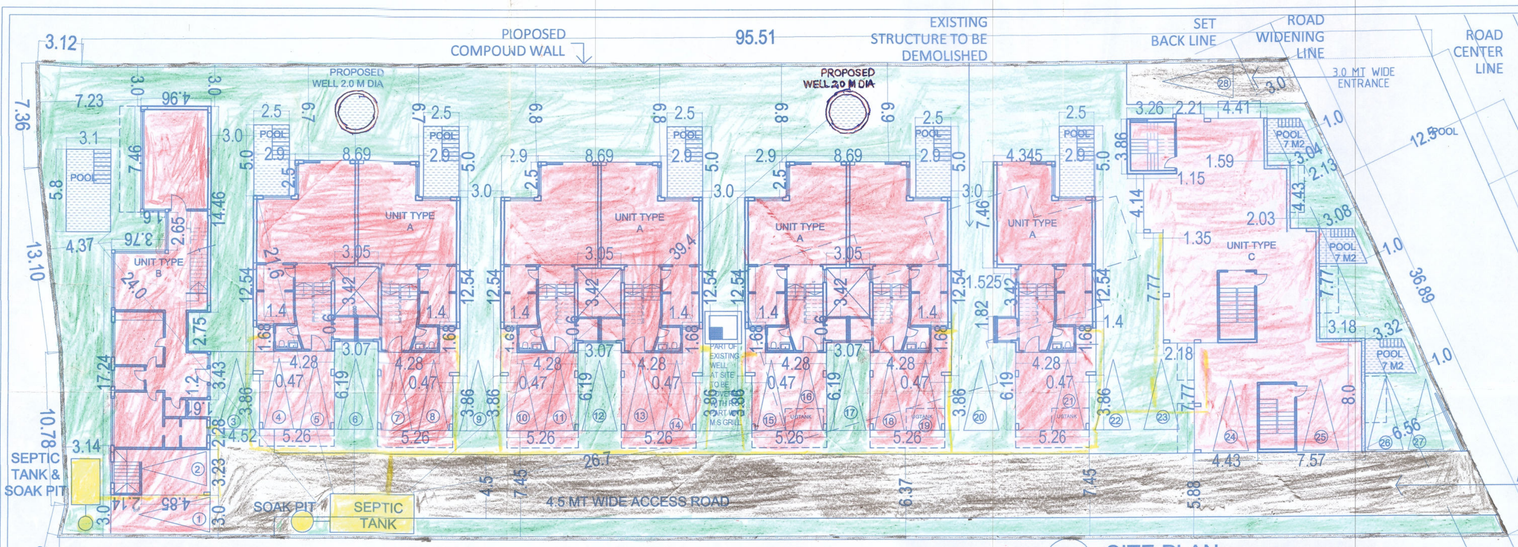
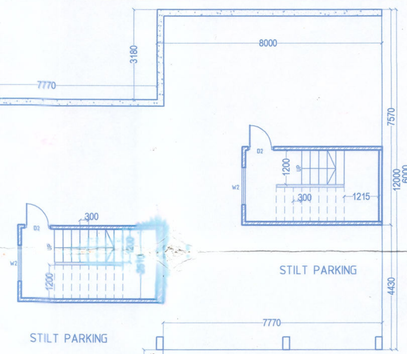
Construction licence valid upto 17/11/2021
Approved with conditions vide No. 3/8 dt. 17/11/2020
Secretary
Village Panchayat Assagao
Bardez - Goa.

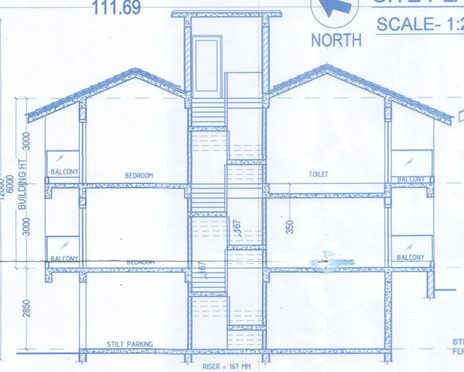


SITE PLAN
SCALE- 1:200

NORTH

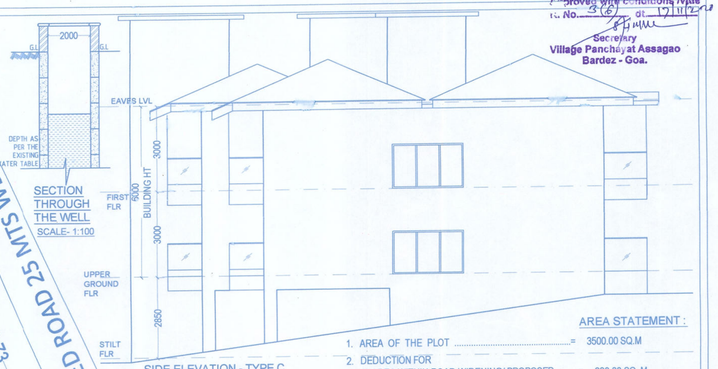
SECTION THROUGH THE POOL
SCALE- 1:100





SECTION AA' - TYPE C
SCALE- 1:100

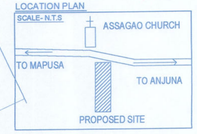
FRONT ELEVATION - TYPE C
SCALE- 1:100



SIDE ELEVATION - TYPE C
SCALE- 1:100

SECTION THROUGH THE WELL
SCALE- 1:100

LOCATION PLAN
SCALE- N.T.S



AREA STATEMENT :

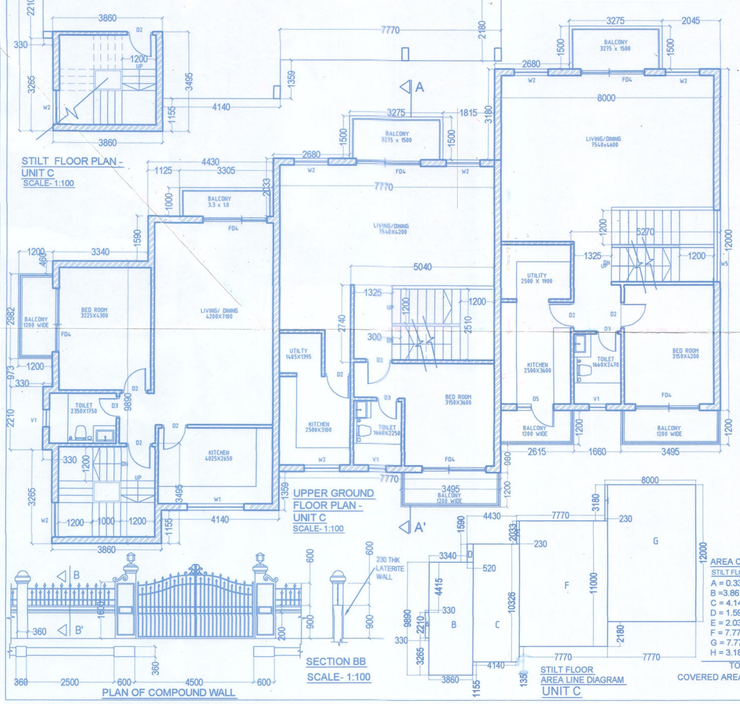
1. AREA OF THE PLOT ..... = 3500.00 SQ.M
2. DEDUCTION FOR
   A) AREA WITHIN ROAD WIDENING/ PROPOSED ..... = 330.00 SQ. M
3. EFFECTIVE PLOT AREA (1-2)..... = 3170.00 SQ.M
4. WHETHER ANY EXTRA F.A.R IS CLAIMED ON THE BASIS OF ROAD WIDENING/PROPOSEDROAD..... = YES
5. TOTAL PERMISSIBLE F.A.R AREA..... = 3500.00 SQ M
6. AREA OCCUPIED BY THE EXISTING BUILDING..... = 140.00 SQ.M
7. AREA OF THE BUILDING TO BE DEMOLISHED ..... = 140.00 SQ.M
8. PERMISSIBLE GROUND COVERAGE (40%)..... = 1268.00 SQ. M
9. COVERED AREA OF PROPOSED BLDG..... = (TYPE A + TYPE B +TYPE C) 793.41 + 160.94 + 262.33 = 1216.68 SQ M
10. TOTAL COVERAGE..... = 38.38 %
12. PERMISSIBLE F.A.R = 2100.00 M2 (60%) 14. UTILISED F.A.R = 59.88 %
13. FLOOR AREA USED = 2095.93 M2 15. PARKING DETAILS = REQUIRED = 28 NOS PROVIDED = 28 NOS

11. FLOORWISE DETAILS OF AREA

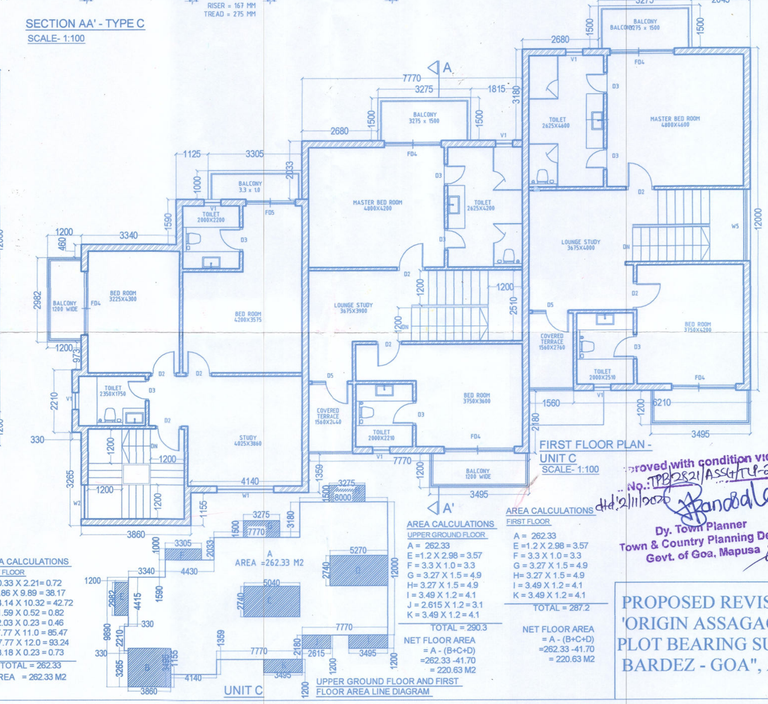
FLOOR REFERENCE	USE	TOTAL BUILT UP AREA M2	AREA FREE FROM F.A.R BAL.	BASE	PARK	STAIRS, LIFT ETC	NET FLOOR AREA	F.A.R %
TYPE A - 3.5 NOS								
GROUND	RESIDENTIAL	226.69	NIL	NIL	64.1	37.96	124.63	
FIRST	RESIDENTIAL	238.53	12.62	NIL	NIL	126.31	99.6	
SECOND	RESIDENTIAL	238.53	34.34	NIL	NIL	36.0	168.19	
TOTAL		703.75	46.96	NIL	64.1	200.27	392.42	
TOTAL FOR 3.5 VILLAS		2463.12	164.36	NIL	224.35	700.94	1373.47	
TYPE B - 1 NO								
GROUND	RESIDENTIAL	160.94	NIL	NIL	15.68	12.50	132.76	
FIRST	RESIDENTIAL	176.14	15.20	NIL	NIL	12.50	148.44	
TOTAL		337.08	15.20	NIL	15.68	25.0	281.20	
TYPE C - 1 NO								
STILT	PARKING	262.33	NIL	NIL	262.33	NIL	NIL	
GROUND	RESIDENTIAL	290.3	27.97	NIL	NIL	41.70	220.63	
FIRST	RESIDENTIAL	287.2	24.87	NIL	NIL	41.70	220.63	
		839.83	52.84	NIL	262.33	83.4	441.26	
TOTAL TYPE A+ B +C							2095.93	59.88%
TOTAL POOL AREA = 101.48 M2								

DOOR AND WINDOW SCHEDULE

FD1	3250 X 2150	W1	2000 X 1250
FD2	4000 X 2150	W2	1200 X 1250
FD3	3600 X 2150	W3	800 X 1800
FD4	2250 X 2150	W4	1500 X 1250
FD5	1750 X 2150	W5	2500 X 1250
D1	1200 X 2150	V1	600 X 950
D2	900 X 2150		
D3	750 X 2150		
D4	1000 X 2150		
D5	1300 X 2150		

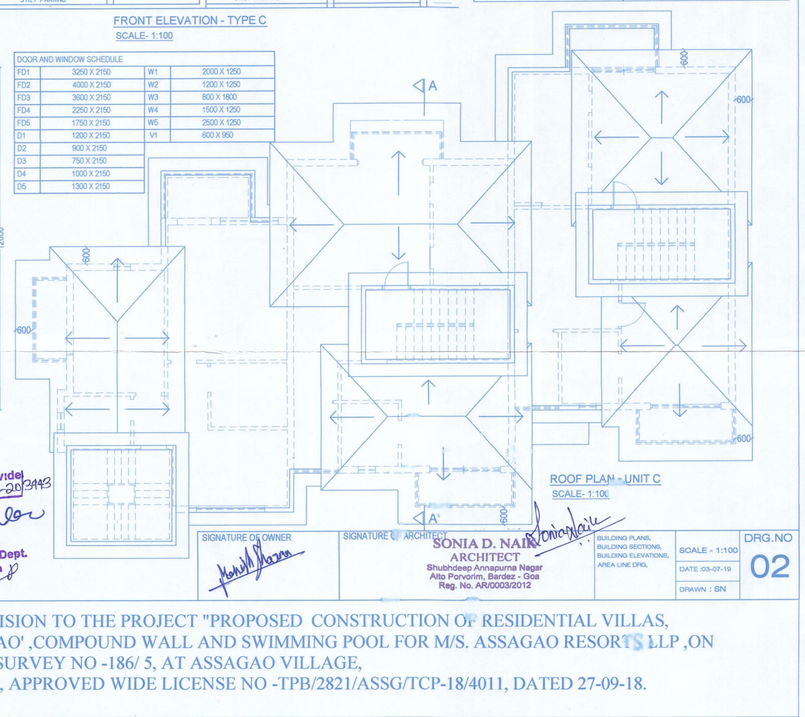


AREA CALCULATIONS
STILT FLOOR
A = 0.33 X 2.21= 0.72
B =3.86 X 9.89 = 38.17
C = 4.14 X 10.32 = 42.72
D = 1.59 X 0.52 = 0.82
E = 2.03 X 0.23 = 0.46
F = 7.77 X 11.0 = 85.47
G = 7.77 X 12.0 = 93.24
H = 3.18 X 0.23 = 0.73
TOTAL = 262.33
COVERED AREA = 262.33 M2



AREA CALCULATIONS
UPPER GROUND FLOOR
A = 262.33
E =1.2 X 2.98 = 3.57
F = 3.3 X 1.0 = 3.3
G = 3.27 X 1.5 = 4.9
H= 3.27 X 1.5 = 4.9
I = 3.49 X 1.2 = 4.1
J = 2.615 X 1.2 = 3.1
K = 3.49 X 1.2 = 4.1
TOTAL = 290.3
NET FLOOR AREA
= A - (B+C+D)
=262.33 -41.70
= 220.63 M2

AREA CALCULATIONS
FIRST FLOOR
A = 262.33
E =1.2 X 2.98 = 3.57
F = 3.3 X 1.0 = 3.3
G = 3.27 X 1.5 = 4.9
H= 3.27 X 1.5 = 4.9
I = 3.49 X 1.2 = 4.1
K = 3.49 X 1.2 = 4.1
TOTAL = 287.2
NET FLOOR AREA
= A - (B+C+D)
=262.33 -41.70
= 220.63 M2



Approved with condition vide No.:-TPB/2821/ASSG/TCP-20/2443 dt:-3/11/2020
Dy. Town Planner
Town & Country Planning Dept.
Govt. of Goa, Mapusa

SIGNATURE OF OWNER	SIGNATURE OF ARCHITECT			
	SONIA D. NAIK ARCHITECT Shubhdeep Annapurna Nagar Alto Porvorim, Bardez - Goa Reg. No. AR/0003/2012	BUILDING PLANS, BUILDING SECTIONS, BUILDING ELEVATIONS, AREA LINE DRG.	SCALE : 1:100 DATE :03-07-19 DRAWN : SIN	DRG.NO 02

PROPOSED REVISION TO THE PROJECT "PROPOSED CONSTRUCTION OF RESIDENTIAL VILLAS, 'ORIGIN ASSAGAO' ,COMPOUND WALL AND SWIMMING POOL FOR M/S. ASSAGAO RESORTS LLP ,ON PLOT BEARING SURVEY NO -186/ 5, AT ASSAGAO VILLAGE, BARDEZ - GOA", APPROVED WIDE LICENSE NO -TPB/2821/ASSG/TCP-18/4011, DATED 27-09-18.