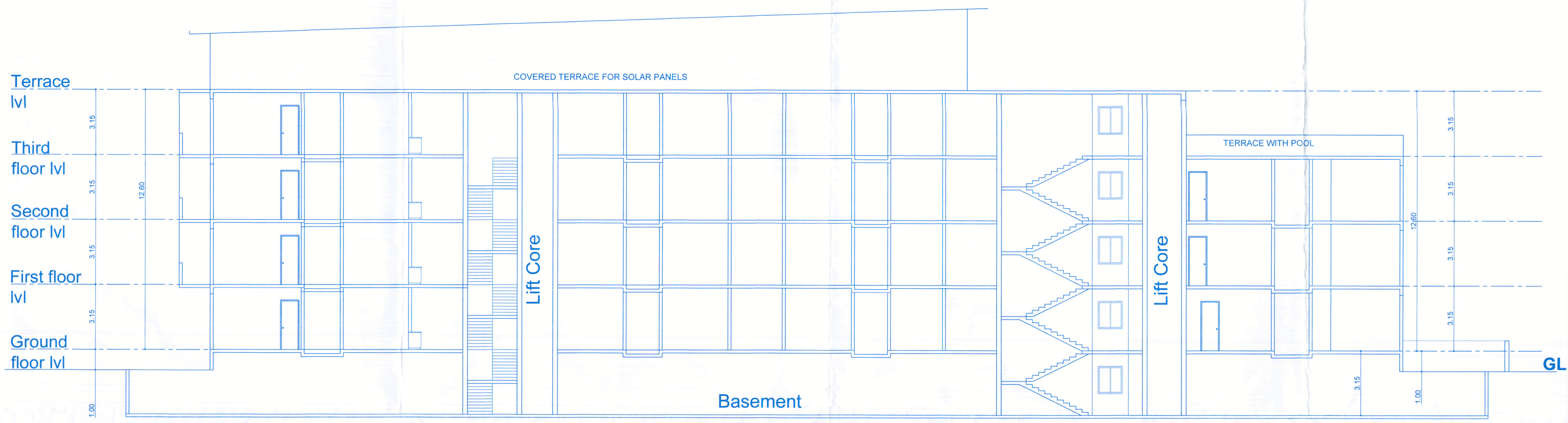


SECTION - S1
SCALE-1:100

AREA STATEMENT	
1) TOTAL AREA OF THE PLOT	1550.00 SQ.M.
2) AREA UNDER ROAD WIDENING	0.00 SQ.M
3) NET EFFECTIVE AREA	1550.00 SQ.M
4) PERMISSIBLE GR. COVERAGE 40%	620.00 SQ.M
5) PROPOSED COVERAGE 39.88%	618.29 SQ.M
6) PERMISSIBLE FAR 150	2325.00 SQ.M
8) PROPOSED FAR 1.40%	2173.35 SQ.M

AREA STATEMENT

FLOOR REFERENCE	USE	TOTAL B.U.A	AREA FREE FROM F.A.R.									NET FLOOR AREA
			PARKING	RAMP	STAIRCASE/ LIFT	BALC./ VER.	TERRACE	POOL	10% SERVICES	TELECOM	TOTAL	
BASEMENT FLR.	PARKING	1012.10	774.86	90.85	60.30	-	-	-	57.21	28.88	1012.10	0.00
GROUND FLOOR	RESI	618.29	-	-	58.68	-	-	-	-	-	58.68	559.61
FIRST FLOOR	RESI	783.61	-	-	58.68	158.62	-	-	-	-	217.30	566.31
SECOND FLOOR	RESI	783.61	-	-	58.68	158.62	-	-	-	-	217.30	566.31
THIRD FLOOR	RESI	788.22	-	-	58.68	129.60	86.82	32.00	-	-	307.10	481.12
TOTAL		3985.83	774.86	90.85	295.02	446.84	86.82	32.00	57.21	28.88	1812.48	2173.35

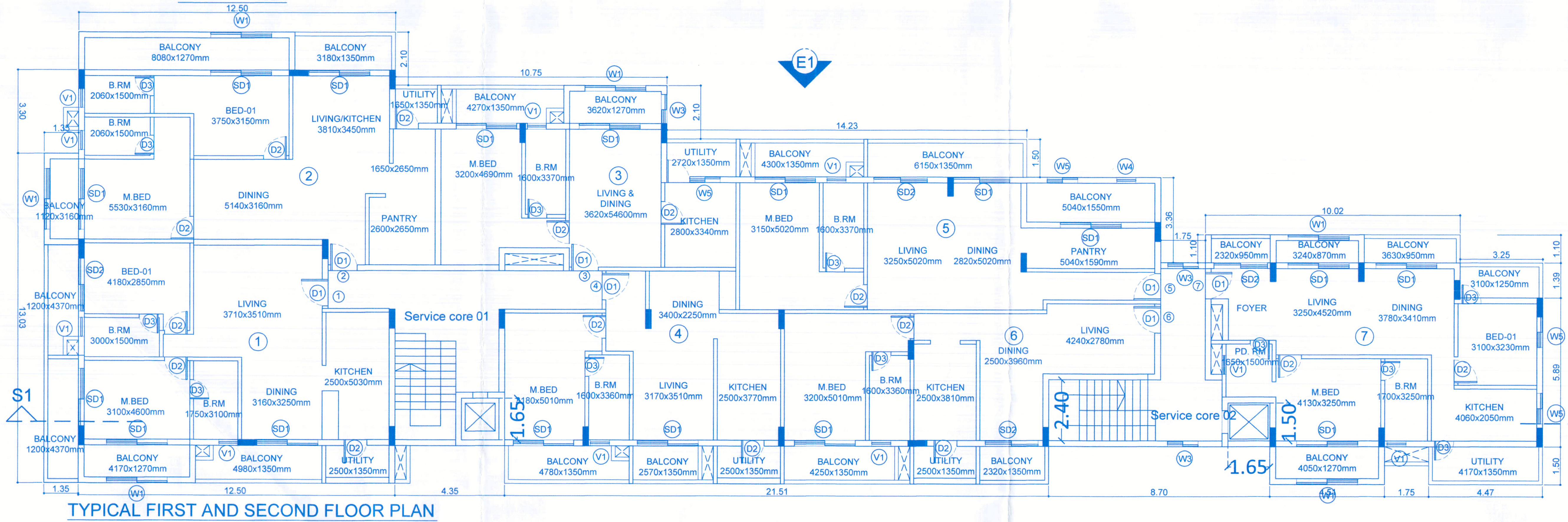
INFRASTRUCTURE TAX AREA =3985.83 -774.86 = 3210.97M2

TYPE	SIZE	SILL	LINTEL
W1	2400x2100	300	2400
W2	2100x2100	300	2400
W3	1200x2100	300	2400
W4	750x1350	1050	2400
W5	1200x1350	1050	2400
V1	750x450	1950	2400
D1	1050x2400	-	2400
D2	900x2400	-	2400
D3	750x2400	-	2400
SD1	2400x2400	-	2400
SD2	2100x2400	-	2400

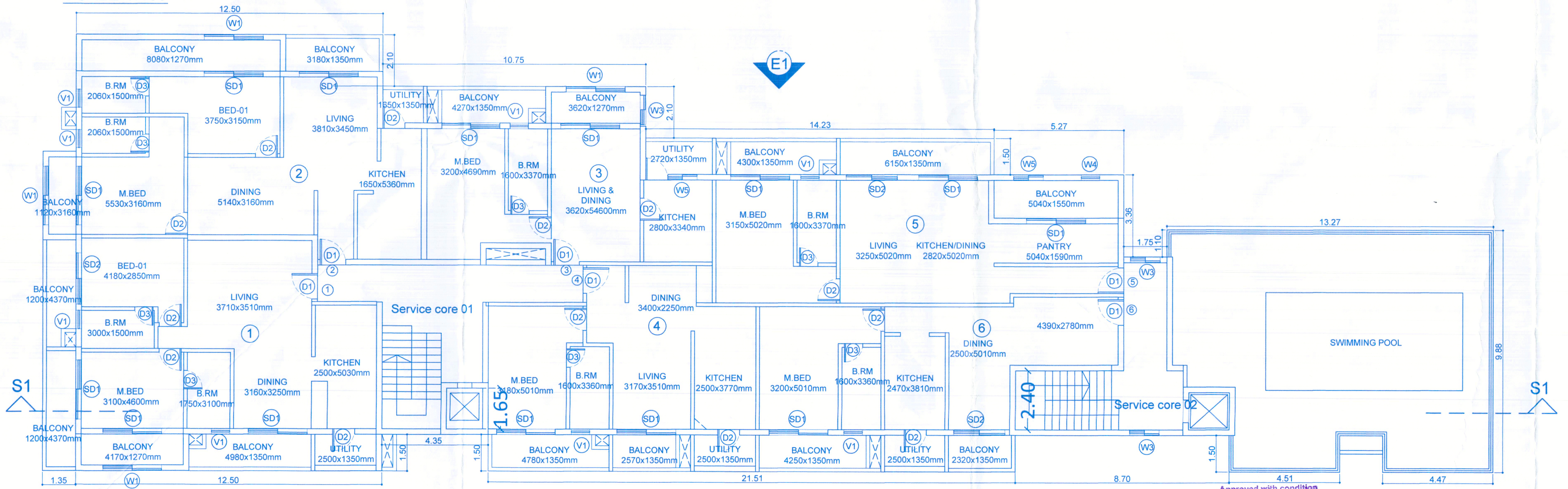
PARKING REQUIRED = 27
PARKING PROVIDED
TOTAL = 27 NOS

TOTAL NUMBER OF FLATS= 27

NOTE:
1. TELECOM ROOM PROVIDED IN THE BASEMENT
2. EV CHARGING POINT WITH CONDUIT PROVIDED AT BASEMENT LEVEL



TYPICAL FIRST AND SECOND FLOOR PLAN
SCALE-1:100

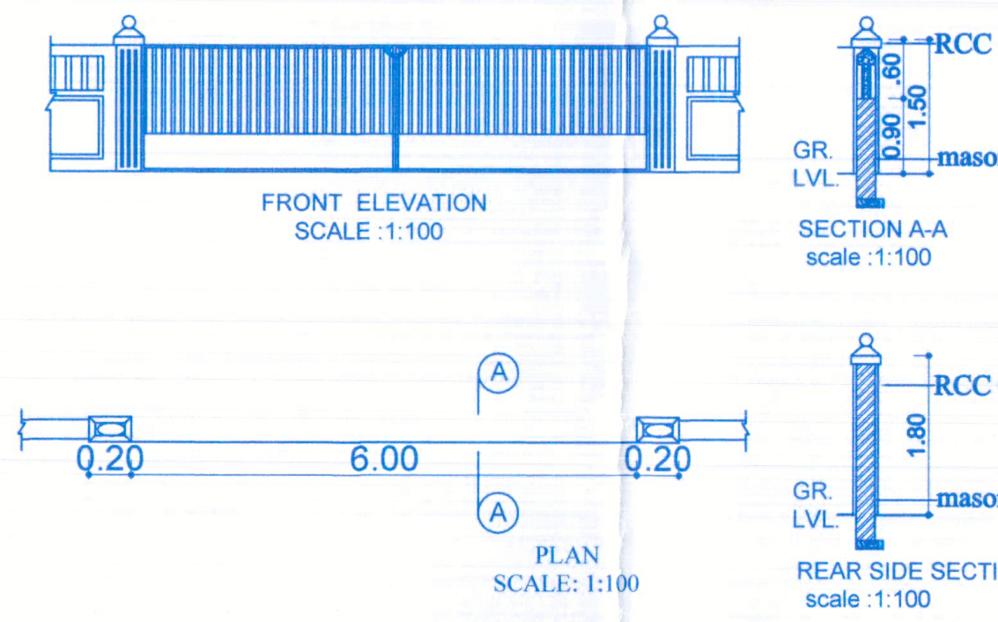


THIRD FLOOR PLAN
SCALE-1:100

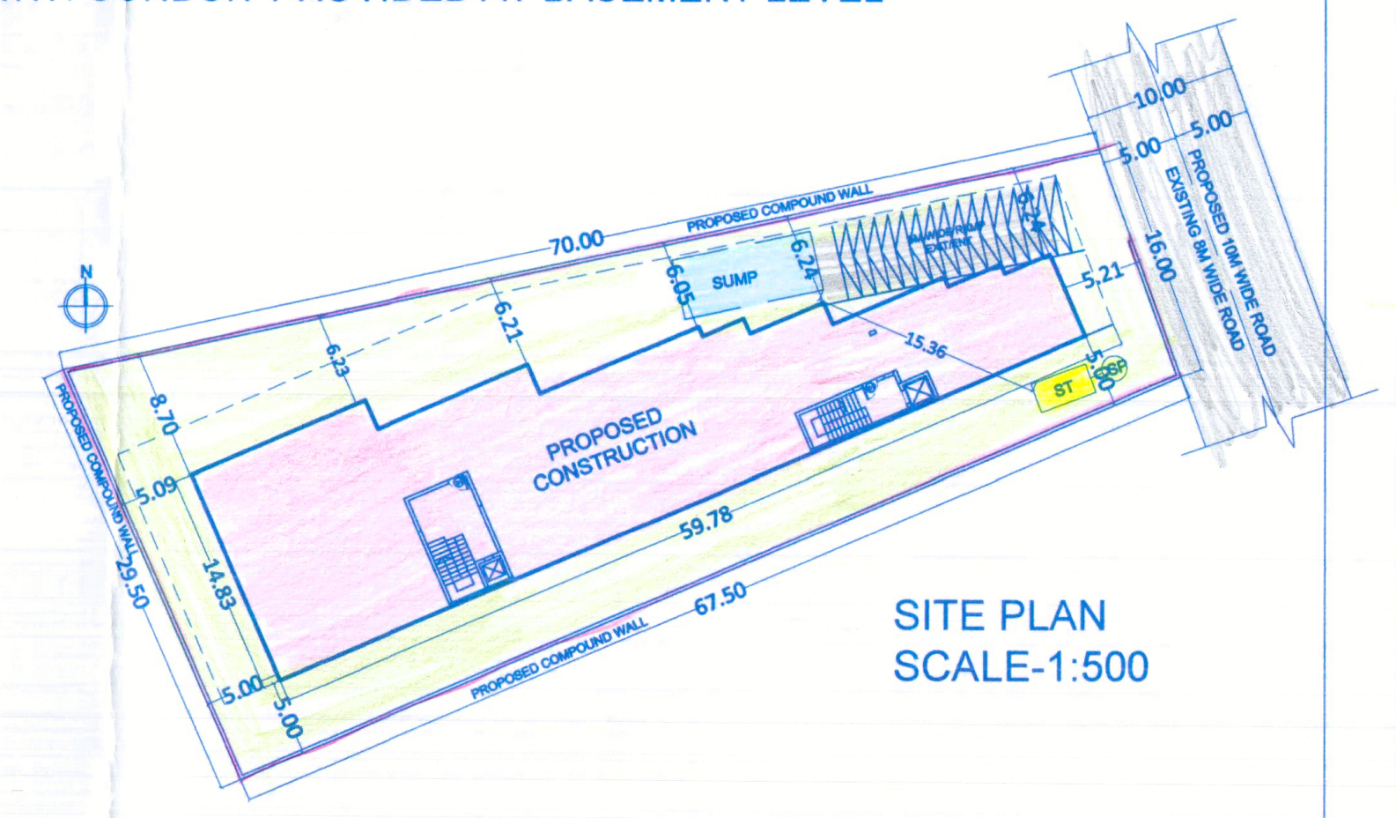
Approved with condition
vide letter
No. DC/8355/Bordem/BICH/TCP-26/437
Date: 3/2/26

DEPUTY TOWN PLANNER
Town & Country Planning Dept.
Bicholim- Goa

DETAILS OF PROPOSED COMPOUND WALL & GATE



LENGTH OF PROPOSED COMPOUND WALL = 176.50 R. M



SITE PLAN
SCALE-1:500

GROUND FLOOR	FIRST & SECOND FLOOR	THIRD FLOOR
Ground coverage 620sqm		
Service core-72.23sqm	Service core-72.23sqm	Service core-72.23sqm
APT 01: 2-BHK Area - 78.95 sqm	**APT 01**: 2-BHK Area - 88.43 sqm	**APT 01**: 2-BHK Area - 88.43 sqm
APT 02: 2-BHK Area - 89.50 sqm	**APT 02**: 2-BHK Area - 99.81 sqm	**APT 02**: 2-BHK Area - 99.81 sqm
APT 03: 1-BHK Area - 56.89 sqm	**APT 03**: 1-BHK Area - 66.03 sqm	**APT 03**: 1-BHK Area - 66.03 sqm
APT 04: 1-BHK Area - 63.27 sqm	**APT 04**: 1-BHK Area - 67.07 sqm	**APT 04**: 1-BHK Area - 67.07 sqm
APT 05: 1-BHK Area - 68.80 sqm	**APT 05**: 1-BHK Area - 79.90 sqm	**APT 05**: 1-BHK Area - 79.90 sqm
APT 06: 1-BHK Area - 63.60 sqm	**APT 06**: 1-BHK Area - 67.50 sqm	**APT 06**: 1-BHK Area - 67.50 sqm
APT 07: 2-BHK Area - 73.75 sqm	**APT 07**: 2-BHK Area - 88.30 sqm	

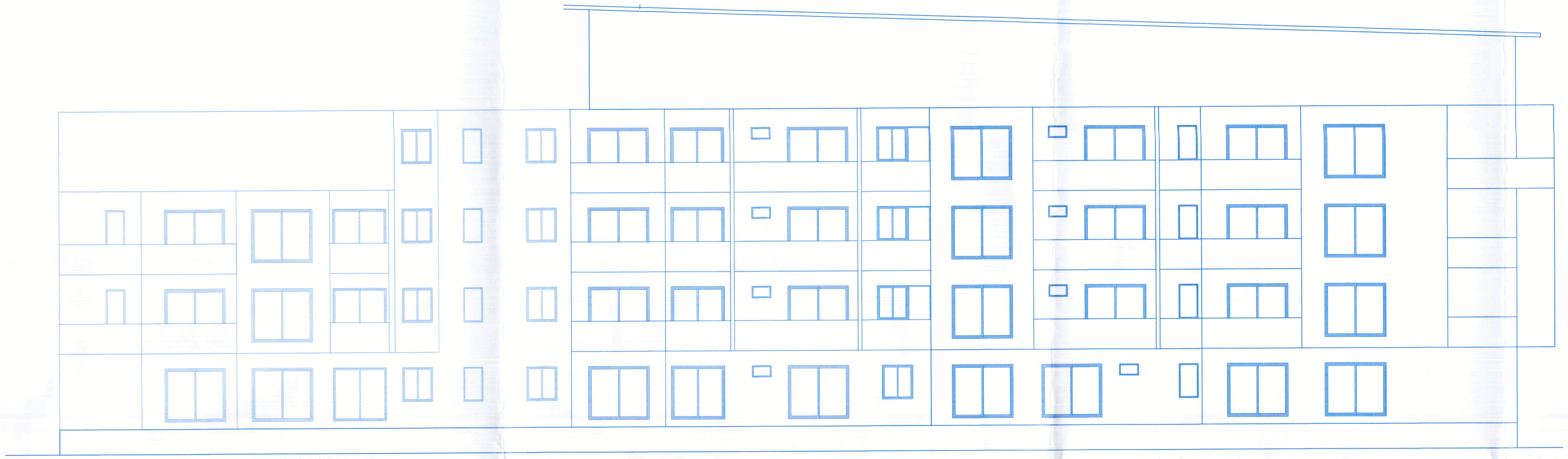
PROJECT TITLE :

PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING, COMPOUND
WALL AND SWIMMING POOL ON PLOT BEARING SY. NO.7/2-A
SITUATED AT- BORDEM VILLAGE, BICHOLIM TALUKA, GOA.

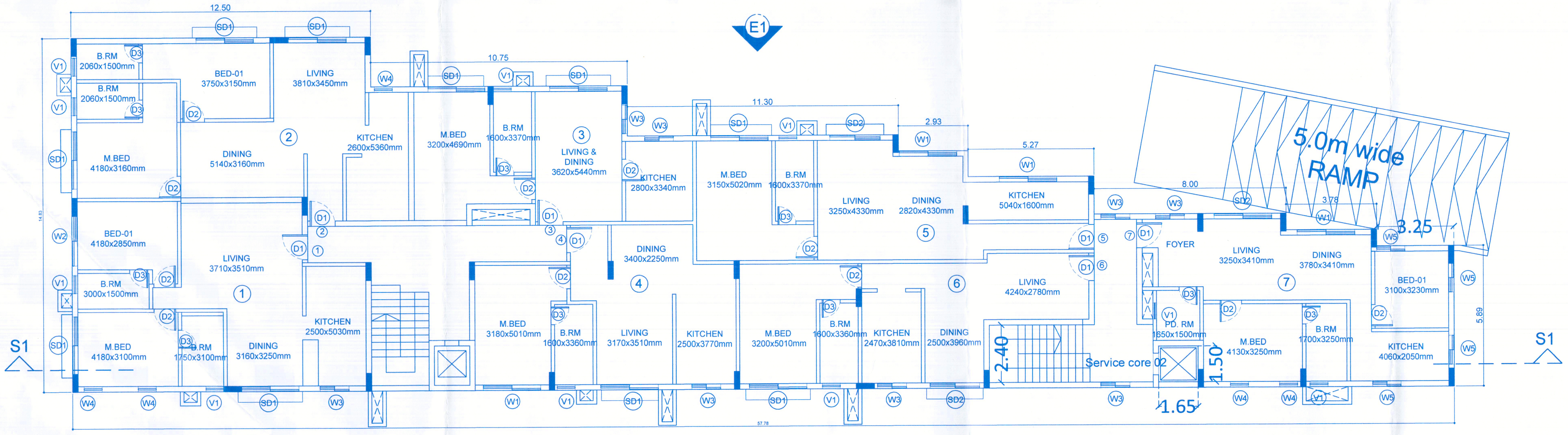
FOR - SSAS REALTY PROPERTIES LLP,
AUTHORISED REPRESENTATIVE MRS. SEEMA SUMIT BAGARIA

SUBMISSION DRAWING

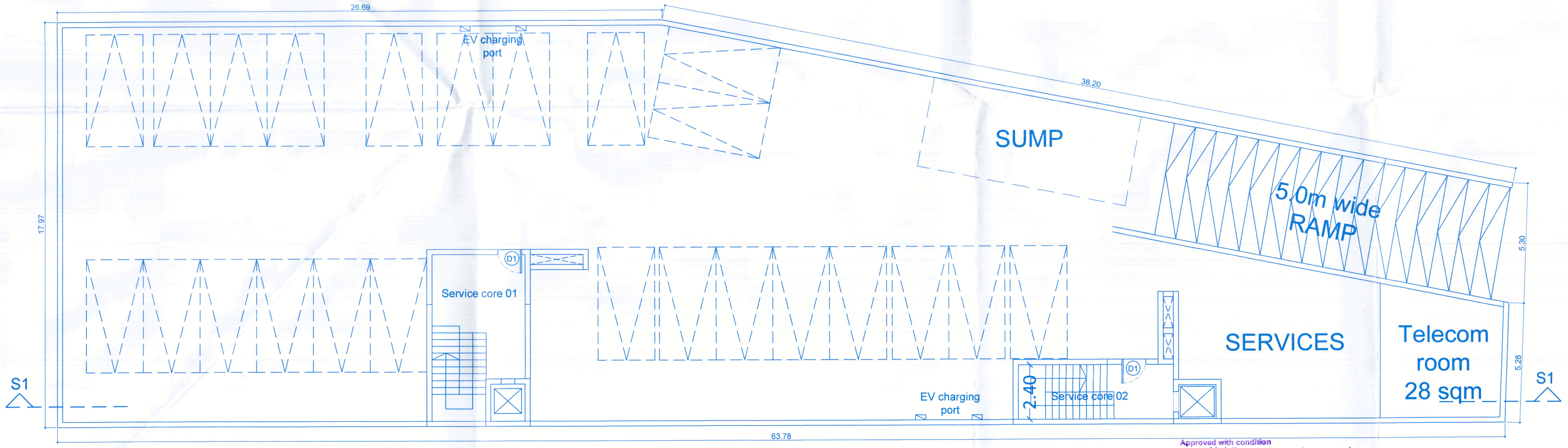
OWNER SIGN	CONSULTANT SIGN
	PRATHAMESH BHAT BE (CIVIL) T.C.P. Reg. No. ER/0020/2022 Engineer



ELEVATION - E1
SCALE-1:100



GROUND FLOOR PLAN
SCALE-1:100



BASEMENT FLOOR PLAN
SCALE-1:100

Approved with condition
vide letter
No: DC/S2SS/Bordem/BICH/TCP-26/437
Date: 3/2/26
DEPUTY TOWN PLANNER
Town & Country Planning Dept.
Bicholim- Goa

PROJECT TITLE :	
PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING, COMPOUND WALL AND SWIMMING POOL ON PLOT BEARING SY. NO.7/2-A SITUATED AT- BORDEM VILLAGE, BICHOLIM TALUKA, GOA. FOR - SSAS REALTY PROPERTIES LLP, AUTHORISED REPRESENTATIVE MRS. SEEMA SUMIT BAGARIA	
SUBMISSION DRAWING	
OWNER SIGN	CONSULTANT SIGN
	PRATHAMESH BHAT BE (C...) T.C.P. Reg. No. ER/0020/2022 Engineer