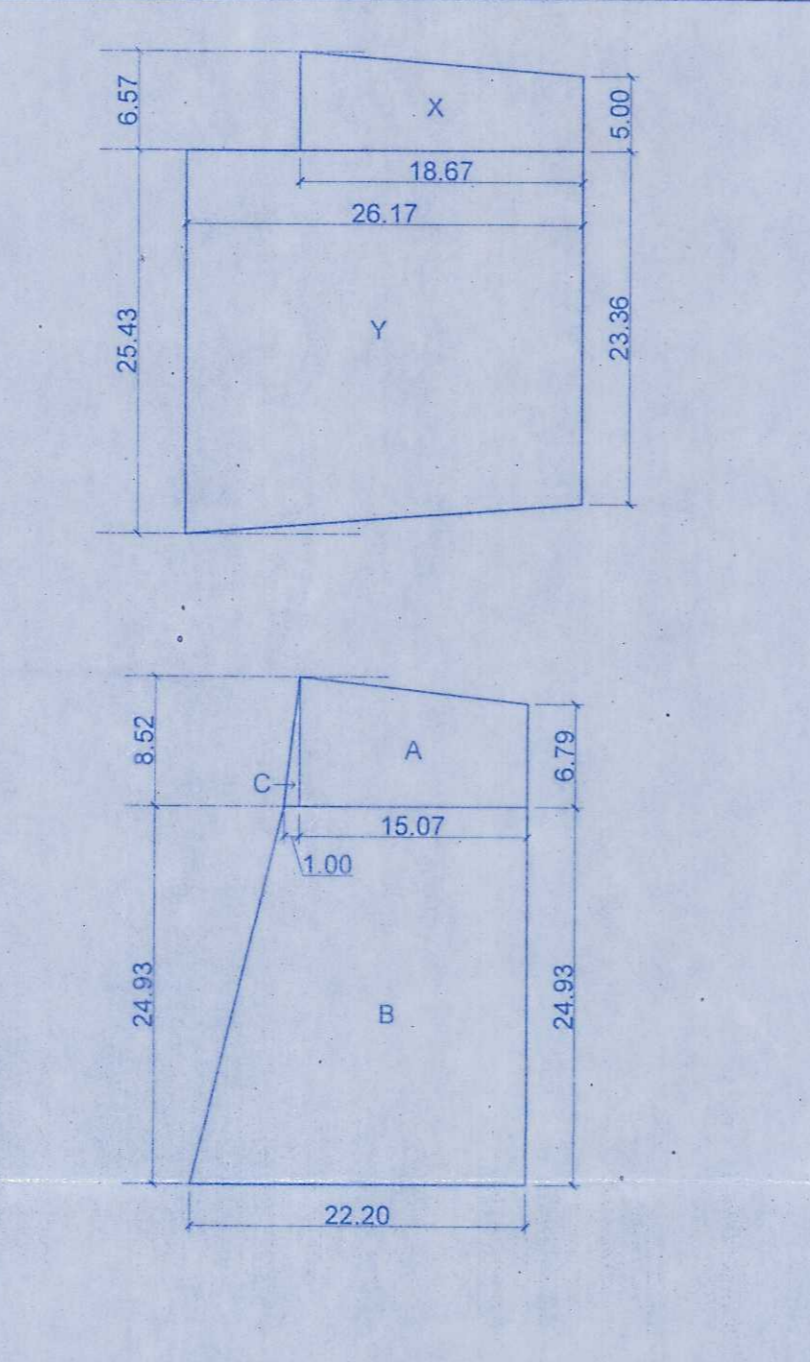
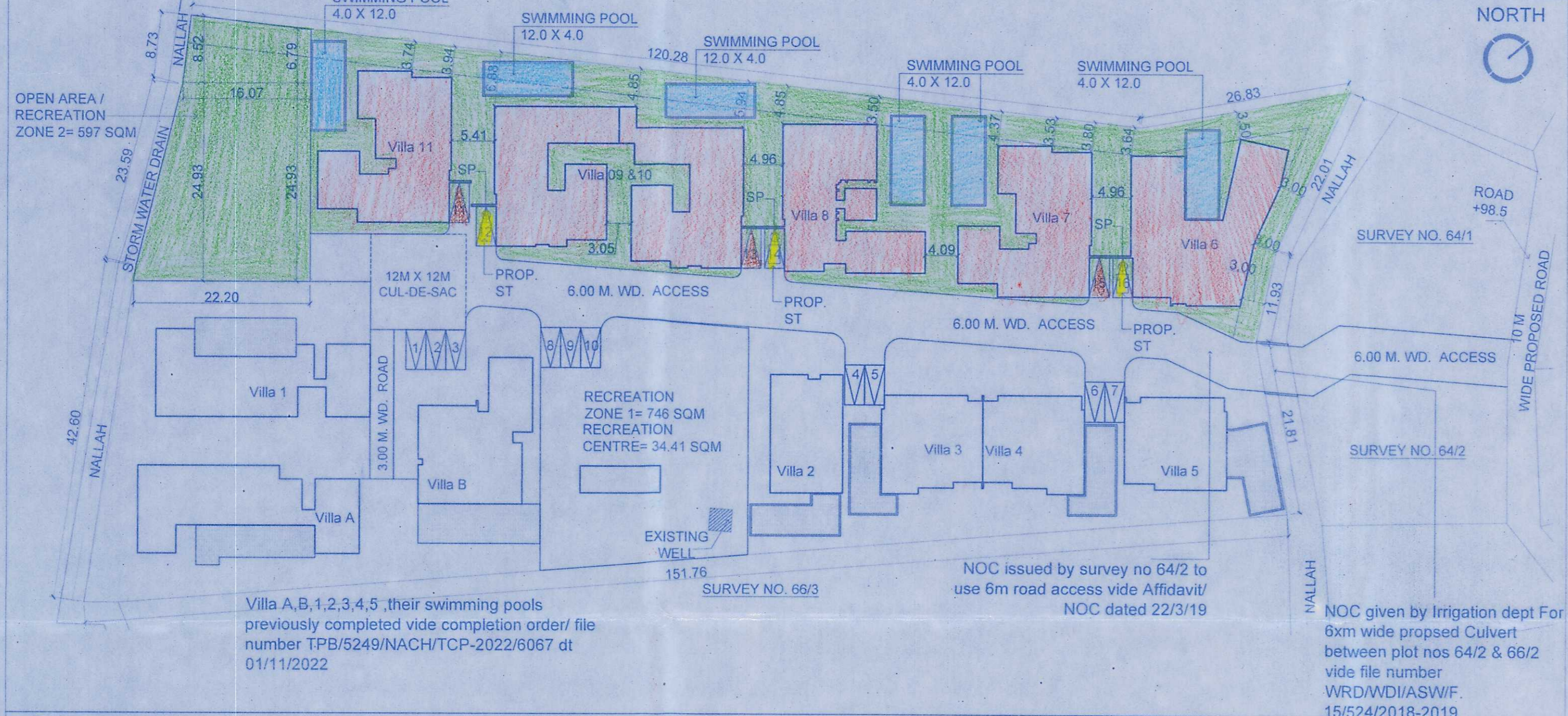


AREA OF PLOT SURVEY NUMBER 66/1: 4100 SQM  
 AREA OF PLOT SURVEY NUMBER 66/2: 4650 SQM  
 TOTAL PLOT AREA OF SURVEY NUMBERS 66/1 AND 66/2: 4100 SQM + 4650 SQM = 8750 SQM

AREA STATEMENT (in SQM)		
1	AREA OF THE PLOT	8750.00
2	DEDUCTION (LAND AREA LOST IN ROAD WIDENING)	0.00
3	NET EFFECTIVE AREA	8750.00
4	COVERED AREA PERMISSIBLE (in %)	50.00%
5	COVERED AREA OCCUPIED OF PREVIOUSLY SANCTIONED/COMPLETED	1237.31
6	PLOT COVERAGE OF THE PREVIOUSLY SANCTIONED (in%)/COMPLETED.	14.14%
7	COVERED AREA OF THE PROPOSED BUILDING	1387.23
8	PLOT COVERAGE OF THE PROP. BUILDING (in%)	15.85%
9	COMBINED COVERED AREA OF THE EARLIER APPROVED & THAT OF THE PROPOSED BUILDING	2624.54
10	COMBINED PLOT COVERAGE OF THE EARLIER APPROVED & THAT OF THE PROPOSED BUILDING FLOOR AREA (in%)	29.99%
11	ADDITION OF SET- SETBACK AREA &/OR PROP ROAD FOR FAR PURPOSE	NA
12	ADDITION OF GARAGE AREA &/OR PROP ROAD FOR FAR PURPOSE	NA
13	FLOOR AREA CONSUMED ON GROUND FLOOR (PREVIOUSLY SANCTIONED)	1211.30
14	FLOOR AREA CONSUMED - FIRST FLOOR (PREVIOUSLY SANCTIONED)	1065.57
15	FLOOR AREA CONSUMED ON GROUND FLOOR (PROPOSED)	1125.48
16	FLOOR AREA CONSUMED ON FIRST FLOOR (PROPOSED)	793.33
17	FLOOR AREA CONSUMED ON SECOND FLOOR (PROPOSED)	0.00
18	EXISTING FLOOR AREA TO BE MAINTAINED (PREVIOUSLY SANCTIONED) (13 + 14)	2276.87
19	TOTAL FLOOR AREA PROPOSED (15 + 16 + 17)	1918.81
20	TOTAL FLOOR AREA CONSUMED (18+19)	4195.68
21	FLOOR AREA PERMISSIBLE	4375.00
22	FAR PERMISSIBLE (in%)	50%
23	FAR CONSUMED (20 / 1)	47.95%
24	TYPE OF ZONE TO WHICH THE PLOT BELONGS TO	VP-2
SETBACK		
25	FRONT SETBACK FROM THE CENTER LINE OF THE ROAD	8.00M
26	SIDE SETBACK:-	
	(a) RIGHT SIDE	3.50 M
	(b) LEFT SIDE	3.50 M
27	DISTANCE BETWEEN TWO OR MORE BUILDINGS ON THE SAME PLOT, IF ANY	MIN 3.5M
28	HEIGHT OF THE PLINTH	0.60M
29	USE TO WHICH THE BUILDING IS TO BE PUT TO FLOOR-WISE:-	
	GROUND FLOOR	RESIDENTIAL
	FIRST FLOOR	RESIDENTIAL
30	RECREATIONAL ZONE REQ. (OPEN AREA)	1312.50 M2
31	RECREATIONAL ZONE PROVIDED (OPEN AREA)	1343.00 M2
32	AMENITY (RECREATION CENTRE) IN RECREATIONAL ZONE AT 5% PERMISSIBLE	63.63 M2
33	AMENITY (RECREATION CENTRE) IN RECREATIONAL ZONE PROVIDED	34.41 M2
34	PLOT OWNED BY WITH REFERENCE TO THE OWNERSHIP CERTIFICATE OF LAND BELONGING TO	JYOTI RATH

**SITE AMALGAMATION PLAN (1:750)**



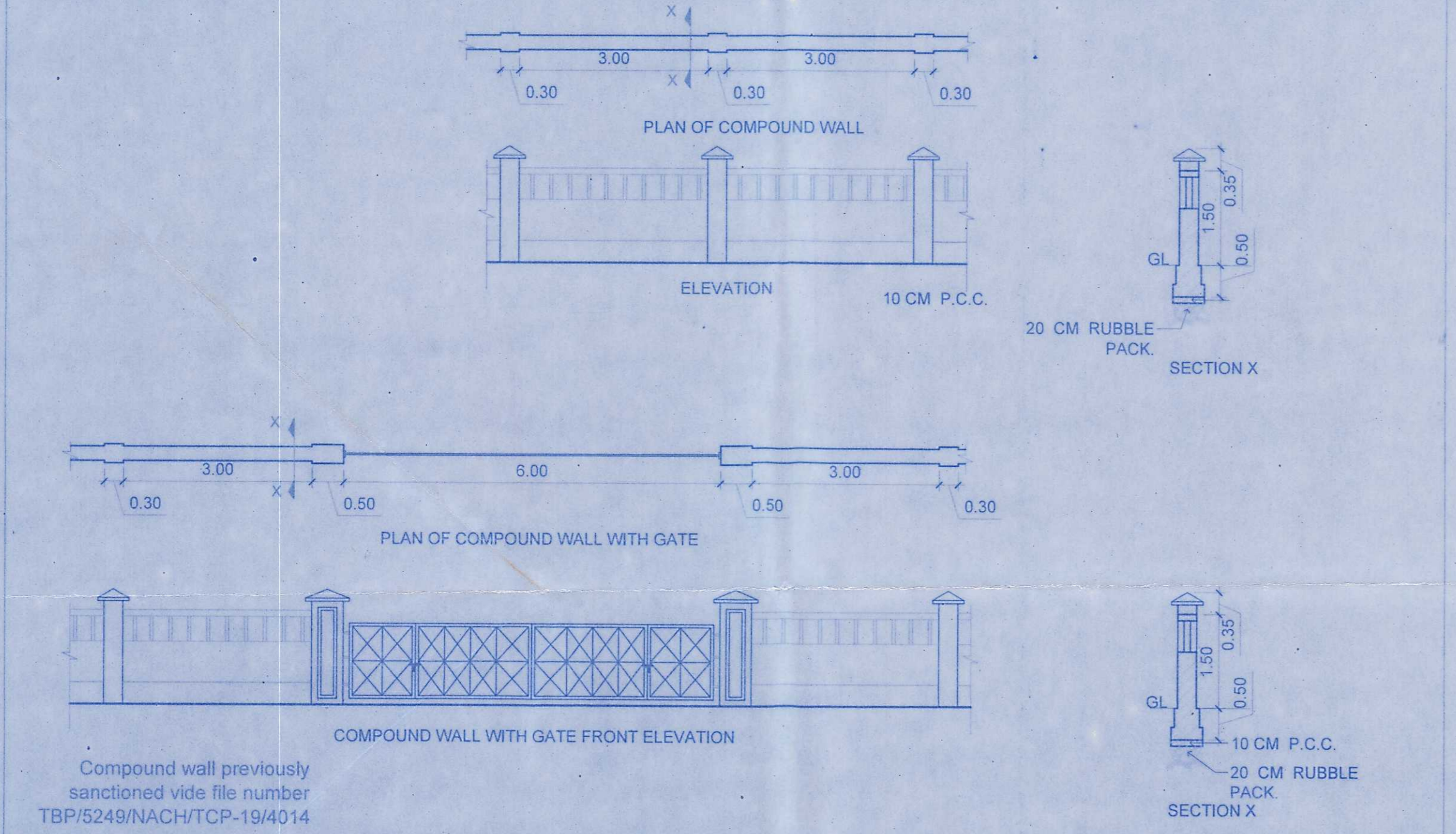
RECREATION ZONE 1 =  
 $X: \frac{1}{2} \times (6.0 + 6.57) \times 18.67 = 108.005 \text{ SQM}$   
 $Y: \frac{1}{2} \times (23.36 + 25.43) \times 26.17 = 638.417 \text{ SQM}$   
 TOTAL AREA: X + Y = 108.005 + 638.417 = 746.423 SQM = 746 SQM

RECREATION ZONE 2 =  
 $A: \frac{1}{2} \times (6.79 + 8.52) \times 15.07 = 115.36 \text{ SQM}$   
 $B: \frac{1}{2} \times (16.07 + 22.2) \times 24.93 = 477.035 \text{ SQM}$   
 $C: \frac{1}{2} \times 1 \times 8.52 = 4.26 \text{ SQM}$   
 TOTAL AREA: A + B + C = 115.36 + 477.035 + 4.26 = 596.655 SQM = 597 SQM

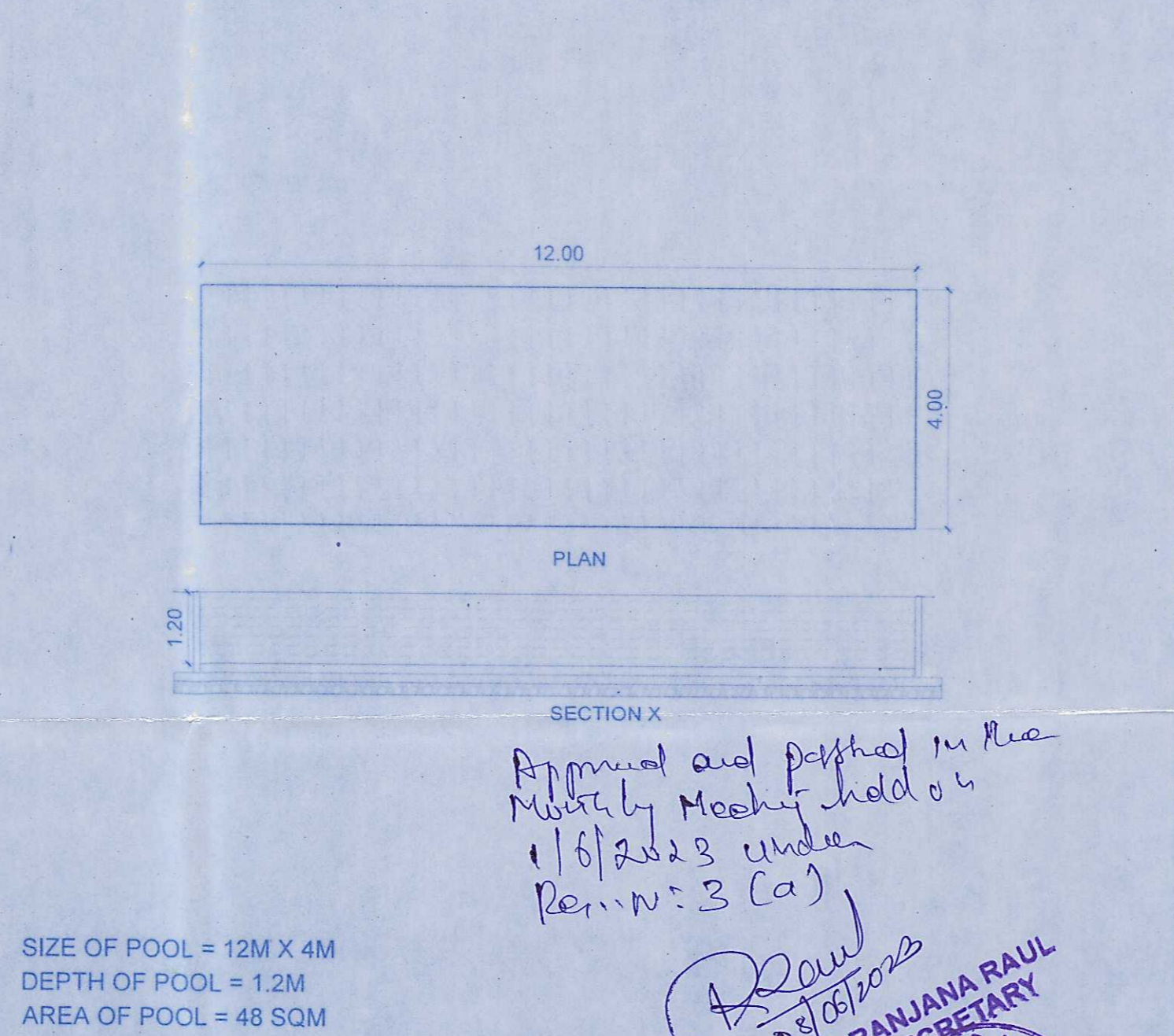
TOTAL PLOT AREA = 8750 SQM  
 RECREATIONAL ZONE REQUIRED = 15% OF TOTAL PLOT AREA = 0.15 x 8750 = 1312.5 SQM  
 RECREATIONAL ZONE PROVIDED = 746 + 597 = 1343 SQM

FLOOR REFERENCE	USE	TOTAL B.U.A.	AREA FREE FROM F.A.R.					NET FLOOR AREA M2	F.A.R. %
			STAIRS M2	BALCONY/VERANDAH M2	CORRIDOR M2	CUTOUT M2	PARKING M2		
<b>PROPOSED VILLA BLOCK - 11</b>									
GF	RESI	223.97	9.32	3.26	7.35	0.00	13.13	33.05	190.92
FF	RESI	173.47	13.50	7.00	1.88	5.76	0.00	28.14	145.33
		397.44	22.82	10.26	9.23	5.76	13.13	61.19	336.25
<b>PROPOSED VILLA BLOCK - 10 &amp; 09</b>									
GF	RESI	432.70	27.00	6.60	28.95	0.00	26.25	88.80	343.90
FF	RESI	318.30	27.00	15.75	29.33	17.52	0.00	89.60	228.71
		751.00	54.00	22.35	58.28	17.52	26.25	178.39	572.61
<b>PROPOSED VILLA BLOCK - 08</b>									
GF	RESI	251.14	13.50	3.19	21.15	0.00	13.13	50.97	200.17
FF	RESI	184.89	13.50	7.88	21.15	6.48	0.00	49.01	135.88
		436.02	27.00	11.07	42.30	6.48	13.13	99.97	336.05
<b>PROPOSED VILLA BLOCK - 07</b>									
GF	RESI	223.97	9.32	3.26	7.35	0.00	13.13	33.05	190.92
FF	RESI	173.47	13.50	7.00	1.88	5.76	0.00	28.14	145.33
		397.44	22.82	10.26	9.23	5.76	13.13	61.19	336.25
<b>PROPOSED VILLA BLOCK - 06</b>									
GF	RESI	255.45	13.50	3.09	26.18	0.00	13.13	55.89	199.56
FF	RESI	181.86	13.50	5.17	19.35	5.76	0.00	43.78	138.08
		437.31	27.00	8.26	45.53	5.76	13.13	99.67	337.64
<b>EARLIER APPROVED VILLA - A, B, 1 TO 5 &amp; RECREATION CENTRE</b>									
GF	RESI	1237.23	72.63	19.40	90.98	0.00	78.75	281.76	1125.48
FF	RESI	1031.98	81.00	42.80	73.58	41.28	0.00	238.65	783.33
		2419.22	153.63	62.20	164.55	41.28	78.75	500.41	1918.81
<b>COMBINED TOTAL</b>									
GF	RESI	2624.54	98.64	19.40	90.98	0.00	0.00	209.02	2336.78
FF	RESI	2238.73	109.76	155.22	73.58	41.28	0.00	379.83	1858.90
		4863.28	208.40	174.62	164.55	41.28	0.00	588.85	4195.68

**SITE PLAN (1:500)**



**RECREATIONAL ZONE (1:500)**



INFRASTRUCTURE TAX				
BUILDING	BUA	OPEN AREA	SWIMMING POOL	TOTAL
VILLA A	446.27	-	55	501.27
VILLA B	324.49	-	68.4	392.89
VILLA 1	432.71	-	52.5	485.21
VILLA 2	290.02	-	44.5	334.52
VILLA 3	308.08	-	46.7	354.78
VILLA 4	308.08	-	46.7	354.78
VILLA 5	300.01	-	52.1	352.11
RECREATION CENTRE 1	34.41	-	-	34.41
VILLA 11	397.44	-	48	445.44
VILLA 10 & 9	751.00	-	96	847.00
VILLA 8	436.02	-	48	484.02
VILLA 7	397.44	-	48	445.44
VILLA 6	437.31	-	48	485.31
<b>TOTAL</b>				<b>5517.18</b>

SP PREVIOUSLY PAID	
TPB/5249/NACH/TCP-2019/3203	891.44
TPB/5249/NACH/TCP-2020/881	1486.72
TPB/5249/NACH/TCP-2020/3263	277.00
TPB/5249/NACH/TCP-2021/3555	154.81
<b>TOTAL</b>	<b>2809.97</b>

INFRASTRUCTURE TAX NOW PAYABLE	
<b>TOTAL</b>	<b>2707.21</b>

**COMPOUND WALL (1:75)**

**PROJECT**  
 PROPOSED CONSTRUCTION OF RESIDENCE AND COMPOUND WALL ON LAND BEARING SURVEY NO: 66/1 & 66/2 SITUATED AT VILLAGE NACHINOLA, BARDEZ, GOA BELONGING TO JYOTI RATH

**SWIMMING POOL- VILLA 6,7,8,9,10 & 11**

Submission Drawing  
 SITE PLAN, LAND AREA FOR ROAD WIDENING, ETC.

APPLICANT'S SIGN: *[Signature]*

ARCHITECT'S / ENGINEER'S SIGN: *[Signature]*

DESIGNED BY: Architect - JYOTI RATH, CA No. 92/15073, JYOTI RATH AFFILIATES LLP

JOB No:   
 DATE: 27.01.2023  
 SCALE: 1:75, 100, 150, 500  
 DRN. BY: NS  
 DRG. No.: 01  
 SHEET SIZE: A1

Approved and Permitted in the Municipality Meeting held on 16/01/2023 under Res. No. 3 (a)

*[Signature]*  
 SMT. RANJANA RAU  
 P. SECRETARY

Approved with condition vide L. No.: TPB/5249/NACH/TCP/03/3104 dt. 20/01/23  
 Dy. Town Planner  
 Town & Country Planning Dept  
 Govt. of Goa, Nampusa

ARCHITECT'S / ENGINEER'S SIGN.

JYOTI RATH  
 ARCHITECT  
 CA NO. 92/15073