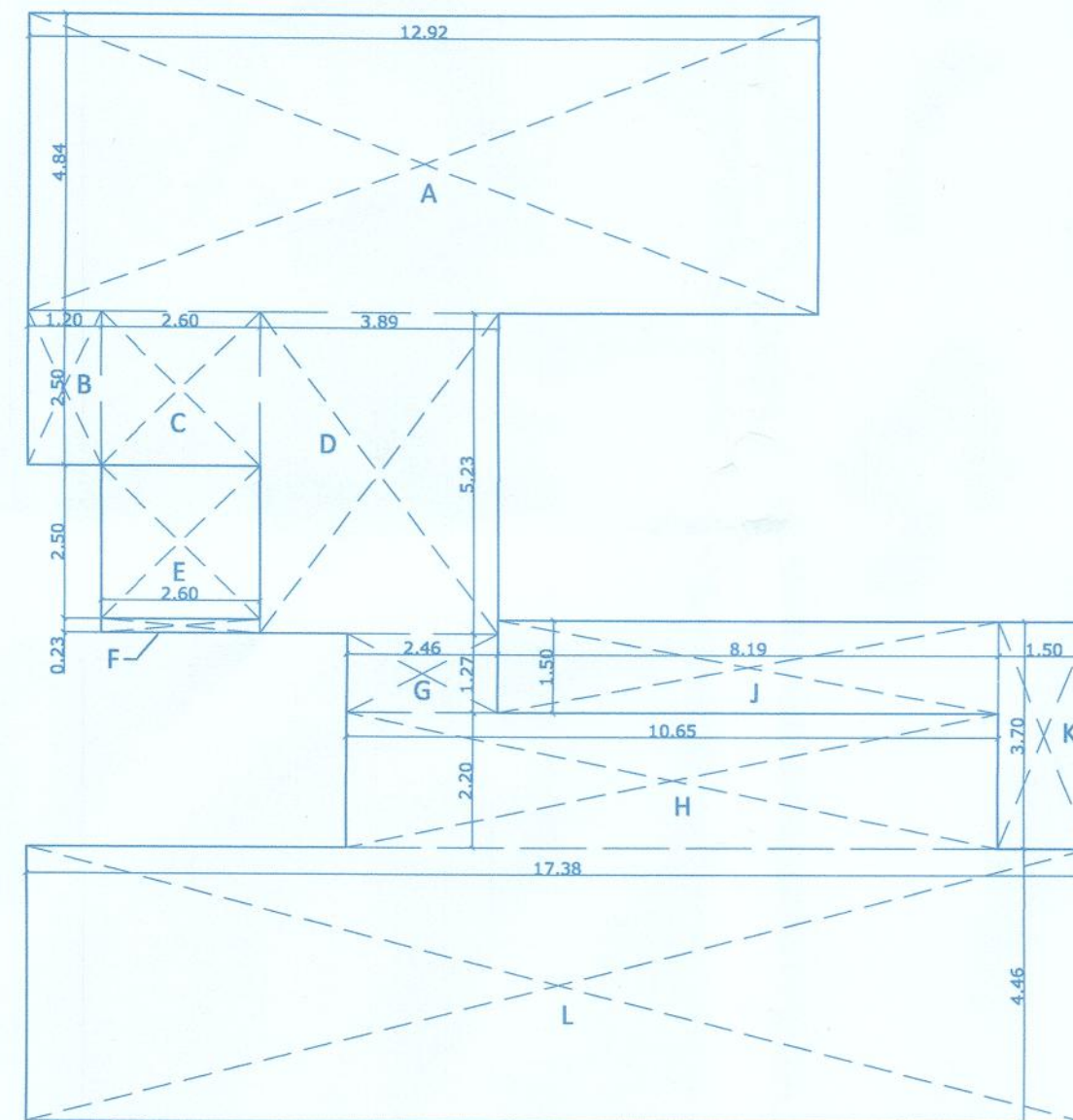


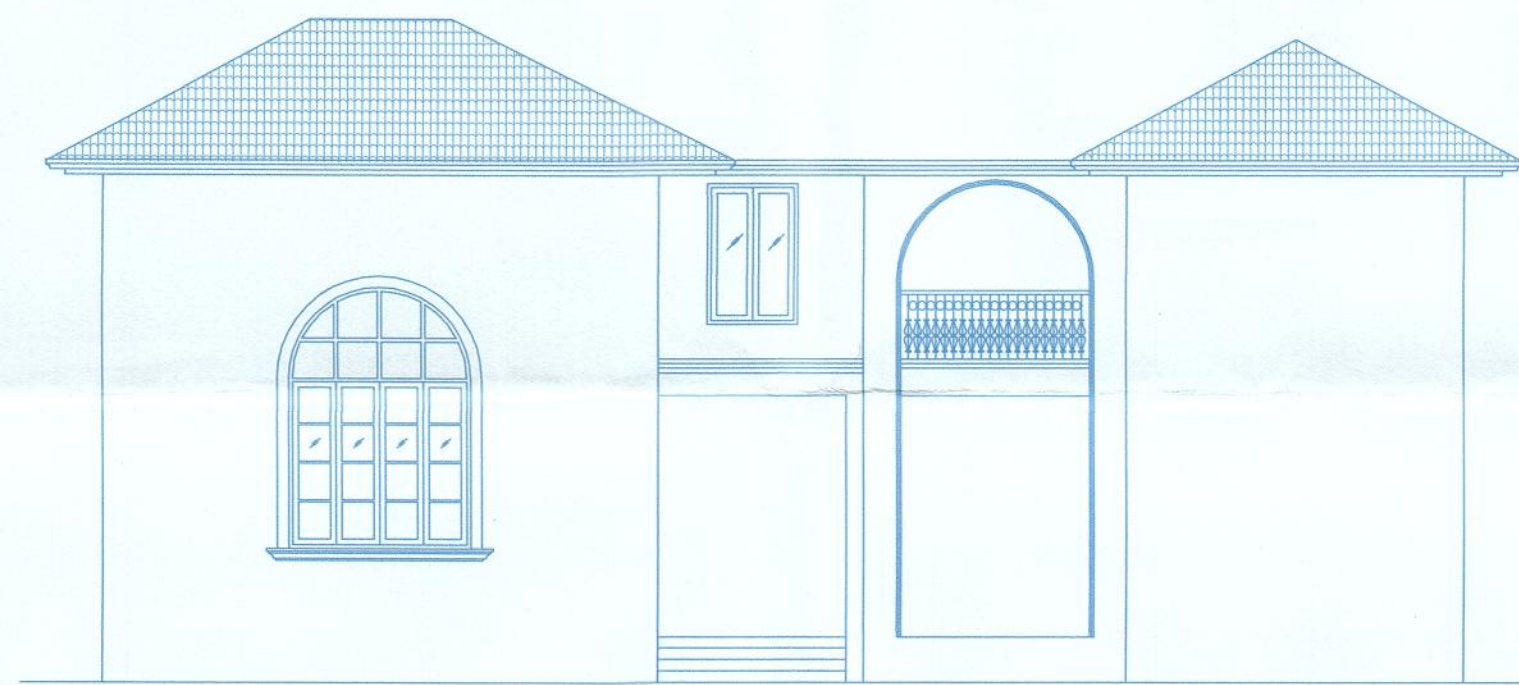


GROUND FLOOR AREA CALCULATION
TYPE A

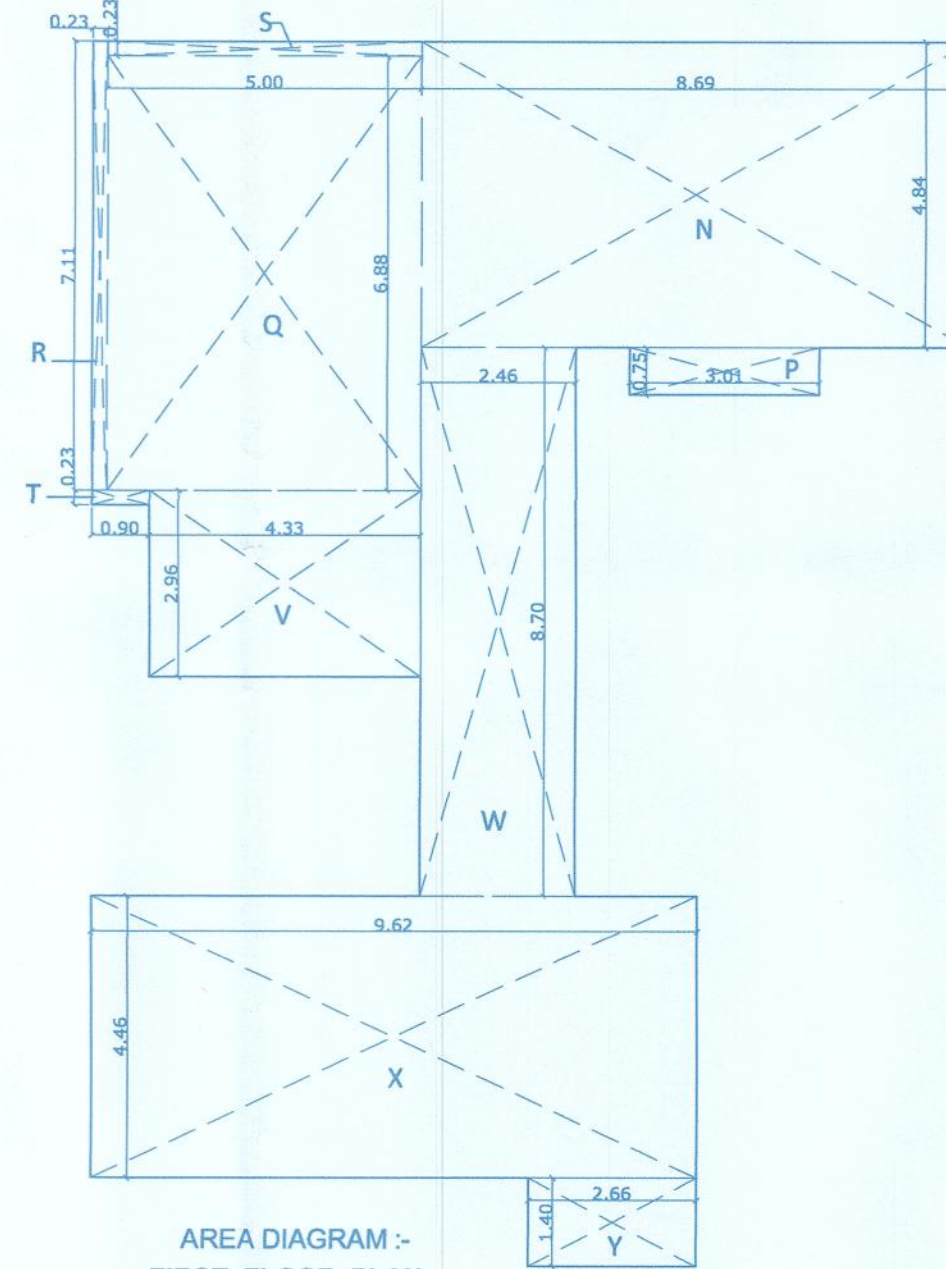
	LENGTH (M)	BREADTH (M)	AREA (SQM)
A	12.92	4.84	62.53
B	1.20	2.50	3.00
C	2.60	2.50	6.50
D	3.89	5.23	20.34
E	2.60	2.50	6.50
F	2.60	0.23	0.60
G	2.46	1.27	3.12
H	10.65	2.20	23.43
J	8.19	1.50	12.28
K	1.50	3.70	5.55
L	17.38	4.46	77.52

VILLA 1 & 2 (TYPE A)	
TOTAL B.U.A. = A+B+C+D+E+F+G+H+J+K+L	
= 221.38 sqm x 2 Villas	
= 442.76 sqm	
F.A.R. EXEMPTIONS	= E + J + K
	= 5.59 x 2.28 x 5.55
	= 24.33 sqm x 2 Villas
	= 48.66 sqm
TOTAL F.A.R.	= TOTAL B.U.A. - F.A.R. EXEMPTIONS
	= 442.76 - 48.66 sqm
	= 394.08 sqm
COVERAGE	= 221.38 sqm x 2 Villas
	= 442.76 sqm

AREA DIAGRAM :-
GROUND FLOOR PLAN
VILLA TYPE A



FRONT ELEVATION
TYPE A



FIRST FLOOR AREA CALCULATION
TYPE A

	LENGTH (M)	BREADTH (M)	AREA (SQM)
N	8.69	4.84	42.06
P	3.01	0.75	2.25
Q	5.00	6.88	34.40
R	0.23	7.11	1.64
S	5.00	0.23	1.15
T	0.90	0.23	0.21
V	4.33	2.96	12.82
W	2.46	8.70	21.40
X	9.62	4.46	42.90
Y	2.66	1.40	3.72

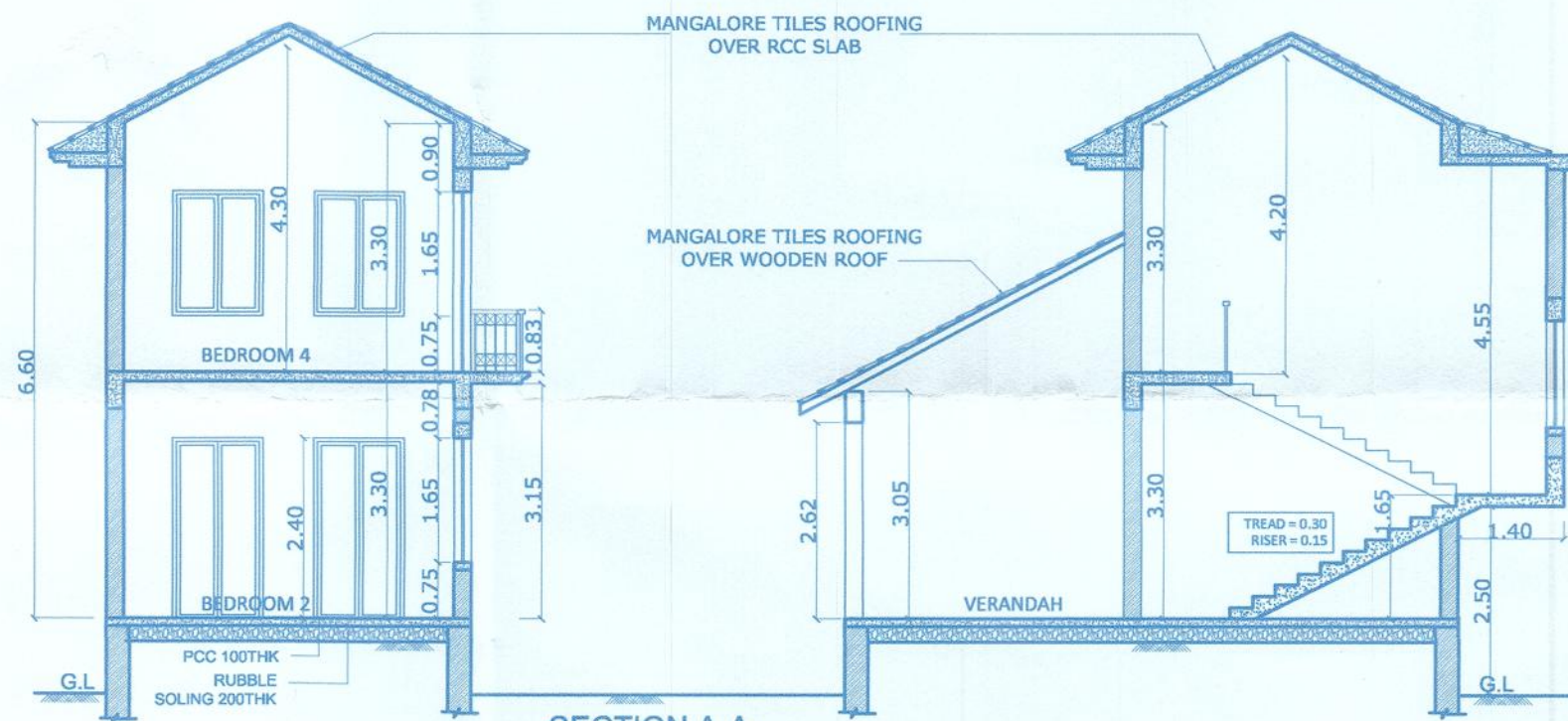
VILLA 1 & 2 (TYPE A)

TOTAL B.U.A. = (N+P+Q+R+S+T+V+W+X+Y) - Q
= 128.15 sqm x 2 Villas
= 256.30 sqm

F.A.R. EXEMPTIONS = P + Y
= 2.25 + 3.72
= 5.97 sqm x 2 Villas
= 11.94 sqm

TOTAL F.A.R. = AREA - F.A.R. EXEMPTIONS
= 320.60 sqm

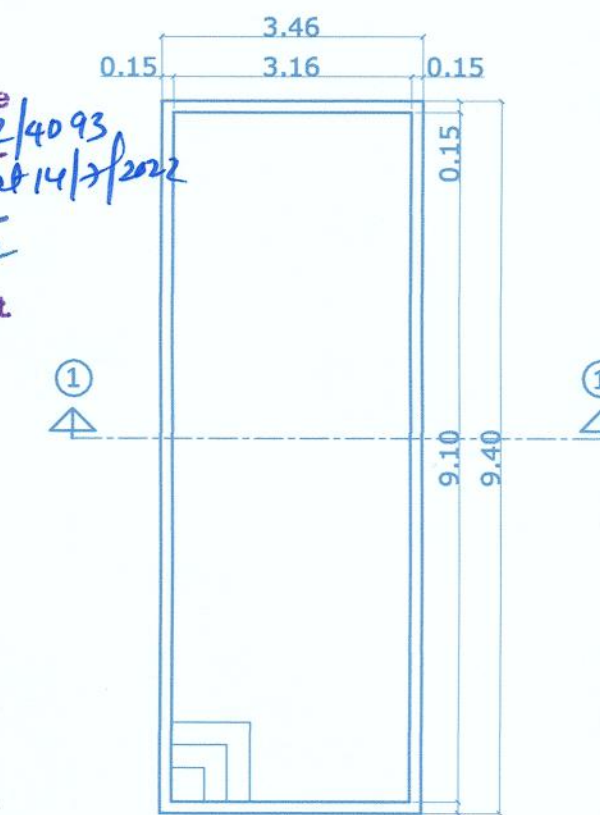
AREA DIAGRAM :-
FIRST FLOOR PLAN
VILLA TYPE A



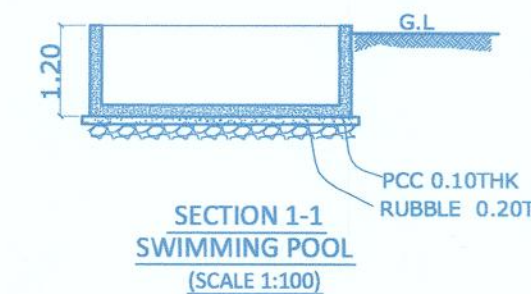
SECTION A-A
TYPE A

SCHEDULE OF DOORS & WINDOWS

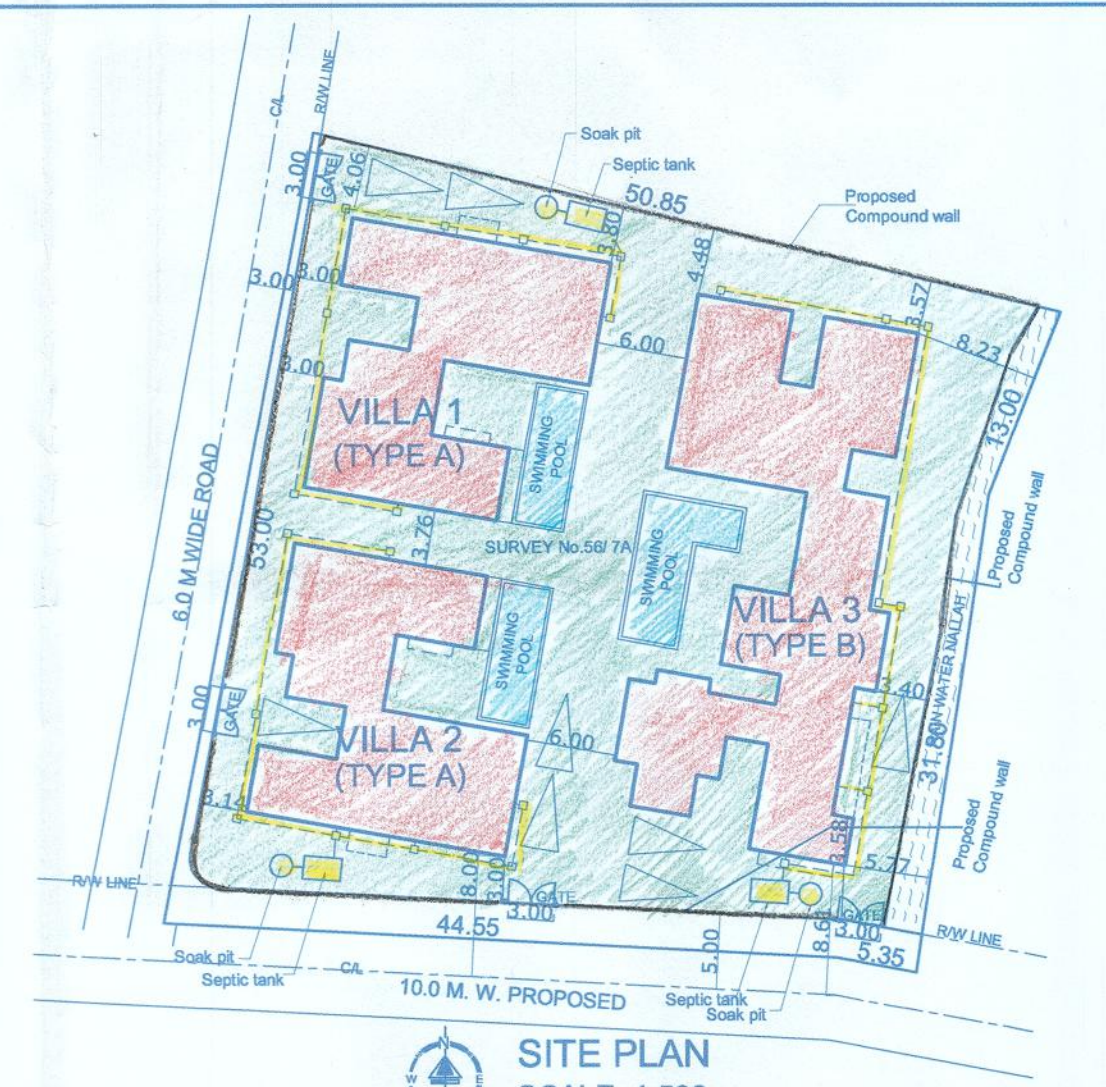
SR. NO	TYPE	L x B
1.	D1	1.20 x 2.40
2.	D2	0.90 x 2.40
3.	D3	0.80 x 2.40
4.	FD1	1.20 x 2.40
5.	FD2	2.40 x 2.40
6.	V1	0.60 x 1.00
7.	W1	2.40 x 1.65
8.	W2	1.80 x 1.65
9.	W3	2.40 x 3.50
10.	W4	2.00 x 1.50
11.	W5	1.20 x 1.65
12.	W6	1.80 x 1.30



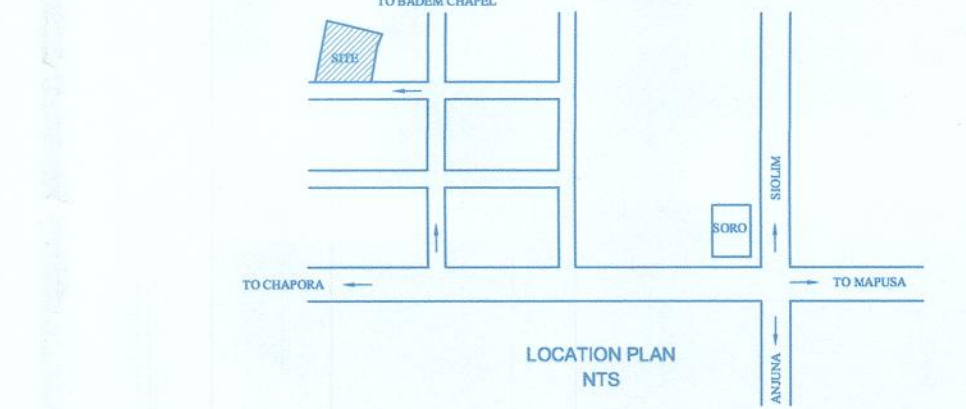
PLAN
SWIMMING POOL
(SCALE 1:100)



SECTION 1-1
SWIMMING POOL
(SCALE 1:100)



SITE PLAN
SCALE: 1:500



OLD APPROVAL LICENSE NO.
1) TOWN PLANNING : TPB/6336/ASSG/TC/20/3525 DATED: 28/09/2020
2) HEALTH : PHCS/NOC-Const/20-21/1293 DATED: 08/10/2020
3) PANCHAYAT CONSTRUCTION LICENSE NO.: 34/2020-21 DATED: 08/12/2020

DETAILS OF AREAS FLOOR WISE :

Floor Reference	Use	Total Built up Area m2	Area free from FAR Balc.	Net Floor Area m2	FAR
1. Ground Floor	Residential	801.25	68.50	708.41	33.80 %
2. First Floor	Residential	431.06	23.45	481.34	22.96%
TOTAL		1232.31	91.95	1189.75	56.76%

AREA STATEMENT

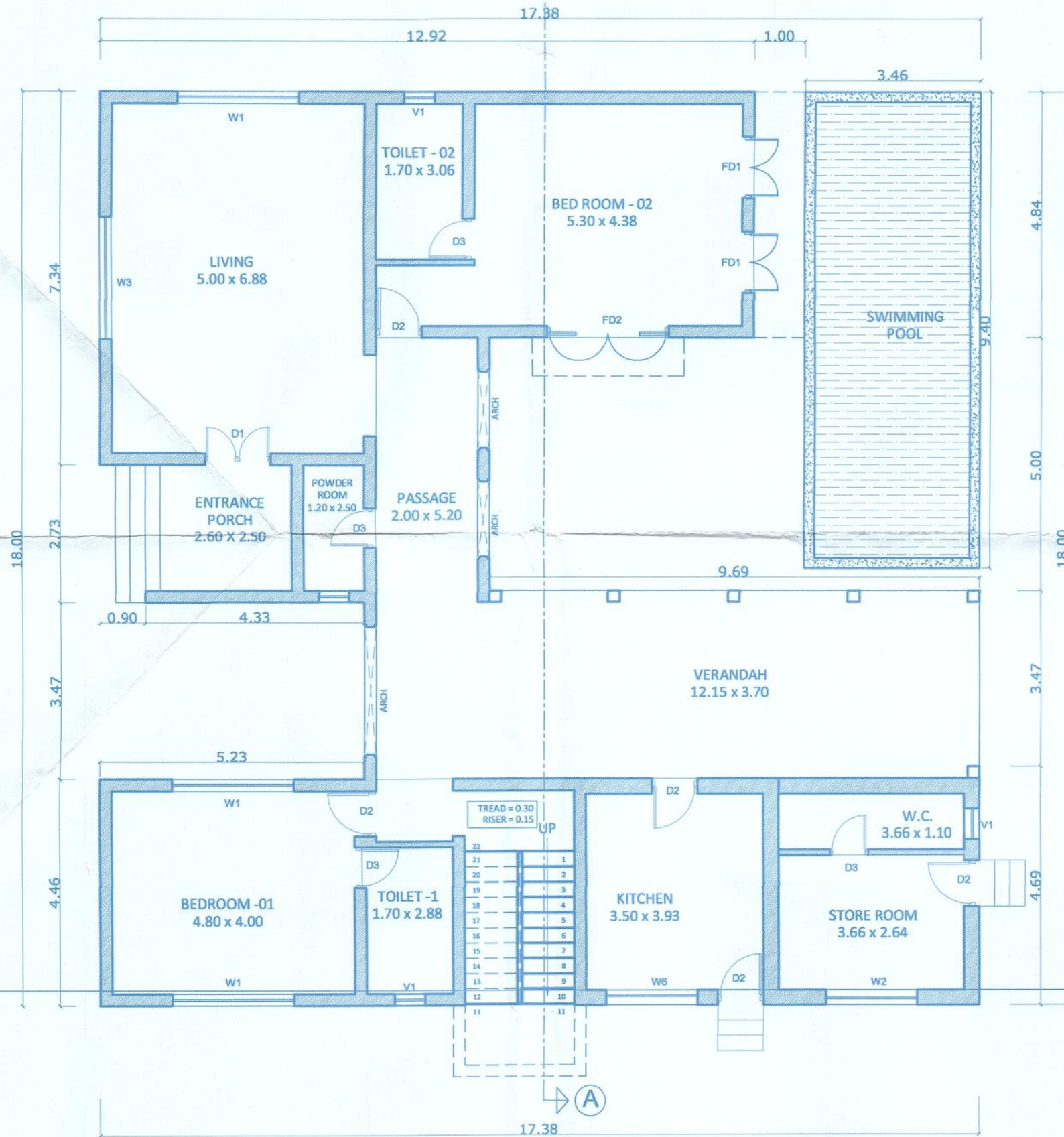
AREA OF THE SURVEY NO 56/7-A	2385.00 Sq.m
AREA UNDER ROAD WIDENING	207.80 Sqm.
AREA COVERED BY RAIN WATER NALLAH	81.20 Sqm.
NET EFFECTIVE AREA OF THE PLOT	2096.00 Sqm.
COVERED AREA OF THE PROPOSED BUILDING	801.25 Sqm
COVERAGE OF THE PROPOSED BUILDING	38.23 %
ALLOWABLE COVERAGE (40%)	838.40 Sqm
PROPOSED BUILT UP AREA ON THE GROUND FLOOR	801.25 Sqm
PROPOSED F.A.R. AREA ON THE GROUND FLOOR	708.41 Sqm
PROPOSED BUILT UP AREA ON THE FIRST FLOOR	435.98 Sqm
PROPOSED F.A.R. AREA ON THE FIRST FLOOR	481.34 Sqm
TOTAL BUILT UP AREA	1232.31 Sqm
TOTAL F.A.R. AREA	1189.75 Sqm
F.A.R. CONSUMED	(56.76 %)
F.A.R. ALLOWABLE (60%)	1257.60 Sqm.
SWIMMING POOL AREA	113.84 Sqm.
AREA FOR INFRASTRUCTURE TAX (B.U.A. + POOL AREA)	1346.15 Sqm.

DRAWN BY: ANKITTA DATED : 28/04/2022
SCALE : 1:100/ 1:500 CONTENT : SHEET NO: 1

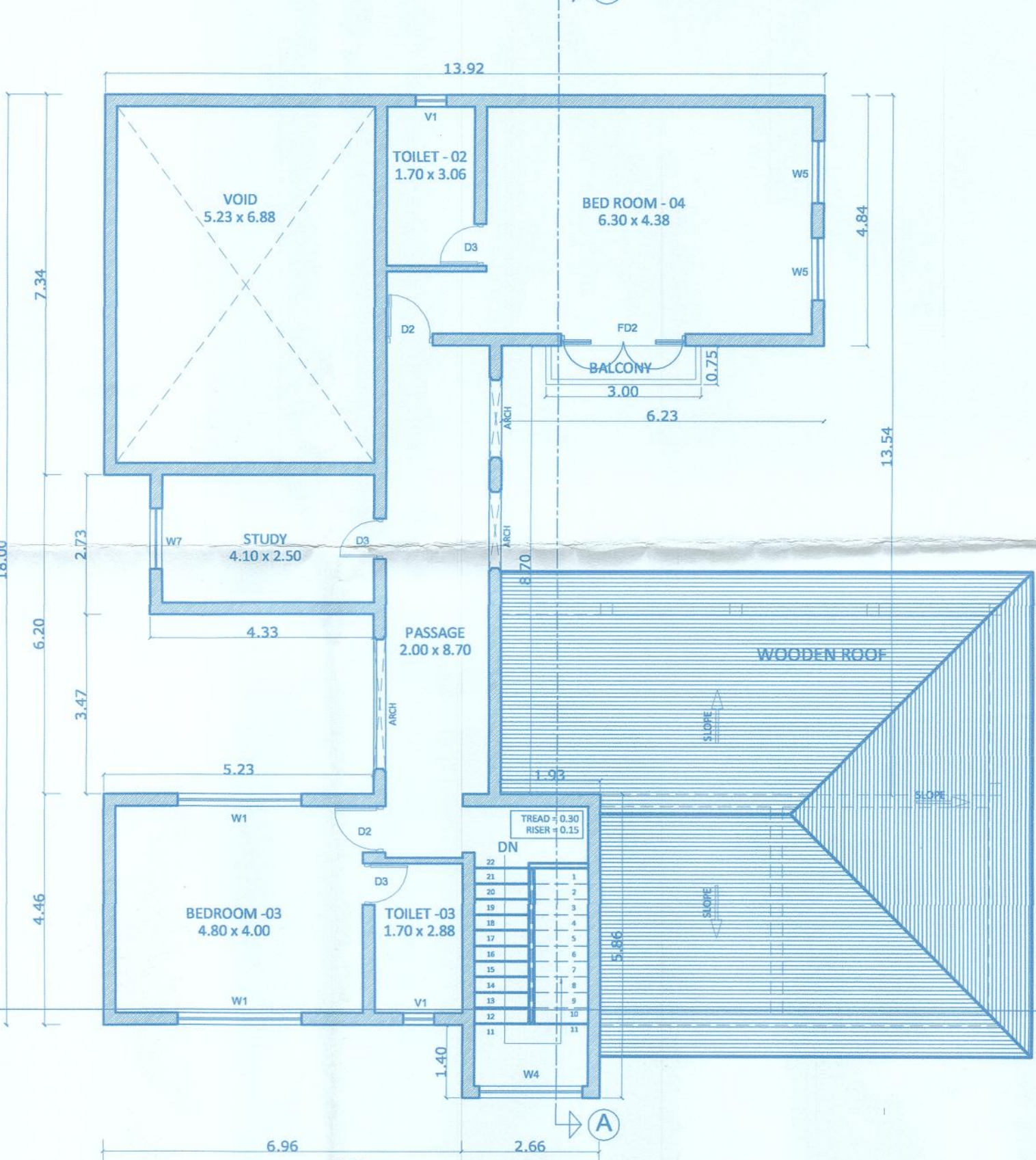
APPROVAL DRAWINGS
NAME AND SIGNATURE OF OWNER
M/S. SONESTA INNS PVT LTD

NAME AND SIGNATURE OF ENGINEER
ER. EDGAR AFONSO
SONESTA INNS PVT. LTD.
DIRECTOR
Edgar Afonso
B.E. (Civil)
Reg. No. ER/0014/2011
(T.C.P. Dept. Govt. of Goa)

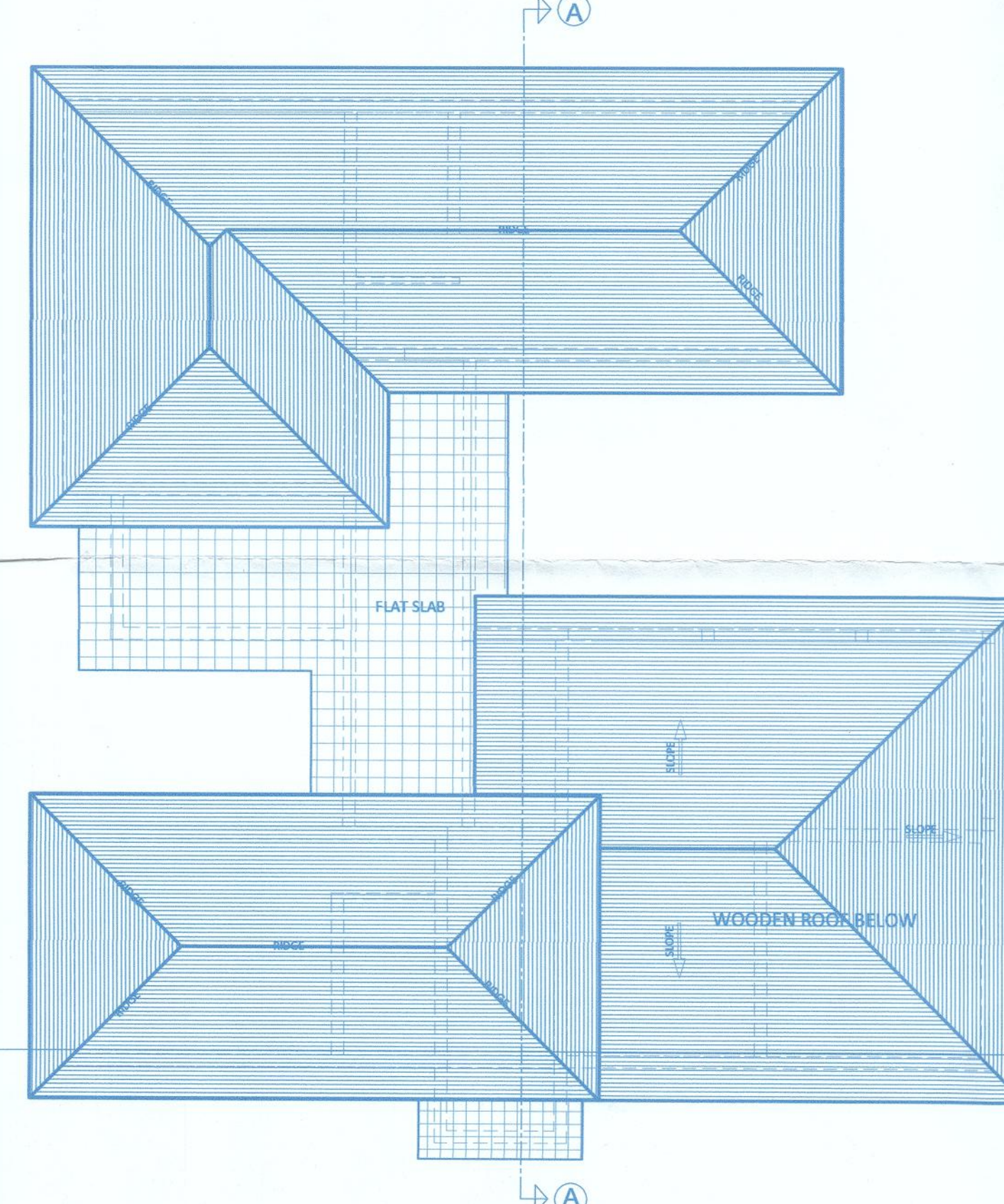
DESCRIPTION OF PROPERTY
REVISED PLANS FOR PROPOSED
CONSTRUCTION OF RESIDENTIAL VILLAS,
COMPOUND WALL & SWIMMING POOLS IN
PROPERTY BEARING SURVEY NO. 56/7-A,
SITUATED IN VILLAGE ASSAGAO, BARDEZ
GOA FOR M/S SONESTA INNS PVT. LTD.



GROUND FLOOR PLAN
(TYPE A)



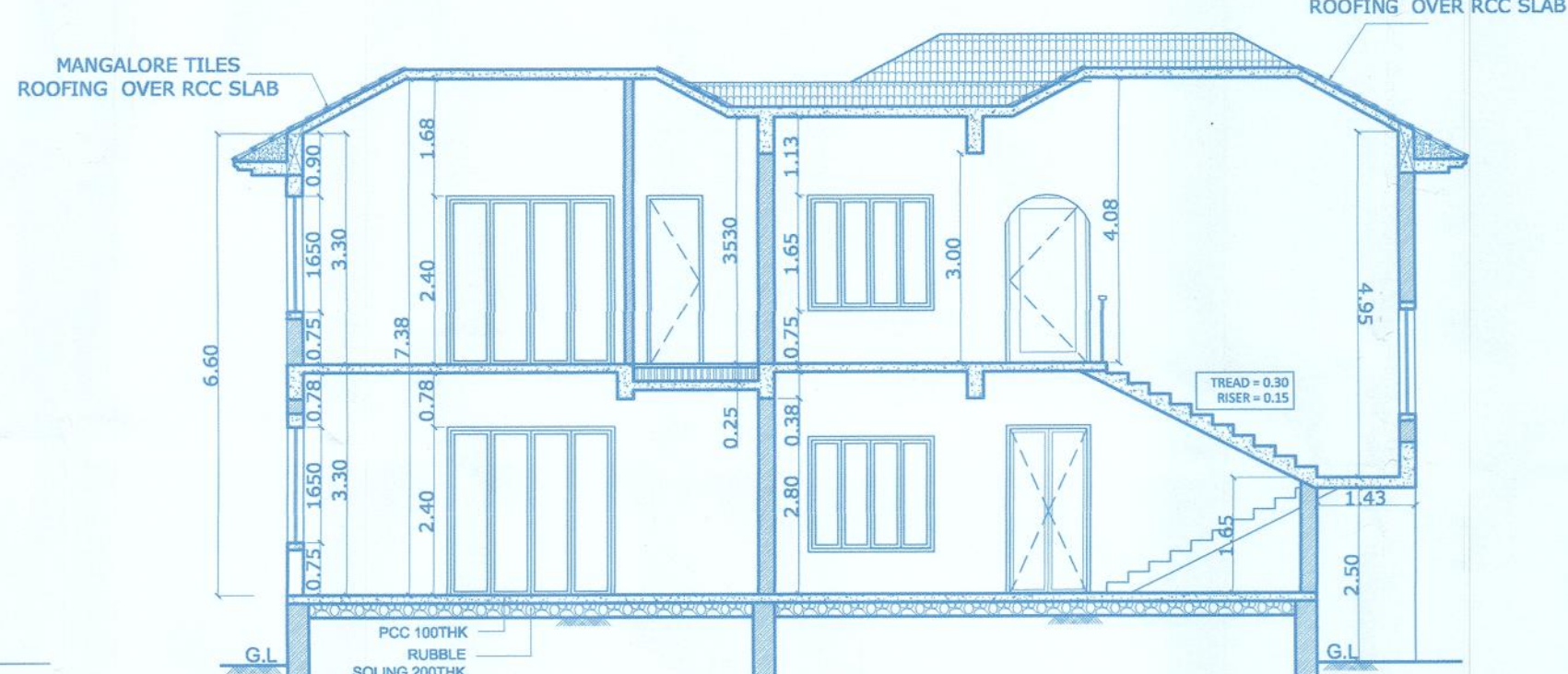
FIRST FLOOR PLAN
(TYPE A)



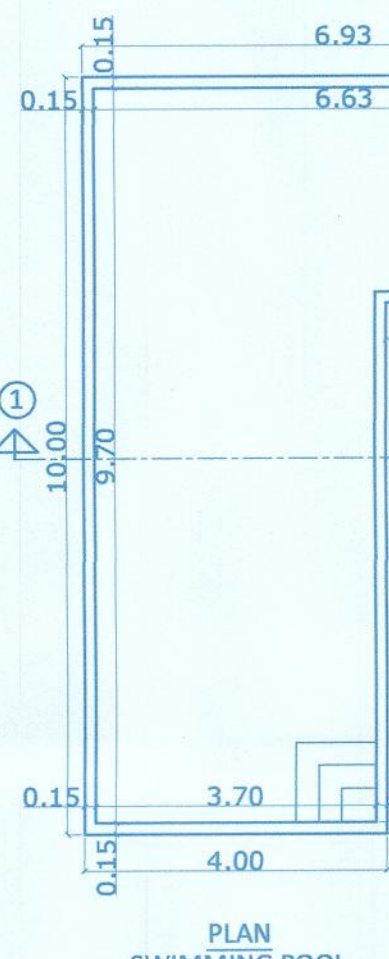
ROOF PLAN
(TYPE A)



FRONT ELEVATION
TYPE B

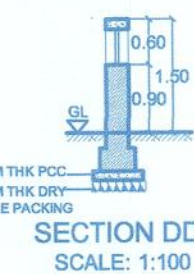
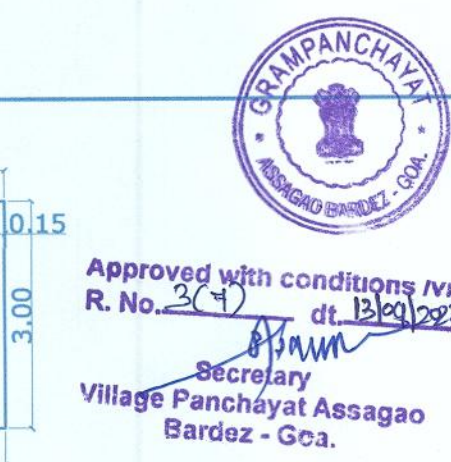


SECTION B-B
TYPE B



PLAN SWIMMING POOL
(SCALE 1:100)
(4.00 x 10.00) + (2.93 x 3.00)
= 48.79 sqm

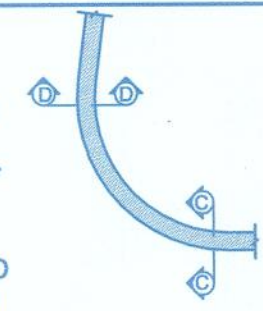
Approved with condition vide
L. No.: TPB/6336/ASSG/TP/20/4093
14/7/2022
Dy. Town Planner
Town & Country Planning Dept
Govt of Goa, Manisa



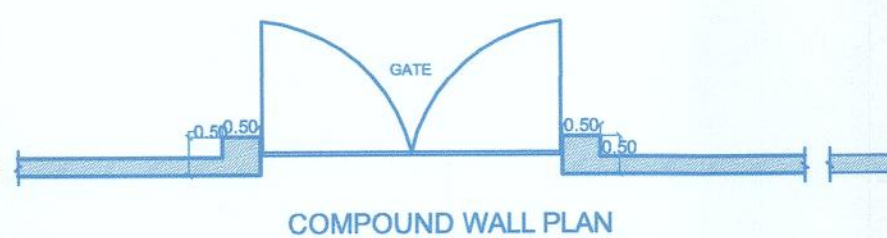
SECTION DD
SCALE: 1:100



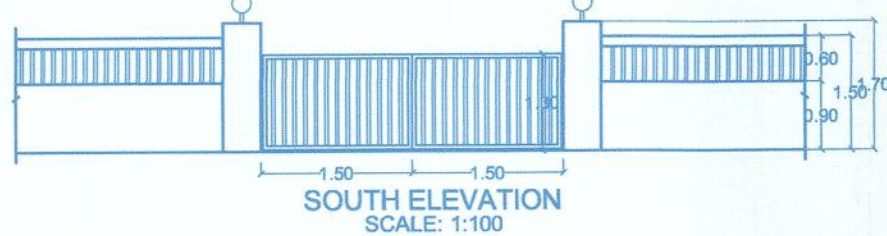
SECTION CC
SCALE: 1:100



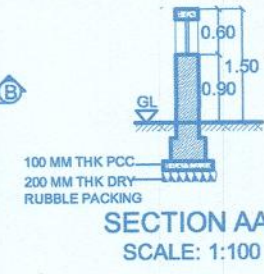
SECTION EE
SCALE: 1:100



COMPOUND WALL PLAN
SCALE: 1:100



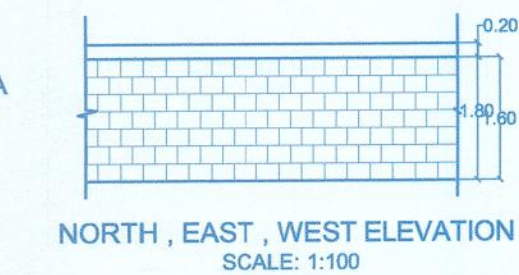
SOUTH ELEVATION
SCALE: 1:100



SECTION AA
SCALE: 1:100



SECTION BB
SCALE: 1:100



NORTH, EAST, WEST ELEVATION
SCALE: 1:100

GROUND FLOOR AREA CALCULATION
TYPE B

	LENGTH (M)	BREADTH (M)	AREA (SQM)
A	1.43	3.16	4.52
B	5.00	7.00	35.00
C	7.77	2.66	20.67
D	4.00	2.77	11.08
E	7.00	5.46	38.22
F	3.60	0.90	3.24
G	5.00	2.00	10.00
H	9.43	5.23	49.32
I	3.64	7.50	27.30
J	0.64	1.20	0.77
K	1.50	7.20	10.80
L	11.20	1.50	16.80
M	1.50	1.50	2.25
N	10.34	1.50	15.51
O	6.34	8.30	52.62
P	2.16	3.60	7.78
Q	6.34	8.30	52.62

VILLA 3 (TYPE B)
TOTAL B.U.A. = A+B+C+D+E+F+G+H+I+J+K+L+M+N+O+P+Q+R+S
= 358.49 sqm
F.A.R. EXEMPTIONS = D + F + I + M + N
= 11.08 + 3.24 + 10.80 + 16.80 + 2.25
= 44.17 sqm
TOTAL F.A.R. = TOTAL B.U.A. - F.A.R. EXEMPTIONS
= 358.49 - 44.17
= 314.32 sqm
COVERAGE = 358.49 sqm

FIRST FLOOR AREA CALCULATION

	LENGTH (M)	BREADTH (M)	AREA (SQM)
T	5.00	0.90	4.50
U	6.43	9.66	62.11
V	2.77	2.66	7.37
W	7.00	5.46	38.22
X	3.60	0.90	3.24
Y	5.00	2.00	10.00
Z	8.23	5.23	43.04
A1	1.20	5.23	6.28

VILLA 3 (TYPE B)
TOTAL B.U.A. = T+U+V+W+X+Y+Z+A1
= 174.76 sqm
F.A.R. EXEMPTIONS = T + X + A1
= 4.50 + 3.24 + 6.28 = 14.02 sqm
TOTAL F.A.R. = TOTAL B.U.A. - F.A.R. EXEMPTIONS
= 174.76 - 14.02 = 160.74 sqm

OLD APPROVAL LICENSE NO.
1) TOWN PLANNING : TPB/6336/ASSG/TP/20/3525 DATED: 28/09/2020
2) HEALTH : PHCS/NOCC-Const/20-21/1293 DATED: 08/10/2020
3) PANCHAYAT CONSTRUCTION LICENSE NO.: 34/2020-21 DATED: 08/12/2020

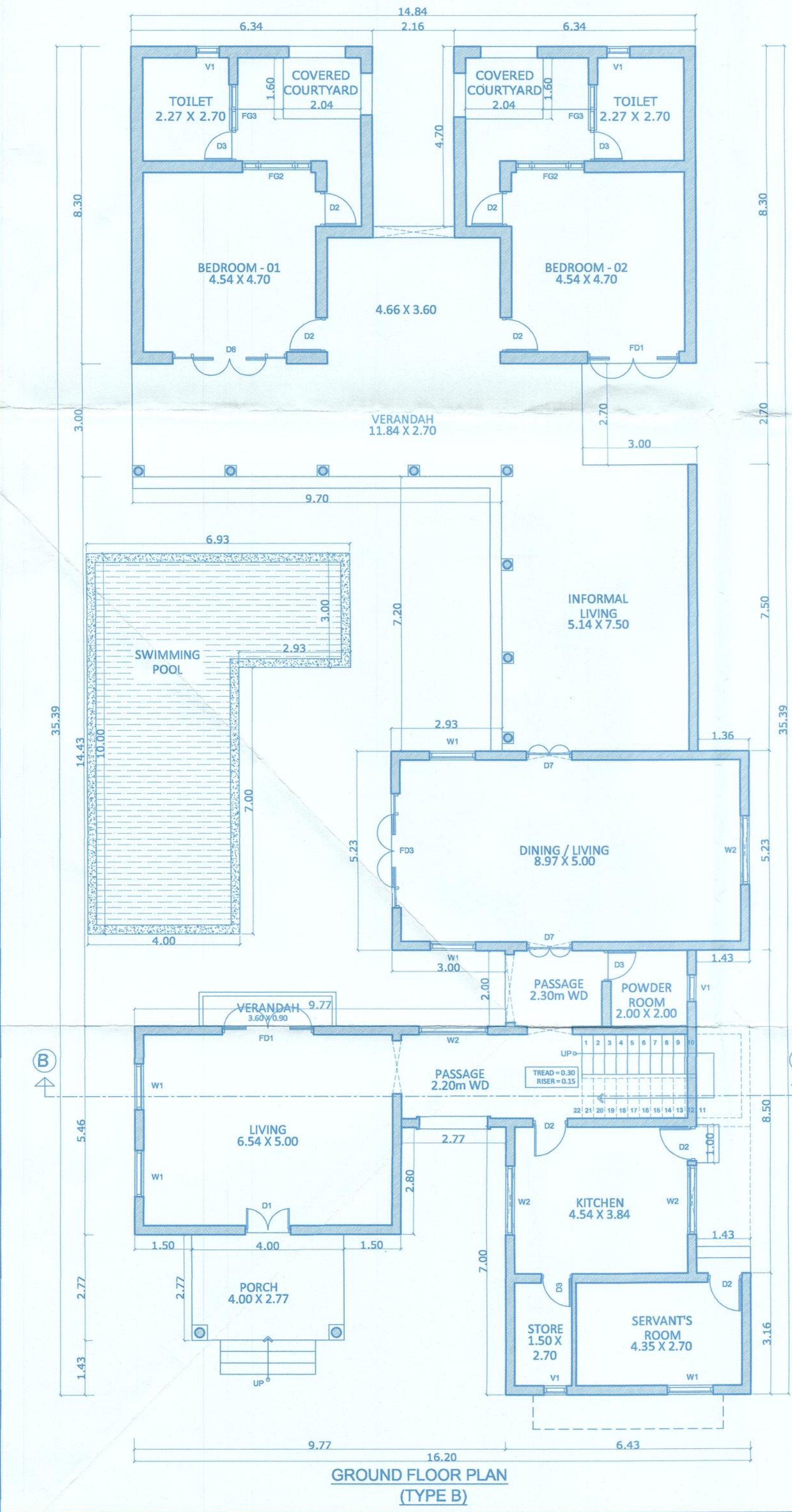
DRAWN BY: ANKITA DATED: 28/04/2022

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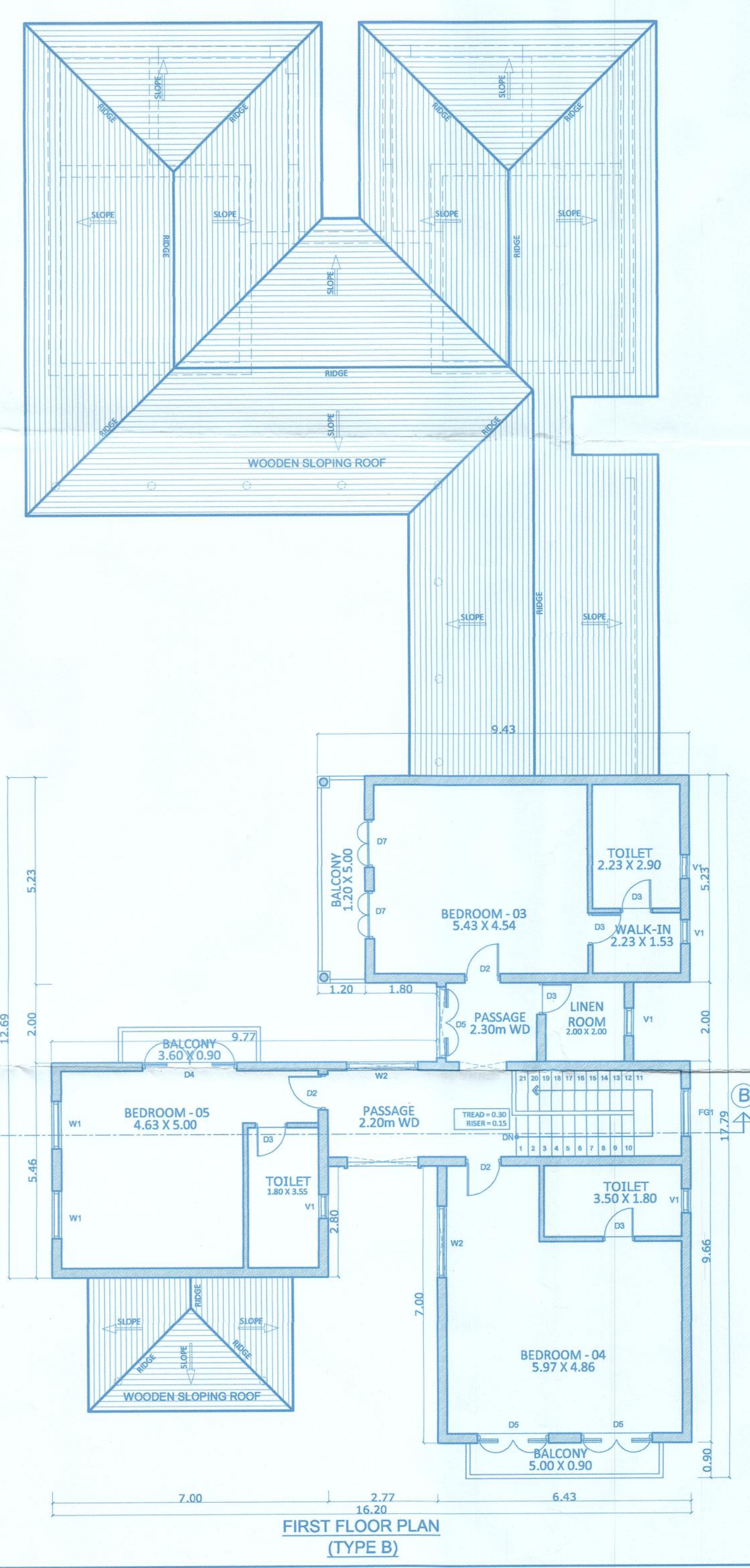
APPROVAL DRAWINGS
NAME AND SIGNATURE OF OWNER
M/S. SONESTA INNS PVT LTD

NAME AND SIGNATURE OF ENGINEER
ER. EDGAR AFONSO

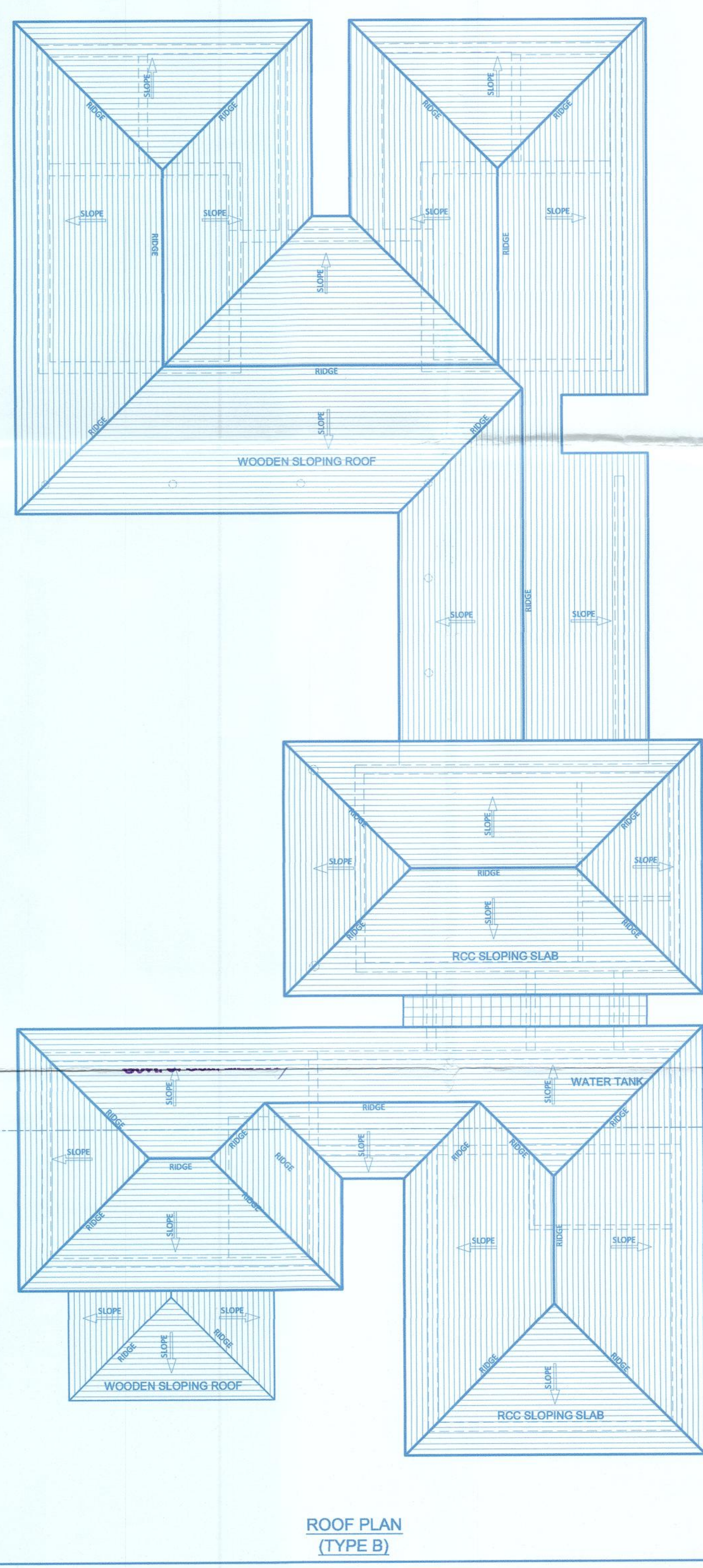
DESCRIPTION OF PROPERTY
REVISED PLANS FOR PROPOSED
CONSTRUCTION OF RESIDENTIAL VILLAS,
COMPOUND WALL & SWIMMING POOLS IN
PROPERTY BEARING SURVEY NO. 56/7-A,
SITUATED IN VILLAGE ASSAGAO, BARDEZ
GOA FOR M/S SONESTA INNS PVT. LTD.



GROUND FLOOR PLAN
(TYPE B)



FIRST FLOOR PLAN
(TYPE B)



ROOF PLAN
(TYPE B)

SCHEDULE OF DOORS & WINDOWS

SR. NO.	TYPE	L X B
1.	D1	1.20 x 2.40
2.	D2	0.90 x 2.40
3.	D3	0.80 x 2.40
4.	FD1	2.40 x 2.40
5.	FD2	1.80 x 2.40
6.	FD3	3.00 x 2.40
7.	FD4	1.20 x 2.40
8.	W1	1.20 x 1.65
9.	W2	1.20 x 1.30
10.	V1	0.70 x 1.00
11.	FG1	3.00 x 2.30
12.	FG2	4.85 x 2.30
13.	FG3	3.72 x 2.30