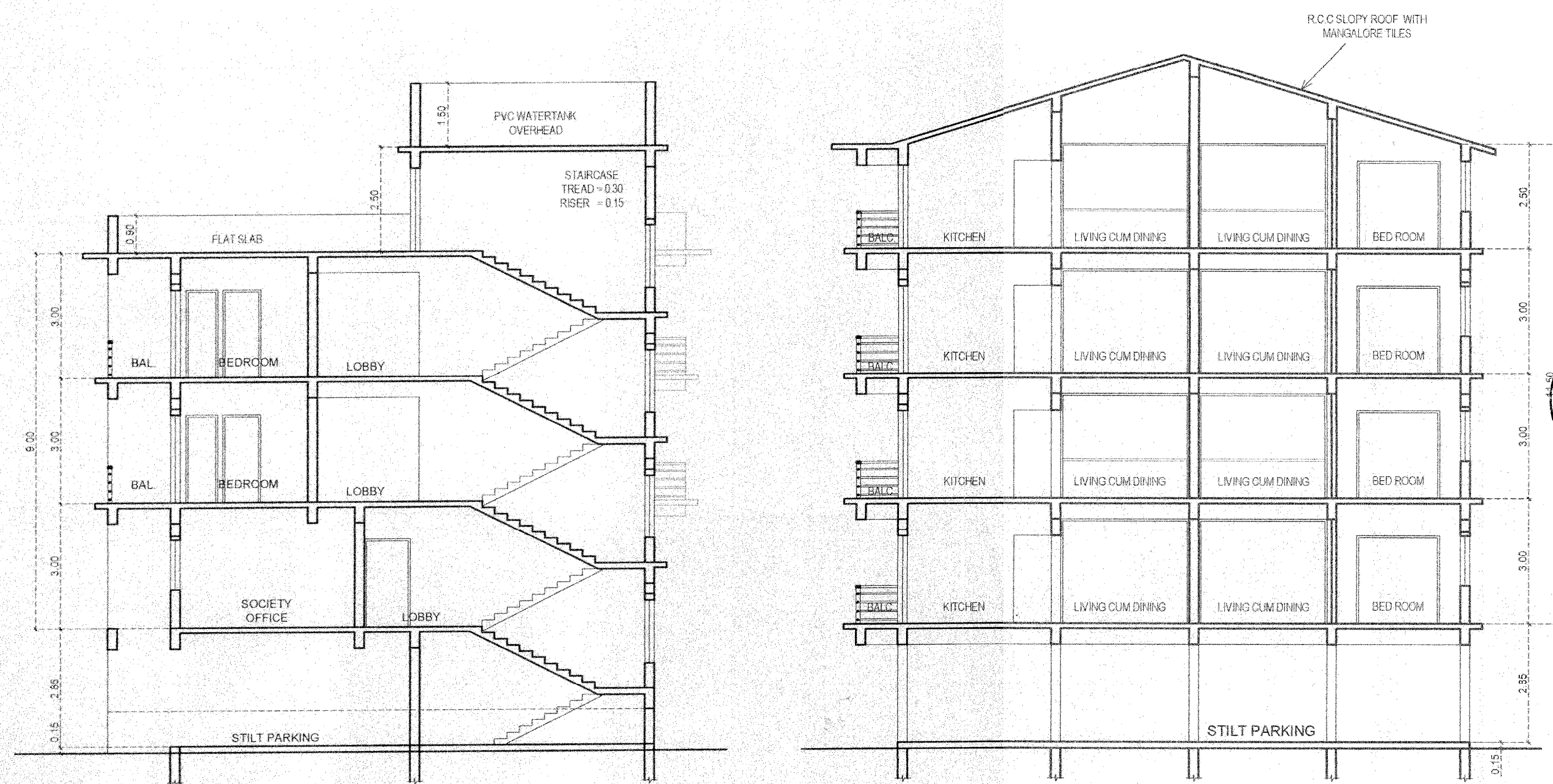
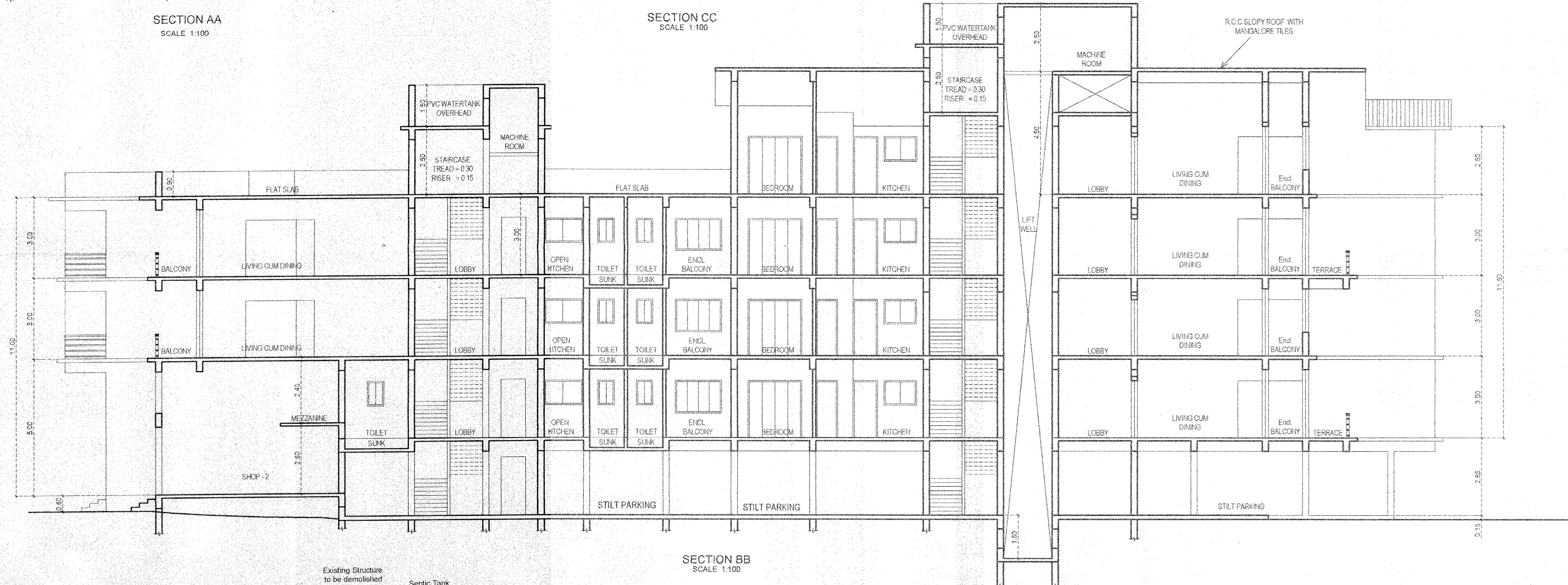




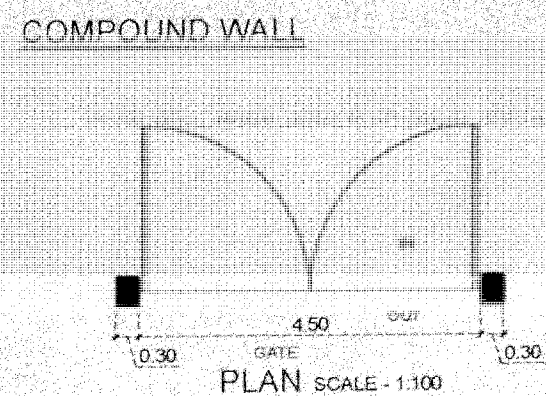
SECTION AA
SCALE 1:100

SECTION CC
SCALE 1:100

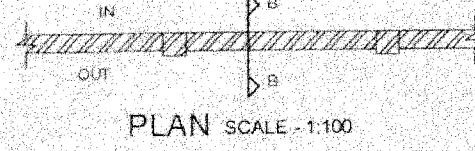


SECTION BB
SCALE 1:100

FRONT ELEVATION SCALE 1:100

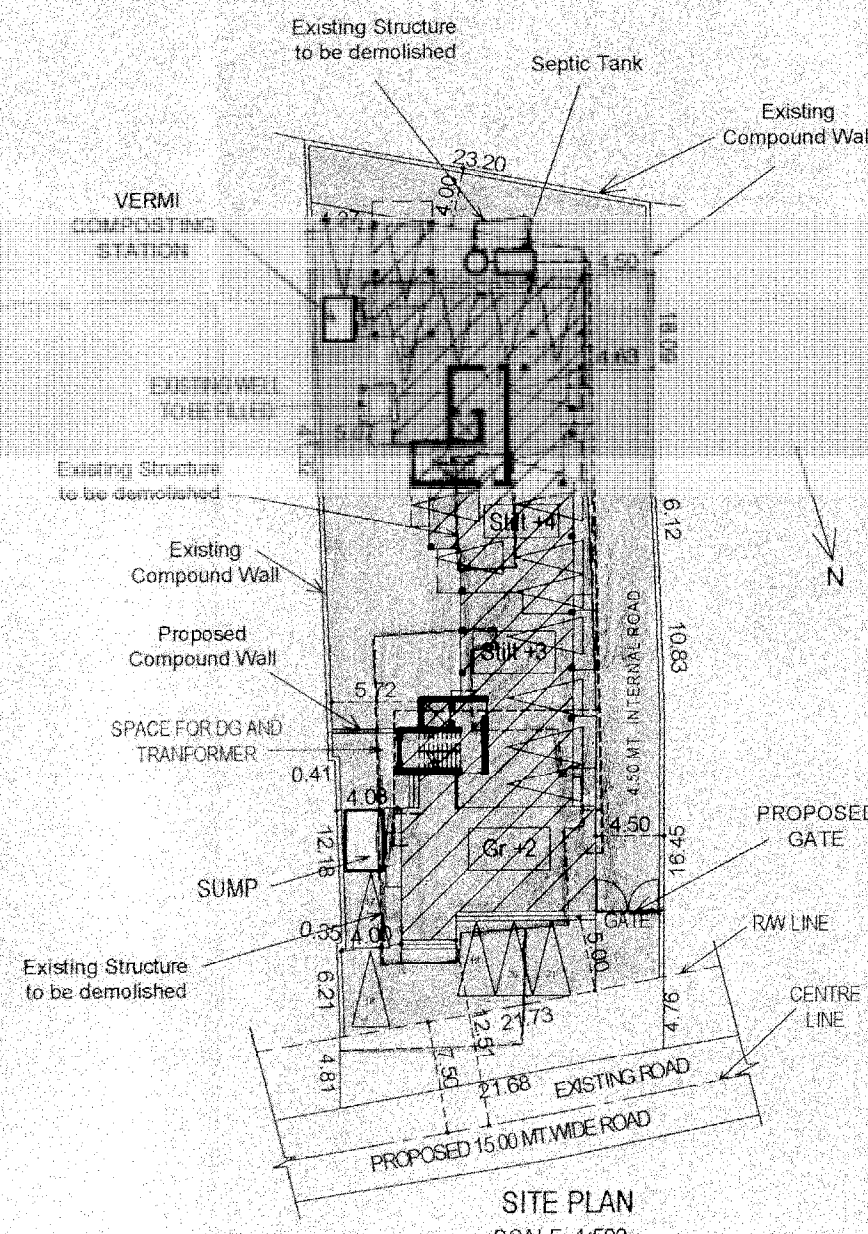


ROAD SIDE ELEVATION SCALE - 1:100



SIDE ELEVATION SCALE - 1:100

SECTION AT BB



SITE PLAN
SCALE 1:500

SCHEDULES OF DOOR & WINDOW			
TYPE	SIZE	TYPE	SIZE
D1	1.10X2.10	W	1.20X1.20
D2	0.90X2.10	W1	1.50X1.20
D3	0.80X2.10	W2	1.20X0.90
FD	3.52X2.50	W3	0.80X0.90
FD1	3.00X2.10	W4	1.50X0.90
FD2	2.65X2.10	W5	2.00X0.90
FD3	3.00X2.50	W6	1.50X1.20
FD4	2.00X2.10	V	0.60X0.90
FD5	2.40X2.10	V1	2.50X1.50
FD6	2.33X2.10	V2	0.90X0.90
RS	2.50X2.50		

PARKING DETAILS FOR PROPOSED BUILDING			
FLOOR AREA	USE	UNIT	PARKING REQD.
50 SQ.M.	SHOP		102.06 = 50 = 2.04 NOS.
UP TO 75 SQ.M.	RESIDENTIAL	2BHK 12 Nos	1 X 12= 12 NOS.
	RESIDENTIAL	1BHK 07 Nos	1 X 07= 07 NOS.
TOTAL			21.04 NOS. 22 NOS.

AREA DETAILS FLOOR WISE								
FLOOR REFERENCE	USE	TOTAL B.U.A. (M²)	AREA FREE FROM FAR M²					NET FLOOR AREA (M²)
			BALCONY	MEZZANINE	STILT FLOOR	STAIRCASE / LIFT	TERRACE	
STILT FLOOR	Parking / Commercial	460.77	---	---	282.12	60.36	---	11.99
U.GROUND FLOOR	Residential / Commercial	450.51	71.51	26.97	---	---	9.72	42.22
FIRST FLOOR	RESIDENTIAL	532.50	101.17	---	---	38.33	---	18.35
SECOND FLOOR	RESIDENTIAL	542.22	101.17	---	---	38.33	9.72	18.35
THIRD FLOOR	RESIDENTIAL	290.55	57.00	---	---	19.48	---	7.34
TOTAL		2276.55	330.85	26.97	282.12	196.29	19.44	98.25

Built Up Area - Stilt area	2276.55 - 282.12 = 1994.43m²
Built Up Area For Infrastructure Tax	102.06m² + 1892.37m² = 1994.43 M²
Shop area	Commercial
Residential	Residential

ADDITIONAL FLOOR AREAS FREE OF FAR	
Add @ 7.5% of FL Area = 1322.63 X 7.5%	= 99.19 sqm
USED IN 7.5% AREA	
Lobby / society office	86.26 sqm
Telecom Room	11.99 sqm
	98.25 sqm (7.42%)

AREA STATEMENT	
PLOT AREA	1323.00 M²
AREA IN ROAD WIDENING	100.00 M²
EFFECTIVE PLOT AREA	1223.00 M²
COVERED AREA	460.77 M²
PERMISSIBLE COVERAGE @ 40%	489.20 M²
COVERAGE CONSUMED	37.67 %
B.U.A. ON GROUND / STILT FLOOR	460.77M²
B.U.A. ON UPPER GROUND / MEZZANINE FLOOR	450.51 M²
B.U.A. ON FIRST FLOOR	532.50 M²
B.U.A. ON SECOND FLOOR	542.22 M²
B.U.A. ON THIRD FLOOR	290.55 M²
TOTAL B.U.A.	2276.55 M²
FLOOR AREA GROUND / STILT FLOOR	105.80 M²
FLOOR AREA ON UPPER GROUND FLOOR	260.80 M²
FLOOR AREA ON FIRST FLOOR	374.65 M²
FLOOR AREA ON SECOND FLOOR	374.65 M²
FLOOR AREA ON THIRD FLOOR	206.73 M²
TOTAL FLOOR AREA	1322.63 M²
F.A.R. PERMISSIBLE @ 80%	1058.40 M²
ADDITIONAL F.A.R. @ 20%	264.60 M²
TOTAL F.A.R. 100%	1323.00 M²
F.A.R. CONSUMED (80.00%)	1058.40M²
ADDITIONAL F.A.R. CONSUMED (19.97%)	264.23M²
TOTAL F.A.R. CONSUMED (99.97%)	1322.63M²
SHOP AREA	102.06 M²
LENGTH OF COMPOUND WALL	8.82 Rmt.

2bhk	12 Nos.
1bhk	07 Nos.
shop	04 Nos.

PERMISSIBLE SHOP AREA
@ 50% of Covered Area = 460.82 X 50% = 230.41 sqm
AREA UTILISED
Shop Area consumed = 102.06 sqm (22.14%)

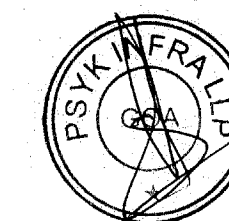
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SCALE - 1:100, 1:200 & 1:500

ARCHITECT

Ar. SIDDHARTH D. NAIK
201 - A, MATHIAS PLAZA
PANAJI - GOA 403 001
Reg. No : AR/0027/2010

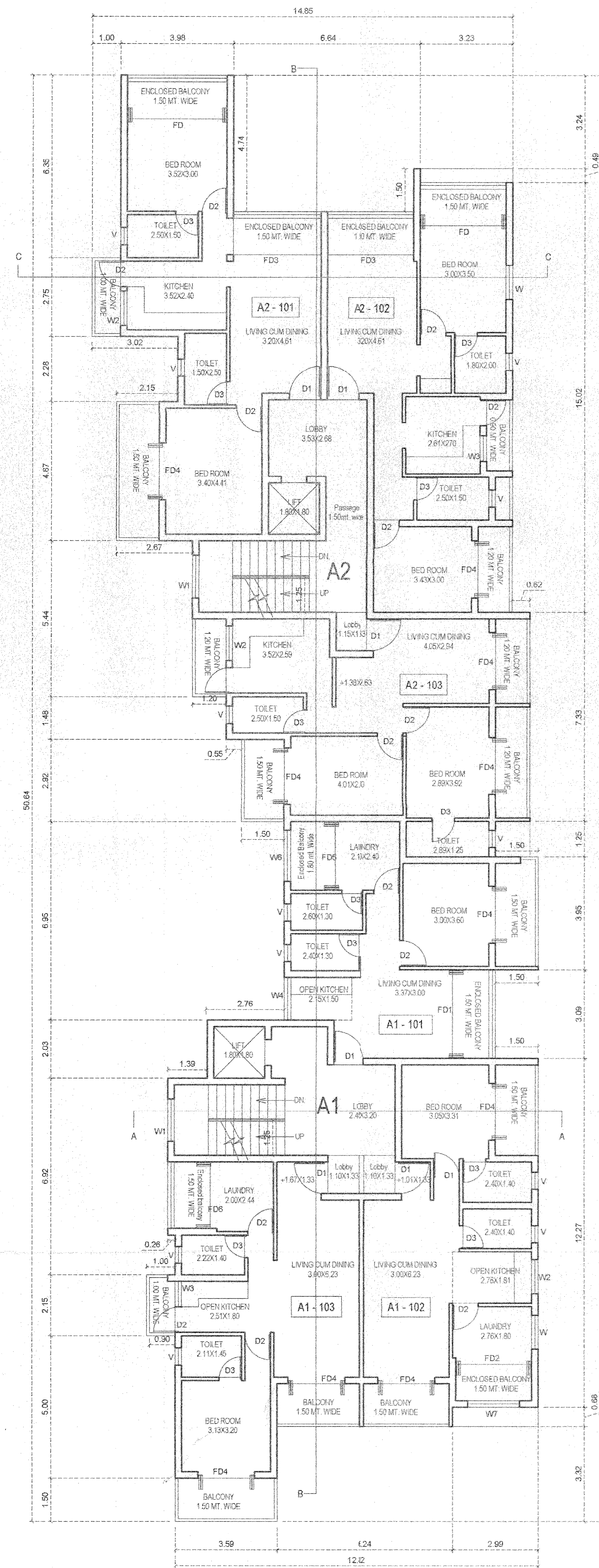
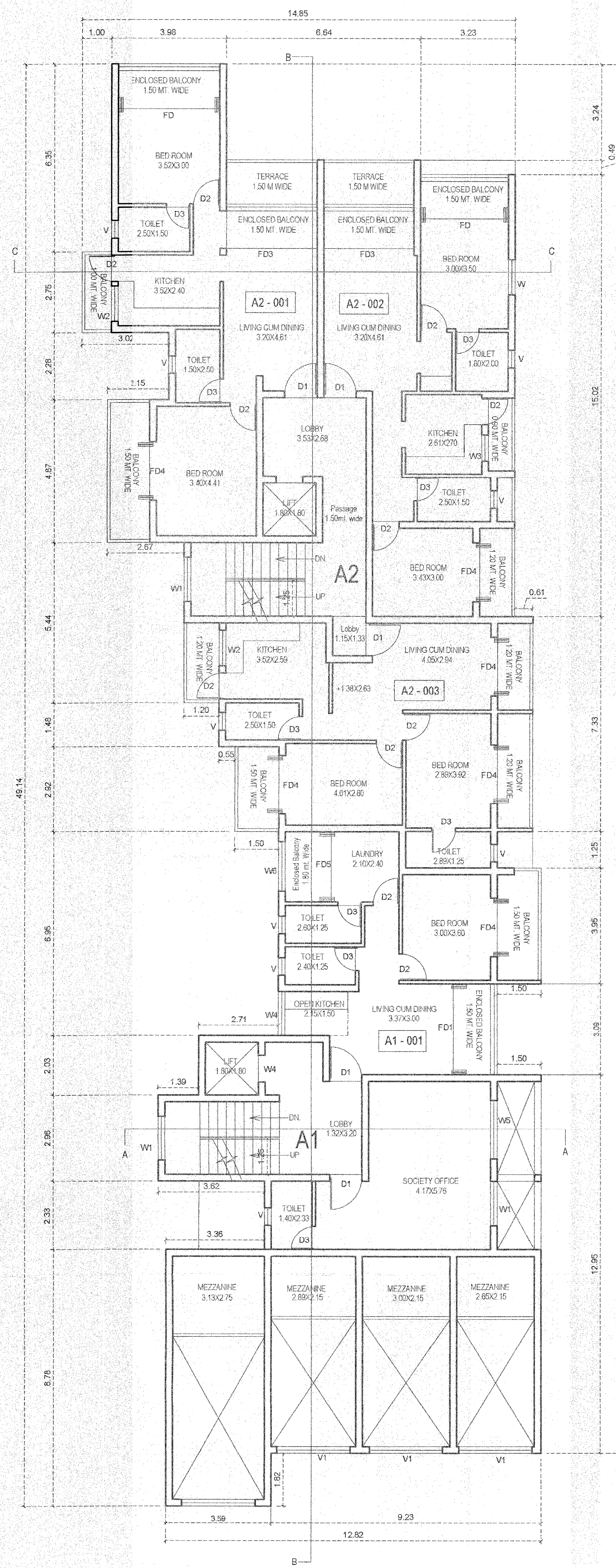
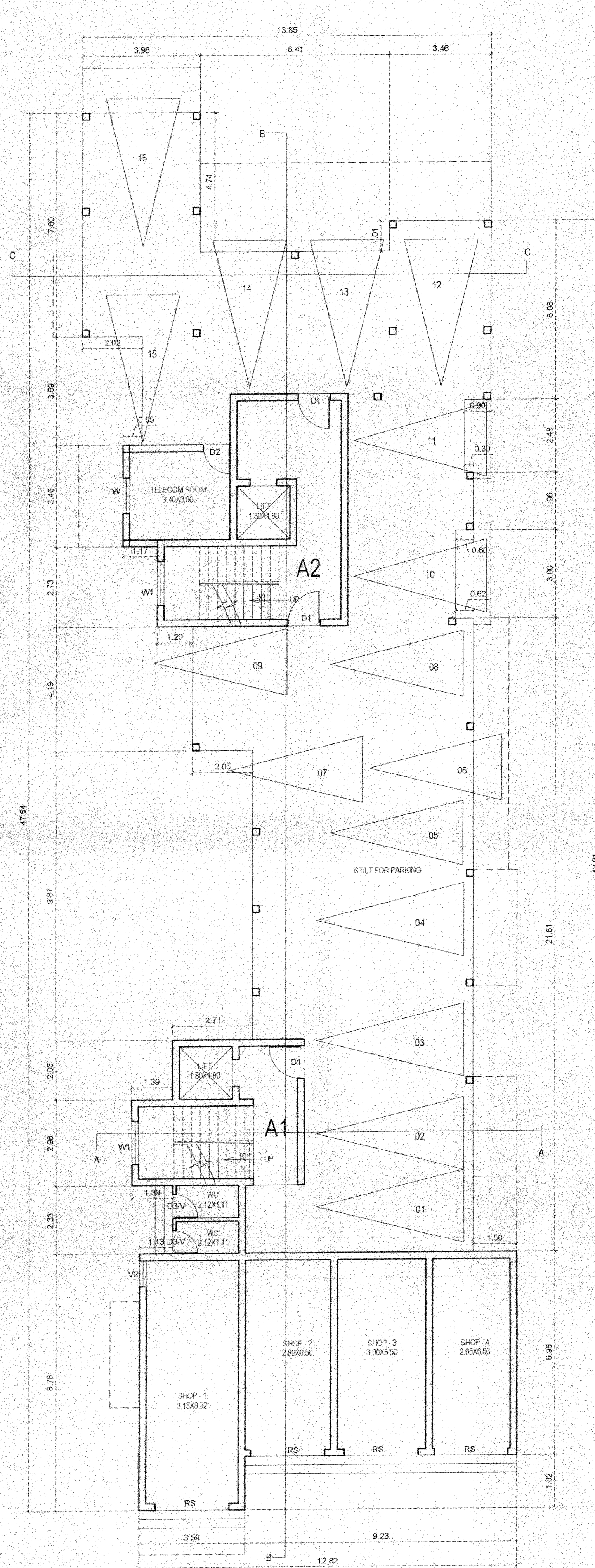
OWNER



NOTE : ALL DIMENSION ARE IN CMS. & MTS.

PROPOSED RESIDENTIAL CUM COMMERCIAL
BUILDING AND COMPOUND WALL ON PLOT
BEARING SURVEY No / SUB DIVISION No.8/3 AT
CHIMBEL VILLAGE, TISWADI TALUKA GOA.

M/S ULYSIS
ARCHITECTURAL INTERIOR & LANDSCAPE CONSULTANTS
#201 - A, SECOND FLOOR, MATHIAS PLAZA,
PANJIM - GOA 403001
PH - 91 832 2421950
e-mail : ulysis.goa@gmail.com



Please Check Letter No. TIS/10772/SH/1/TOPI/2024/11065 dated 06/08/2024 regarding the Plan.

By: Town Planner,
Town & Country Planning
Govt. of Goa,
Tiswadi, Panaji, Goa



PASSED AND APPROVED
Submitted To The Council Laid Down
Vide Construction Licence No. 11065/2024/Const/
Dated 15/10/24 and Passed in the
V.P. Meeting Vide Reso. No. 30/
Dated 03/11/2024.

Secretary
V.P. Chimbli

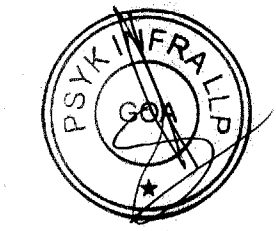
DATE:13/02/2024 SHEET NO:- 2/3

SCALE - 1:100, 1:200 & 1:500

ARCHITECT

AR. SIDDHARTH D. NAIK
201 - A, MATIAS PLAZA
PANAJI - GOA 403 001
Reg. No : AR/0027/2010

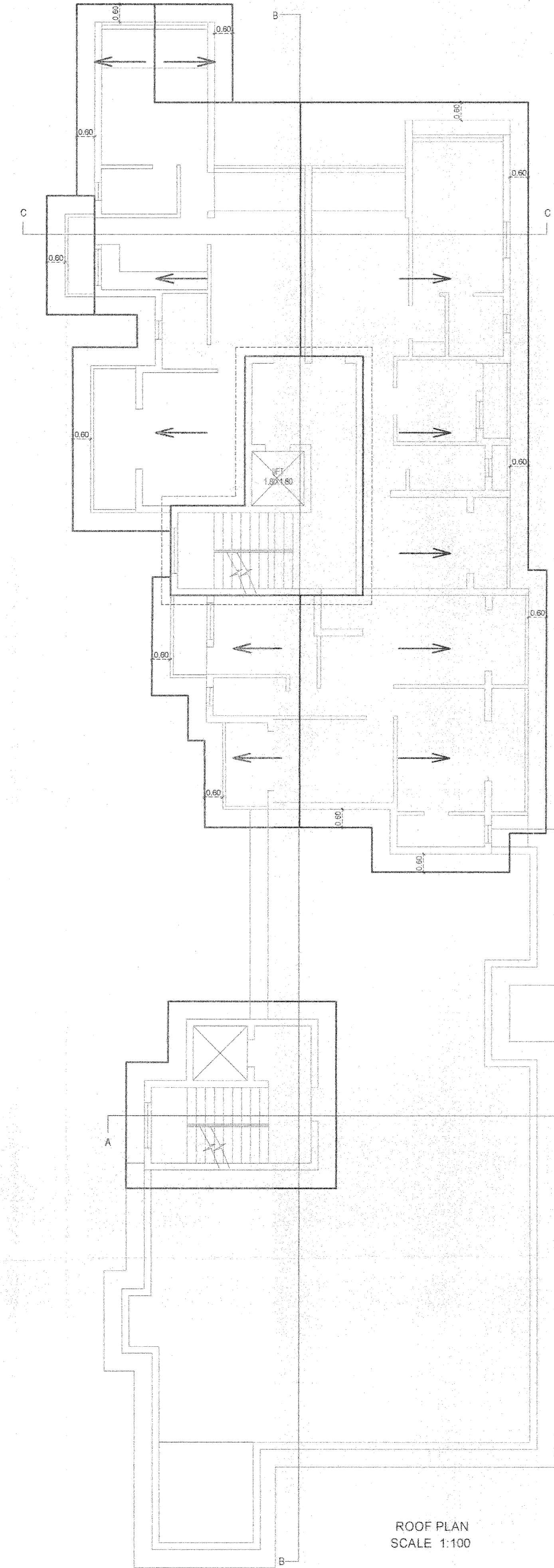
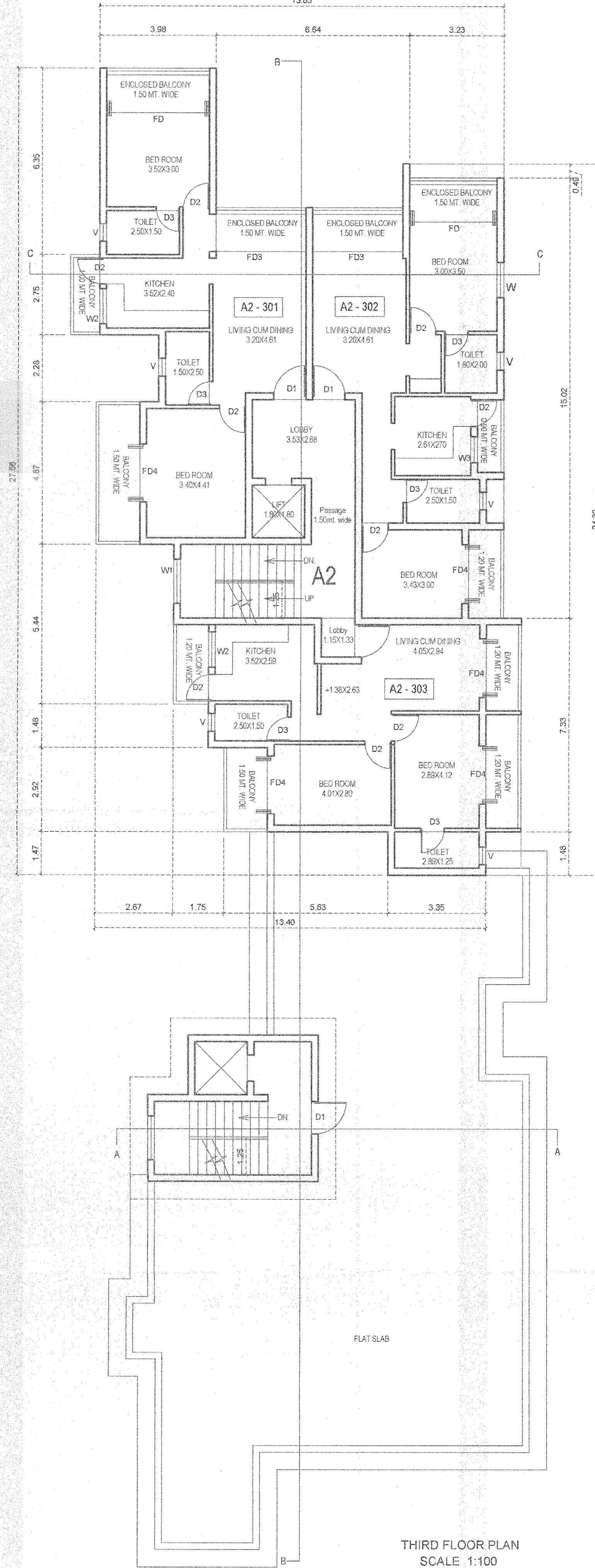
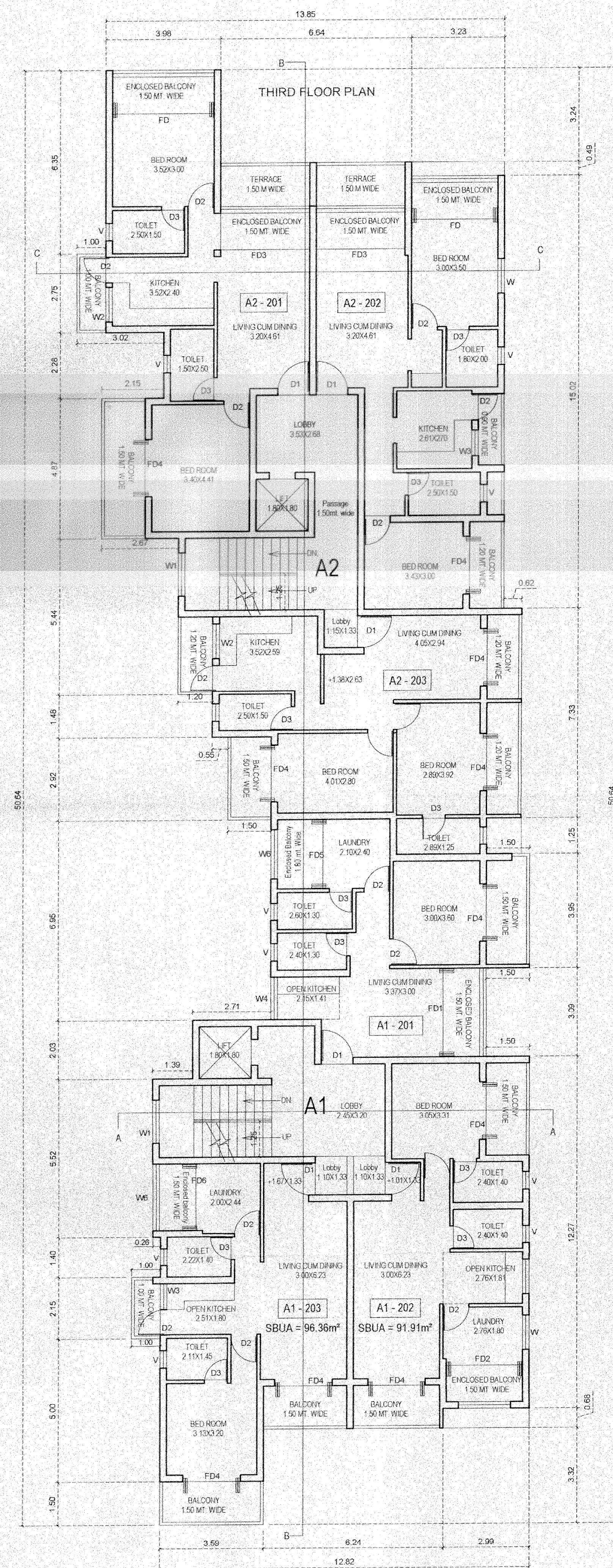
OWNER



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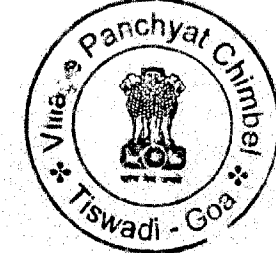
PROPOSED RESIDENTIAL CUM COMMERCIAL
BUILDING AND COMPOUND WALL ON PLOT
BEARING SURVEY No / SUB DIVISION No.8/3 AT
CHIMBEL VILLAGE, TISWADI TALUKA GOA.

M/S ULYSIS
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#201 - A, SECOND FLOOR, MATIAS PLAZA,
PANAJIM - GOA 403001
PH - 91 832 2421950
e-mail : ulysis.goa@gmail.com



Please Check Letter No. 115/10770/K.H/
TCR/2024/10.65 dated 26/02/2024
 regarding the Plan.
 Dy. Town Planner,
 Town & Country Planning
 Govt. of Goa,
 Tiswadi, Panaji, Goa.

PASSED AND APPROVED
 Subject To The Condition Laid Down
 Vide Construction Licence No. VM/CHM/2024-25/
15/10/24 and Passed in the
 V.P. Meeting Vide Reso. No 3(1)
 Dated 03/09/2024
 Sd/-
 V.P. Chimb



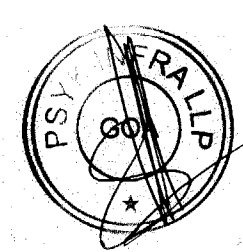
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SCALE - 1:100, 1:200 & 1:500

ARCHITECT

AR. SIDDHARTH D. MAIK
 201 - A, MATHIAS PLAZA
 PANAJI - GOA 403 001
 Reg. No : AR/0027/2010

OWNER



NOTE : ALL DIMENSION ARE IN CMS. & MTS.

PROPOSED RESIDENTIAL CUM COMMERCIAL
 BUILDING AND COMPOUND WALL ON PLOT
 BEARING SURVEY No / SUB DIVISION No.8/3 AT
 CHIMBEL VILLAGE, TISWADI TALUKA GOA.

M/S ULYSIS
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