

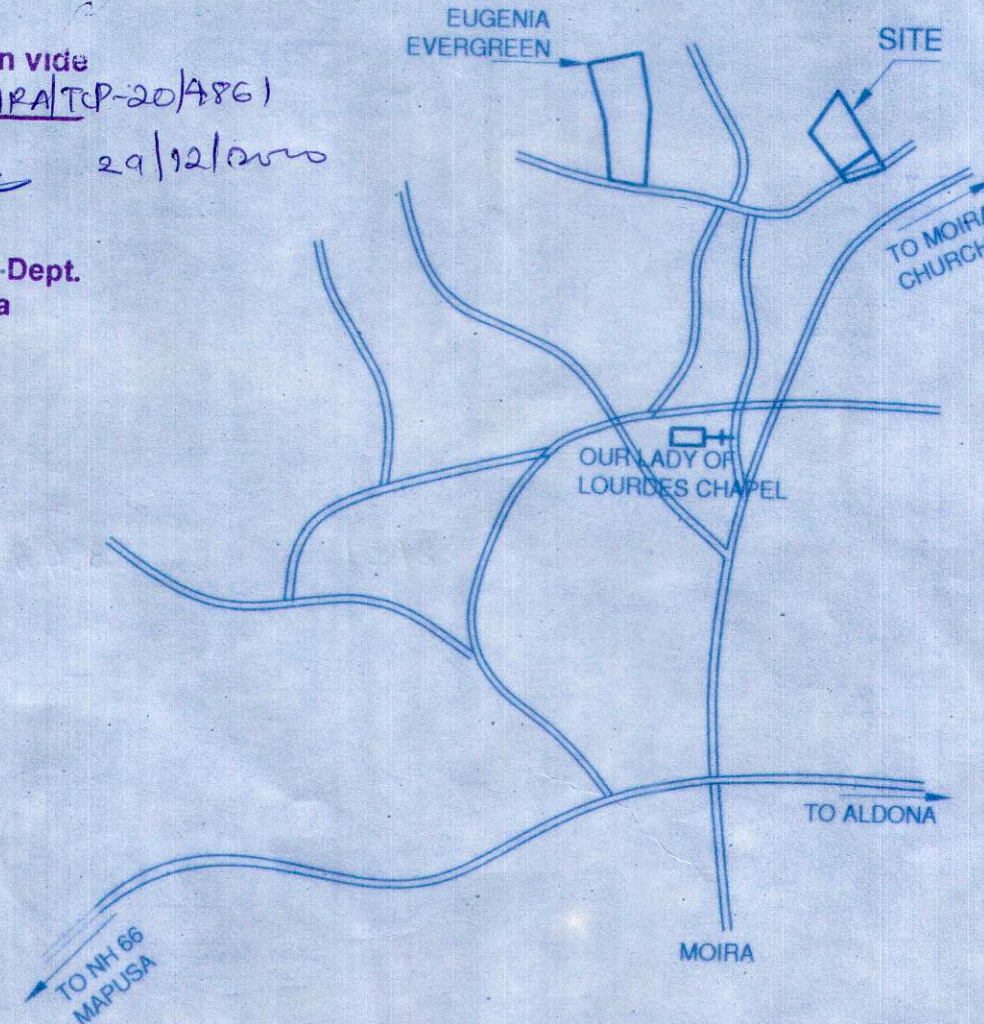
Approval Subject to N.O.C. vide  
Letter No. AEX/III/IO&M/2020-2021/TECH-5/1690 dt 14/01/2021

Assistant Engineer  
Electricity Department  
Sub-Div. II, Mapusa

Approved with condition vide  
L. No.: TPBZ/925/MOIRA/CP-20/4861

*[Signature]* 29/12/2020  
Dy. Town Planner  
Town & Country Planning Dept.  
Govt. of Goa, Mapusa

EUGENIA EVERGREEN  
SITE



LOCATION PLAN  
Not to Scale

Approved vide permission  
No. VP/Moi/F/2020-2021/990  
Dated: 5/12/2020

SECRETARY  
Village Panchayat Moira  
Bardez-Goa.



**SUB-SITE PLAN /01  
AREA STATEMENT**

Area of the plot	1850.00sqm	
Deduction for		
(a)Area within road widening /proposed		
(b)Area reserved for any other use		
Effective area of plot (01-02)	1850.00 sqm	
<b>Total coverage</b>		
Permissible coverage	40%	740.00sqm
Proposed coverage	21.31% <i>handwritten</i>	394.40sqm <i>handwritten</i>
<b>Floor area on all floors</b>		
Permissible F.A.R	60%	1110.00 sqm
Ground Floor F.A.R (170.34+180.51)	350.85 sqm	
First Floor F.A.R (168.04+180.51)	348.55 sqm	
Terrace floor F.A.R (18.68+15.90)	34.58 sqm	
TOTEL F.A.R	39.67%	733.98 sqm
Total Compound Wall (Existing)	207.30 Rmt	
Total Parking	2 Nos	

**DETAILS OF AREA AND USE FLOOR WISE**

Floor	Use	Total B.U.A.	Floor Area	AreaFreeFrom FAR Balc / Verandah	F.A.R
Villa-A					
G.Fl.	Res.	199.19	170.34	28.85	170.34
1st Fl.	Res.	188.04	168.04	20.00	168.04
Terrace.	Res.	18.68	18.68	--	18.68
Total		405.91	357.06	48.85	357.06

**DETAILS OF AREA AND USE FLOOR WISE**

Floor	Use	Total B.U.A.	Floor Area	AreaFreeFrom FAR Balc / Verandah	F.A.R
Villa-B					
G.Fl.	Res.	195.21	180.51	14.70	180.51
1st Fl.	Res.	195.21	180.51	14.70	180.51
Terrace.	Res.	15.90	15.90	--	15.90
Total		406.32	376.92	29.40	376.92

SCALE - 1:100/500	DRAWN BY - MEHBOOB
DATE - 26/11/2020	CHECKED- NILESH SALKAR
DWG NO	SUB-SITE PLAN /01
DRAWING	SITE PLAN, LOCATION PLAN AND COMPOUND WALL
CLIENT	SUSHEELA HOMES & PROPERTIES PVT. LTD.
PROJECT	PROPOSED VILLA ON PLOT BEARING SURVEY No. 65/5 AT MOIRA VILLAGE TALUKA BARDEZ - GOA.
LOCATION	MOIRA

SIGN OF ARCHITECT *[Signature]* SIGN OF OWNER *[Signature]*  
Nilesh Salkar Associates  
CA/89/12748  
AR/0104/2011  
DIRECTOR

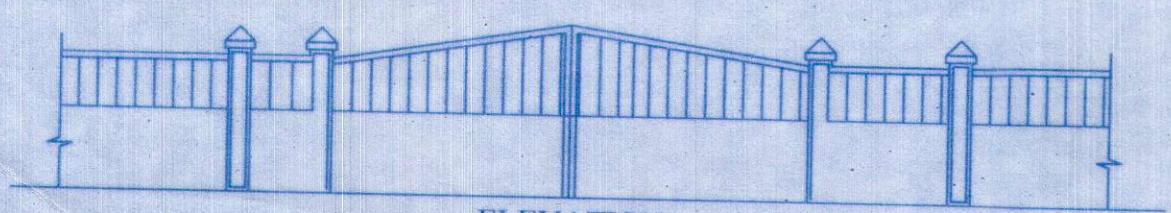
nilesh salkar associates  
architecture - engineering - interior design - valuation

Approved with condition vide  
L. No. PHCA/NOC/Const./2020-21/1244  
Date 20/01/2021

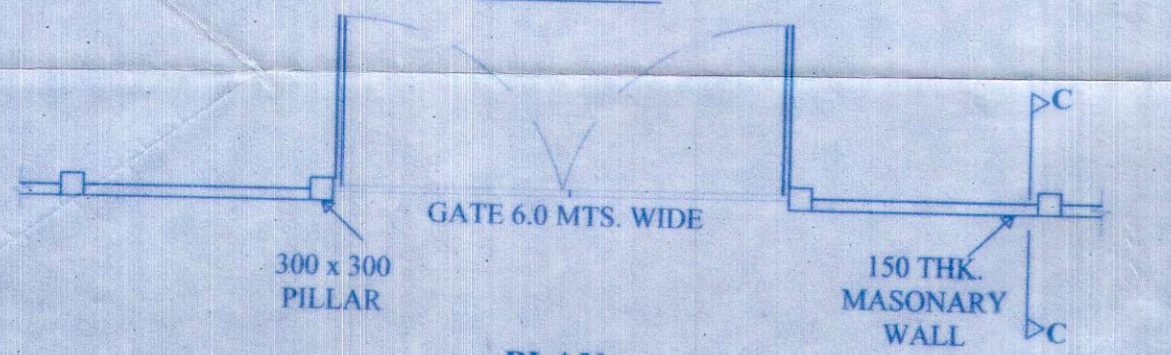
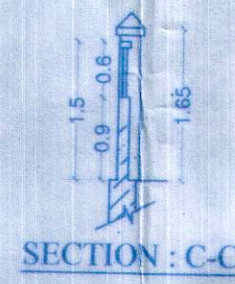
*[Signature]*  
Health Officer  
Primary Health Centre, Aldona



SITE PLAN  
Scale 1:500



ELEVATION  
EXISTING



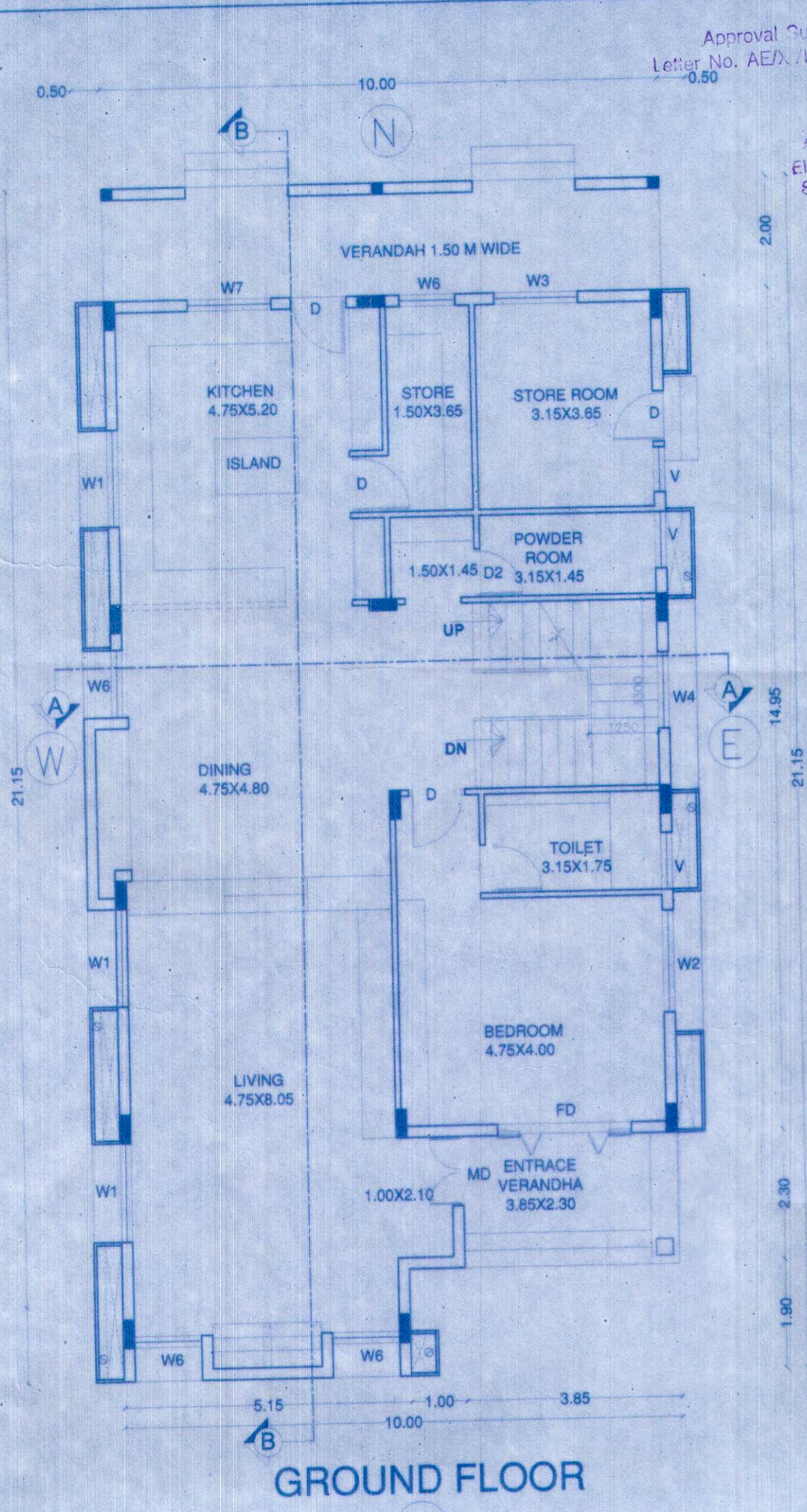
PLAN  
EXISTING  
COMPOUND WALL DETAILS  
SCALE -1:100



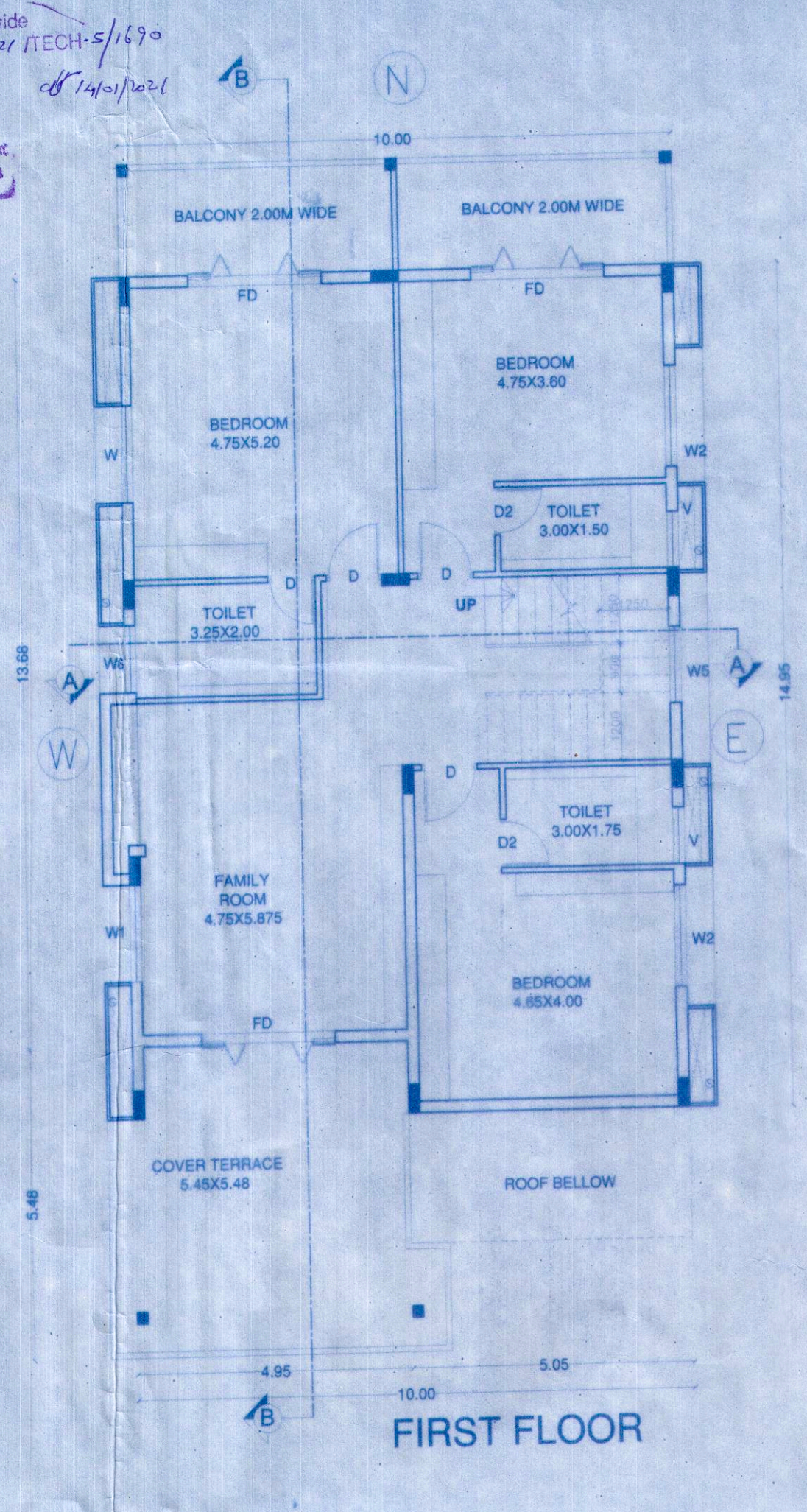
# SUB-VILLA-A /02

## SCHEDULE OF DOORS/WINDOWS

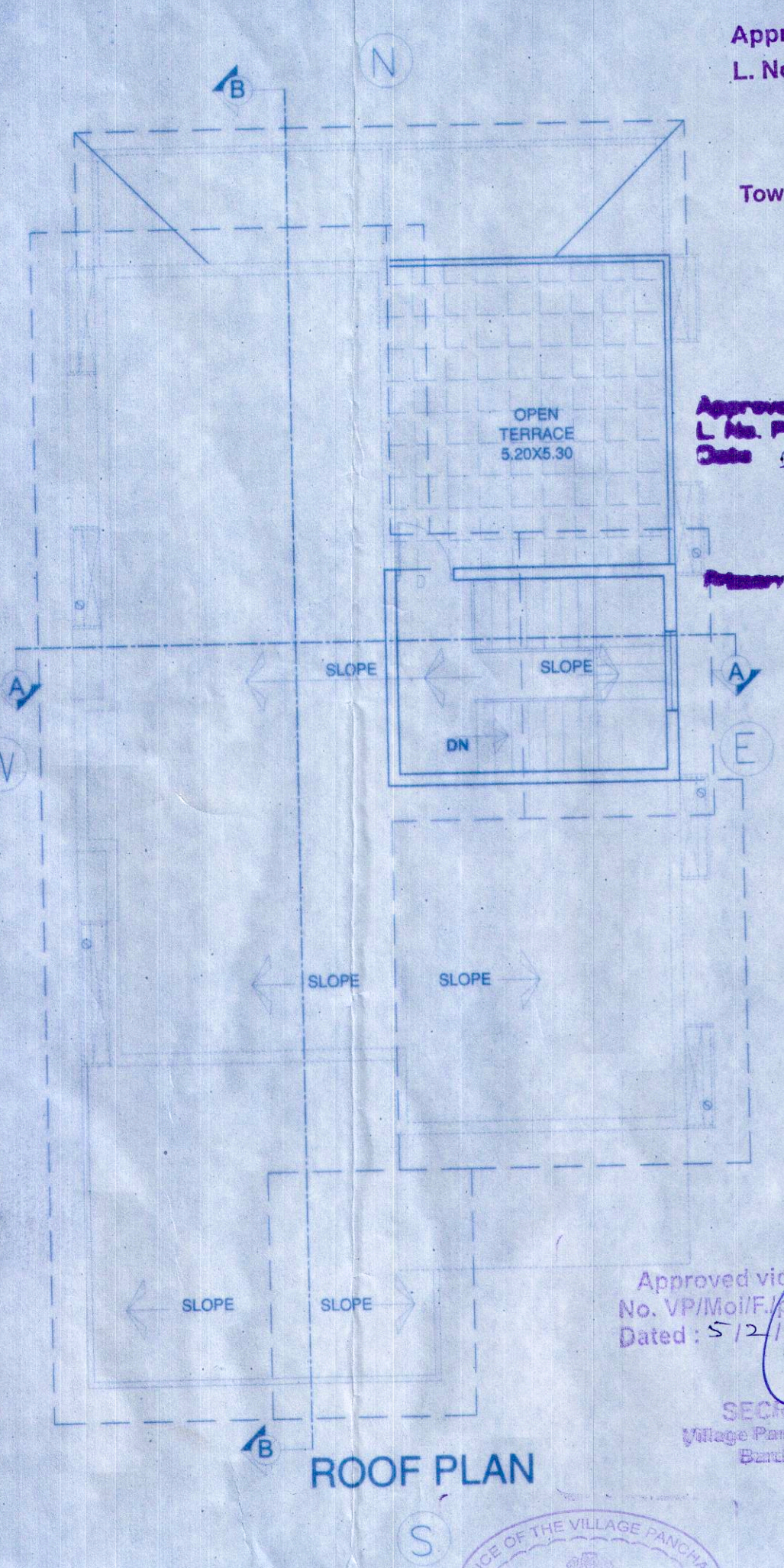
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D	1.00M X 2.25M
D1	0.90M X 2.25M
D2	0.85M X 2.25M
FD	2.40M X 2.50M
W1	1.725M X 1.50M
W2	1.80M X 1.50M
W3	1.50M X 1.50M
W4	1.35M X 1.50M
W5	1.20M X 1.50M
W6	1.00M X 1.20M
V7	1.50M X 1.20M
V1	1.00M X 1.00M



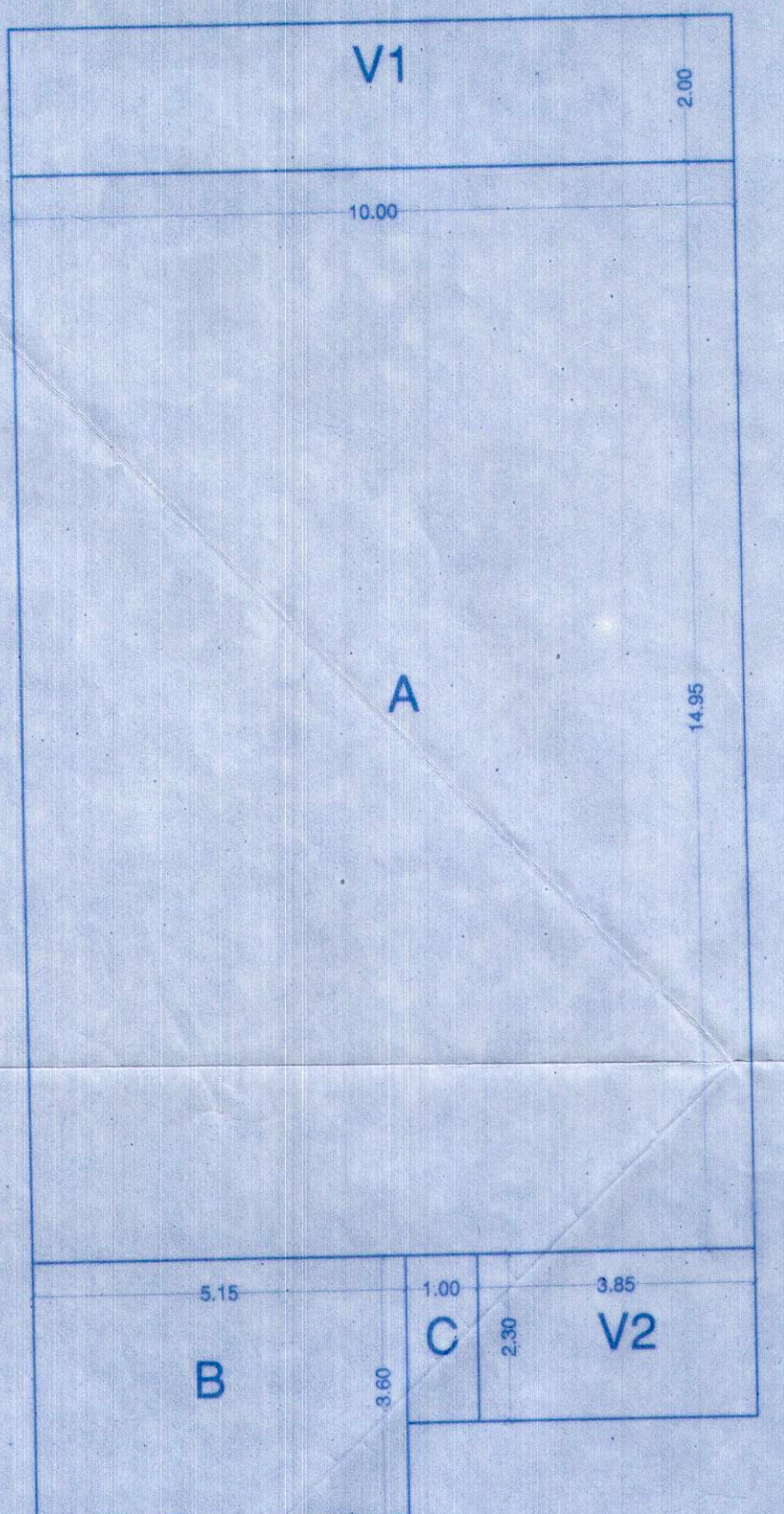
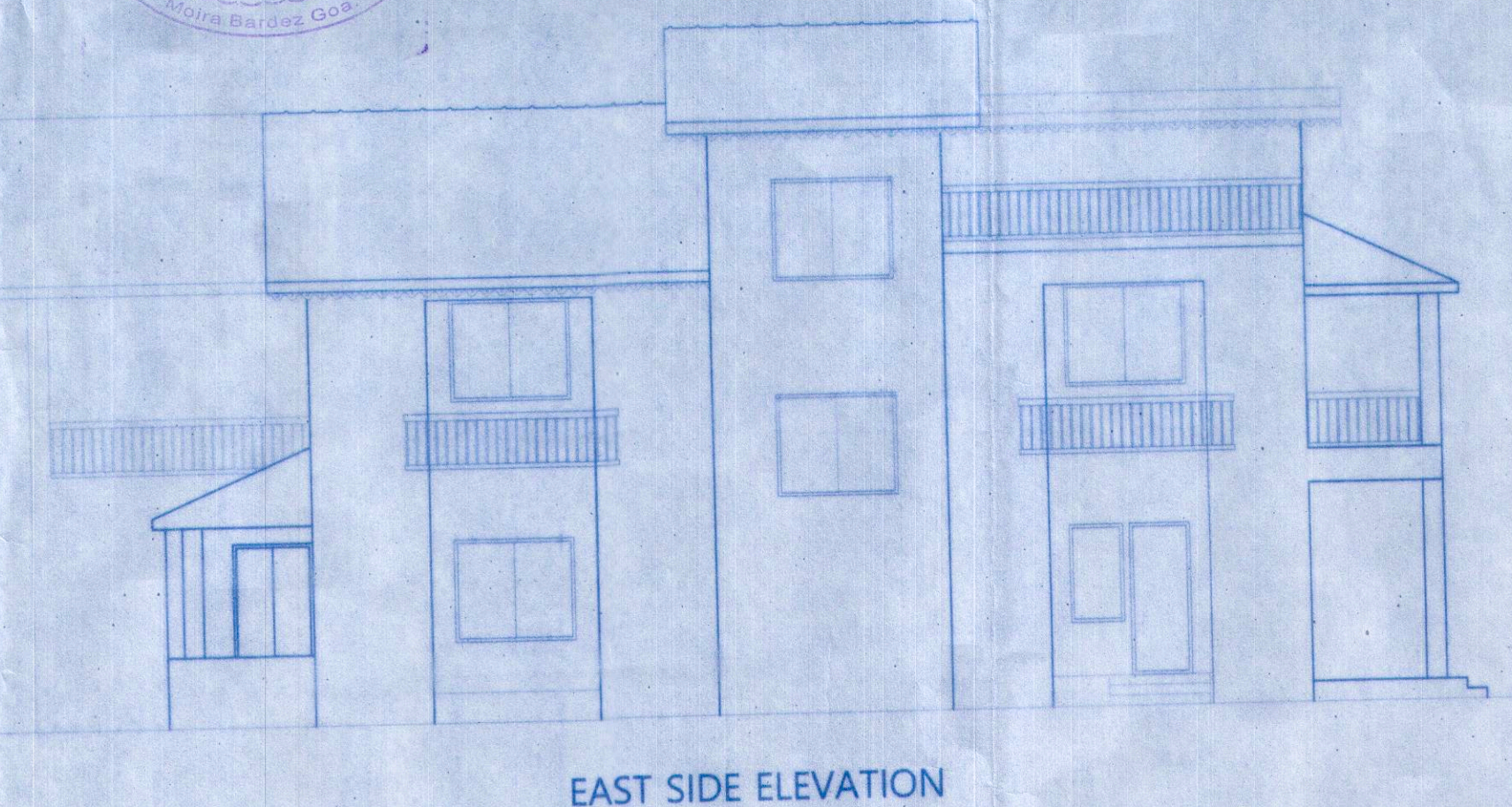
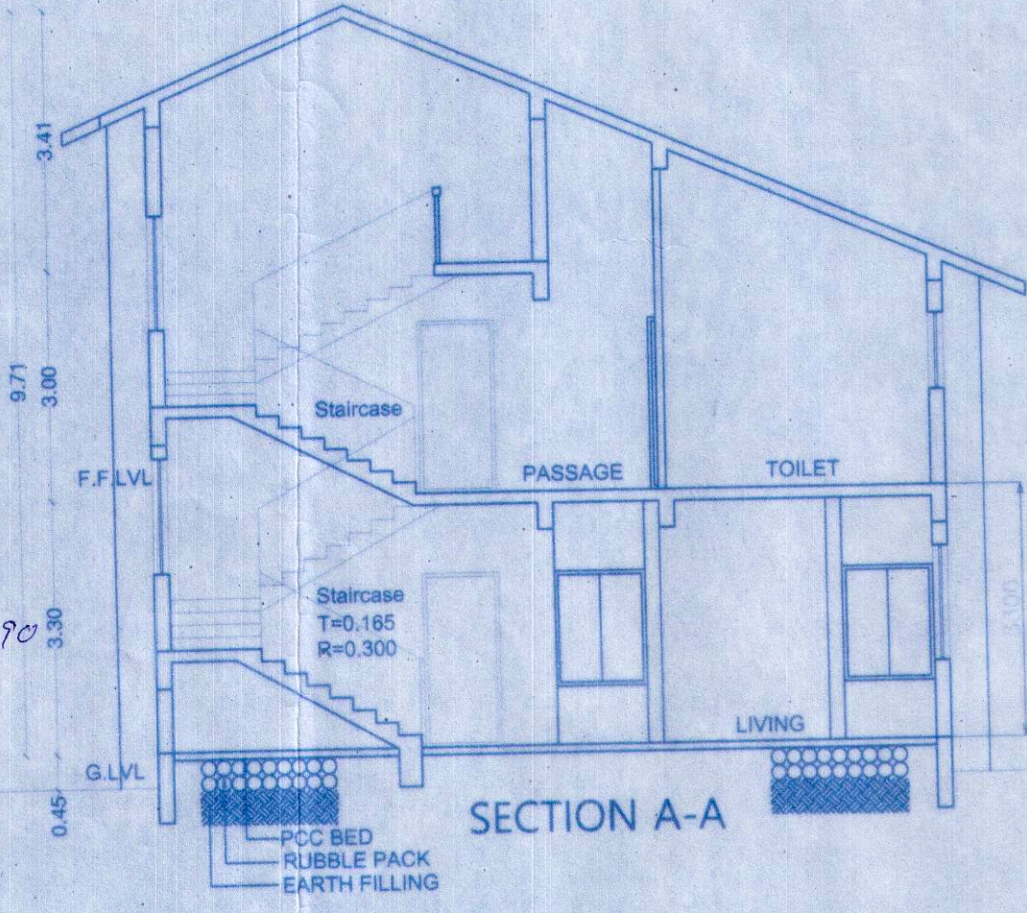
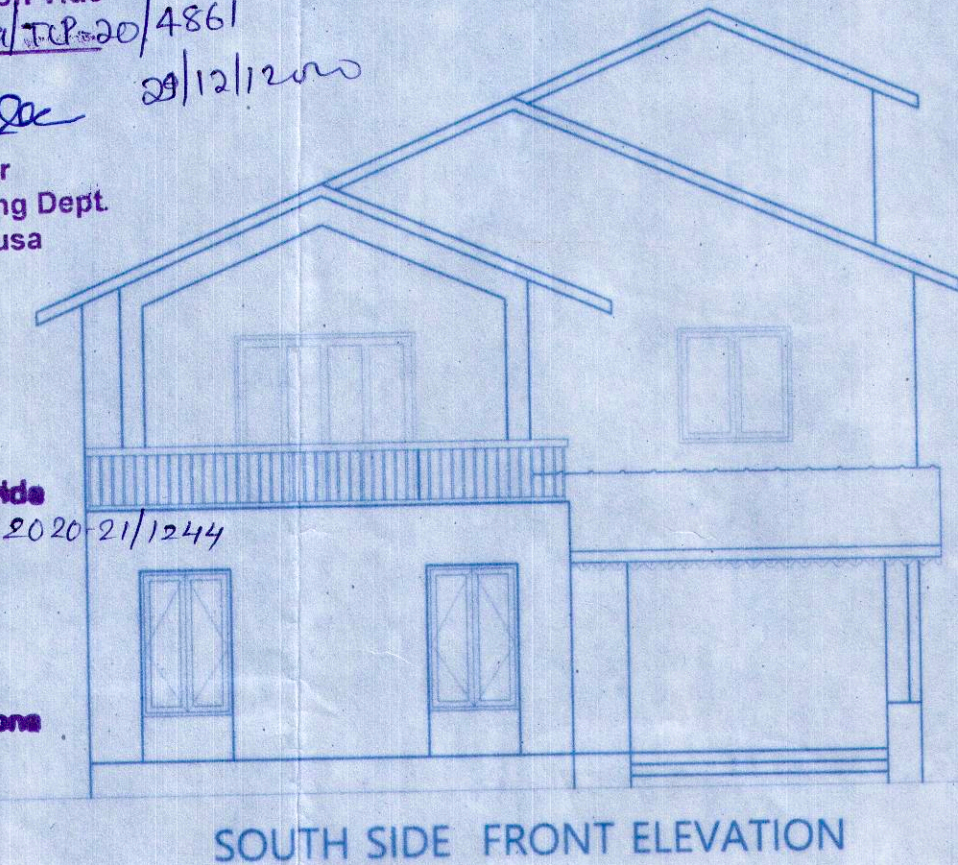
GROUND FLOOR



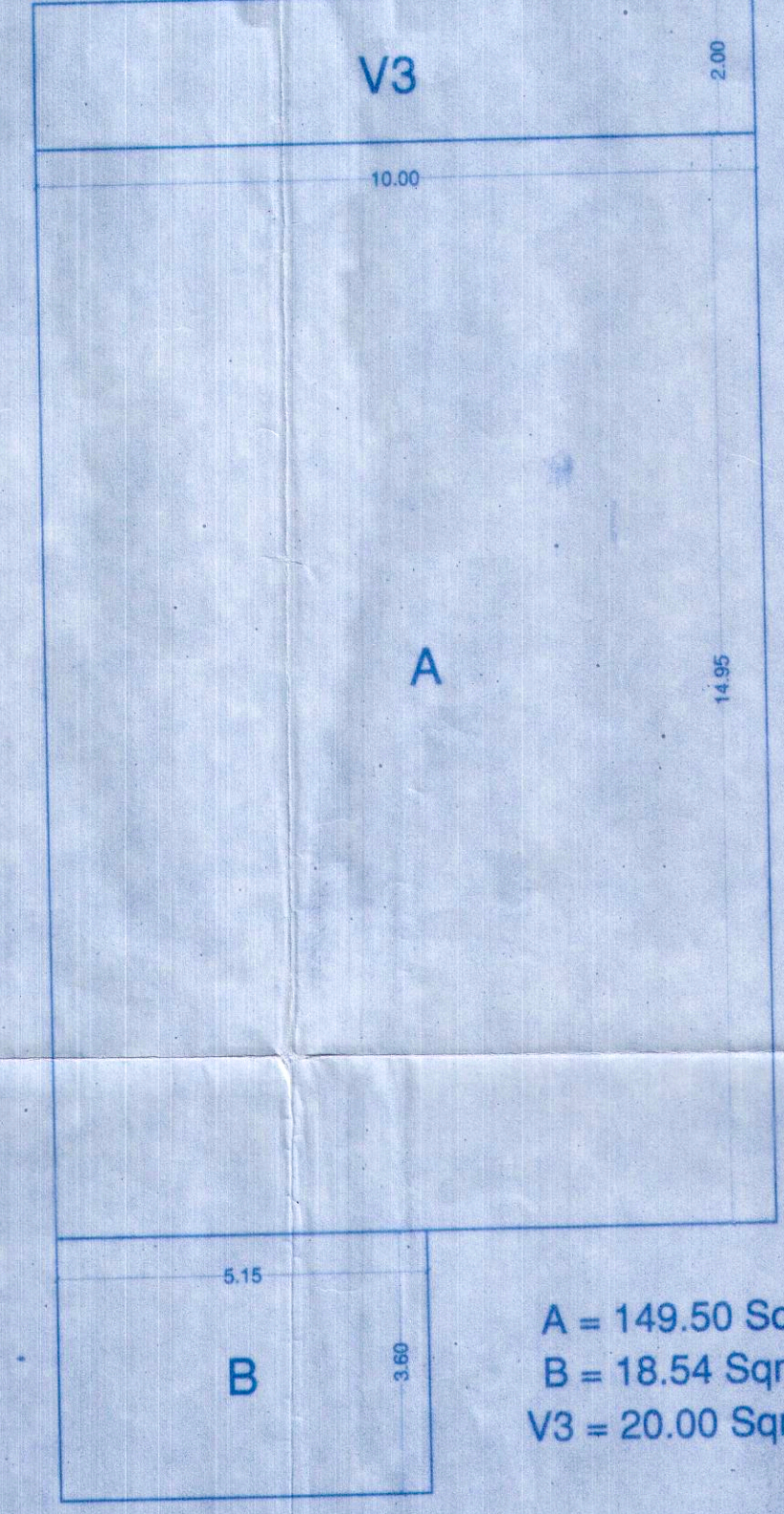
FIRST FLOOR



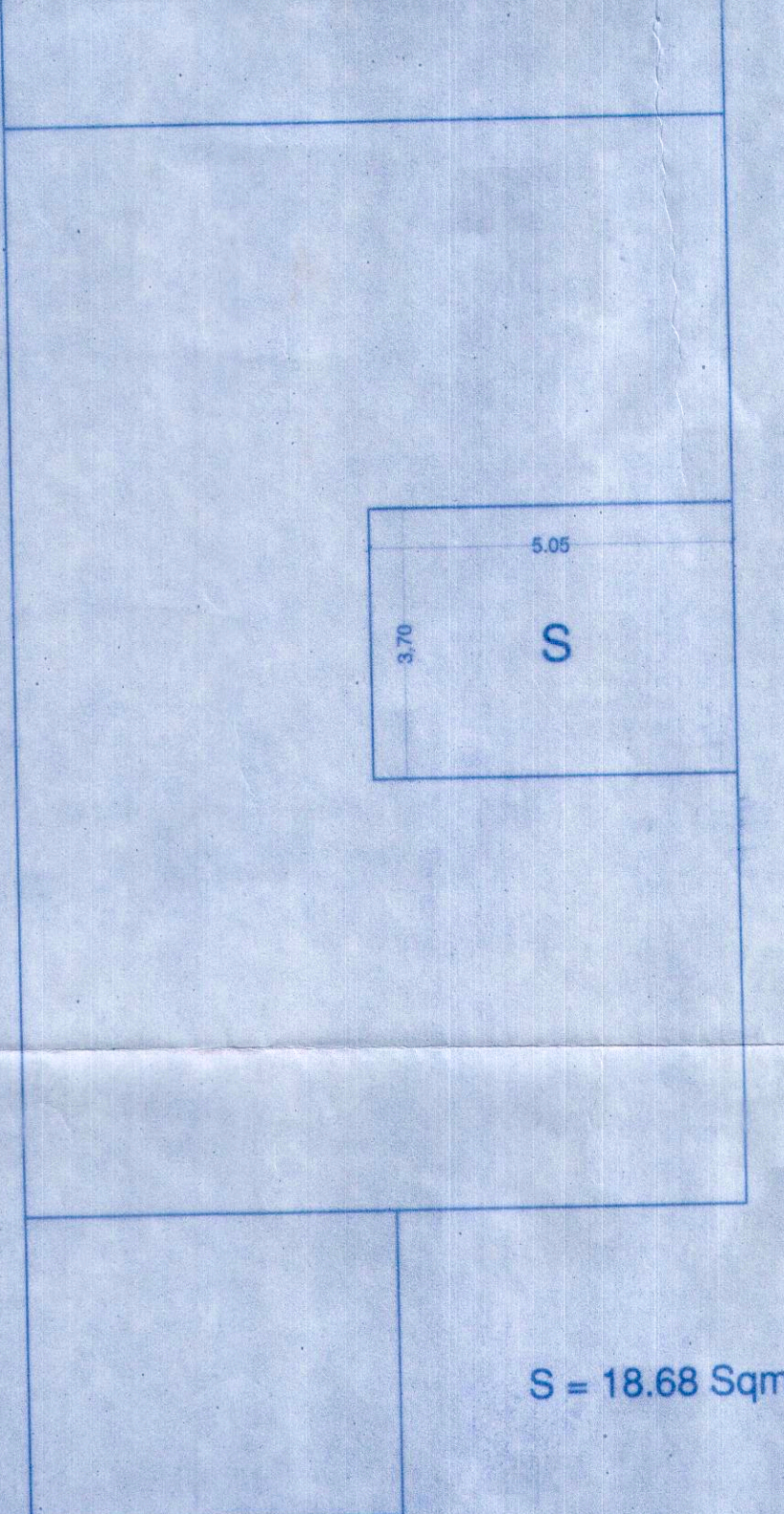
ROOF PLAN



GROUND FLOOR PLAN



FIRST FLOOR PLAN



ROOF PLAN

FOR COVERAGE

COVERED AREA = A+B+C = 170.34 Sqmt

FRONT AND BACK VERANDAH = V1+V2 = 28.85 Sqmt

TOTAL COVERED AREA = A+B+C+V1+V2 = 199.19 Sqmt

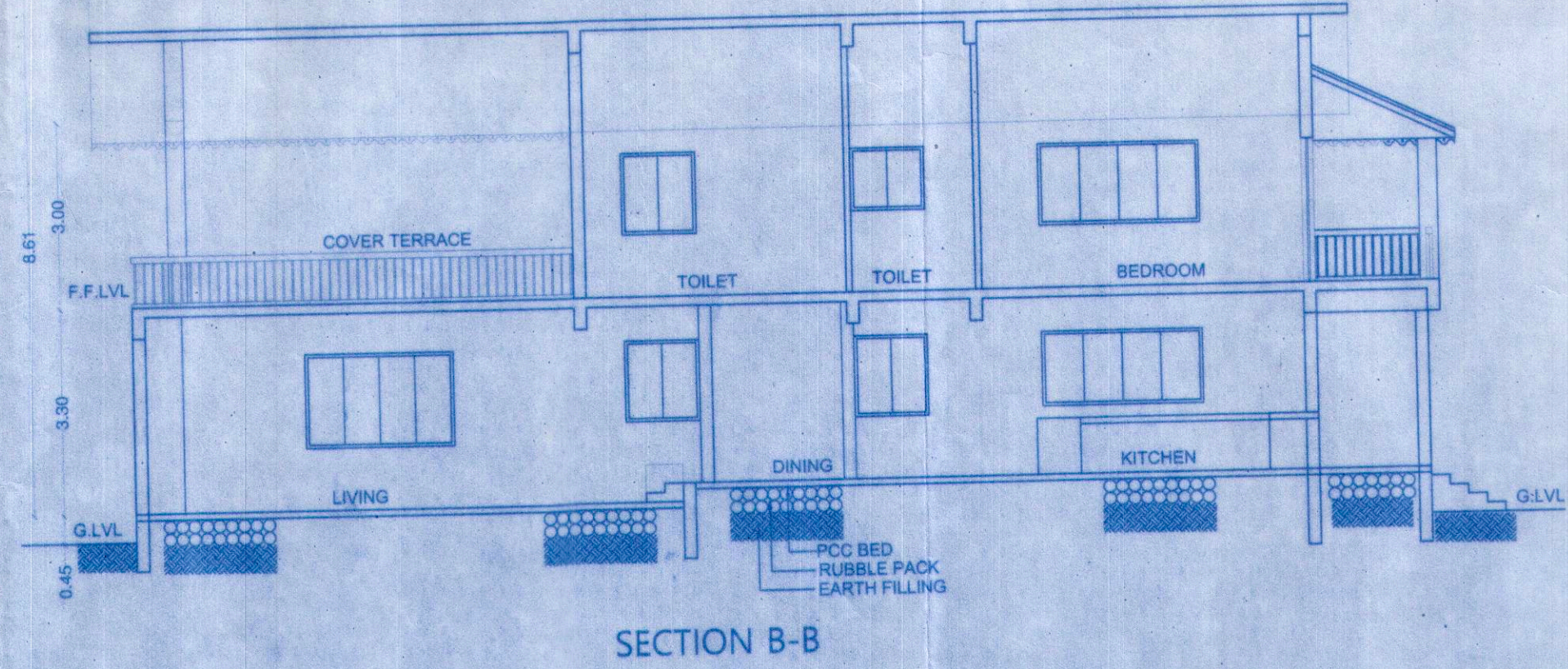
FOR F.A.R

FAR AREA = A+B = 168.04 Sqmt

BALCONY = V3 = 20.00 Sqmt

TOTAL AREA = A+B+V3 = 188.04 Sqmt

FAR AREA = S = 18.68 Sqmt



Approved with condition vide  
L. No.: 178/125 Moira T.P-20/4861  
28/12/2020  
Dy. Town Planner  
Town & Country Planning Dept.  
Govt. of Goa, Mapusa

Approved with condition vide  
L. No. PMCA/MOC/Const. 2020/21/244  
20/10/2021  
Health Officer  
Primary Health Centre, Aidons

Approved with permission  
No. VP/Moira/2020-2021/970  
Dated: 5/12/2020  
SECRETARY  
Village Panchayat Moira  
Bardez-Goa.



SCALE - 1:100	DRAWN BY - MEHBOOB
DATE - 26/11/2020	CHECKED- NILESH SALKAR
DWG NO	SUB-VILLA-A /02
DRAWING	PLAN,SECTION, ELEVATION
CLIENT	SUSHEELA HOMES & PROPERTIES PVT. LTD
PROJECT	PROPOSED VILLA ON PLOT BEARING SURVEY No. 65/5 AT MOIRA VILLAGE TALUKA BARDEZ - GOA .
LOCATION	MOIRA
SIGN OF ARCHITECT	SIGN OF OWNER

*Nilesh Salkar*  
Nilesh Salkar Associates  
CA/89/12748  
AR/10/04/2011  
FOR SUSHEELA HOMES & PROPERTIES PVT. LTD.  
*Nilesh Salkar*  
DIRECTOR

**nilesh salkar associates**  
architecture - engineering - interior design- valuation

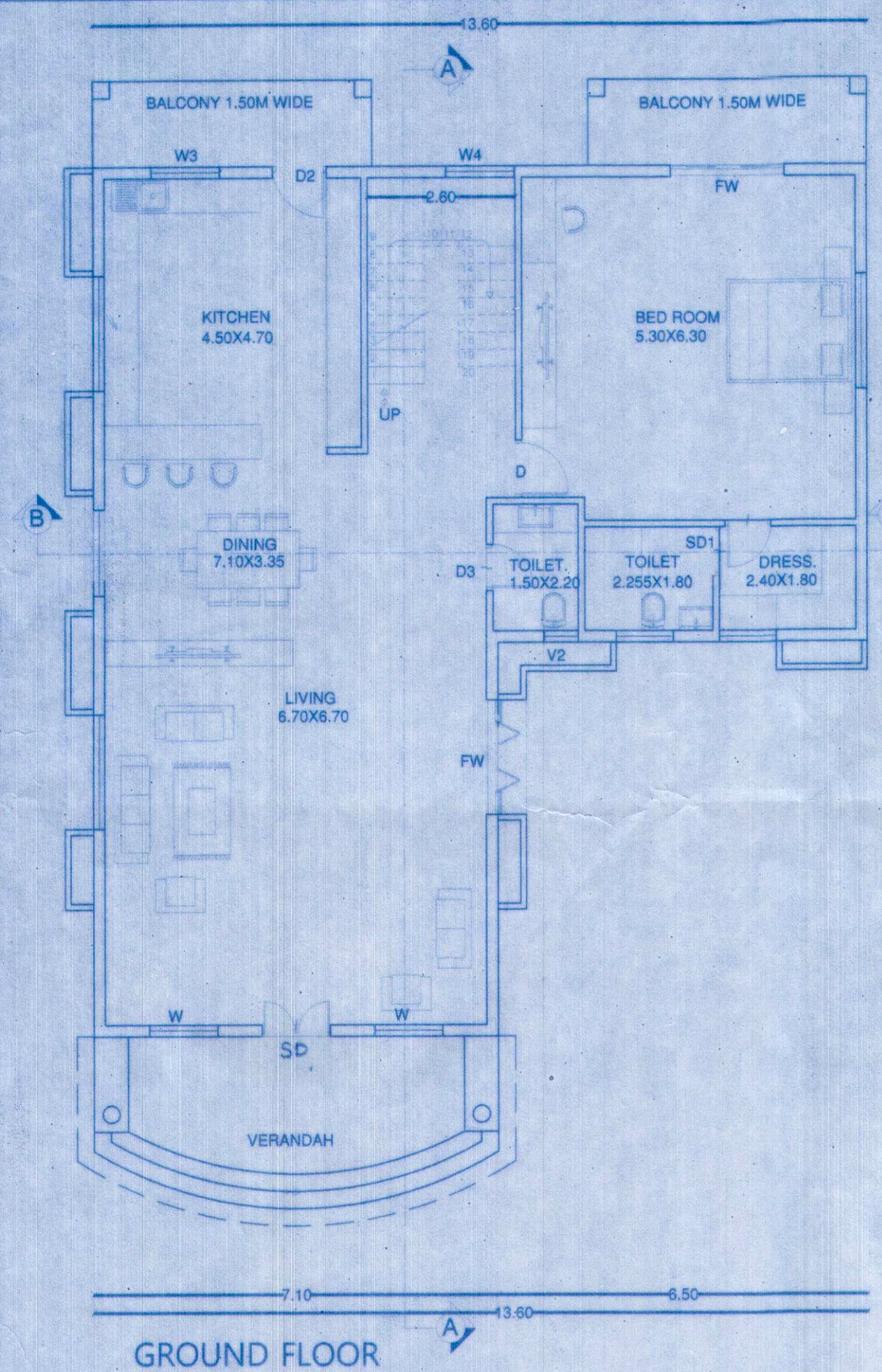
5th floor, susheela, f.1, gomes road, vasco - da - gama, goa - 403-802  
tel:+91 832 2511110, fax:+91 832 2512967, email:nilesh.salkar@gmail.com



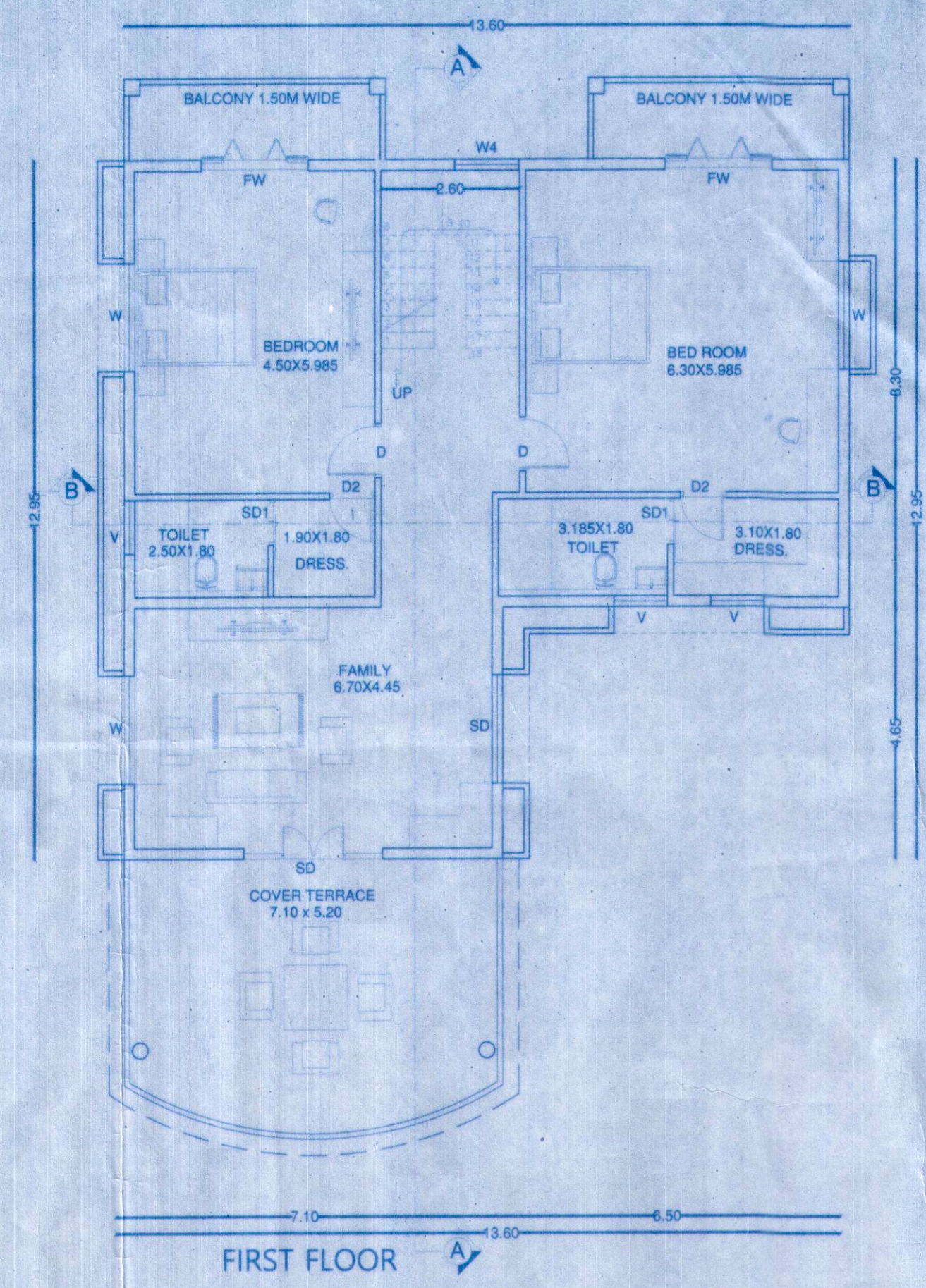
# SUB-VILLA-B /03

## SCHEDULE OF DOORS/WINDOWS

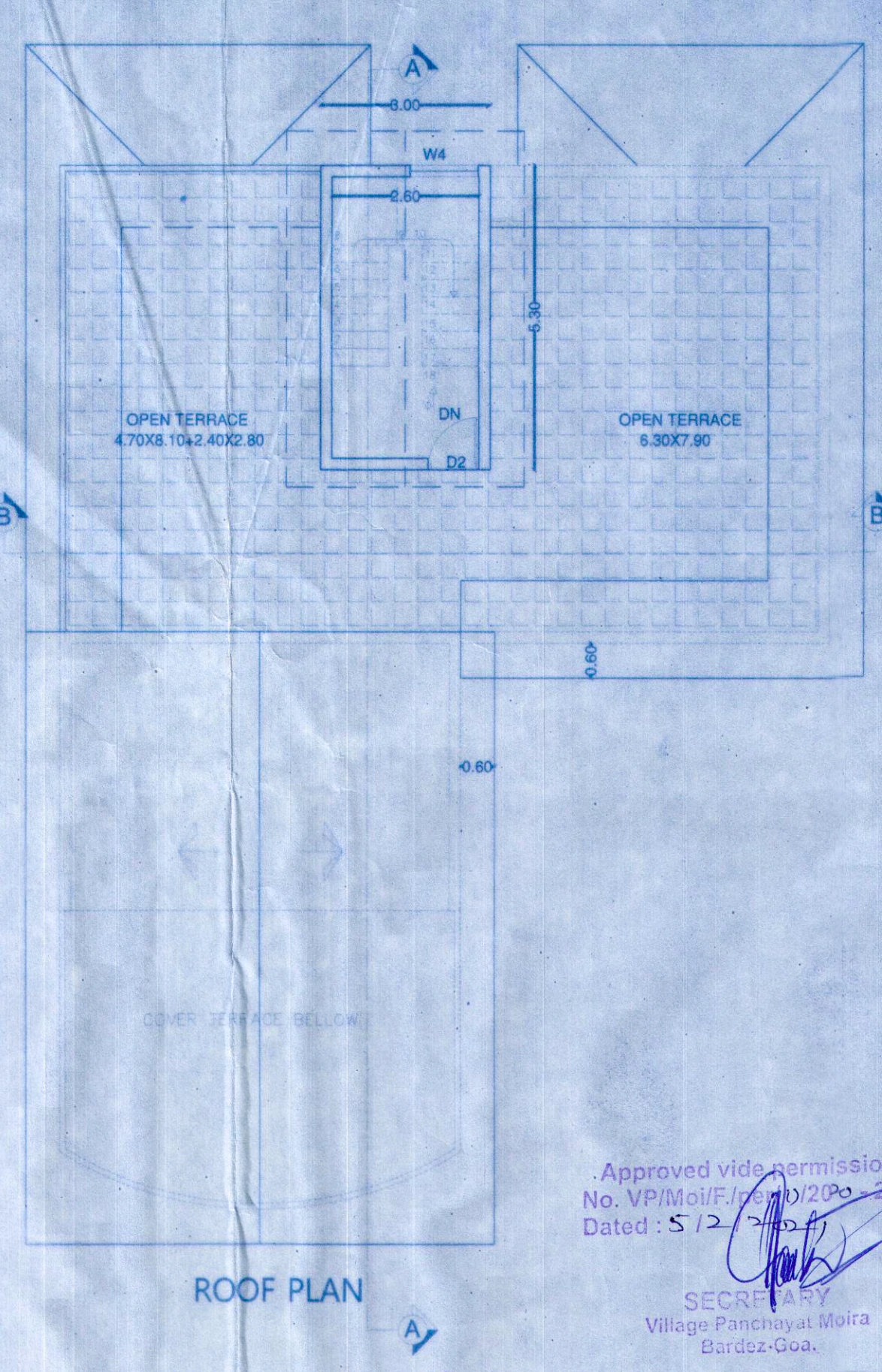
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D2	0.90M X 2.25M
D3	0.85M X 2.25M
SD1	0.85M X 2.25M
SD	2.00M X 2.25M
FD	2.00M X 2.25M
W	1.50M X 2.05M
W1	2.00M X 1.50M
W2	1.20M X 1.20M
W3	1.00M X 1.00M
W4	1.20M X 1.50M
V	1.00M X 1.00M



GROUND FLOOR



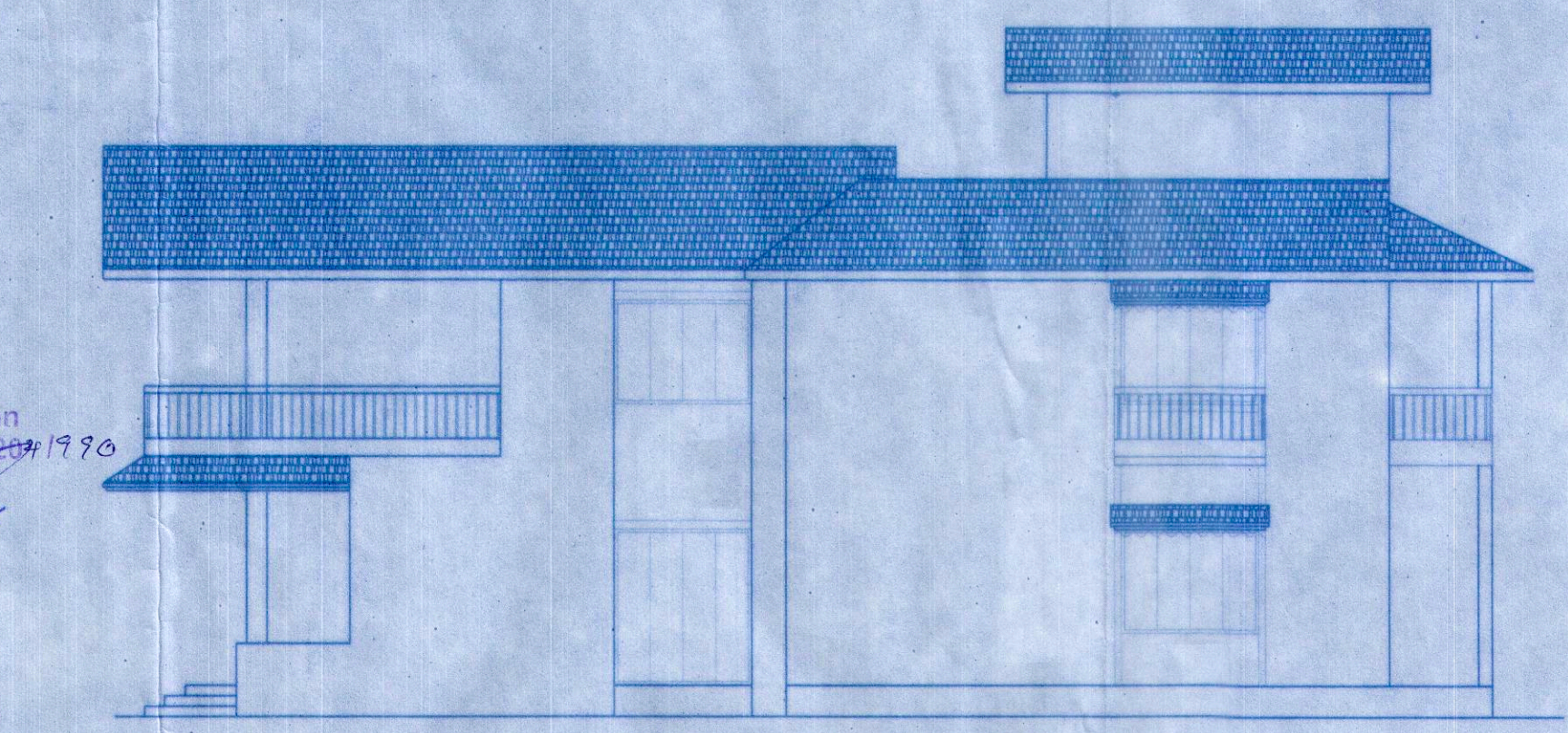
FIRST FLOOR



TERRACE FLOOR PLAN



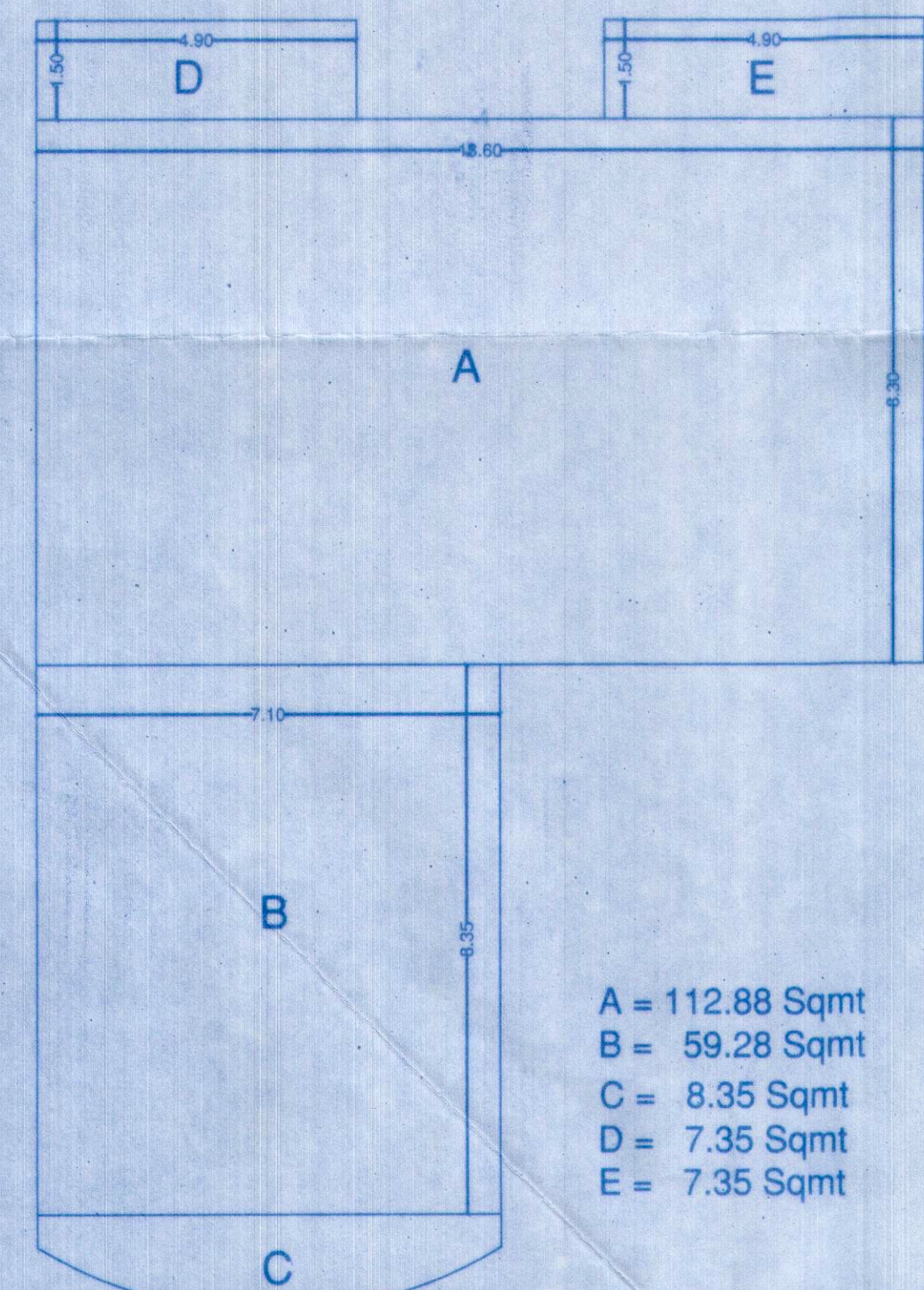
SOUTH SIDE ELEVATION



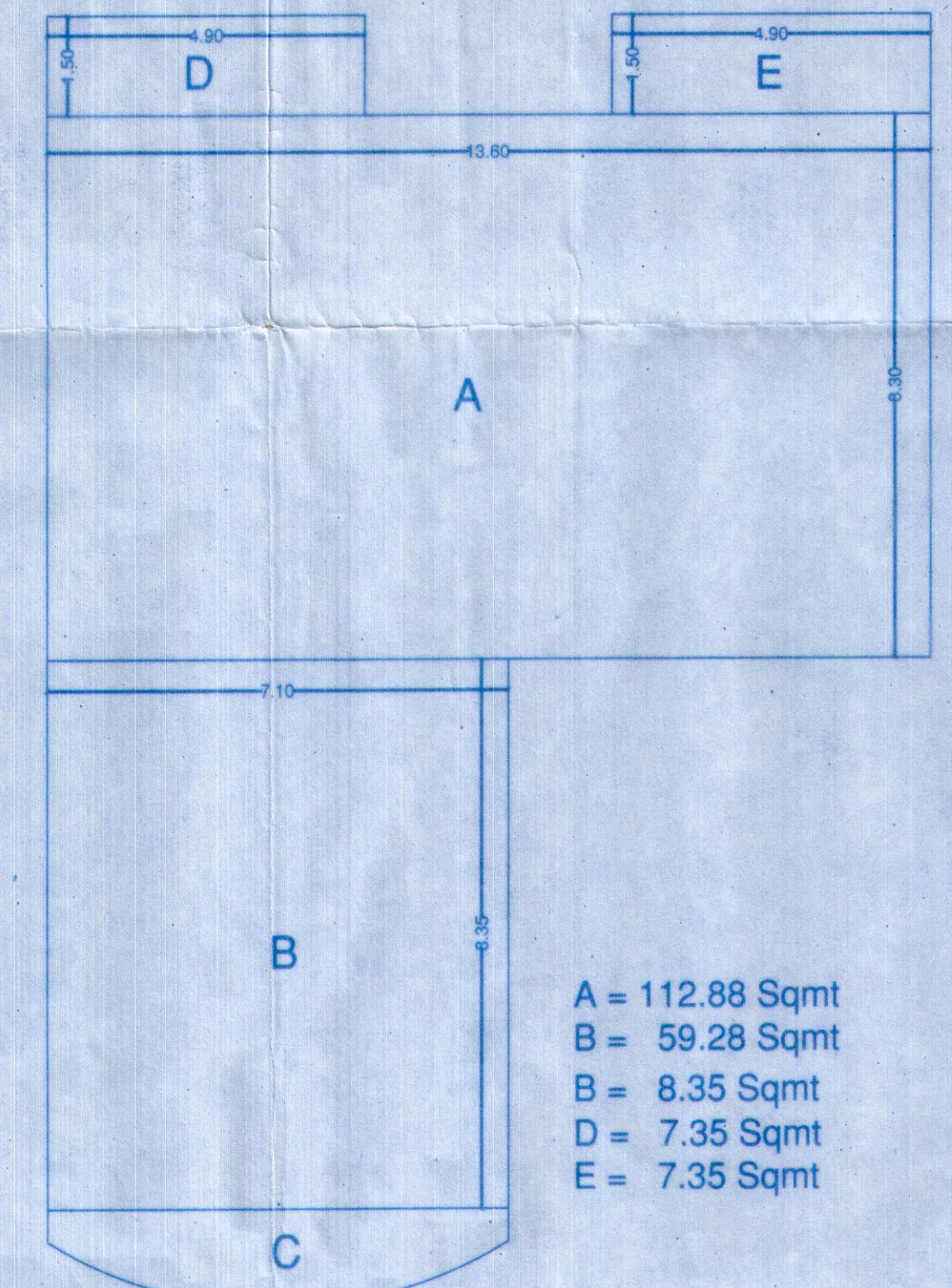
EAST SIDE ELEVATION

Approved vide permission No. VP/MOI/F/10/2020-2019/190 Dated: 5/2/2021

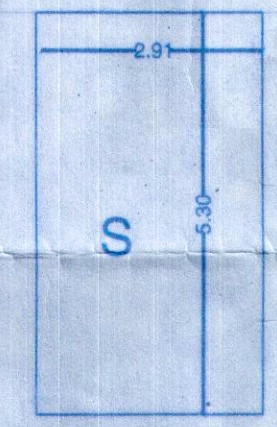
SECRETARY Village Panchayat Moira Bardez-Goa.



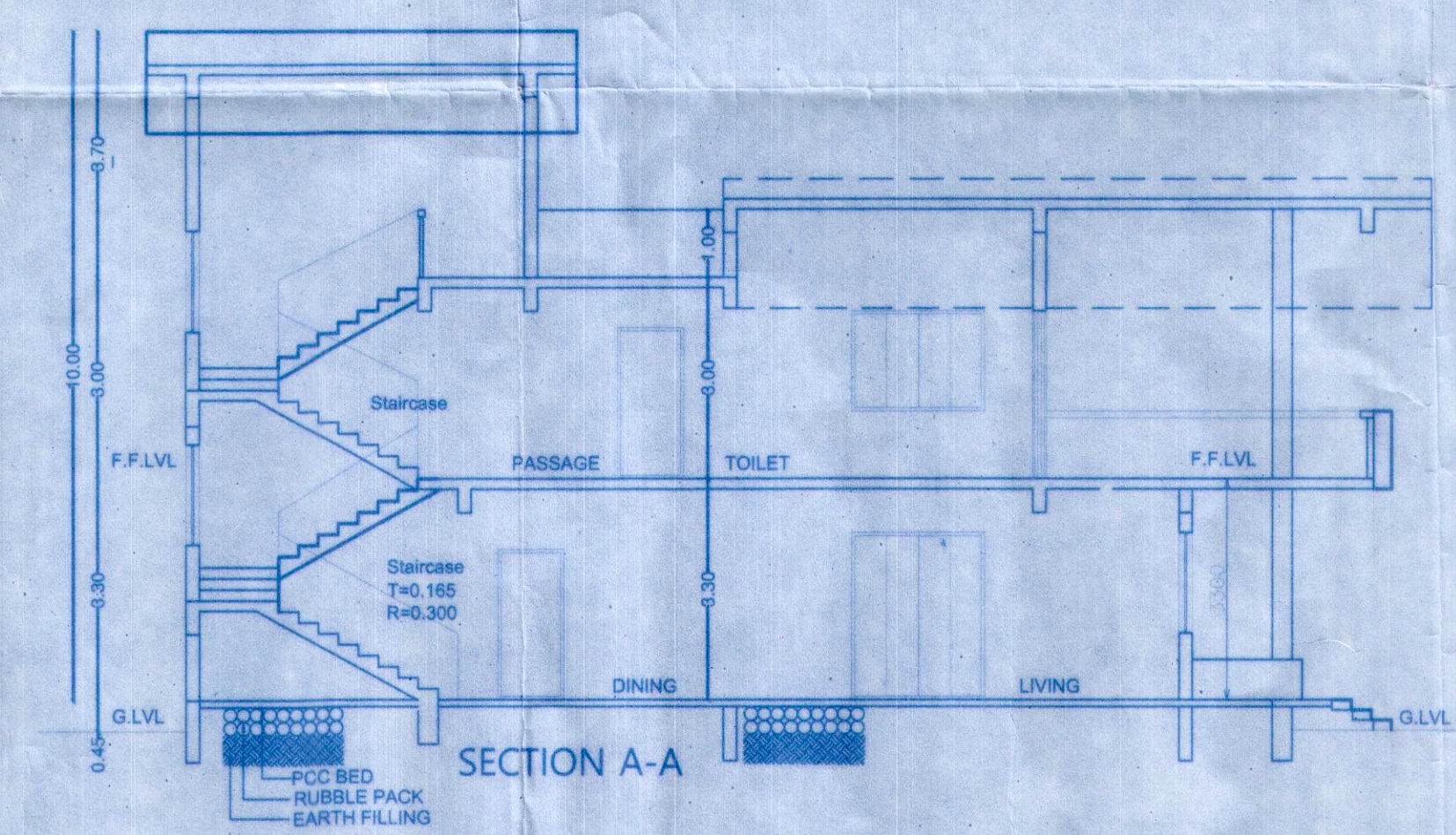
A = 112.88 Sqmt  
B = 59.28 Sqmt  
C = 8.35 Sqmt  
D = 7.35 Sqmt  
E = 7.35 Sqmt



A = 112.88 Sqmt  
B = 59.28 Sqmt  
C = 8.35 Sqmt  
D = 7.35 Sqmt  
E = 7.35 Sqmt



S = 15.90 Sqmt

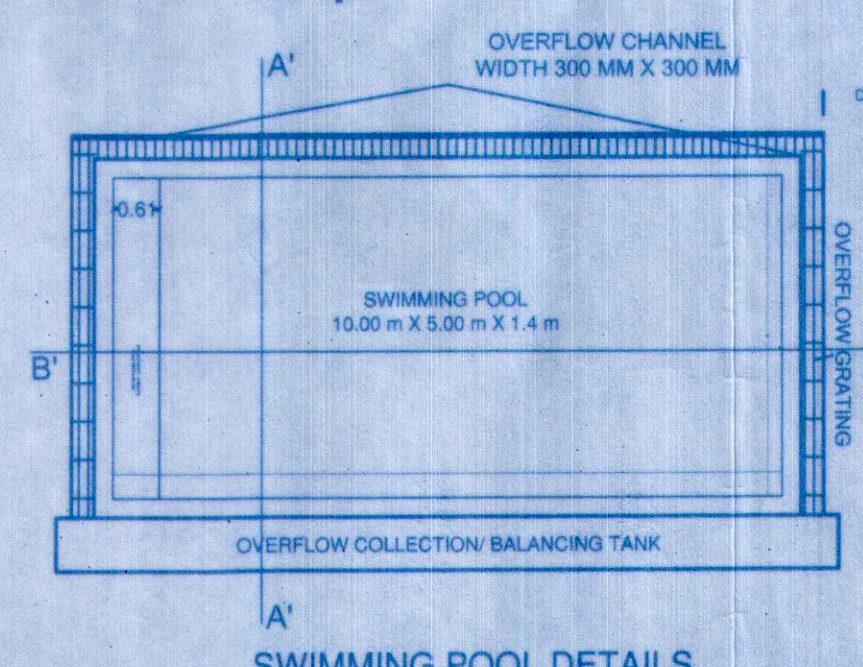


SECTION A-A

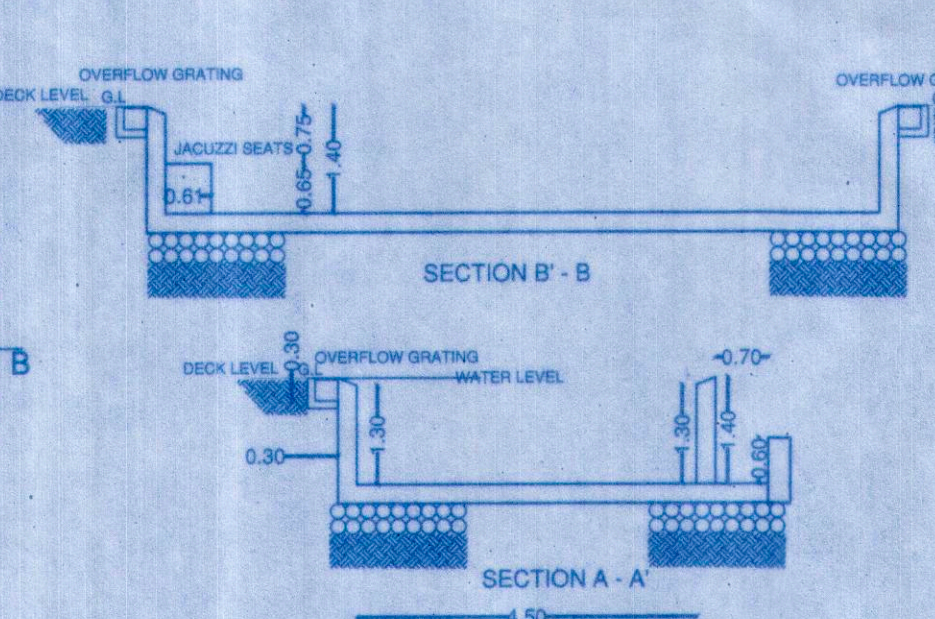
**FOR COVERAGE**  
COVERED AREA = A+B+C= 180.51 Sqmt  
VERANDAH AREA = D+E = 14.70 Sqmt  
TOTAL COVERED AREA = A+B+C+D+E = 195.21 Sqmt

**FOR FAR**  
FAR = A+B+C = 180.51 Sqmt  
BALCONY AREA = D+E = 14.70 Sqmt  
TOTAL AREA = A+B+D+E = 195.21 Sqmt

**FAR =**  
FOR FAR = S = 15.90 Sqmt



SWIMMING POOL DETAILS



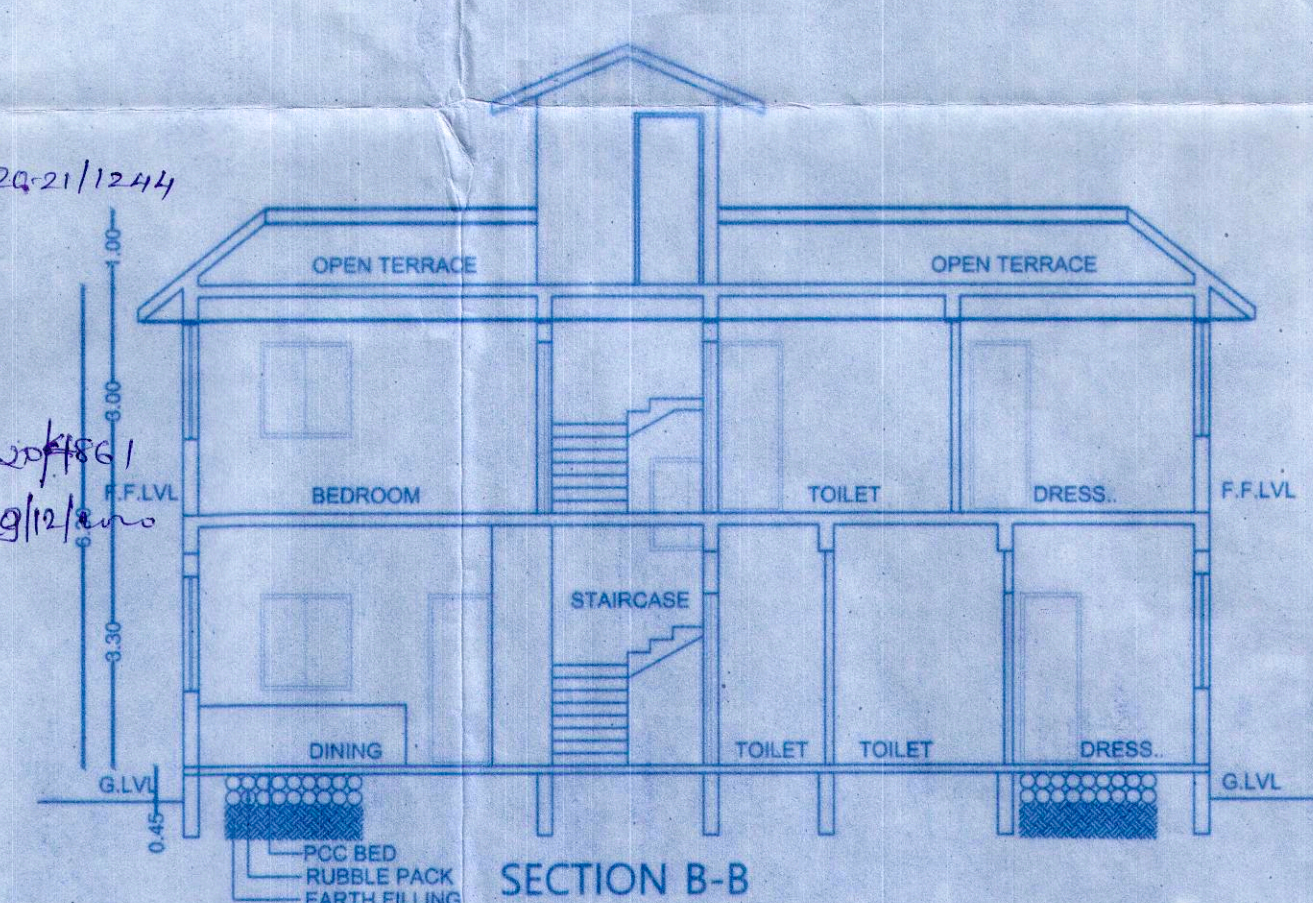
SECTION B-B

Approved with condition vide L.No. PHCA/MOC/Constr./2020/21/204 Date: 20/11/2021

Health Officer, Moira Health Centre, Alibon

Approved with condition vide L.No. TPBZ/325/Moira/TG-2019/181 Date: 29/12/2020

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



SECTION B-B

SCALE - 1:100	DRAWN BY - MEHBOOB
DATE - 26/11/2020	CHECKED- NILESH SALKAR
DWG NO	SUB-VILLA-B /03
DRAWING	PLAN, SECTION, ELEVATION SWIMMING POOL
CLIENT	SUSHEELA HOMES & PROPERTIES PVT. LTD.
PROJECT	PROPOSED VILLA ON PLOT BEARING SURVEY No. 65/5 AT MOIRA VILLAGE TALUKA BARDEZ - GOA.
LOCATION	MOIRA
SIGN OF ARCHITECT	SIGN OF OWNER

*Nilesh Salkar*  
Nilesh Salkar Associates  
CA/89/12748  
AR/0104/2011  
DIRECTOR

*Susheela*  
FOR SUSHEELA HOMES & PROPERTIES PVT LTD.  
DIRECTOR

**nilesh salkar associates**  
architecture - engineering - interior design- valuation