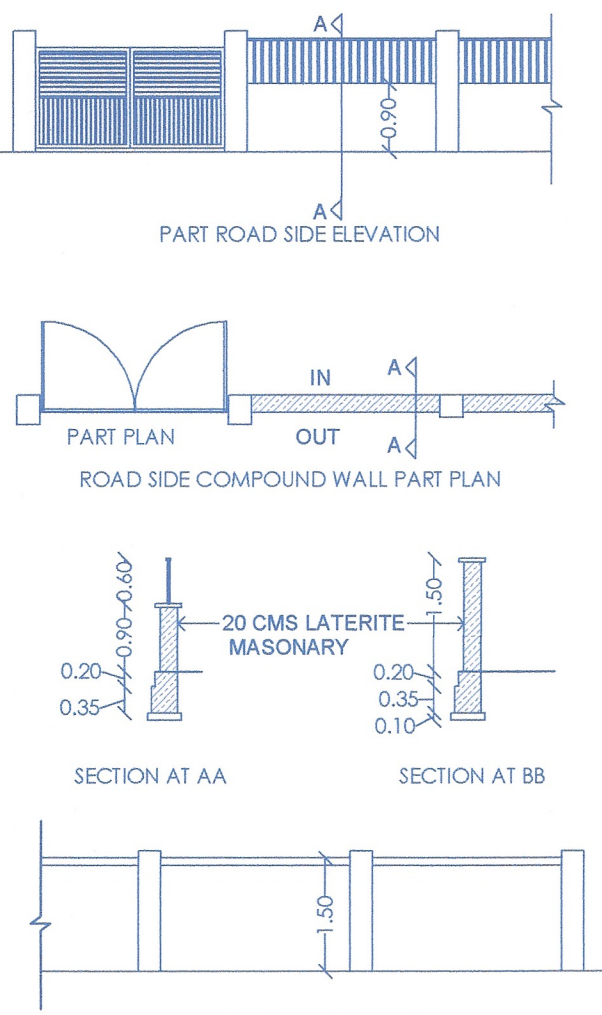
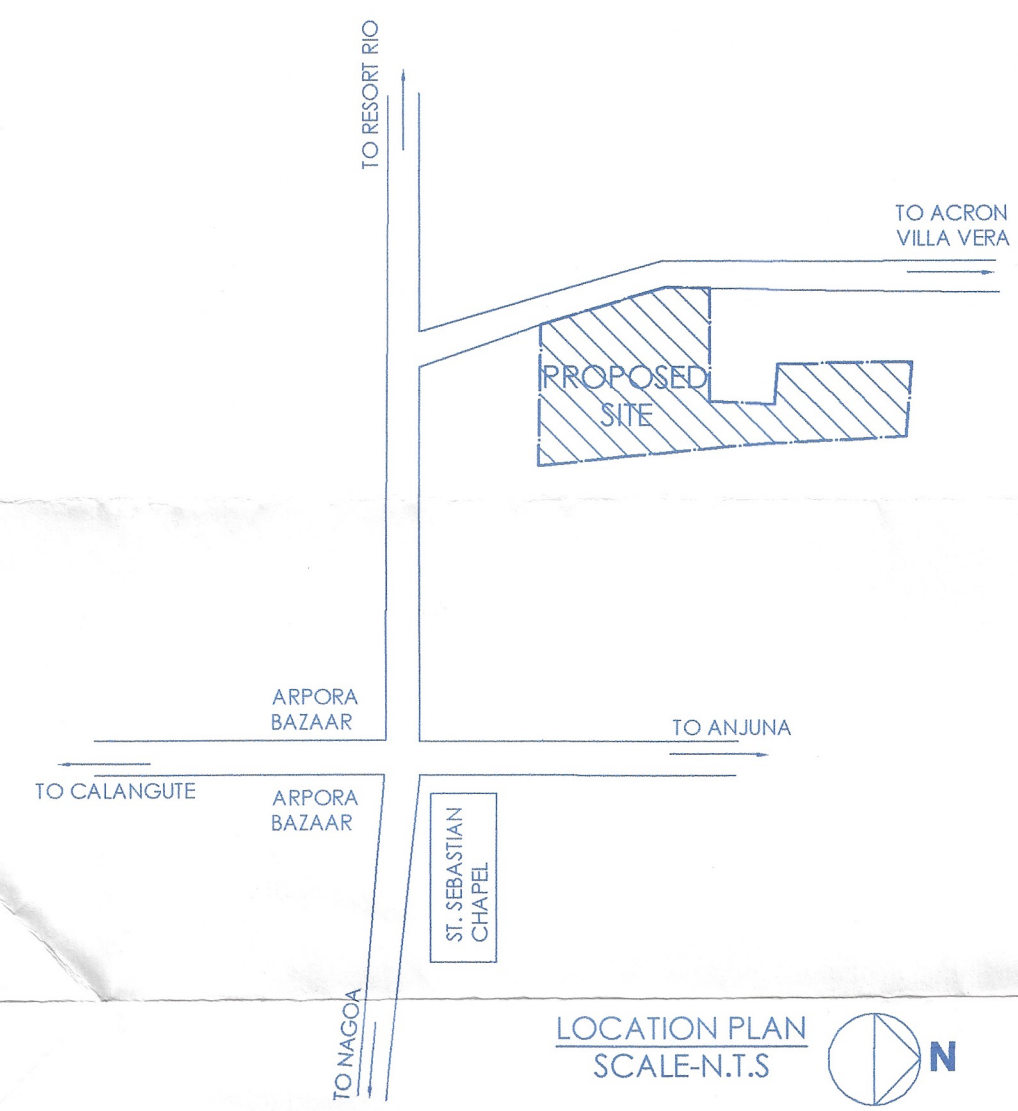


SITE PLAN SCALE-1:500

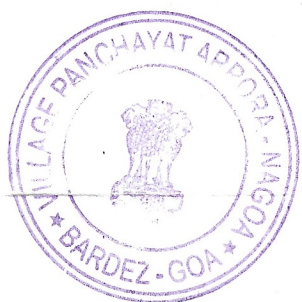


PART SIDE ELEVATION
SIDE COMPOUND WALL PART PLAN
LENGTH OF COMPOUND WALL= 240.0 M
COMPOUND WALL DETAILS SCALE-1:100



LOCATION PLAN SCALE-N.T.S

Permission Approved Vide
No. VP/AN/ Const. Licence/2022-2023/1238
Dated: 12/10/2022



Secretary
V. P Arpora - Nagoa
Bardez - Goa

AREA STATEMENT

01. AREA OF THE PLOT	2760.00 SQM
02. DEDUCTION FOR	
(a) AREA WITHIN EXISTING ROAD	76.80 SQM
(b) AREA RESERVED FOR ANY OTHER USE	0.00 SQM
(TOTAL a+b)	0.00 SQM
03. EFFECTIVE AREA OF PLOT (01-02)	2683.20 SQM
04. PERMISSIBLE COVERAGE (40% OF 2683.20 sq.m)	1073.28 SQM
05. AREA OCCUPIED BY THE EXISTING BUILDING IN THE PLOT	0.00 SQM
06. AREA OF THE BUILDING TO BE DEMOLISHED	0.00 SQM
07. COVERED AREA OF THE PROPOSED BUILDING	
BLOCK -A	784.87 SQM
BLOCK -B	268.91 SQM
08. TOTAL COVERED AREA (05+07-06)	1053.79 SQM

09. TOTAL COVERAGE	39.27 %	PERMISSIBLE HEIGHT OF BLDG.	15.0 M
10. AREA UNDER UNSTOREYED PORCH	40.63 SQ.M	PROPOSED HEIGHT OF A BLOCK.	15.0 M
11. DETAILS OF AREA AND USE, FLOOR WISE		PROPOSED HEIGHT OF B BLOCK.	11.5 M

FLOOR	TOTAL BUILT-UP IN SQM	AREAS FREE OF F.A.R.					NET FLOOR AREA (SQM)
		BALC.	STAIRS/LIFT	PASSAGE	OPEN TERRACE	PARKING	
BLOCK-A							
STILT LEVEL	937.08	-	49.64	-	-	887.44	-
FIRST LEVEL	693.04	100.27	37.52	76.10	86.66	-	392.49
SECOND LEVEL	619.30	113.19	37.52	76.10	-	-	392.49
THIRD LEVEL	665.68	113.19	37.52	76.10	46.38	-	392.49
FOURTH LEVEL	619.30	113.19	37.52	76.10	-	-	392.49
FIFTH LEVEL	593.63	55.70	37.52	75.10	221.55	-	203.76
TOTAL	4128.03	495.54	237.24	379.50	354.59	887.44	1773.72
BLOCK-B							
STILT LEVEL	268.91	-	24.86	4.67	-	239.38	-
FIRST LEVEL	250.75	40.47	23.24	3.73	-	-	183.31
SECOND LEVEL	286.61	59.90	23.24	3.73	16.43	-	183.31
THIRD LEVEL	270.18	59.90	23.24	3.73	-	-	183.31
FOURTH LEVEL	286.61	59.90	23.24	3.73	16.43	-	183.31
TOTAL	1363.06	220.17	117.82	19.59	32.86	239.38	733.24

AREA UNDER INFRASTRUCTURE FACILITIES TO BE ADDED TO BUILT UP AREA (CLUB HOUSE IN BLOCK A)	50.20 SQM
TOTAL BUILT UP AREA (BLOCK A +BLOCK B + CLUB HOUSE)	5541.29 SQM
AREA OF PASSAGES TO BE ADDED TO FLOOR AREA	250.00 SQM
TOTAL PROPOSED FLOOR AREA	2756.96 SQM
INFRASTRUCTURE FACILITIES AREA:	
SECURITY CABIN	3.66 SQM
CHANGING ROOM	3.43 SQM
CLUB HOUSE(ADDED TO BUILT UP)	50.20 SQM
AREA UNDER PASSAGES(399.09 -250.0 added to Floor area)	149.09 SQM
TOTAL AREA UNDER INFRASTRUCTURE FACILITIES	206.38 SQM
INFRASTRUCTURAL FACILITIES AREA (FREE FROM 7.5% OF 2756.96)	206.80 SQM

PERMISSIBLE F.A.R	100 % OF E.P.A
PERMISSIBLE FLOOR AREA (100% OF 2760 SQM)	2760.0 SQ.M
NET CONSUMED FLOOR AREA	2756.96 SQ.M
CONSUMED F.A.R (FROM TOTAL PERMISSIBLE AREA)	99.89 %

TYPE	USE	CAR PARKING	
		REQUIRED	PROVIDED (in nos)
BLOCK-A	RESIDENTIAL (44 Units)	44	44
BLOCK-B	RESIDENTIAL (8 Units)	8	16

PROJECT
PROPOSED CONSTRUCTION OF RESIDENTIAL BLOCK A & B AND COMPOUND WALL FOR NANU ESTATES PVT. LTD. ON PLOT BEARING SURVEY NO. 193, SUBDIVISION NO.1-A AT ARPORA VILLAGE, BARDEZ TALUKA, GOA.

TITLE
SITE PLAN, LOCATION PLAN & COMPOUND WALL DETAILS

STATUS
SUBMISSION DRAWING
DATE: 06/12/2021
SCALE: 1:100 / 1:500

ARCHITECT
STUDIO M.S.A
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OWNER'S SIGNATURE

ARCHITECT'S SIGNATURE
SAGAR V. KAMAT
B.ARCH.
CA/2013/59189 AR/0038/2013

APPROVED FROM PLANNING POINT
SUBJECT TO CONDITIONS GIVEN
VIDE ORDER No. NG PDA I APP/44/237/1561/2022
DATED 20 JAN 2022

MEMBER SECRETARY
NORTH GOA
PLANNING & DEV. AUTHORITY
PANAJI - GOA