

AREA STATEMENT - 1

01	Total Area of the plot	2954.00	Sq.mt
02	Deduction For	NIL	
(a)	Area within road widening/Proposed		Sq.mt
(b)	Area reserved for any other use	NIL	Sq.mt
	Total (a + b)	NIL	Sq.mt
03	Effective Plot Area (01 - 02)	2954	Sq.mt
04	Area occupied by existing building on the plot	0.00	Sq.mt
05	Area of building to be demolished	0.00	Sq.mt
06	Permissible Coverage (40 %)	1181.60	Sq.mt
07	Covered Area of proposed Building	1112.43	Sq.mt
08	Plot Coverage of proposed Building	37.65	Percent
08	Permissible FAR (60 %)	1772.40	Sq.mt
09	Whether any extra Far Claimed	NIL	Sq.mt
10	TOTAL FAR-PERMISSABLE (08 + 09)	1772.40	Sq.mt

11 Details of Area & use floor wise of Proposed VILLA TYPE 1

FLOOR	USE	Total BUA (M.sq)	Areas Free of FAR		Net Floor Area (M.sq)	Net Floor Area (M.sq)	
			Stair	Balcony			
Ground Floor	Res.	118.45	24.50	28.59	65.36	188.85 M.Sq	
First Floor	Res.	113.24	24.50	16.38	72.36		
SEC. Floor	Res.	54.43	—	3.30	51.13		
Total BUA		286.12	49.00	48.27	188.85		
11a	Total for VILLA TYPE 1 - 188.85 sq.m X 4 NOS.					755.40	Sq.mt

12 Details of Area & use floor wise of Proposed VILLA TYPE 2

FLOOR	USE	Total BUA (M.sq)	Areas Free of FAR		Net Floor Area (M.sq)	Net Floor Area (M.sq)	
			Stair	Balcony			
Ground Floor	Res.	102.17	17.36	10.65	74.17	196.43 M.Sq	
First Floor	Res.	107.10	22.70	14.22	70.19		
SEC. Floor	Res.	56.13	—	4.06	52.07		
Total BUA		265.40	40.06	28.93	196.43		
12a	Total for VILLA TYPE 2 - 196.43 sq.m X 3 NOS.					589.29	Sq.mt

13 Details of Area & use floor wise of Proposed VILLA TYPE 3

FLOOR	USE	Total BUA (M.sq)	Areas Free of FAR		Net Floor Area (M.sq)	Net Floor Area (M.sq)
			Stair	Balcony		
Ground Floor	Res.	88.70	18.18	11.25	59.26	158.07 M.Sq
First Floor	Res.	87.74	14.29	8.94	64.51	
SEC. Floor	Res.	38.38	—	4.06	34.30	
Total BUA		214.82	32.47	24.25	158.07	

14 Details of Area & use floor wise of Proposed VILLA TYPE 4

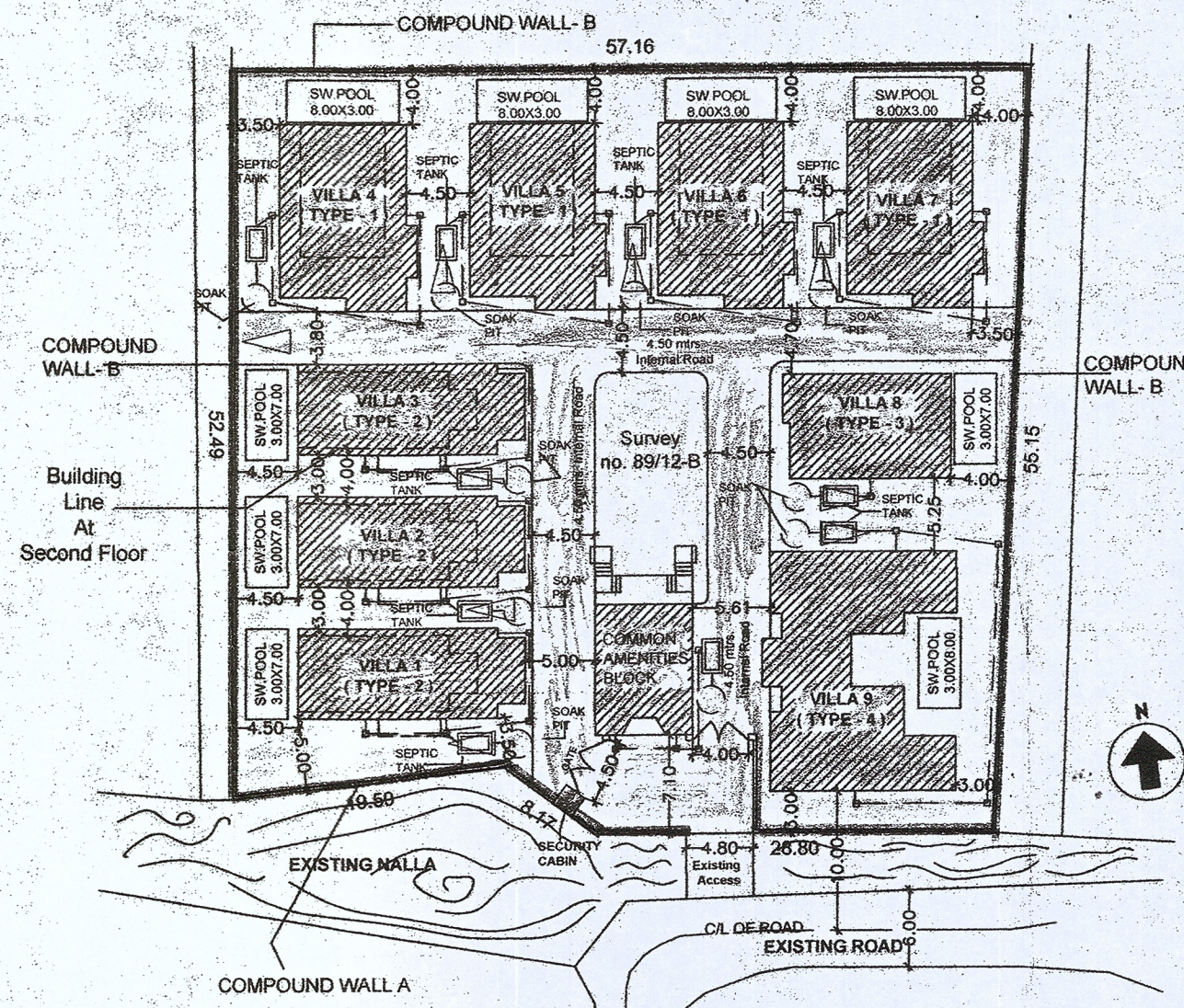
FLOOR	USE	Total BUA (M.sq)	Areas Free of FAR		Net Floor Area (M.sq)	Net Floor Area (M.sq)
			Stair	Balcony		
Ground Floor	Res.	179.44	25.06	25.85	128.54	266.48 M.Sq
First Floor	Res.	144.63	—	6.69	137.94	
Total BUA		324.07	25.06	32.54	266.48	

15	Total Floor Area Consumed	1769.24	Sq.mt
16	TOTAL FAR CONSUMED	59.89	Percent
17	Additional FAR permissible for co-op society office pump room etc (7.5 % of Proposed Floor area)	132.69	Sq.mt

18 Details of Area & use floor wise of co-op society office, pump room etc. and Security Cabin.

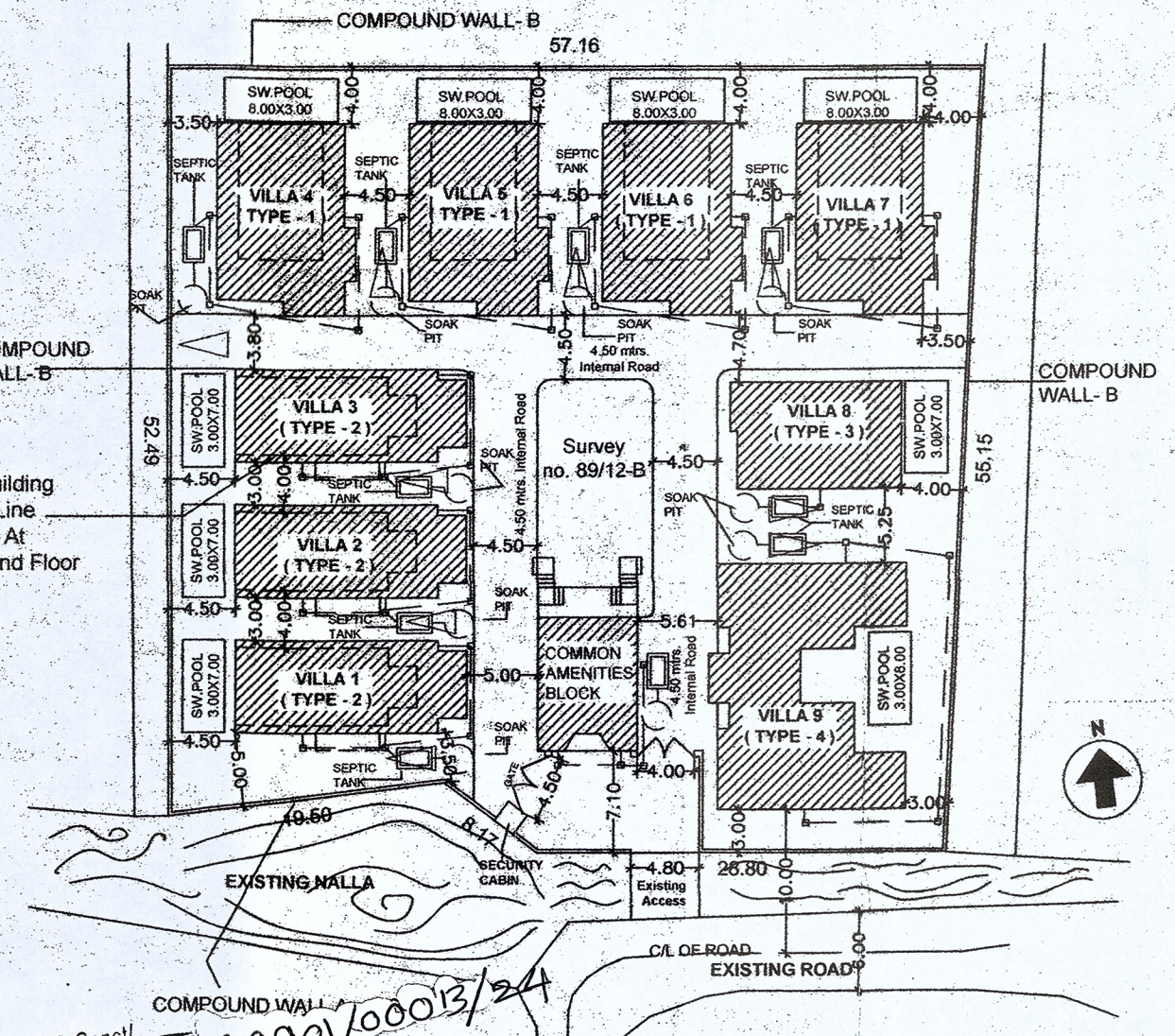
FLOOR	USE	Total BUA (M.sq)	Areas Free of FAR		Net Floor Area (M.sq)	Net Floor Area (M.sq)
			Stair	Balcony		
L.Gr. Floor	Res.	55.93	7.46	—	48.47	131.09 M.Sq
Ground Floor	Res.	63.22	7.46	7.50	48.26	
First Floor	Res.	34.36	—	—	34.36	
Total BUA		153.51	14.92	7.50	131.09	

19	Total FAR Consumed for co-op society office, pump room etc. and Security Cabin.	131.09	Sq.mt
20	TOTAL AREA FOR INFRASTRUCTURE TAX	2837.08	Sq.mt



SITE PLAN SCALE 1:500

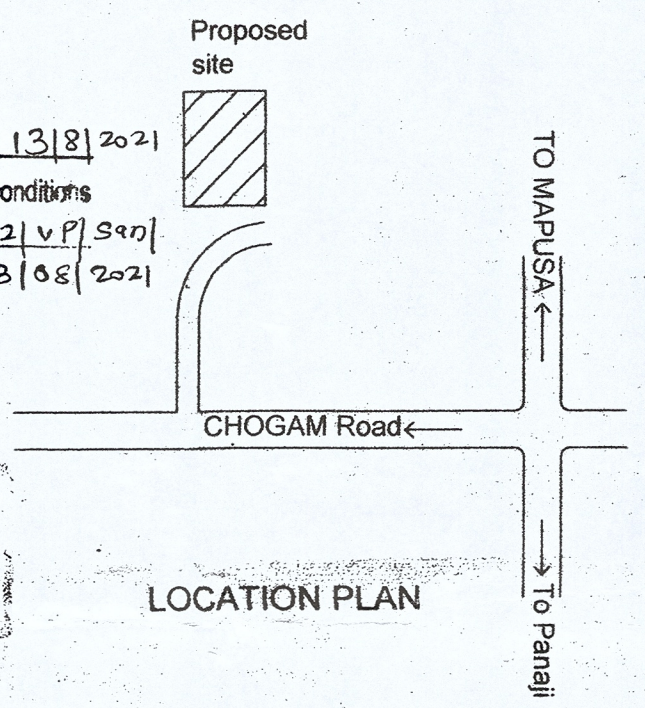
Approved With Condition VIDE No. PHCC/NOC-Cons/ Date: 07/08/2021
 Health Officer
 Primary Health Centre Candolim



PARKING PLAN SCALE 1:500

Approved in the Panchayat meeting dated 13/8/2021 vide Res. No. 3(1) as per the conditions imposed in the construction Licence No. 021 v P/S 20/2021-2022/273 dated 13/05/2021

Secretary
 Village Panchayat Sangolda
 Bardez - Goa



LOCATION PLAN

CALCULATION FOR INFRASTRUCTURE TAX

- TYPICAL VILLA TYPE - 1 - (TOTAL BUILT UP AREA) 286.12 SQ.M. X 4 NOS. = 1144.48 SQ.M
- TYPICAL VILLA TYPE - 2 - (TOTAL BUILT UP AREA) 265.40 SQ.M. X 3 NOS. = 796.20 SQ.M
- VILLA TYPE - 3 - (TOTAL BUILT UP AREA) 214.82 SQ.M.
- VILLA TYPE - 4 - (TOTAL BUILT UP AREA) 324.07 SQ.M.
- COMMON AMENITIES BLOCK - CO-OP SOCIETY OFFICE, PUMP ROOM ETC. AND SECURITY CABIN. - (TOTAL BUILT UP AREA) 153.51 SQ.M.
- SWIMMING POOL - (TOTAL BUILT UP AREA) 204.00 SQ.M.
- OPEN TERRACE - NIL

TOTAL AREA FOR INFRASTRUCTURE TAX = 2837.08 SQ.M

PARKING STATEMENT

FLOOR AREA	USE	No. Of Units	REQUIRED	PROVIDED
1769.16	RESIDENTIAL	9	9	9

Approved with condition vide L. No.: TPB/6730/SANG/TP-21/2623
 Dy. Town Planner
 Town & Country Planning Dept.
 Govt. of Goa, Mapusa

SHEET - 2

SUBMISSION FOR VILLAS, COMPOUND WALL AND SWIMMING POOLS ON PLOT BEARING Sy.No 89 - SUB DIV 12-B AT SANGOLDA VILLAGE OF BARDEZ TALUKA - NORTH GOA.

NAME OF THE OWNER:
 MR DIWAKAR GUPTA
 Thru POA Holder - Mr RAHUL NADKARNI
 c/o PN REAL ESTATE DEVELOPERS

NAME & ADDRESS ARCHITECT:
 Ar. MELVILLE D'SOUZA,
 S/5, SAPANA PARADISE,
 NEAR OMM SHOWROOM,
 MERCES, GOA.

SIGNATURE OF OWNER	SIGNATURE OF ARCHITECT
<i>Rahul Nadkarni</i>	<i>Melville D'Souza</i>

AR/0087/2010