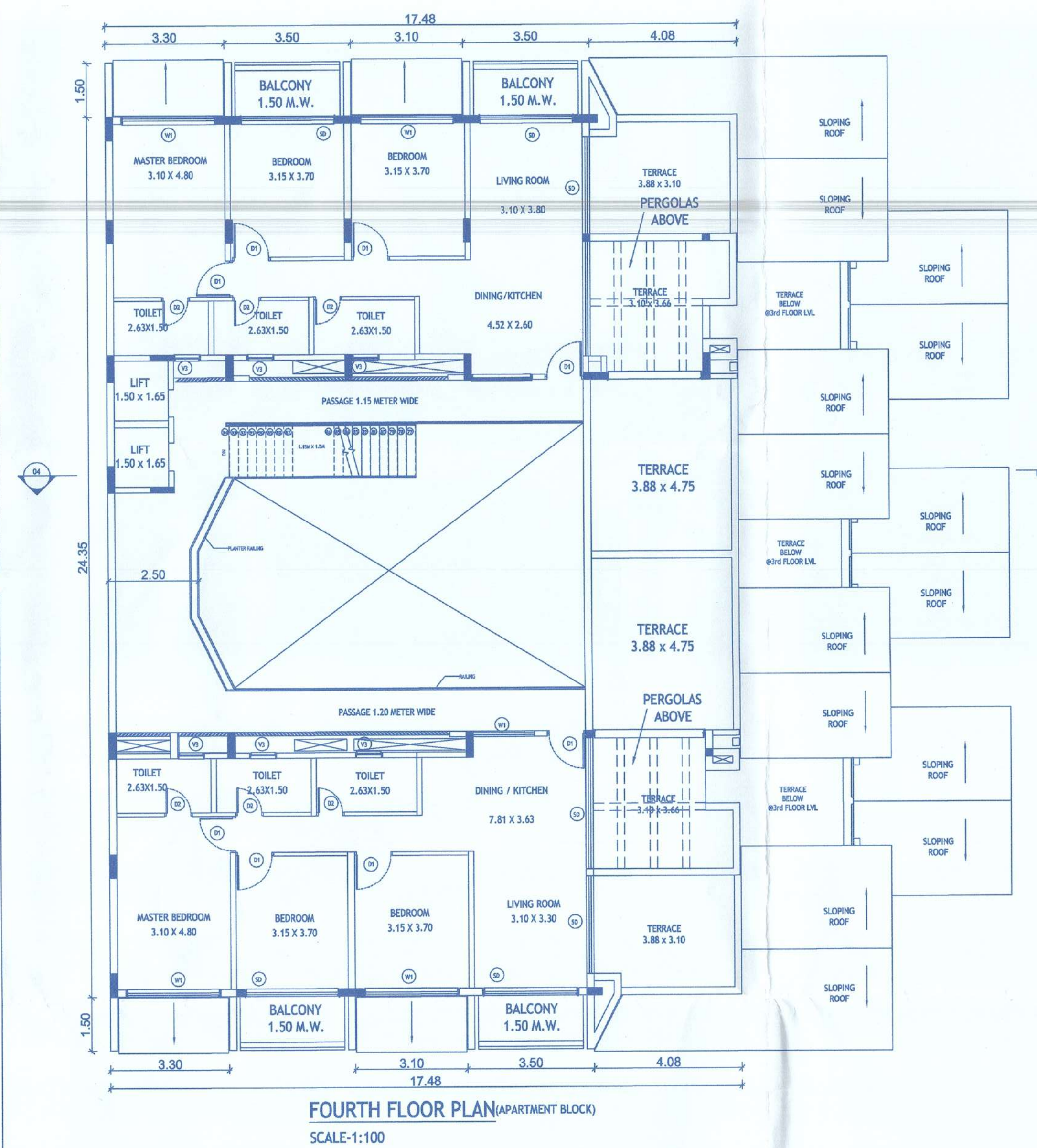
Approved with condition vide
L. No. 2183/2019 dated 27/05/2022
At 02/08/2022
Dy. Town Planner
Town & Country Planning Dept
Govt. of Goa, Madasa



APPROVED WITH PERMISSION
do. V.P.M.F. on 27/05/2022
Date: 27.5.2022
Ar. Secretary
Village Panchayat Reis-Magos



PROJECT TITLE:	
REVISED PLANS OF PROPOSED RESIDENTIAL CONSTRUCTION ON PLOT BEARING SY.NO. 79/ 3-B & 3-D, SITUATED AT- REIS-MAGOS VILLAGE OF BARDEZ TALUKA, GOA.	
FOR- MR. ABRAHAM J. ABRAHAM	
SUBMISSION DRAWING	
OWNER SIGN	CONSULTANT SIGN
	PARESH RATONDE B.E. CIVIL CHARTERED ENGINEER T.C.P. Reg. No. ER/0572010



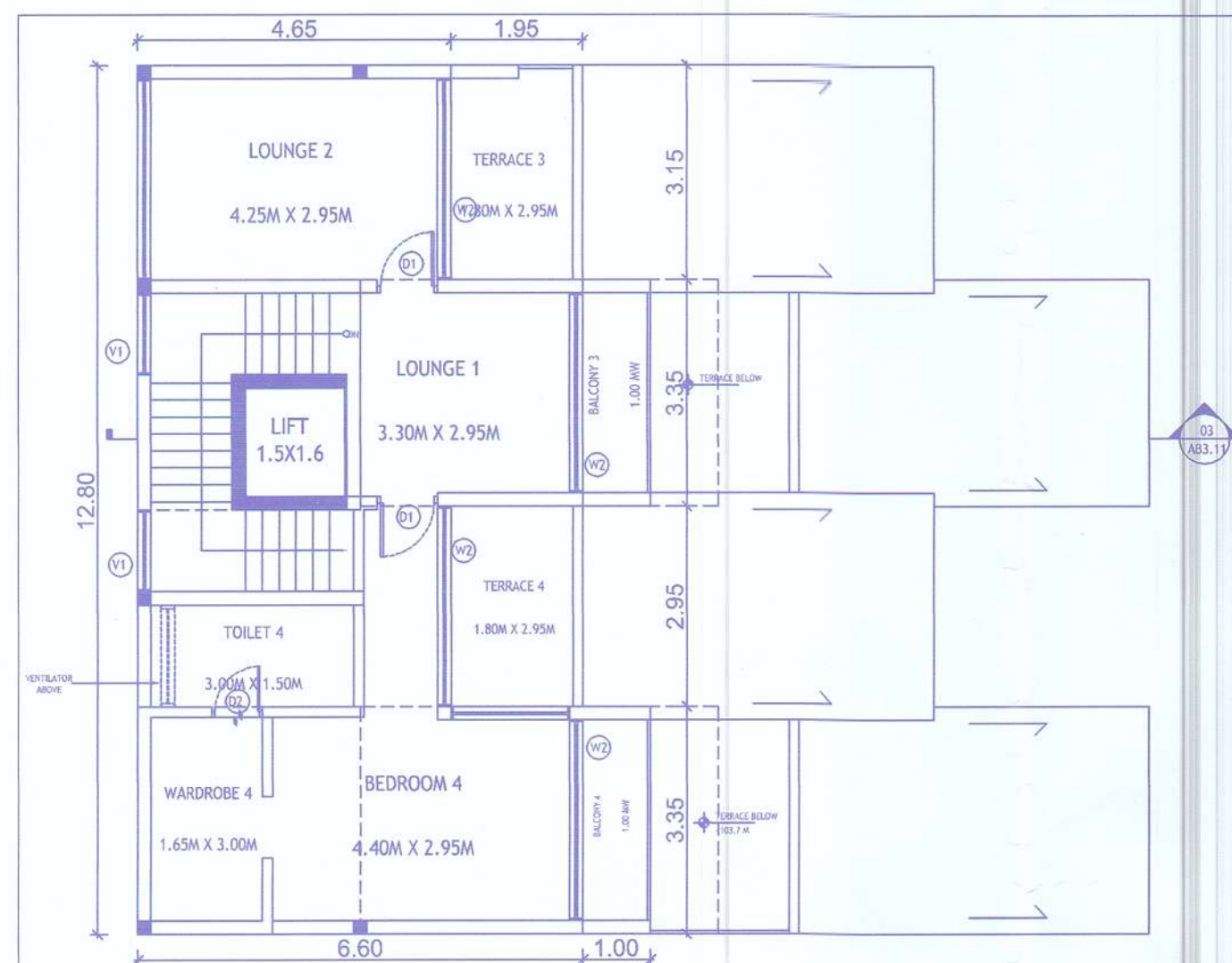
Approved with condition vide
L. No.: 18552/KM/22-23/958
Dy. Town Planner
Town & Country Planning Dept.
Govt. of Goa, Madasa

APPROVED WIDE PERMISSION
So. VP/BM/F-CH/1/Blgs/17/2022-23/150
Date: 27.04.2022

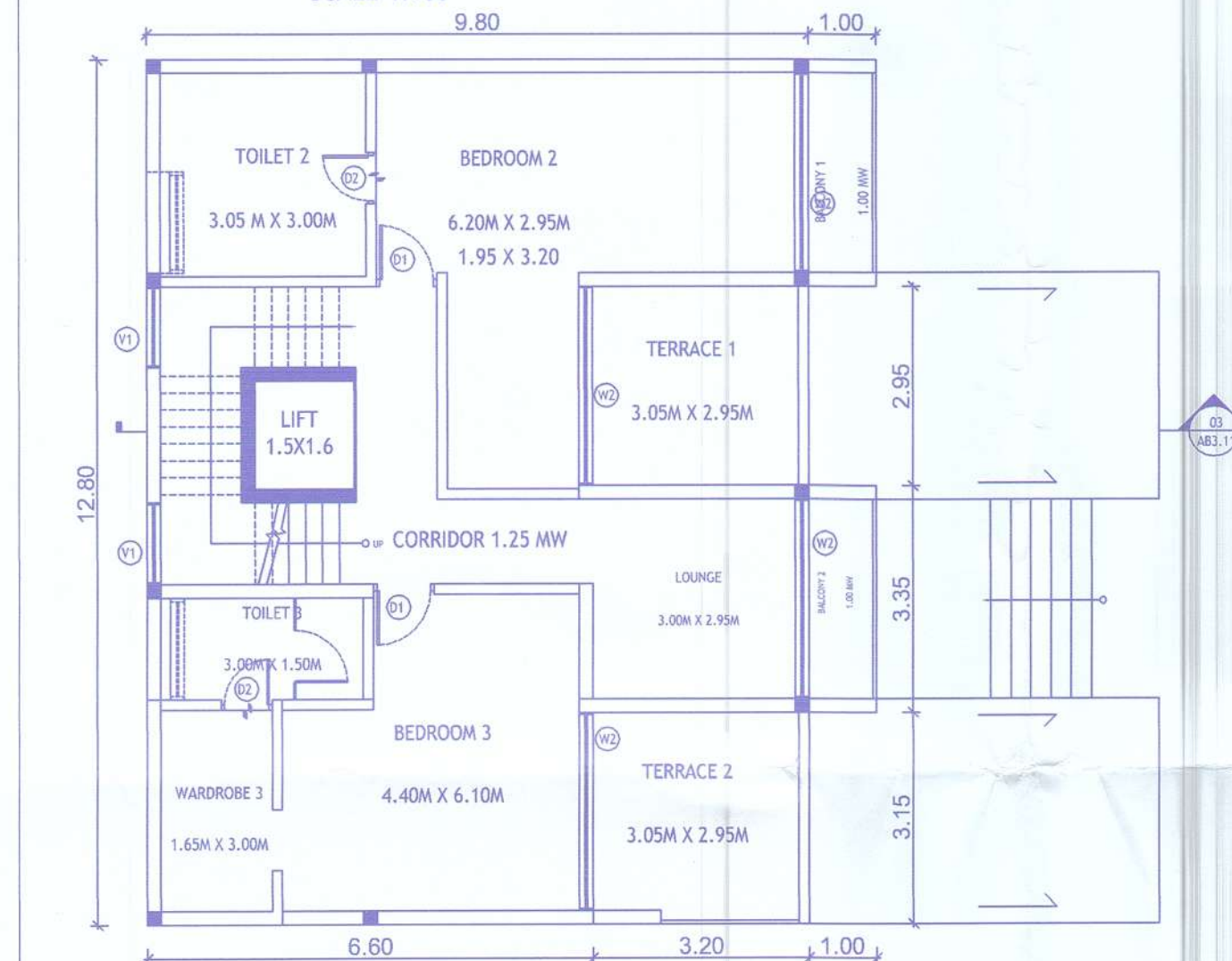


Approved by
Secretary
Village Panchayat Reis-Magos

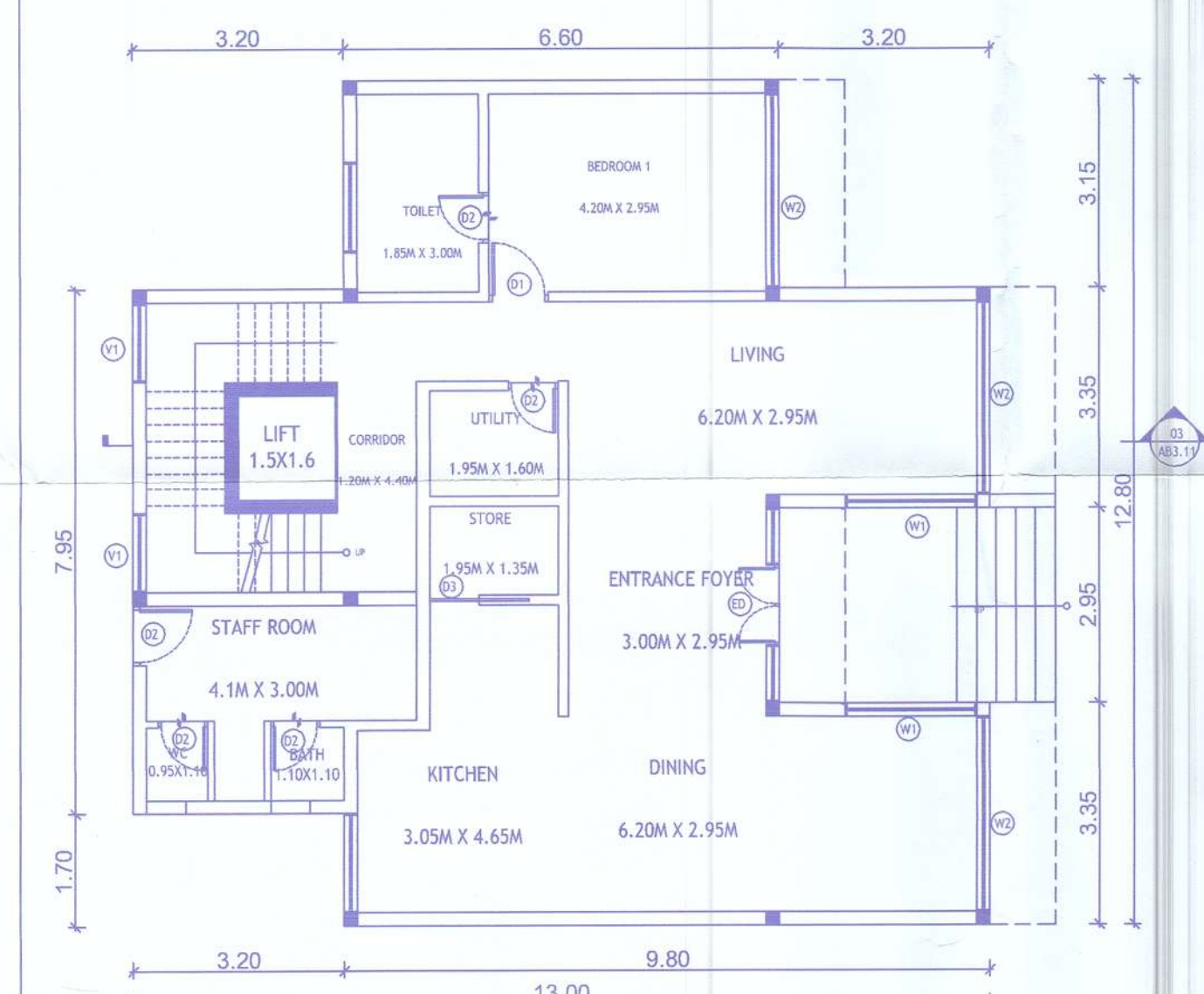
PROJECT TITLE :	
REVISED PLANS OF PROPOSED RESIDENTIAL CONSTRUCTION ON PLOT BEARING SY.NO. 79/ 3-B & 3-D, SITUATED AT- REIS-MAGOS VILLAGE OF BARDEZ TALUKA, GOA.	
FOR- MR. ABRAHAM J. ABRAHAM	
SUBMISSION DRAWING	
OWNER SIGN	CONSULTANT SIGN



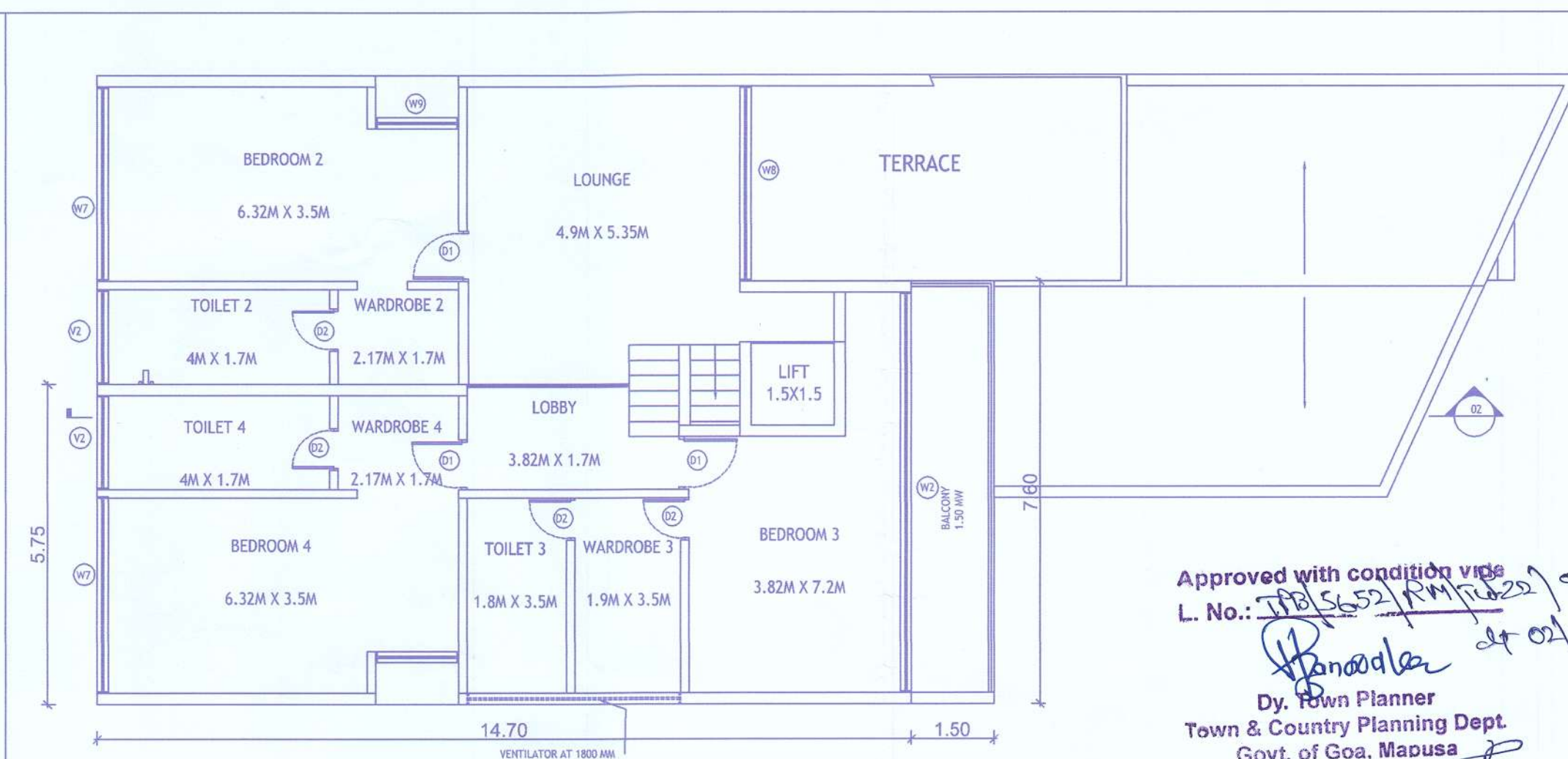
SECOND FLOOR PLAN (TY. VILLAS - 5 & 6)
SCALE-1:100



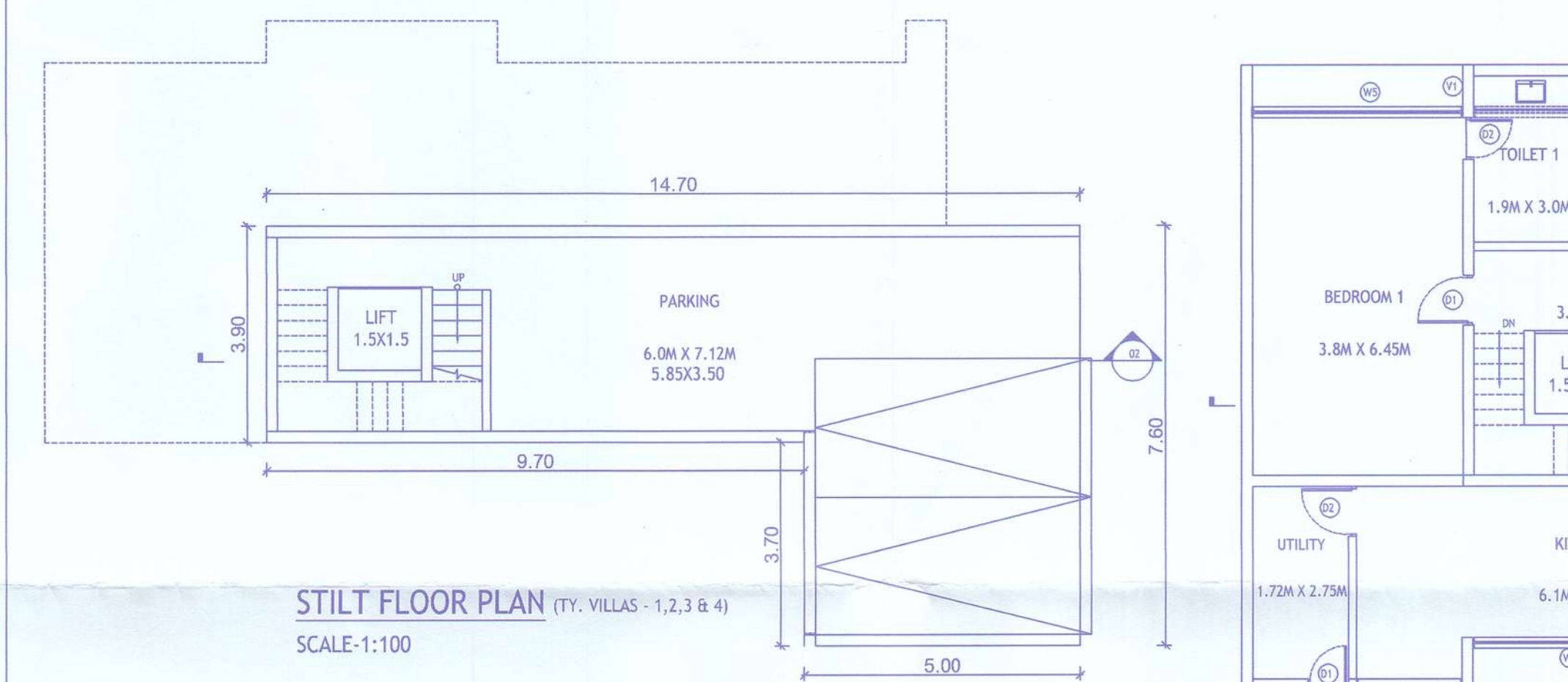
FIRST FLOOR PLAN (TY. VILLAS - 5 & 6)
SCALE-1:100



GROUND FLOOR PLAN (TY. VILLAS - 5 & 6)
SCALE-1:100



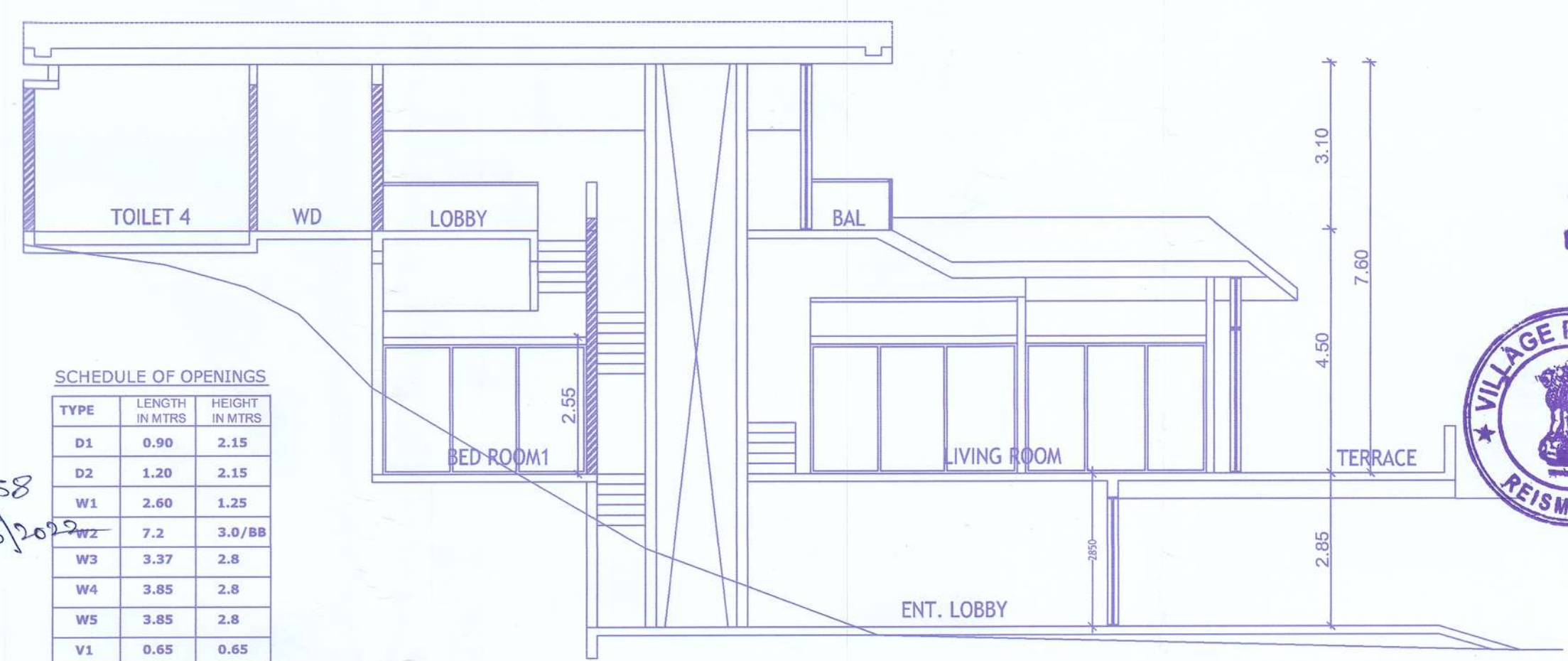
SECOND FLOOR PLAN (TY. VILLAS - 1, 2, 3 & 4)
SCALE-1:100



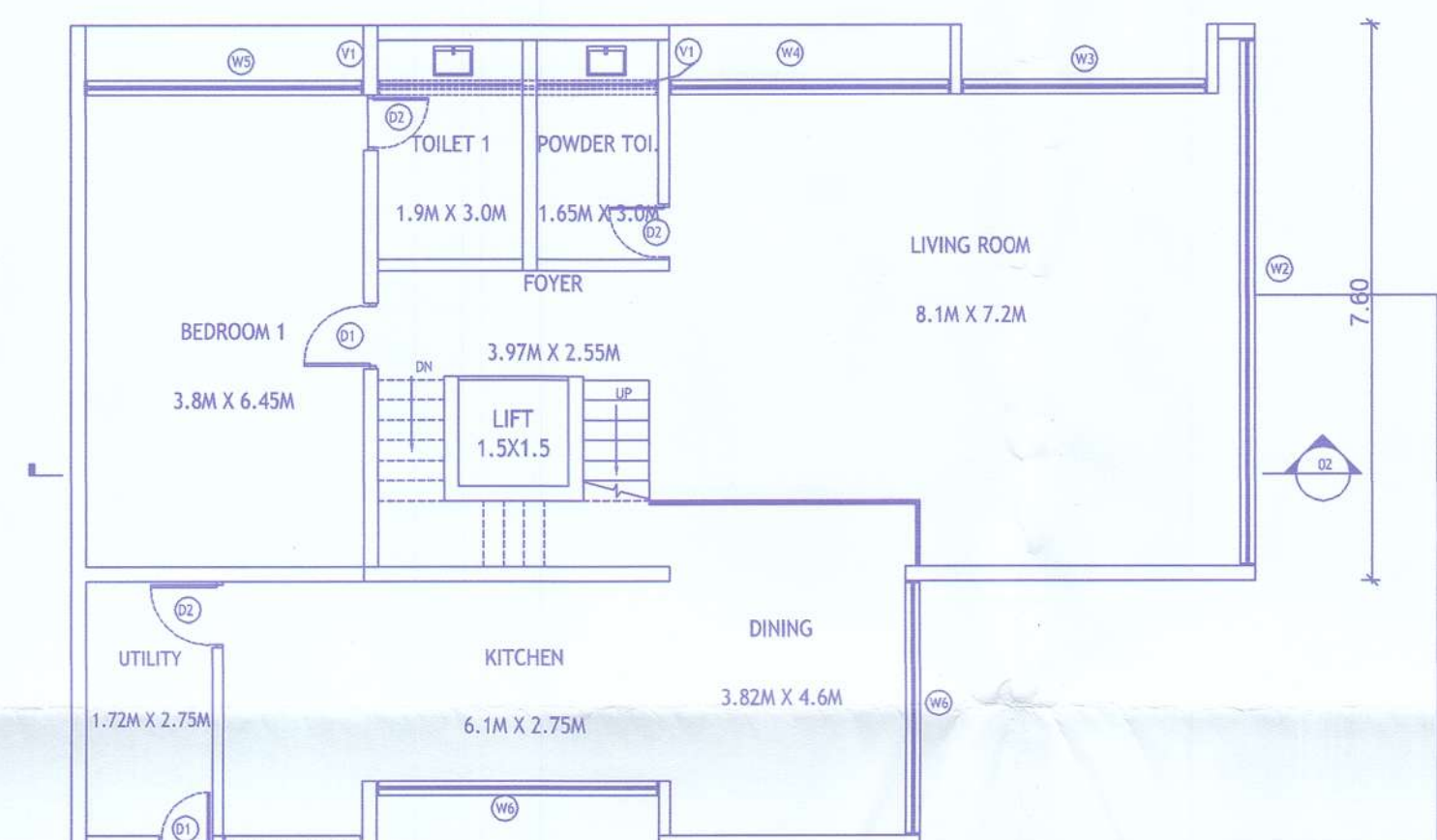
STILT FLOOR PLAN (TY. VILLAS - 1, 2, 3 & 4)
SCALE-1:100

Approved with condition vide
L. No.: 1105/52/PM/2019/958
Dy. Town Planner
Town & Country Planning Dept.
Govt. of Goa, Mapusa

SCHEDULE OF OPENINGS		
TYPE	LENGTH IN MTRS	HEIGHT IN MTRS
D1	0.90	2.15
D2	1.20	2.15
W1	2.60	1.25
W2	7.2	3.0/BB
W3	3.37	2.8
W4	3.85	2.8
W5	3.85	2.8
V1	0.65	0.65
W6	3.85	1.25
W7	3.5	1.25
W8	3.5	2.8
W9	1.5	2.8
V2	1.7	1.0



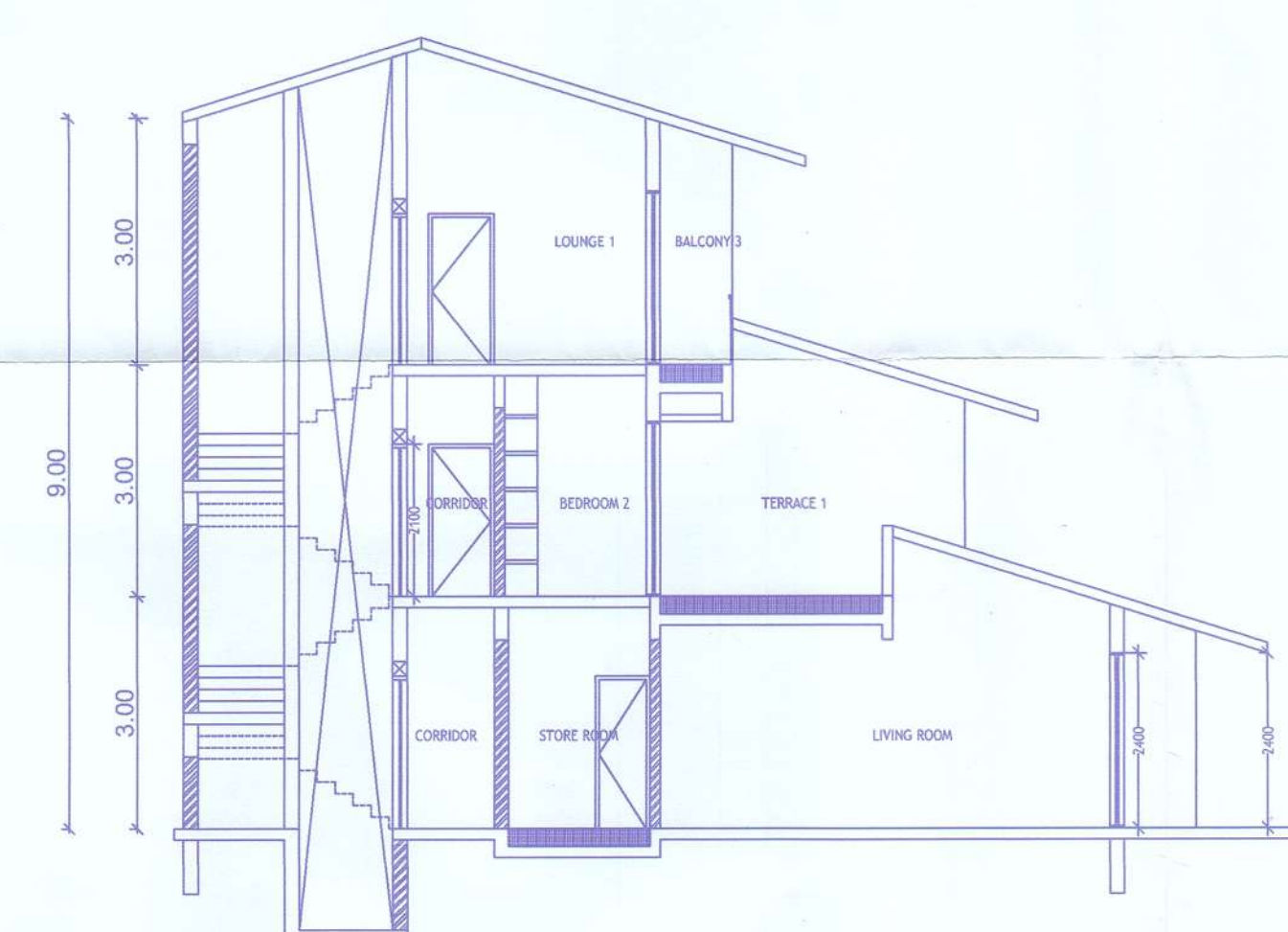
SECTION-02 (TY. VILLAS - 1, 2, 3 & 4)
SCALE-1:100



FIRST FLOOR PLAN (TY. VILLAS - 1, 2, 3 & 4)
SCALE-1:100



FRONT ELEVATION (TY. VILLAS - 1, 2, 3 & 4)
SCALE-1:100



SECTION-03 (TY. VILLAS - 5 & 6)
SCALE-1:100



FRONT ELEVATION (TY. VILLAS - 5 & 6)
SCALE-1:100

SCHEDULE OF OPENINGS		
TYPE	LENGTH IN MTRS	HEIGHT IN MTRS
ED	1.2	2.15
D1	0.90	2.15
D2	0.80	2.15
D3	0.80	2.15
W1	2.00	2.15
W2	2.90	2.15
W4	1.2	2.15
V1	1.1	1.2

PROJECT TITLE :
REVISED PLANS OF PROPOSED
RESIDENTIAL CONSTRUCTION
ON PLOT BEARING SY.NO.79/ 3-B
& 3-D, SITUATED AT- REIS-MAGOS
VILLAGE OF BARDEZ TALUKA, GOA.
FOR- MR. ABRAHAM J. ABRAHAM
CONSULTANT SIGN

OWNER SIGN

Owner Signature

PARESH KATONDE
BE(CIVIL) AMIE CIV
CHARTERED ENGINEER
T.C.P. Reg. No. ENR/057/2010

