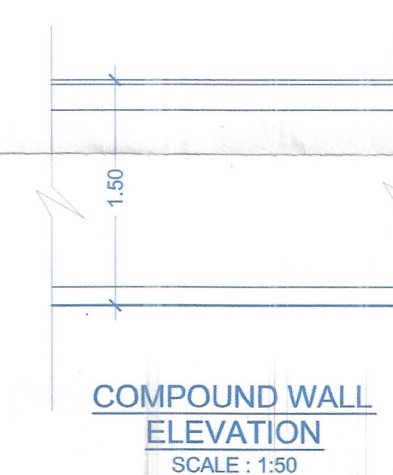
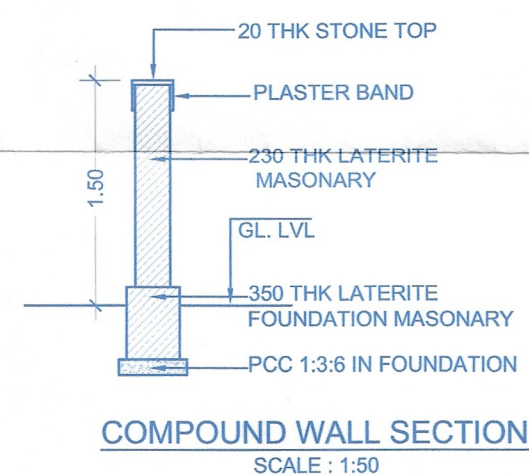
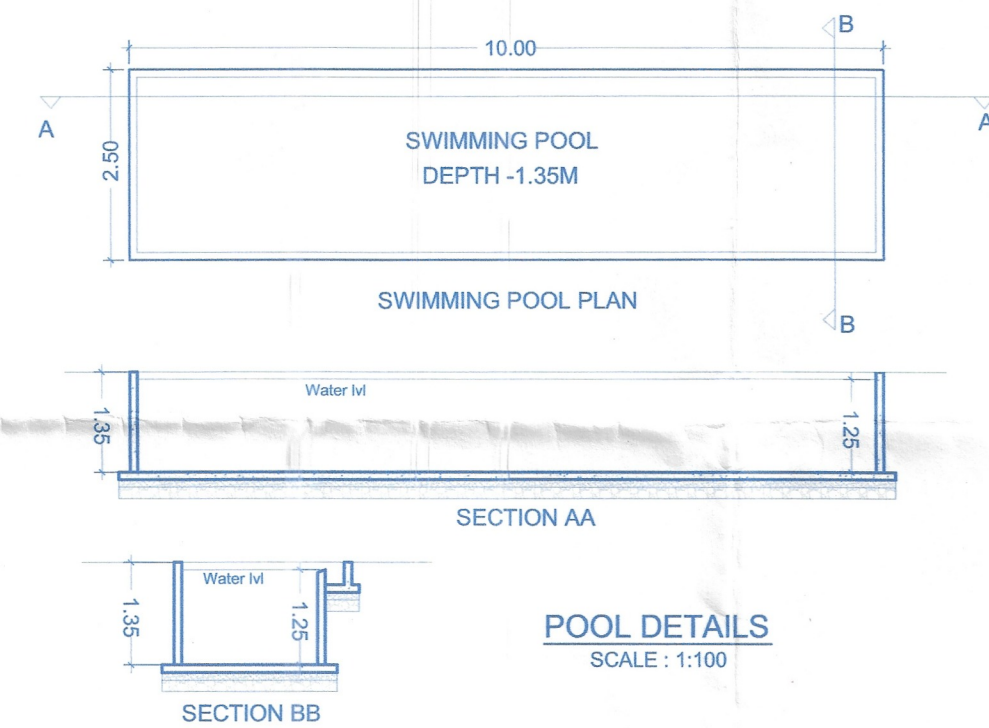
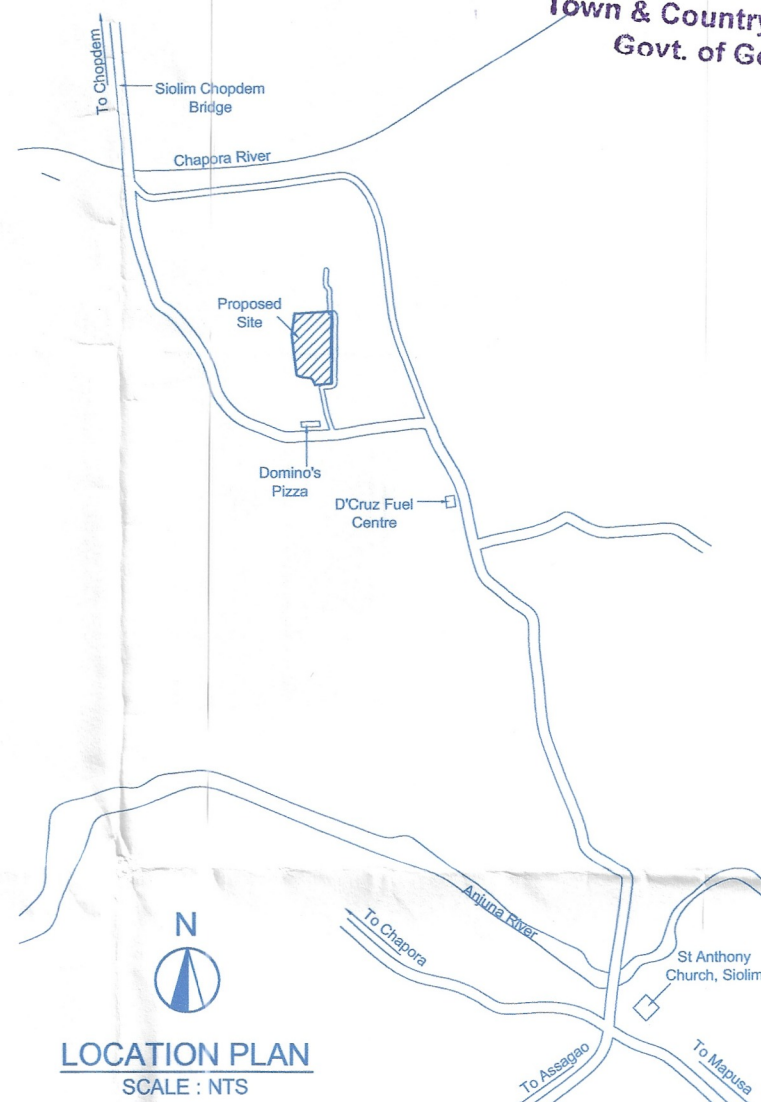
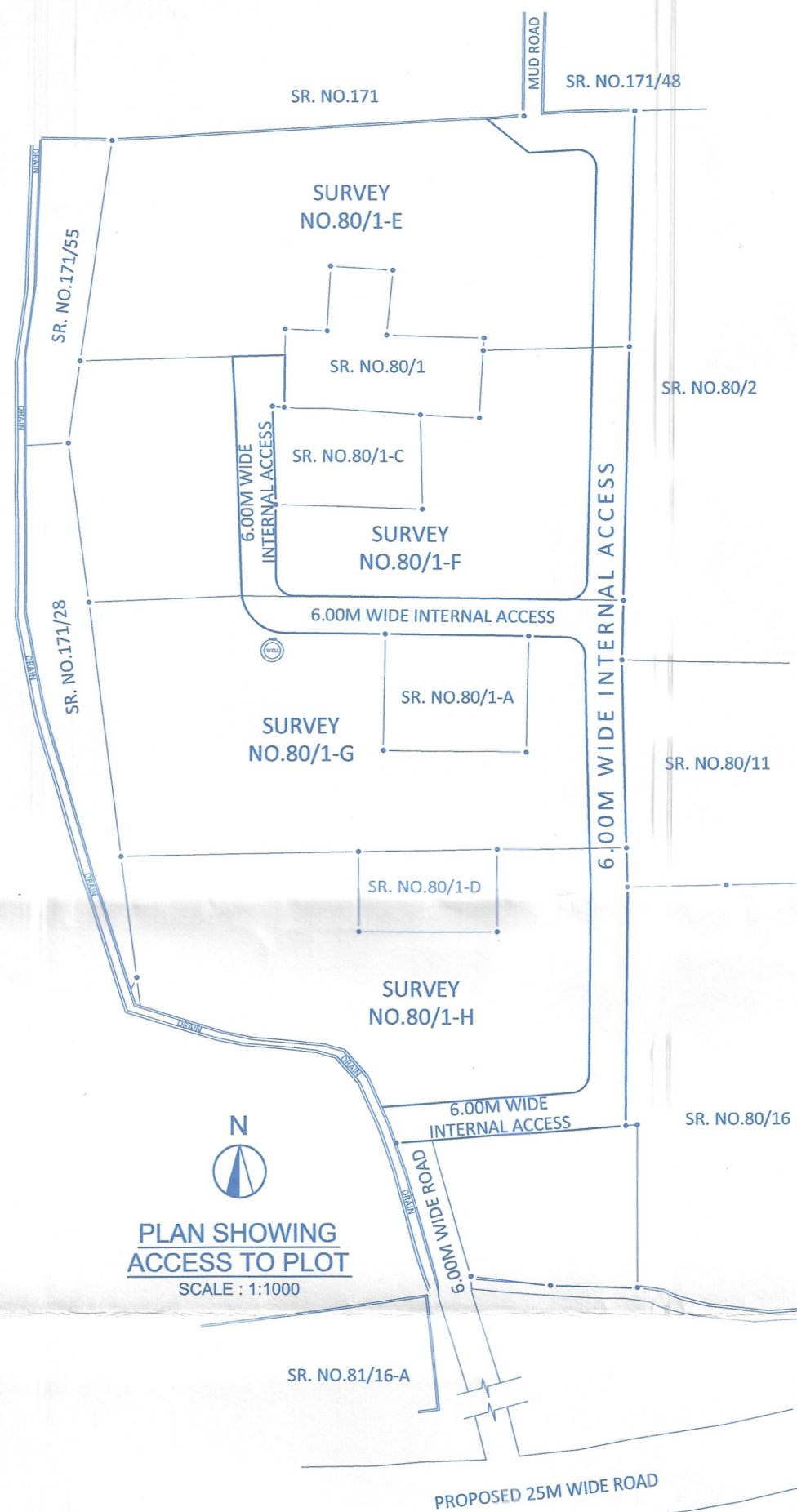




Plan Approved and Passed
Vide Res. No.: 10(21)
Meeting Dated: 12/01/2024
With condition LIC No. VP/SM/23-24/BAJ-41/2751
Dated - 19/02/2024

Approved with condition vide
L. No.: TPB/8430/510/TCP/23/9112
27/10/2023
Dy. Town Planner
Town & Country Planning Dept
Govt. of Goa, Mapusa



AREA STATEMENT:

1. Area of the plot	: 2984.00 sq. mts.
2. Deduction for road	: NIL
(a) Area within road widening / proposed	: NIL
(b) Area reserved for any other use	: NIL
3. Effective area of plot (1 - 2)	: 2984.00 sq. mts.
4. Permissible Coverage	: 40%
5. Covered area of the proposed building	: 864.53 sq. mts.
6. Total Coverage	: 28.97%
7. Details of area and use, floor wise	

Floor (%) Reference A	Villas	Use	Total Built up Area	Area free from FAR				Net Floor Area	FAR %
				Bal./ Vern.	Unstoried Porch	Stairs/ IR	Terrace		
GROUND FLOOR	VILLA 16	Residential	155.73	17.28	4.84	14.04	nil	119.57	
	VILLA 17	Residential	162.26	17.28	31.38	14.04	nil	119.56	
	VILLA 18	Residential	242.28	27.26	38.28	21.29	nil	155.45	
	VILLA 19	Residential	183.36	12.26	30.43	14.04	nil	126.63	
	VILLA 20	Residential	235.27	26.78	29.44	10.27	nil	168.78	
TOTAL			998.90	100.86	134.37	73.68	nil	689.99	23.12
FIRST FLOOR	VILLA 16	Residential	104.85	9.45	nil	20.52	nil	74.88	
	VILLA 17	Residential	104.85	9.45	nil	20.52	nil	74.88	
	VILLA 18	Residential	167.77	7.44	nil	21.21	nil	139.12	
	VILLA 19	Residential	107.49	4.92	nil	20.52	8.68	73.37	
	VILLA 20	Residential	141.74	7.00	nil	18.84	14.55	101.35	
TOTAL			626.70	38.26	nil	101.81	23.23	463.60	15.54
SECOND FLOOR	VILLA 16	Residential	104.85	9.45	nil	20.52	nil	74.88	
	VILLA 17	Residential	104.85	9.45	nil	20.52	nil	74.88	
	VILLA 18	Residential	106.69	nil	nil	21.29	37.42	47.98	
	VILLA 19	Residential	98.81	4.92	nil	20.52	nil	73.37	
	VILLA 20	Residential	118.98	13.50	nil	18.84	nil	86.64	
TOTAL			534.18	37.32	nil	101.89	37.42	357.75	11.99
TOTAL			2159.78	176.44	134.37	276.98	60.65	1511.34	50.65

(a) Permissible Floor area : 1790.40 sq.mts
(b) Proposed Floor area : 1511.34 sq.mts
8. Permissible FAR : 60%
9. Proposed FAR : 50.65%

10. Parking details.

Floor Area	Use	No. of car parks/parking area	
		provided	required
1511.34	residential	10	10

10. Pool Area = 20.00+28.50+25.00+22.00+30.00 = 125.50 sqm
= Villa16+Villa17+Villa18+Villa19+Villa20

- Notes:
1. UNLESS OTHERWISE MENTIONED ALL DIMENSIONS ARE IN M.
 2. DRAWING NOT TO BE SCALED.
 3. DRAWING TO BE READ IN CONJUNCTION WITH RELEVANT STRUCTURAL, ELECTRICAL AND PLUMBING DRAWINGS.
 4. ANY DISCREPANCIES SHOULD BE BROUGHT TO THE NOTICE OF THE ARCHITECT BEFORE EXECUTION.

SITE PLAN

Drawn by:	Date:
ANDREA	03/04/2023
Scale:	Revision No.:
AS MENTIONED	

Project:
PROPOSED VILLAS AND COMPOUND WALL ON PLOT
BEARING SURVEY NO. 80/1-E OF SIOLIM VILLAGE,
BARDEZ TALUKA- GOA

Sheet:
SITE PLAN, PLAN SHOWING ACCESS TO PLOT,
LOCATION PLAN, SWIMMING POOL DETAILS,
COMPOUND WALL DETAILS, AREA STATEMENT

Client:
NANU ESTATES PRIVATE LIMITED

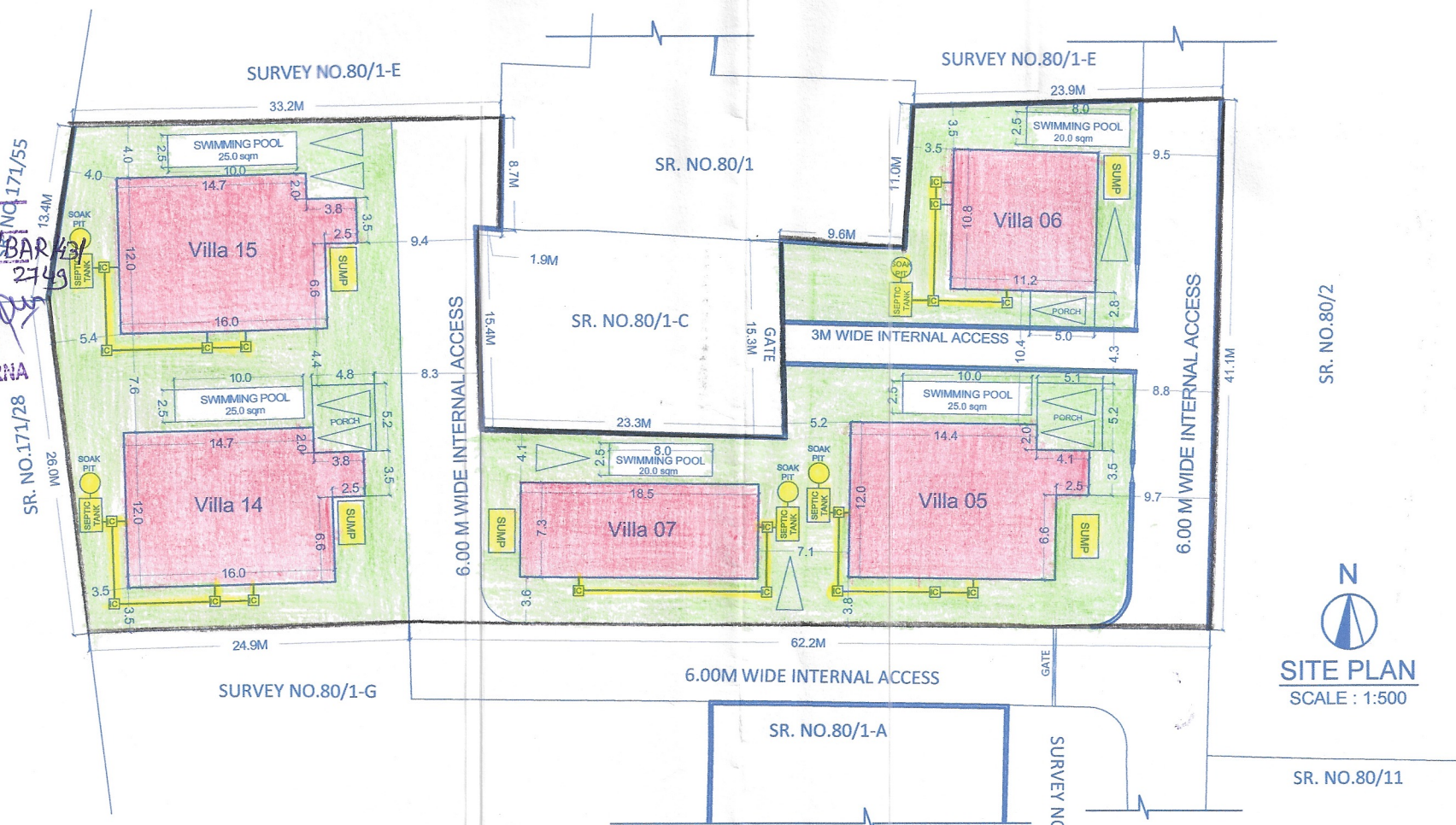
Architect:
Anup Gadgil
B.Arch., M. Arch. (UD) CA / 2002 / 30264
PWD / ARCH - 277 / 2003 / AR / 0030 / 2010

OCHRE DESIGN GROUP
Architects | Urban designers
FF-2, First Floor, Krishna Kunj, CHOGM Road
Next to Amrekarnath Temple,
Alto-Porvorim, Bardez - Goa, 403521

Plan Approved and Passed
Vide Res. No.: 10(19)
Meeting Dated: 12/01/2024
With condition LIC No.: VP/SM/2324/BAR/43
Dated - 15/02/2024

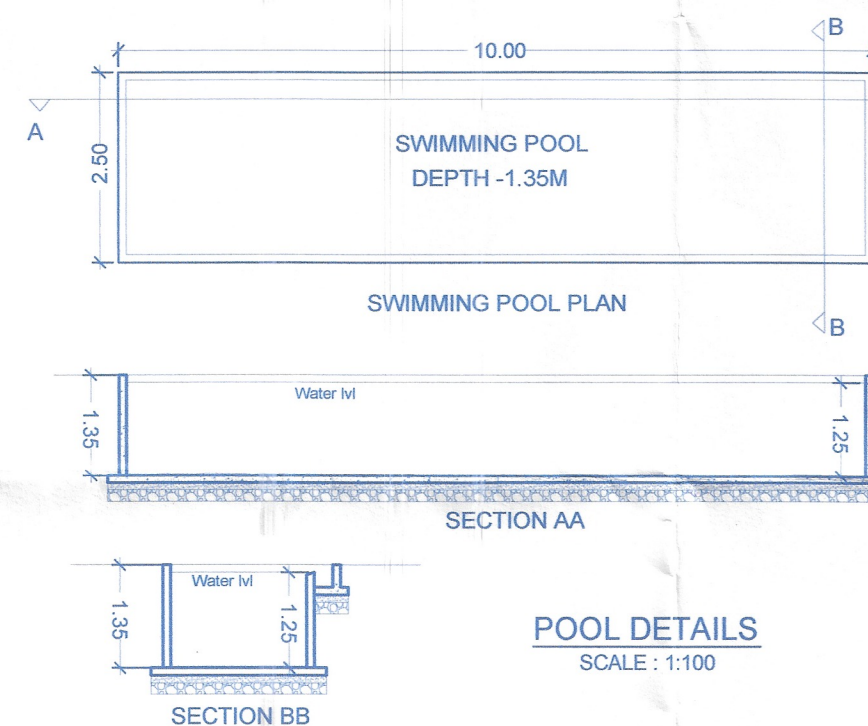
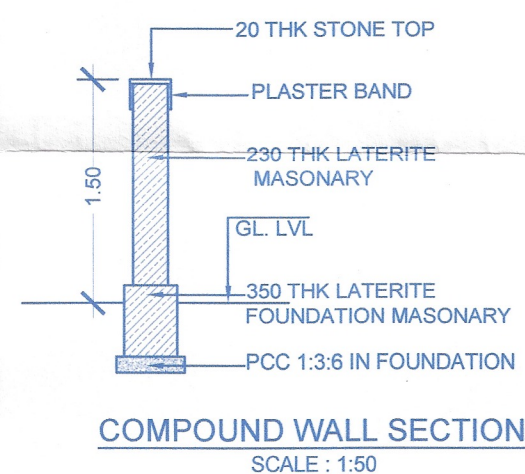
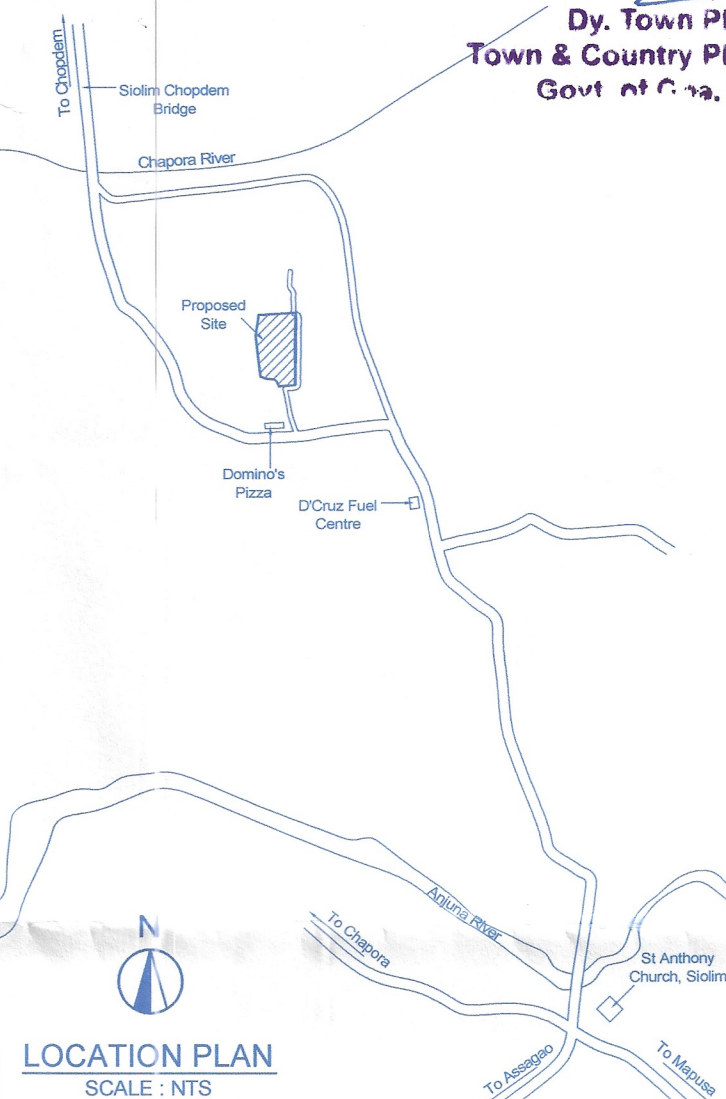
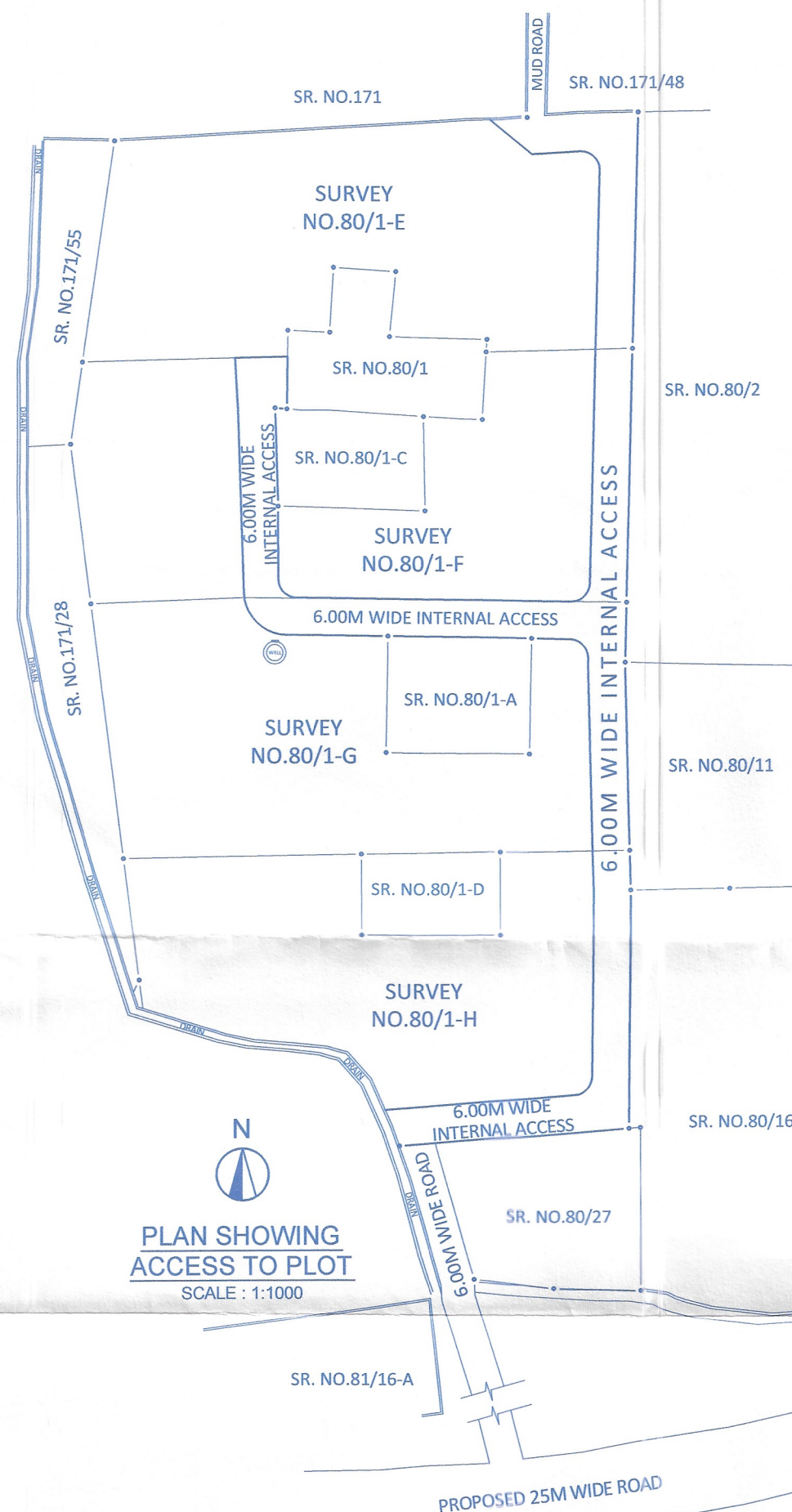


SECRETARY
V.P. SIOLIM MARNA



Approved with condition vide
L. No.: TPB/8513/SIO/TP/23/8463
dt 5/10/2023

Dy. Town Planner
Town & Country Planning Dept
Govt. of Goa, Manusa



AREA STATEMENT:

- Area of the plot : 2984.00 sq. mts.
- Deduction for road : NIL
- (a) Area within road widening / proposed : NIL
- (b) Area reserved for any other use : NIL
- Effective area of plot (1 - 2) : 2984.00 sq. mts.
- Permissible Coverage : 40%
- Covered area of the proposed building : 836.92 sq. mts.
- Total Coverage : 28.04%

Floor (%) Reference A	Villas	Use	Total Built up Area	Area free from FAR				Net Floor Area	FAR %
				Bal./ Ver.	Unstoried Porch	Stairs/ Lift	Terrace		
GROUND FLOOR	Villa 05	Residential	221.18	33.78	26.31	10.51	nil	150.58	
	Villa 06	Residential	134.04	9.99	15.00	12.53	nil	96.52	
	Villa 07	Residential	133.27	14.84	nil	14.04	nil	104.39	
	Villa 14	Residential	221.18	33.78	26.31	10.51	nil	150.58	
	Villa 15	Residential	194.87	33.78	nil	10.51	nil	150.58	
TOTAL			904.54	126.17	67.62	58.10	nil	652.65	21.87
FIRST FLOOR	Villa 05	Residential	180.45	12.00	nil	24.60	30.98	112.87	
	Villa 06	Residential	106.90	2.40	nil	19.94	6.94	77.62	
	Villa 07	Residential	106.80	9.75	nil	20.88	7.90	68.27	
	Villa 14	Residential	177.57	10.92	nil	24.60	30.98	111.07	
	Villa 15	Residential	180.45	12.00	nil	24.60	30.98	112.87	
TOTAL			752.17	47.07	nil	114.62	107.78	482.70	16.18
SECOND FLOOR	Villa 05	Residential	138.34	10.80	nil	23.53	nil	104.01	
	Villa 06	Residential	71.06	5.75	nil	20.54	nil	44.77	
	Villa 07	Residential	69.20	9.75	nil	21.75	nil	37.70	
	Villa 14	Residential	135.46	9.72	nil	23.53	nil	102.21	
	Villa 15	Residential	138.34	10.80	nil	23.53	nil	104.01	
TOTAL			552.40	46.82	nil	112.88	nil	392.70	13.16
GRAND TOTAL			2209.11	220.06	67.62	285.60	107.78	1528.05	51.21

- (a) Permissible Floor area : 1790.40 sq.mts
(b) Proposed Floor area : 1528.05 sq.mts
8. Permissible FAR : 60%
9. Proposed FAR : 51.21%

Floor Area	Use	No. of car parks/parking area	
		provided	required
1528.05	residential	10	10

10. Pool Area = 20.00+25.00+20.00+25.00+25.00 = 115.00 sqm
= Villa05+Villa06+Villa07+Villa14+Villa15

Notes:

- UNLESS OTHERWISE MENTIONED ALL DIMENSIONS ARE IN M.
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- DRAWING TO BE READ IN CONJUNCTION WITH RELEVANT STRUCTURAL, ELECTRICAL AND PLUMBING DRAWINGS.
- ANY DISCREPANCIES SHOULD BE BROUGHT TO THE NOTICE OF THE ARCHITECT BEFORE EXECUTION.

SITE PLAN

Drawn by:	Date:
ANDREA	26/06/2023
Scale:	Revision No.:
AS MENTIONED	

Project:
PROPOSED VILLAS AND COMPOUND WALL ON PLOT
BEARING SURVEY NO. 80/1-F OF SIOLIM VILLAGE,
BARDEZ TALUKA- GOA

Sheet:
SITE PLAN, PLAN SHOWING ACCESS TO PLOT,
LOCATION PLAN, SWIMMING POOL DETAILS,
COMPOUND WALL DETAILS, AREA STATEMENT

Client:
NANU ESTATES PRIVATE LIMITED

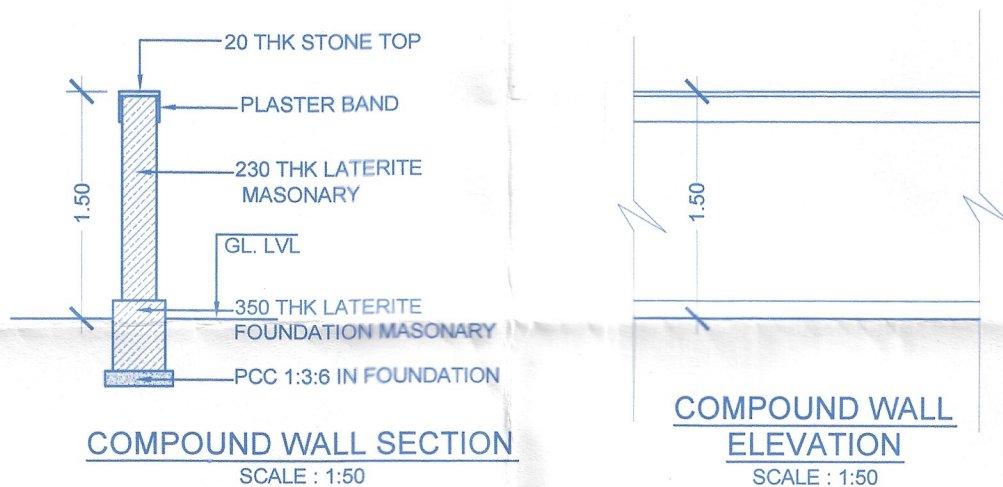
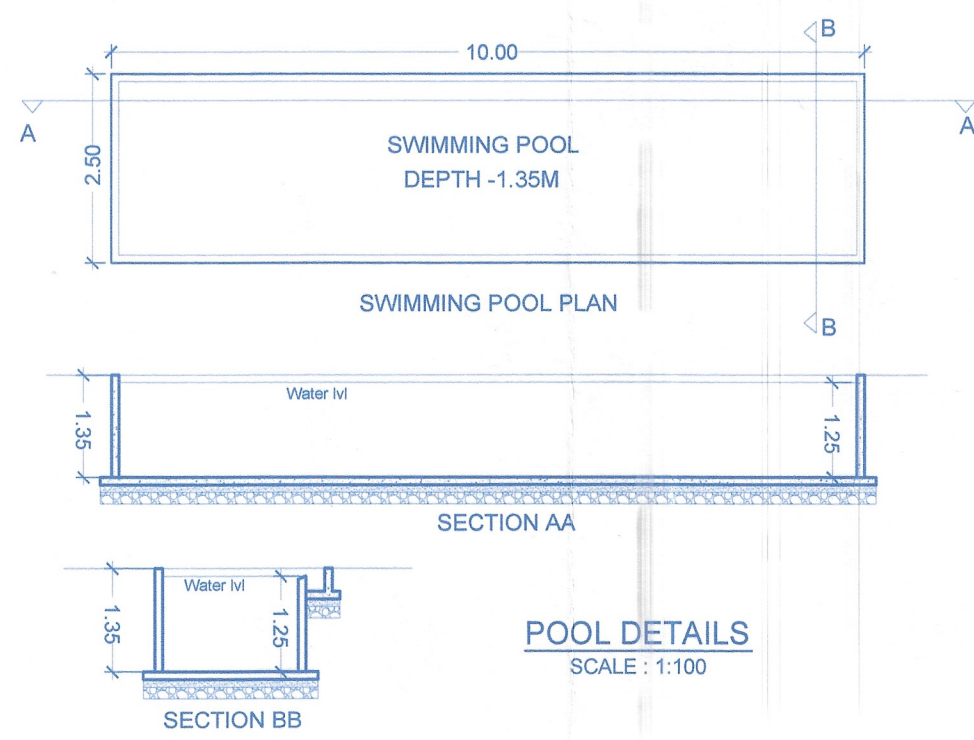
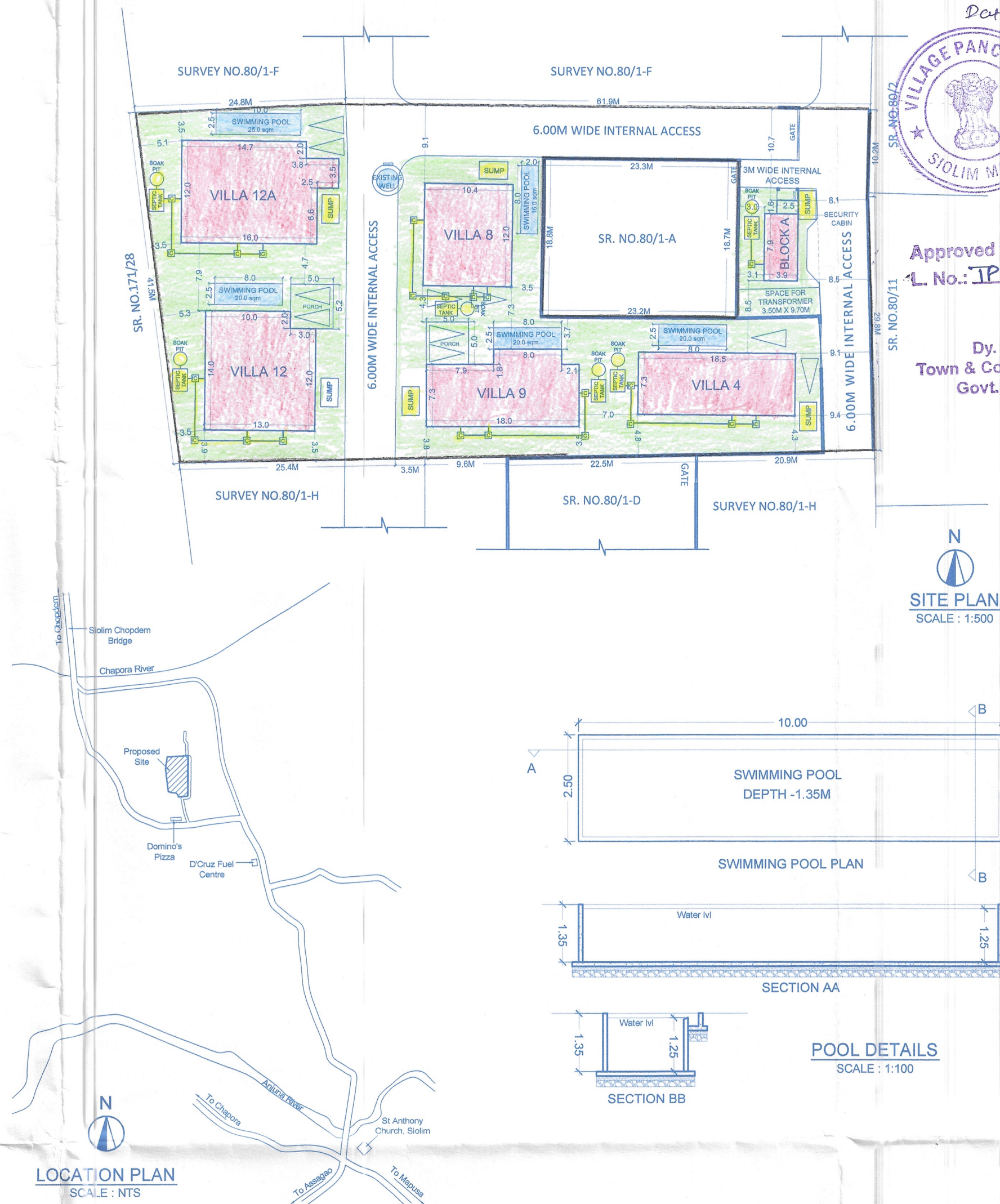
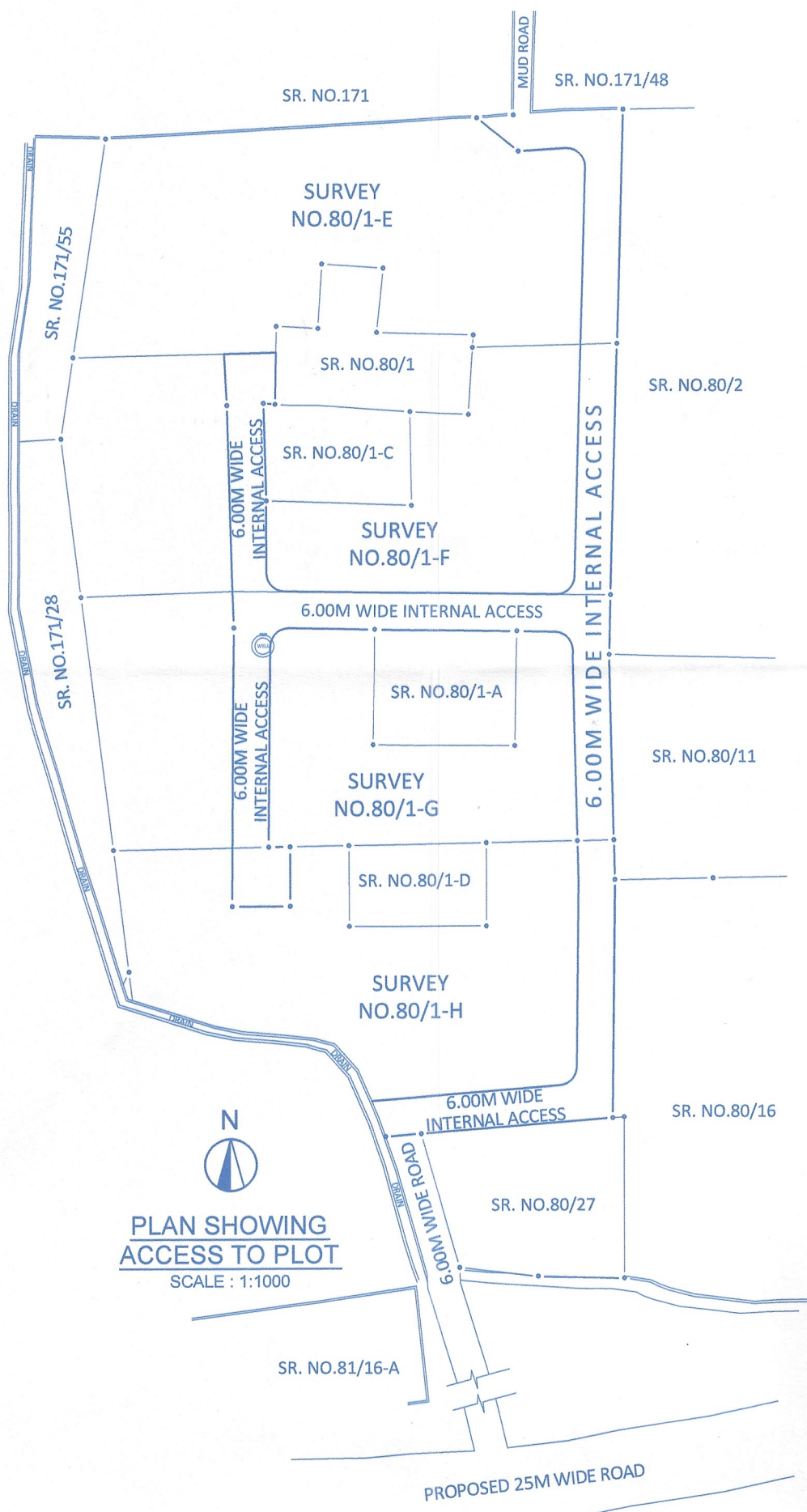
Architect:

Anup Gadgil

B.Arch., M. Arch. (UD) CA / 2002 / 30264
PWD / ARCH - 277 / 2003 / AR / 0030 / 2010

OCHRE DESIGN GROUP

Architects | Urban designers
FF-2, First Floor, Khirishna Kunj, CHOUM Road
Next to Amrekarnath Temple,
Alto-Porvorim, Bardez - Goa, 403521



AREA STATEMENT:

1. Area of the plot	: 2984.00 sq. mts.
2. Deduction for road	: NIL
3. Area within road widening / proposed	: NIL
4. Area reserved for any other use	: NIL
5. Effective area of plot (1-2)	: 2984.00 sq. mts.
6. Permissible Coverage	: 40%
7. Covered area of the proposed building	: 815.13 sq. mts.
8. Total Coverage	: 27.31%
9. Details of area and use, floor wise	

Floor (%)	Villas	Use	Total Built up Area	Bal / Ver	Unroofed Porch	Stairs	Net Floor Area	FAR %
GROUND FLOOR	Villa 4	Residential	133.54	14.84	nil	14.16	nil	104.54
	Villa 8	Residential	123.54	14.30	nil	14.97	nil	94.27
	Villa 9	Residential	159.30	19.83	25.00	14.38	nil	110.09
	Villa 12	Residential	210.98	22.07	28.89	14.07	nil	147.83
	Villa 12A	Residential	194.87	33.78	nil	10.51	nil	150.88
	Block A	Residential	34.81	nil	nil	10.14	nil	24.67
	TOTAL		867.02	104.82	51.89	78.23	nil	632.08
1ST FLOOR	Villa 4	Residential	106.80	17.48	nil	21.75	nil	67.57
	Villa 8	Residential	124.80	21.17	nil	22.99	nil	80.64
	Villa 9	Residential	103.08	16.71	nil	21.75	nil	64.82
	Villa 12	Residential	163.07	27.12	nil	19.44	nil	116.91
	Villa 12A	Residential	150.72	25.38	nil	24.80	nil	130.74
	Block A	Residential	30.89	nil	nil	10.14	nil	20.75
	TOTAL		706.36	107.88	nil	120.67	nil	486.83
2ND FLOOR	Villa 4	Residential	69.20	9.75	nil	21.75	nil	37.70
	Villa 8	Residential	91.96	10.67	nil	21.88	nil	56.41
	Villa 9	Residential	65.48	6.99	nil	21.75	nil	34.74
	Villa 12	Residential	161.62	5.40	nil	19.44	38.80	97.88
	Villa 12A	Residential	156.88	3.96	nil	23.53	30.88	100.41
	Block A	Residential	547.04	36.77	nil	108.35	69.78	330.14
	TOTAL		2123.42	251.45	51.89	307.25	69.78	1443.05
GRAND TOTAL			2123.42	251.45	51.89	307.25	69.78	1443.05

(a) Permissible Floor area : 1790.40 sq.mts.
(b) Proposed Floor area : 1443.05 sq.mts.
8. Permissible FAR : 60%
9. Proposed FAR : 48.36%

10. Parking details.

Floor Area	Use	No. of car parks/parking area provided	required
1443.05	residential	10	10

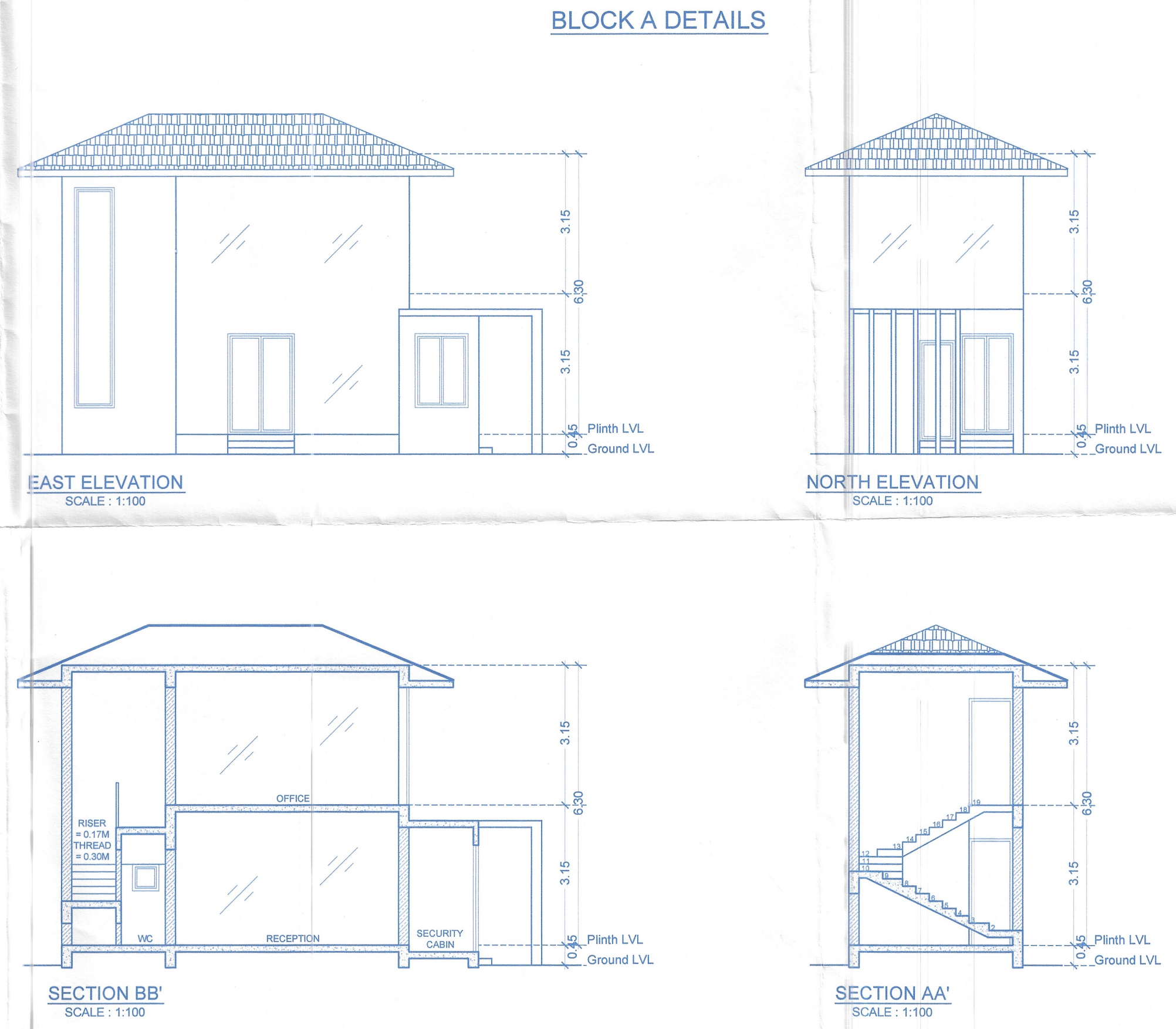
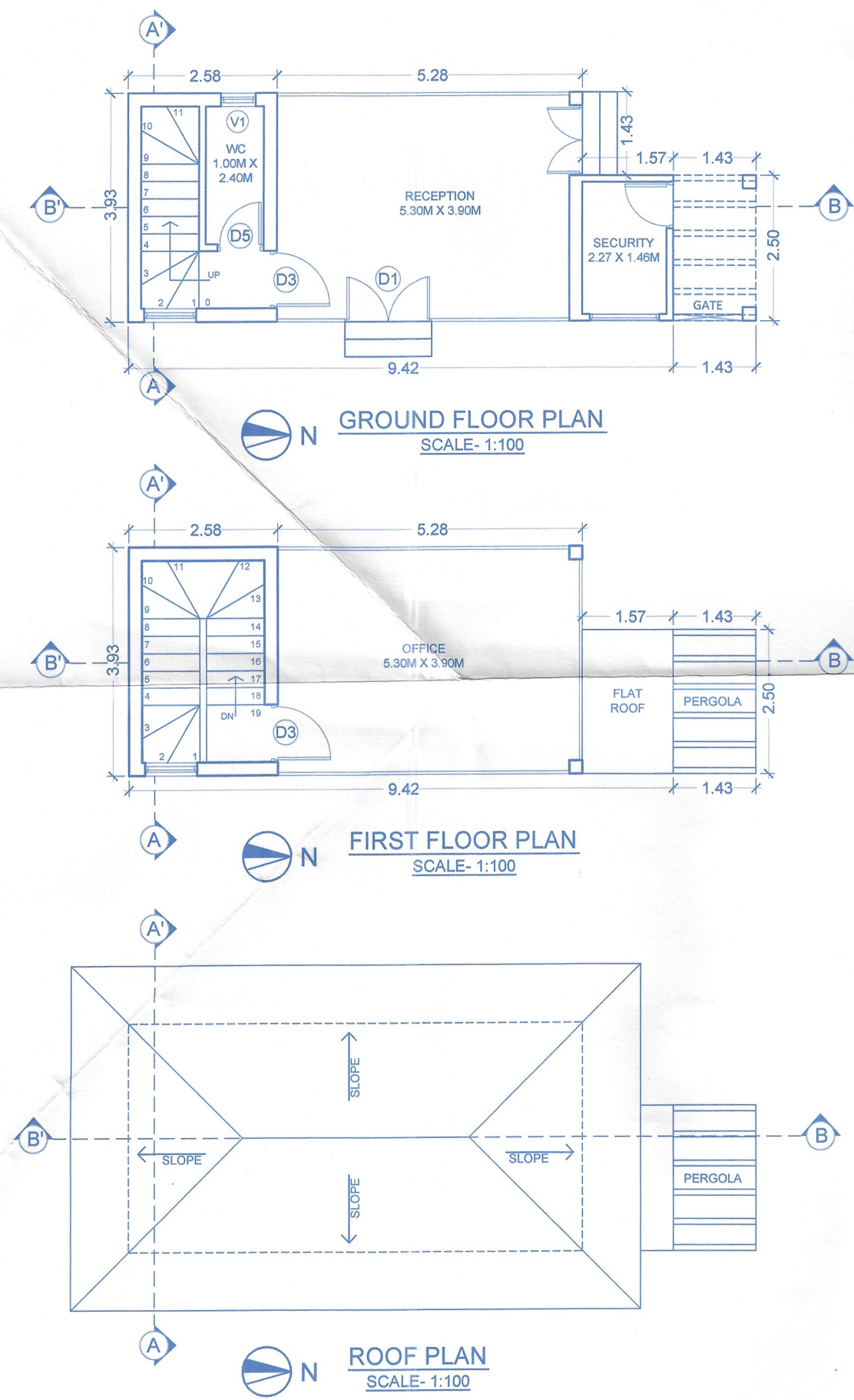
10. Pool Area = 20.00+16.00+20.00+20.00+25.00 = 101.00 sqm
= Villa 4+Villa 8+Villa 9+Villa 12+Villa 12A

NOTES:

- UNLESS OTHERWISE MENTIONED ALL DIMENSIONS ARE IN M.
- DRAWING NOT TO BE SCALED.
- DRAWING TO BE READ IN CONJUNCTION WITH RELEVANT STRUCTURAL, ELECTRICAL AND PLUMBING DRAWINGS.
- ANY DISCREPANCIES SHOULD BE BROUGHT TO THE NOTICE OF THE ARCHITECT BEFORE EXECUTION.

DOOR WINDOW SCHEDULE

TYPE	DESCRIPTION IN M	LINTEL
D	1.80M X 2.40M	2.40 M
D1	1.50M X 2.40M	2.40 M
D2	1.20M X 2.40M	2.40 M
D3	1.00M X 2.40M	2.40 M
D4	0.90M X 2.40M	2.40 M
D5	0.80M X 2.40M	2.40 M
SD	4.00M X 2.40M	2.40 M
SD1	3.00M X 2.40M	2.40 M
SD2	2.50M X 2.4M	2.40 M
SD3	2.00M X 2.40M	2.40 M
SD4	1.80M X 2.40M	2.40 M
W	4.00M X 1.65M	2.40 M
W1	3.00M X 1.65M	2.40 M
W2	2.00M X 1.65M	2.40 M
W3	1.50M X 1.65M	2.40 M
W4	1.50M X 1.50M	2.40 M
W5	1.20M X 1.50M	2.40 M
W6	1.00M X 1.65M	2.40 M
W7	0.90M X 1.65M	2.40 M
W8	0.80M X 1.65M	2.40 M
SW	1.20M X 6.00M	2.40 M
V	0.9M X 0.90M	2.40 M
V1	0.6M X 0.90M	2.40 M



GROUND FLOOR AREA DIAGRAM
SCALE: 1:200

AREA CALCULATION
Ground Floor Area Diagram

A = 2.58 X 3.93	= 10.14
B = 5.28 X 3.93	= 20.75
C = 1.57 X 2.50	= 3.93
Total Built-Up Area: A+B+C	= 34.81
Total Covered Area: A+B+C	= 34.81
Security Cabin: C	= 3.93
Staircase & Lift Area: A	= 10.14

FIRST FLOOR AREA DIAGRAM
SCALE: 1:200

AREA CALCULATION
First Floor Area Diagram

A = 2.58 X 3.93	= 10.14
B = 5.28 X 3.93	= 20.75
Total Built-Up Area: A+B	= 30.89
Staircase & Lift Area: A	= 10.14

SITE PLAN & BLOCK A

Drawn by: ANDREA
Scale: AS MENTIONED

Date: 17/05/2023
Revision No.: AS MENTIONED

Project: PROPOSED VILLAS AND COMPOUND WALL ON PLOT BEARING SURVEY NO. 80/1-G OF SIOLIM VILLAGE, BARDEZ TALUKA- GOA

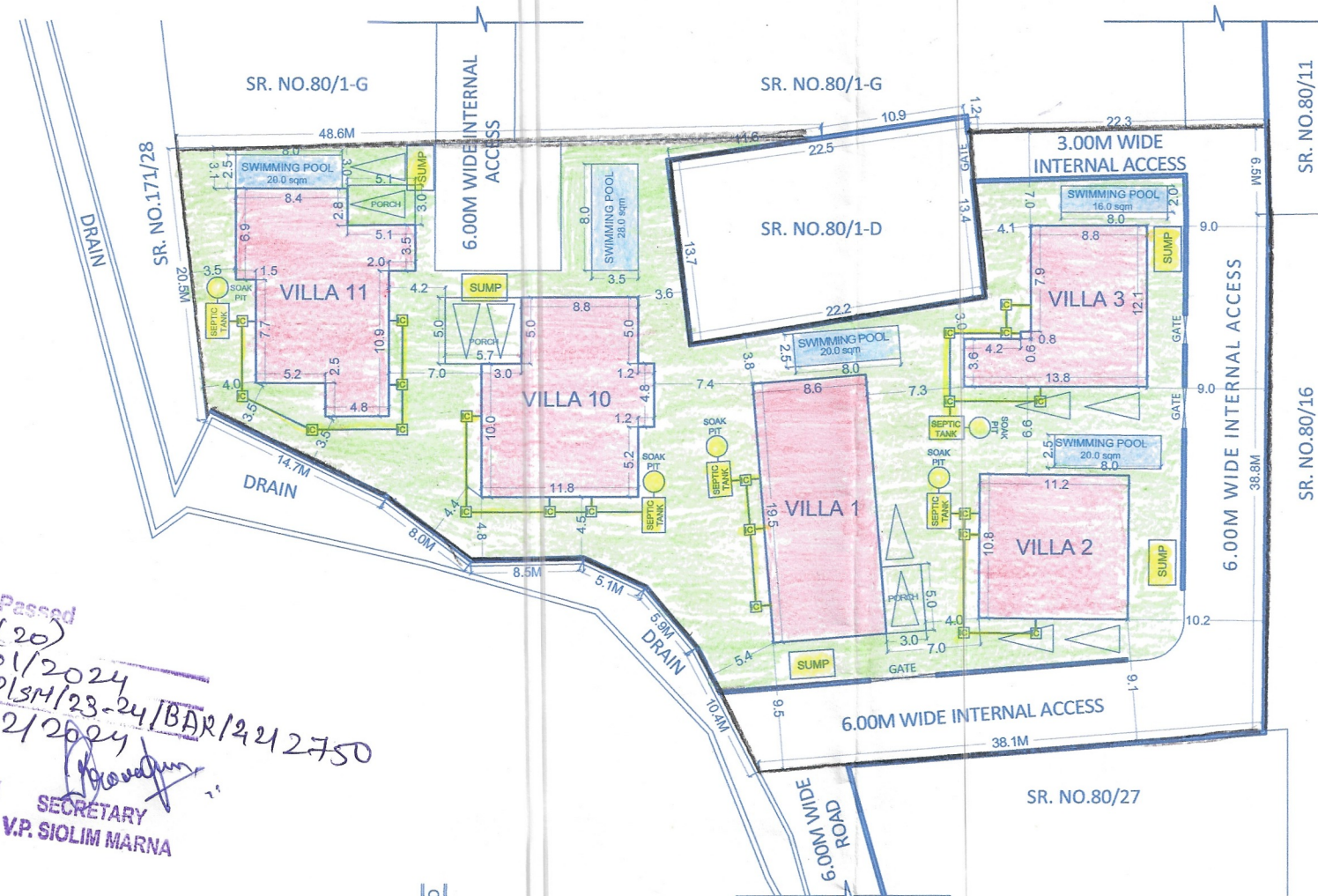
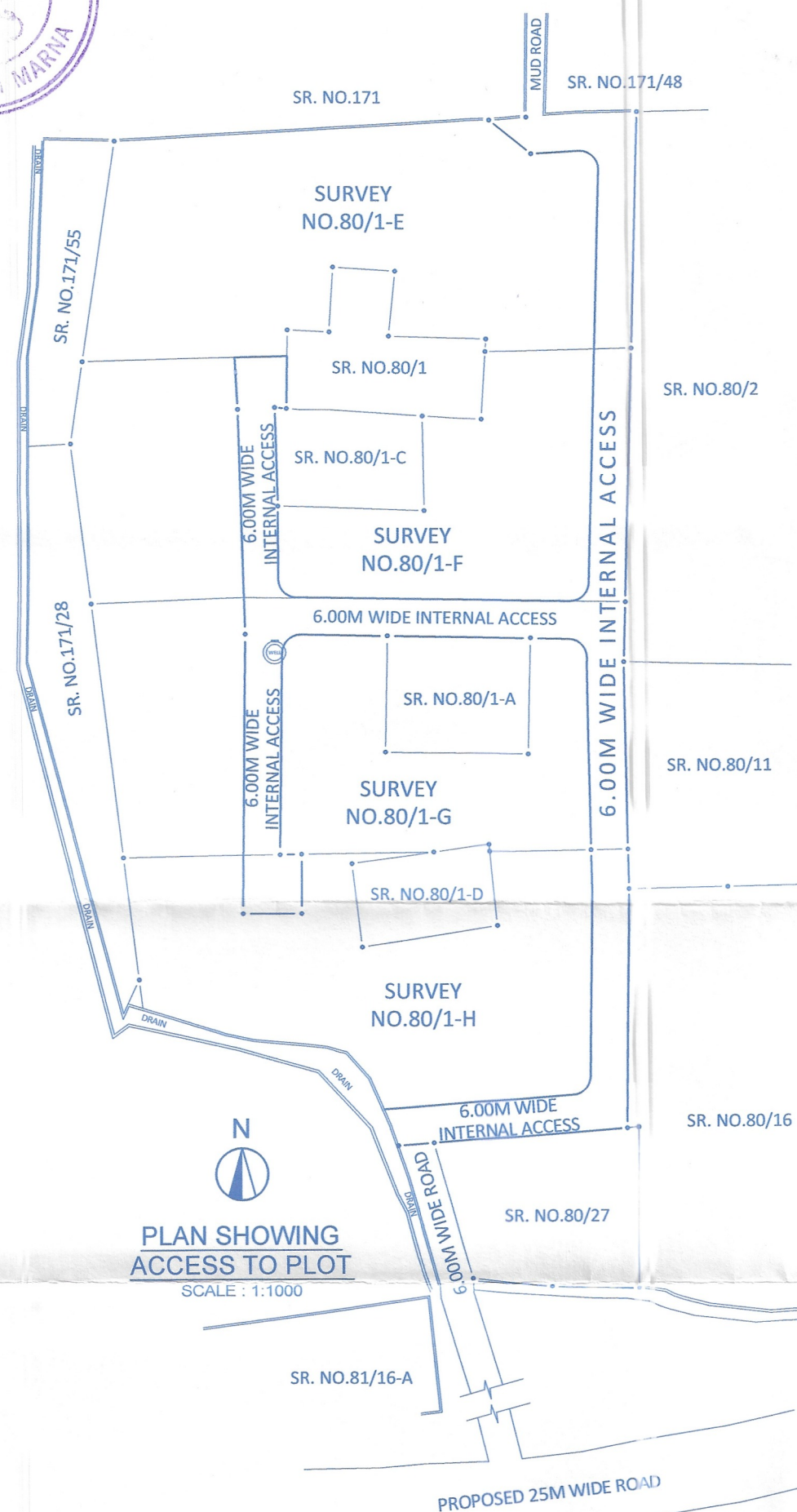
Sheet: SITE PLAN, PLAN SHOWING ACCESS TO PLOT, LOCATION PLAN, SWIMMING POOL DETAILS, COMPOUND WALL DETAILS, AREA STATEMENT, FLOOR PLANS, ELEVATIONS, SECTIONS, AREA CALCULATION, AREA DIAGRAM

Client: NANU ESTATES PRIVATE LIMITED

Architect: Anup Gadgil
B.Arch., M. Arch. (UD) CA/2002/30264
PWD/ARCH-277/2003, I AR/0030/2010

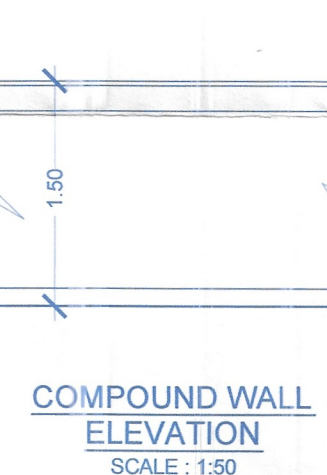
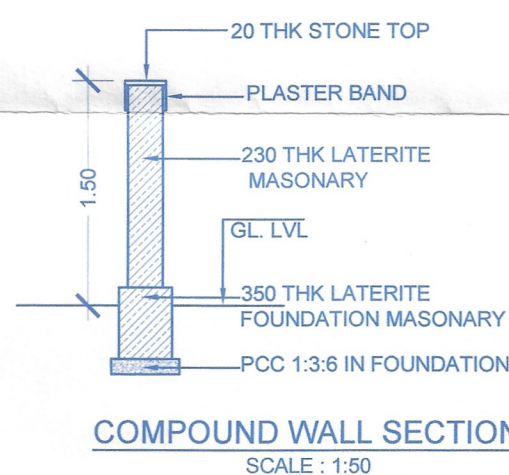
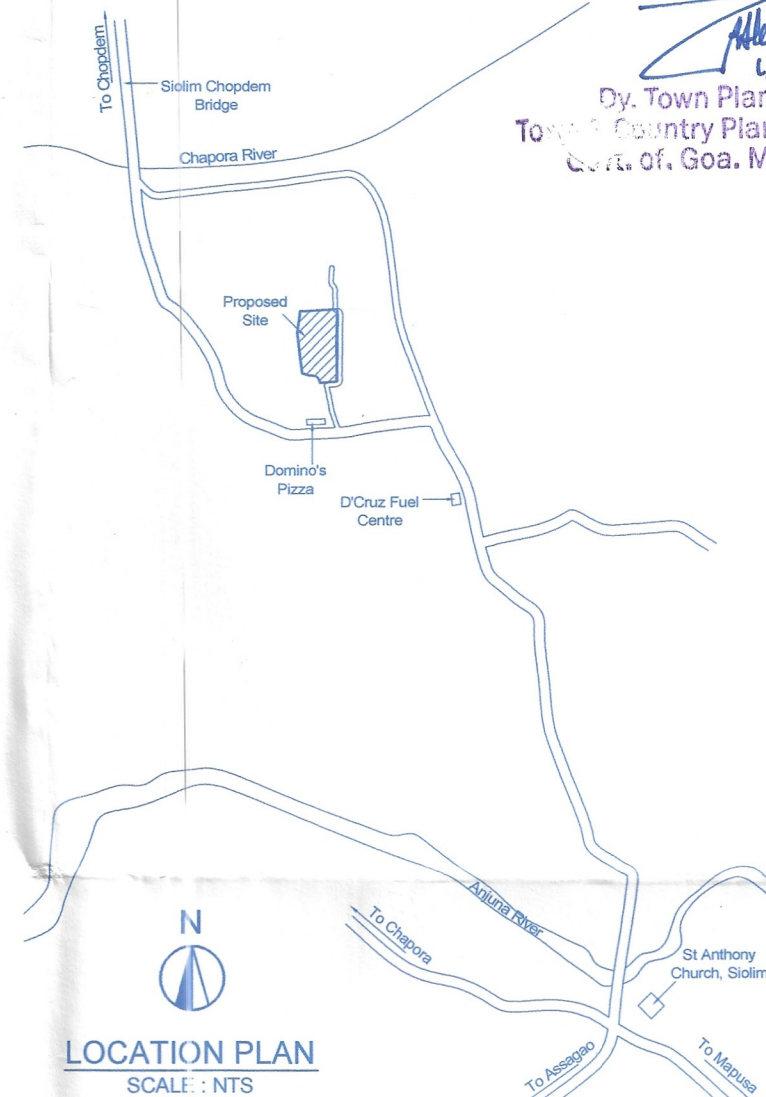
OCHRE DESIGN GROUP
Architects | Urban designers
FF-2, First Floor, Krishna Kunj, CHOQM Road
Next to Amrekarnath Temple,
Alto-Porvorim, Bardez - Goa, 403521

Plan Approved and Passed
Vide Res. No.: 10(20)
Meeting Dated: 12/01/2024
With condition LIC UP/SM/23-24/BA/1422750
Date: 19/02/2024
SECRETARY
V.P. SIOLIM MARNA



Approved With Condition Vide
L. No: IPB/9012/SID/TP/23/10619
dt 18/12/2023

By: *[Signature]*
Dy. Town Planner
Tong Country Planning Dept
Govt. of Goa, Mapusa



AREA STATEMENT:

- Area of the plot : 2856.00 sq. mts.
- Deduction for road : NIL
- (a) Area within road widening / proposed : NIL
- (b) Area reserved for any other use : NIL
- Effective area of plot (1 - 2) : 2856.00 sq. mts.
- Permissible Coverage : 40%
- Covered area of the proposed building : 743.54 sq. mts.
- Total Coverage : 26.03%
- Details of area and use, floor wise

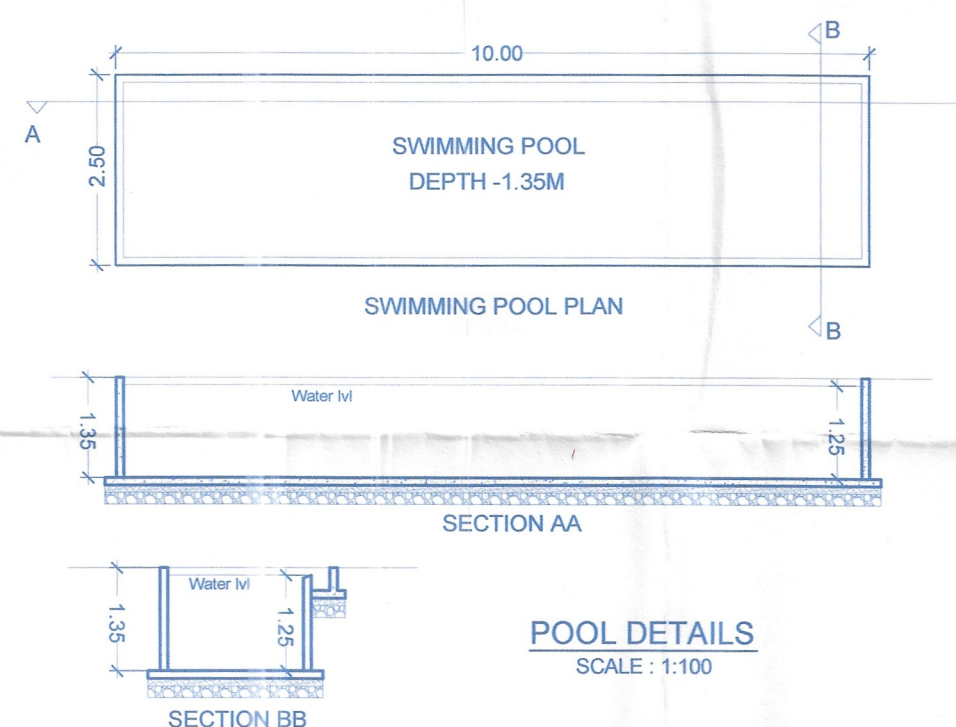
Floor (%) Reference A	Villas	Use	Total Built up Area	Area free from FAR				Net Floor Area	FAR %
				Bal./ Vern.	Unstoned Porch	Stairs/ lift	Terrace		
GROUND FLOOR	Villa 1	Residential	182.72	20.19	15.00	20.81	nil	126.72	
	Villa 2	Residential	119.18	9.99	nil	12.53	nil	96.66	
	Villa 3	Residential	124.31	10.02	nil	19.75	nil	94.54	
	Villa 10	Residential	195.81	18.91	29.28	15.08	nil	132.54	
	Villa 11	Residential	181.10	25.88	15.30	10.32	nil	129.60	
TOTAL			803.12	84.99	59.58	78.49	nil	580.06	19.44
FIRST FLOOR	Villa 1	Residential	101.61	10.76	nil	22.51	nil	68.34	
	Villa 2	Residential	113.80	9.30	nil	19.94	6.94	77.62	
	Villa 3	Residential	105.88	15.77	nil	18.58	nil	71.53	
	Villa 10	Residential	191.23	28.36	nil	20.52	37.88	106.47	
	Villa 11	Residential	176.36	7.50	nil	20.52	56.37	91.97	
TOTAL			688.88	69.69	nil	102.07	101.19	415.93	13.94
SECOND FLOOR	Villa 1	Residential	101.61	4.95	nil	22.51	11.61	82.54	
	Villa 2	Residential	71.06	5.75	nil	20.54	nil	44.77	
	Villa 3	Residential	90.74	7.44	nil	19.75	nil	63.55	
	Villa 10	Residential	166.26	12.86	nil	20.52	35.40	97.48	
	Villa 11	Residential	133.26	7.50	nil	20.52	27.46	77.78	
TOTAL			562.93	38.50	nil	103.84	74.47	346.12	11.60
GRAND TOTAL			2054.93	193.18	59.58	284.40	175.66	1342.11	46.99

- (a) Permissible Floor area : 1713.60 sq.mts
(b) Proposed Floor area : 1342.11 sq.mts
8. Permissible FAR : 60%
9. Proposed FAR : 46.99%

10. Parking details.

Floor Area	Use	No. of car parks/parking area	
		provided	required
1342.11	residential	10	10

10. Pool Area = 20.00+20.00+16.00+28.00+20.00 = 104.00 sqm
= Villa1+Villa2+Villa3+Villa10+Villa11



POOL DETAILS
SCALE: 1:100

Notes:

- UNLESS OTHERWISE MENTIONED ALL DIMENSIONS ARE IN M.
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- DRAWING TO BE READ IN CONJUNCTION WITH RELEVANT STRUCTURAL, ELECTRICAL AND PLUMBING DRAWINGS.
- ANY DISCREPANCIES SHOULD BE BROUGHT TO THE NOTICE OF THE ARCHITECT BEFORE EXECUTION.

SITE PLAN

Drawn by:	Date:
ANDREA	06/07/2023
Scale:	Revision No.:
AS MENTIONED	

Project:
PROPOSED VILLAS AND COMPOUND WALL ON PLOT
BEARING SURVEY NO. 80/1-H OF SIOLIM VILLAGE,
BARDEZ TALUKA- GOA

Sheet:
SITE PLAN, PLAN SHOWING ACCESS TO PLOT,
LOCATION PLAN, SWIMMING POOL DETAILS,
COMPOUND WALL DETAILS, AREA STATEMENT

Client:
NANU ESTATES PRIVATE LIMITED

Architect:

Anup Gadgil
B.Arch., M. Arch. (UD) CA / 2002 / 30264
PWD / ARCH - 277 / 2003 | AR / 0030 / 2010

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