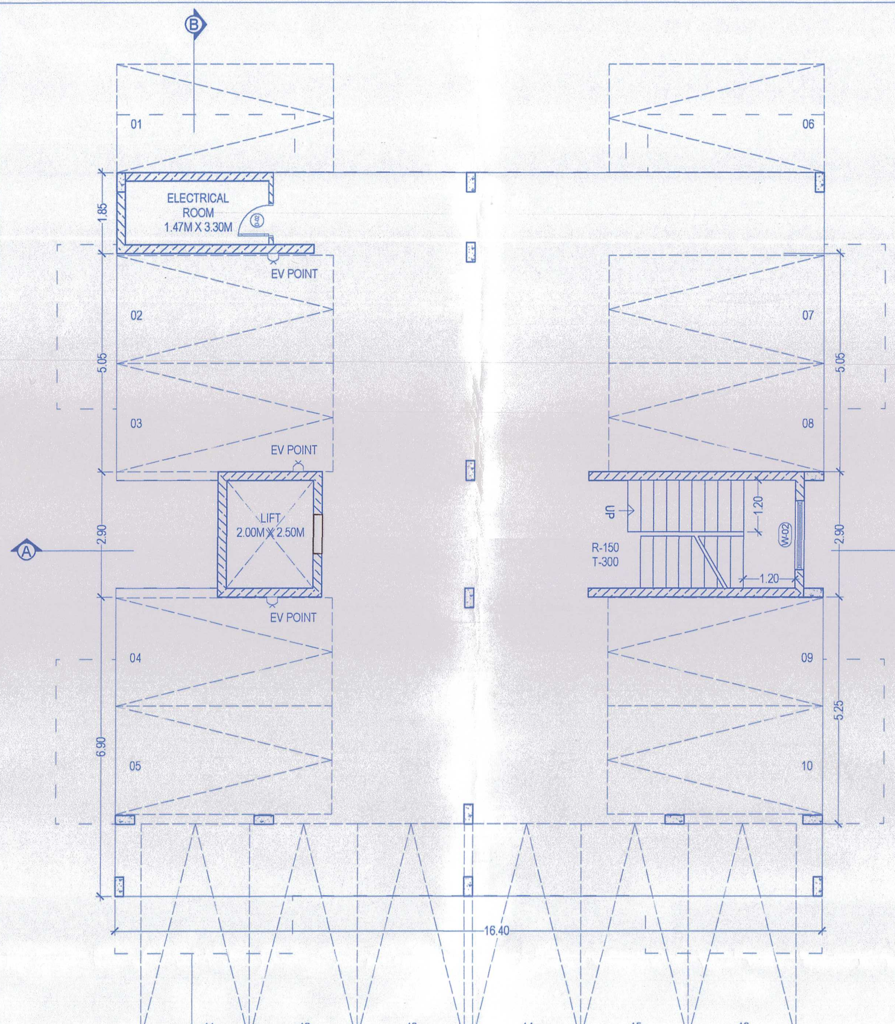
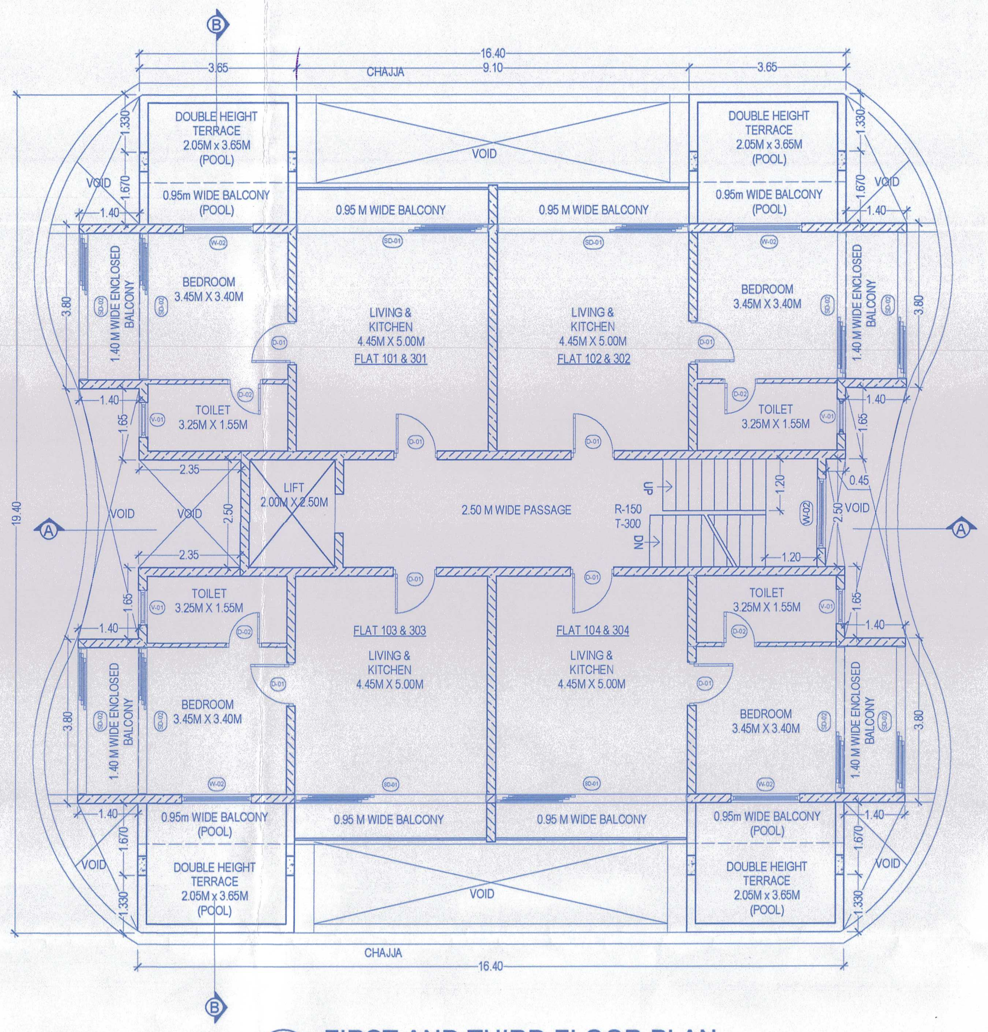
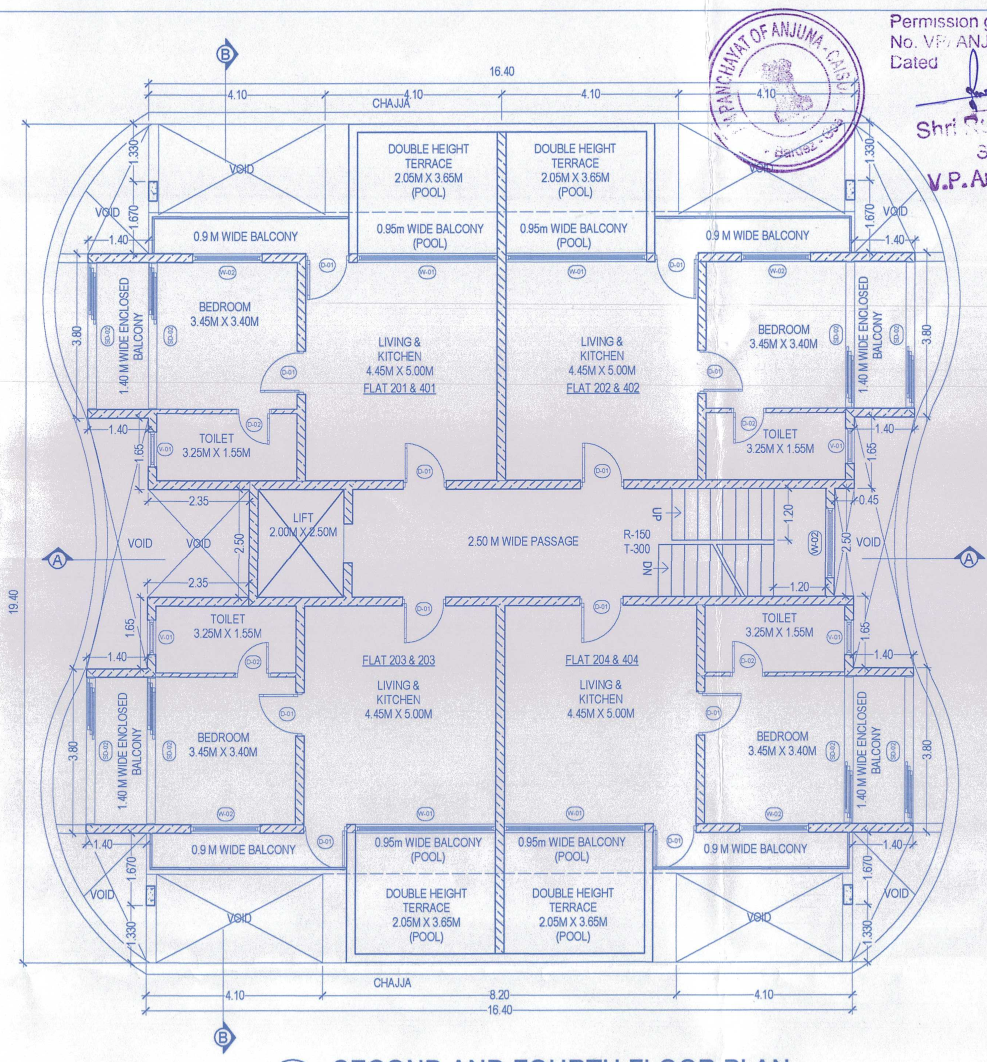


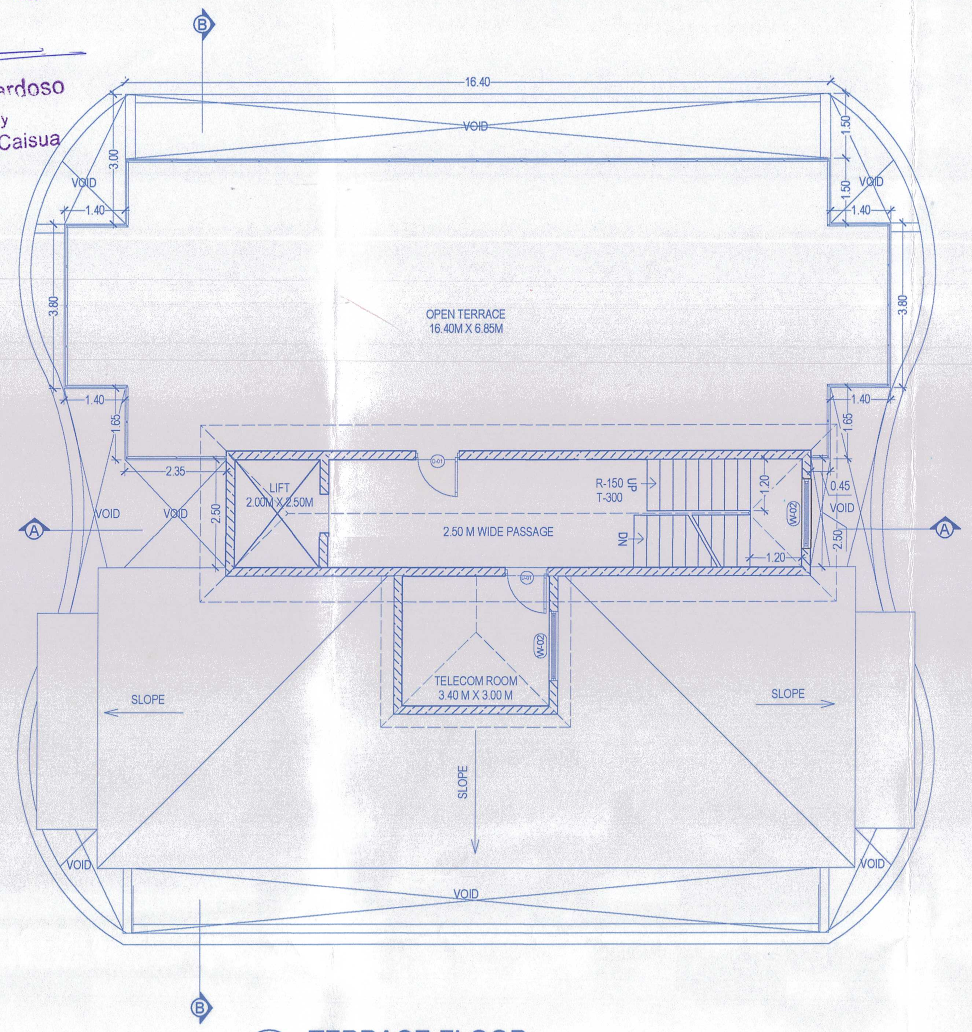
1 Stilt Floor Plan
Scale: 1:100



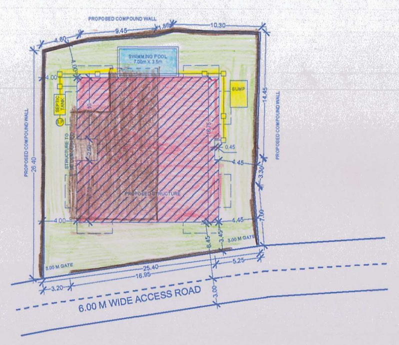
2 FIRST AND THIRD FLOOR PLAN
Scale: 1:100



3 SECOND AND FOURTH FLOOR PLAN
Scale: 1:100



4 TERRACE FLOOR
Scale: 1:100



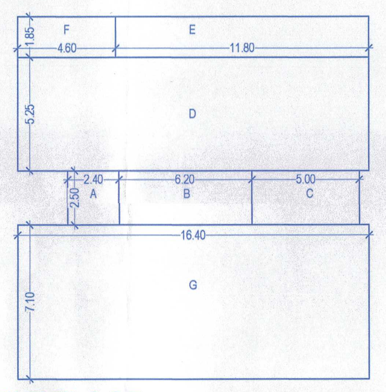
5 SITE PLAN
Scale: 1:500



6 FRONT ELEVATION
Scale: 1:100

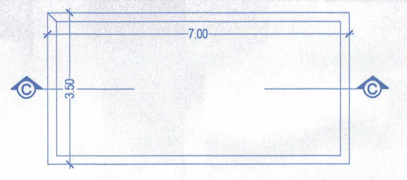


7 SIDE ELEVATION
Scale: 1:100



STILT FLOOR
AREA DIAGRAM
Scale: 1:200

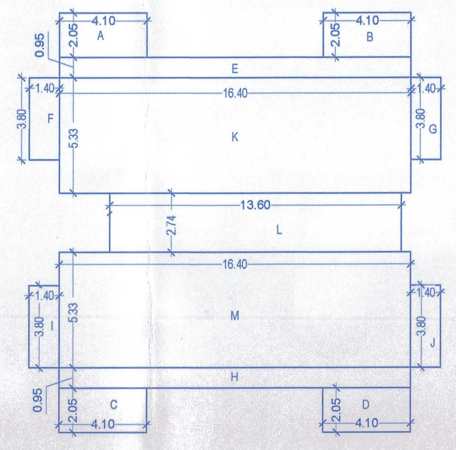
Area Diagram						
Stilt floor Area Calculations						
A	-	2.40	X	2.50	=	6
B	-	6.20	X	2.50	=	15.5
C	-	5.00	X	2.50	=	12.50
D	-	16.40	X	5.25	=	86.1
E	-	11.80	X	1.85	=	21.83
F	-	4.60	X	1.85	=	8.51
G	-	16.40	X	7.10	=	116.44
TOTAL BUILT UP AREA						
A+B+C+D+E+F+G+H					=	266.88
STAIRCASE/LIFT						
A+B+C					=	34.00
UTILITIES / TR ROOM						
F+G					=	8.51
STILT PARKING						
D+E+G					=	224.37



11 PLAN OF SWIMMING POOL
Scale: 1:100

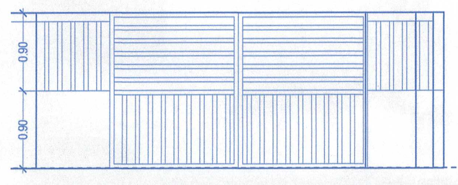


10 Section-CC
Scale: 1:100

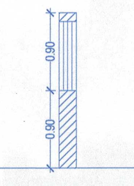


FIRST & THIRD FLOOR
AREA DIAGRAM
Scale: 1:200

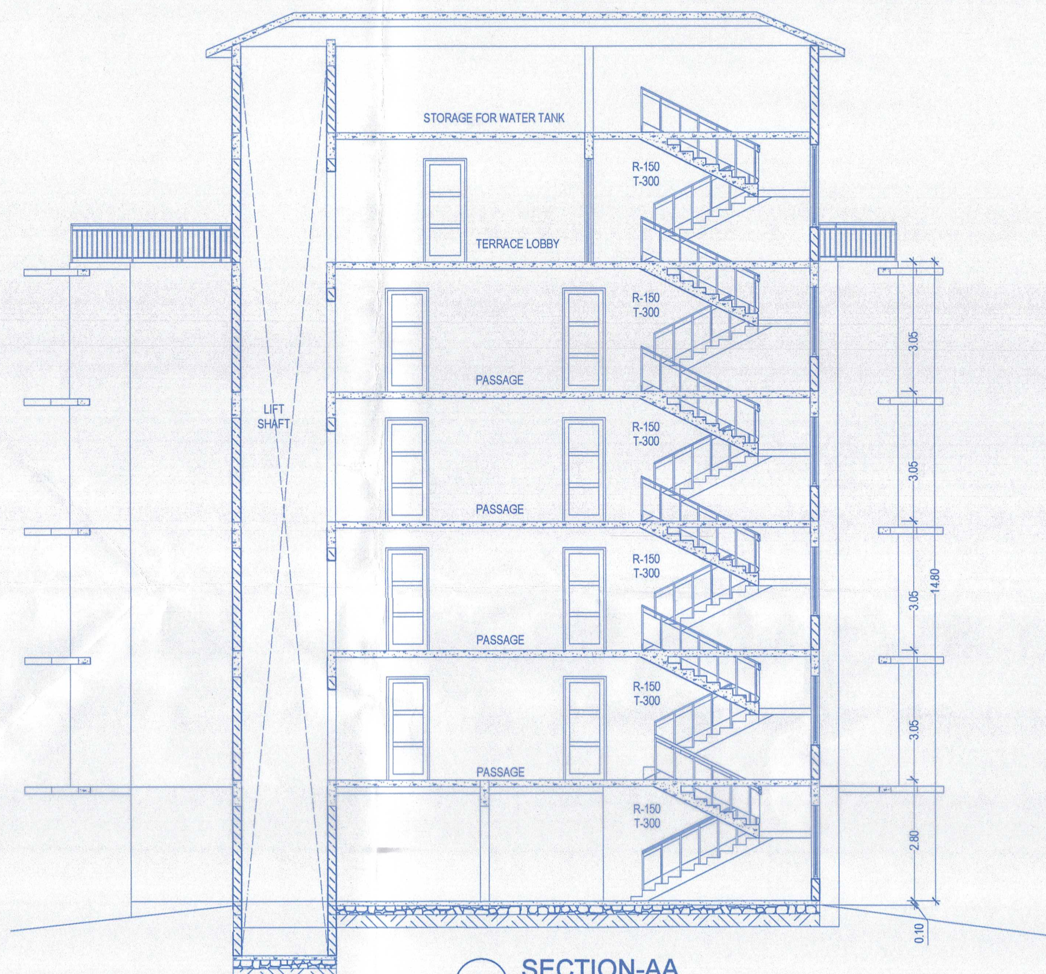
Area Diagram						
First and Third floor Area Calculations						
A	-	4.10	X	2.05	=	8.41
B	-	4.10	X	2.05	=	8.41
C	-	4.10	X	2.05	=	8.41
D	-	4.10	X	2.05	=	8.41
E	-	16.40	X	0.95	=	15.58
F	-	1.40	X	3.80	=	5.32
G	-	1.40	X	3.80	=	5.32
H	-	16.40	X	0.95	=	15.58
I	-	1.40	X	3.80	=	5.32
J	-	1.40	X	3.80	=	5.32
K	-	16.40	X	5.33	=	87.41
L	-	13.60	X	2.74	=	37.26
M	-	16.40	X	5.33	=	87.41
TOTAL BUILT UP AREA						
A+B+C+D+E+F+G+H+I+J+K+L+M					=	298.15
STAIRCASE/LIFT						
L					=	37.26
BALCONY						
E+F+G+H+I+J					=	52.44
DOUBLE HEIGHT BALCONY						
A+B+C+D					=	33.62



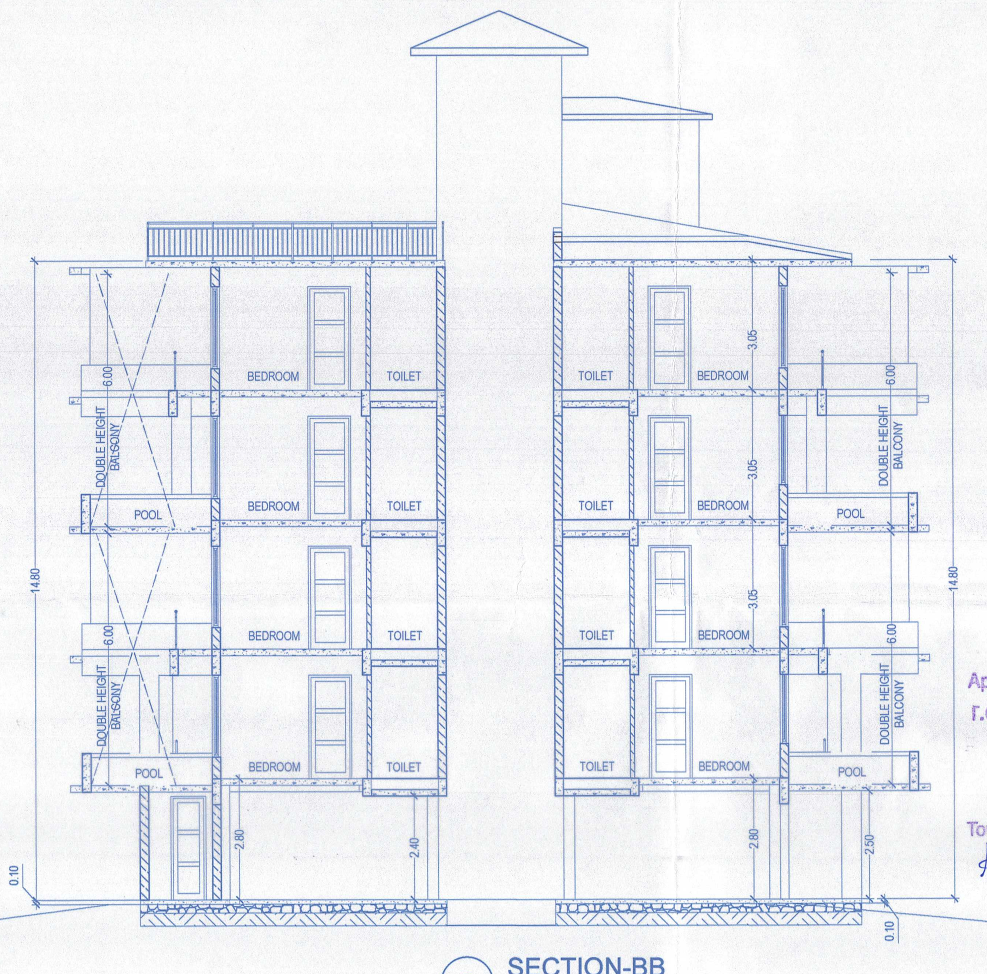
12 FRONT SIDE ELEVATION
GATE LENGTH=3.00 M



13 COMPOUND WALL SECTION
GATE LENGTH=3.00 M

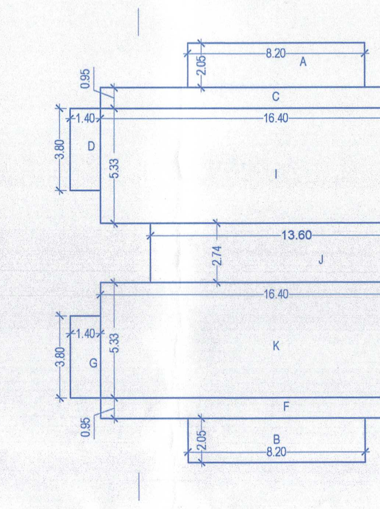


8 SECTION-AA
Scale: 1:100



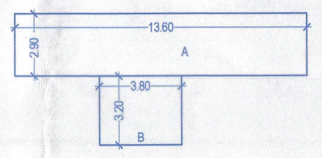
9 SECTION-BB
Scale: 1:100

Approved With Condition Vide
T.C.O No: TPB/5324/ANJ/TCP-25/11087
dt. 10/12/2025
Dy. Town Planner
Town & Country Planning Dept
Govt. of Goa, Mapusa



SECOND & FOURTH FLOOR
AREA DIAGRAM
Scale: 1:200

Area Diagram						
Second and Fourth floor Area Calculations						
A	-	8.20	X	2.05	=	16.81
B	-	8.20	X	2.05	=	16.81
C	-	16.40	X	0.95	=	15.58
D	-	1.40	X	3.80	=	5.32
E	-	1.40	X	3.80	=	5.32
F	-	16.40	X	0.95	=	15.58
G	-	1.40	X	3.80	=	5.32
H	-	1.40	X	3.80	=	5.32
I	-	16.40	X	5.33	=	87.412
J	-	13.60	X	2.74	=	37.264
K	-	16.40	X	5.33	=	87.412
TOTAL BUILT UP AREA						
A+B+C+D+E+F+G+H+I+J+K					=	298.15
STAIRCASE/LIFT						
J					=	37.26
BALCONY/VERANDAH						
C+D+E+F+G+H					=	52.44
DOUBLE HEIGHT TERRACE						
A+B					=	33.62



TERRACE FLOOR
AREA DIAGRAM
Scale: 1:200

Area Diagram						
Terrace floor Area Calculations						
A	-	13.60	X	2.90	=	39.44
B	-	8.20	X	3.20	=	26.24
TOTAL BUILT UP AREA						
A+B					=	65.68
STAIRCASE/LIFT						
A					=	39.44
TELECOMMUNICATION ROOM						
B					=	26.24

AREA STATEMENT

1. Area of the plot ____ : 700.00 sq. mts.
2. Area under settlement zone ____ : 700.00 sq.mts
8. Permissable FAR ____ : 100% (40+60)
9. Permissable Coverage of ____ : 40%
3. Deduction for road
(a) Area within road widening / proposed ____ : NIL sq.mts.
(b) Area reserved for any other use ____ : NA
[Total (a + ab)] ____ : NIL sq.mts.
4. Effective area of plot ____ : 700.00 sq. mts.
5. Whether any extra FAR is claimed on the basis of road widening/proposed road. : NA
If "YES", State
(a) Area of road widening ____ : NIL
(b) Whether the land has been gifted to the local body ____ : NA
6. Covered Area of the Existing Building ____ : 235.98 sq. mts.
7. Plot coverage of the Existing Building (%) ____ : 33.71%
6. Covered Area of the Existing Building to be demolished ____ : 235.98 sq. mts.
7. Plot coverage of the Existing Building to be demolished (%) ____ : 33.71 %
6. Covered area of the proposed building ____ : 266.88 sq. mts.
7. Total covered area ____ : 266.88 sq. mts.
8. Total Coverage ____ : 38.12 %
10. Total FAR proposed ____ : 99.89 %
11. Details of area and use, floor wise

Floor (%) Reference A	Use	Total Built Up Area	Free From FAR: Balcony	Free From FAR: Staircase/ Lift	Free From FAR: Parking	Free From FAR: Utilities/ Telecom Room	Free From FAR: Double Height Balcony	Net Floor Area	FAR
Stilt Floor	Parking	266.88	0.00	34.00	224.37	8.51	0.00	0.00	0.00
First Floor	Residential	298.14	52.44	37.26	0.00	0.00	33.62	174.82	24.97
Second Floor	Residential	298.14	52.44	37.26	0.00	0.00	33.62	174.82	24.97
Third Floor	Residential	298.14	52.44	37.26	0.00	0.00	33.62	174.82	24.97
Fourth Floor	Residential	298.14	52.44	37.26	0.00	0.00	33.62	174.82	24.97
Terrace Floor	Utility/Roof	65.68	0.00	39.44	0.00	26.24	0.00	0.00	0.00
Total		1525.12	209.76	222.48	224.37	34.75	134.48	699.28	99.89

12. Parking details.

Floor Area	Use	No of car parks / parking Area: Provided	Required
699.28	Residential/Commercial	16	16

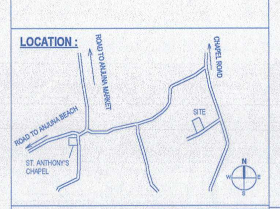
13. Area Of Swimming Pool : Ground Floor - 24.50 Sq.Mtrs
: Balcony Pools - 119.68 Sq Mtrs
: Total Area - 144.18 Sq Mtrs
14. Compound Wall length : 74.50m
15. Infrastructure Tax Area : 1525.12 sqm

Permission granted under
No. VP/ANJ - CAI/
Dated
Shri ... Cardoso
Secretary
V.P. Anjuna - Caisua

PANCHAYAT OF ANJUNA - CAISUA

GENERAL NOTES :

LOCATION :



NO.	DATE:	PRINTS ISSUED:	BY:
01	06/10/2025	APPROVAL DRAWING R0	CS

CLIENT :
INDUS CRE LLP
MADHUR MALHOTRA

ARCHITECT :
Anup Gaagi
B.Arch, M.Arch. (UD) CA 2002 / 30284

ARCHITECT :
OCHRE DESIGN GROUP
Architects | Urban Designers

PROJECT: PROPOSED RESIDENTIAL BUILDING, SWIMMING POOL AND COMPOUND WALL in, Survey No. 27/3, in Anjuna village, Bardez Taluka, Goa

CHECKED BY : ANUP
DRAWN BY : CHINMAY
SCALE: AS MENTIONED | **REV NO :** 00
JOB NO: 042503 | **DATE** 24.09.2025 | **PRINT SIZE** A1-LAND