

APPROVED FROM PLANNING POINT
SUBJECT TO CONDITIONS GIVEN
IN VIDE ORDER No. NG PDA / M / 1862 / 1296 / 2022
DATED 22 APR 2022
MEMBER SECRETARY
NORTH GOA
PLANNING & DEV. AUTHORITY
PANAJI - GOA

APPROVED UNDER THE CONDITIONS 13
THE LICENCE No. 02
DATE: 14/07/2022
MUNICIPAL ENGINEER (G1) CHIEF OFFICER
MAPUSA MUNICIPAL COUNCIL

AREA STATMENT REVISED PLAN

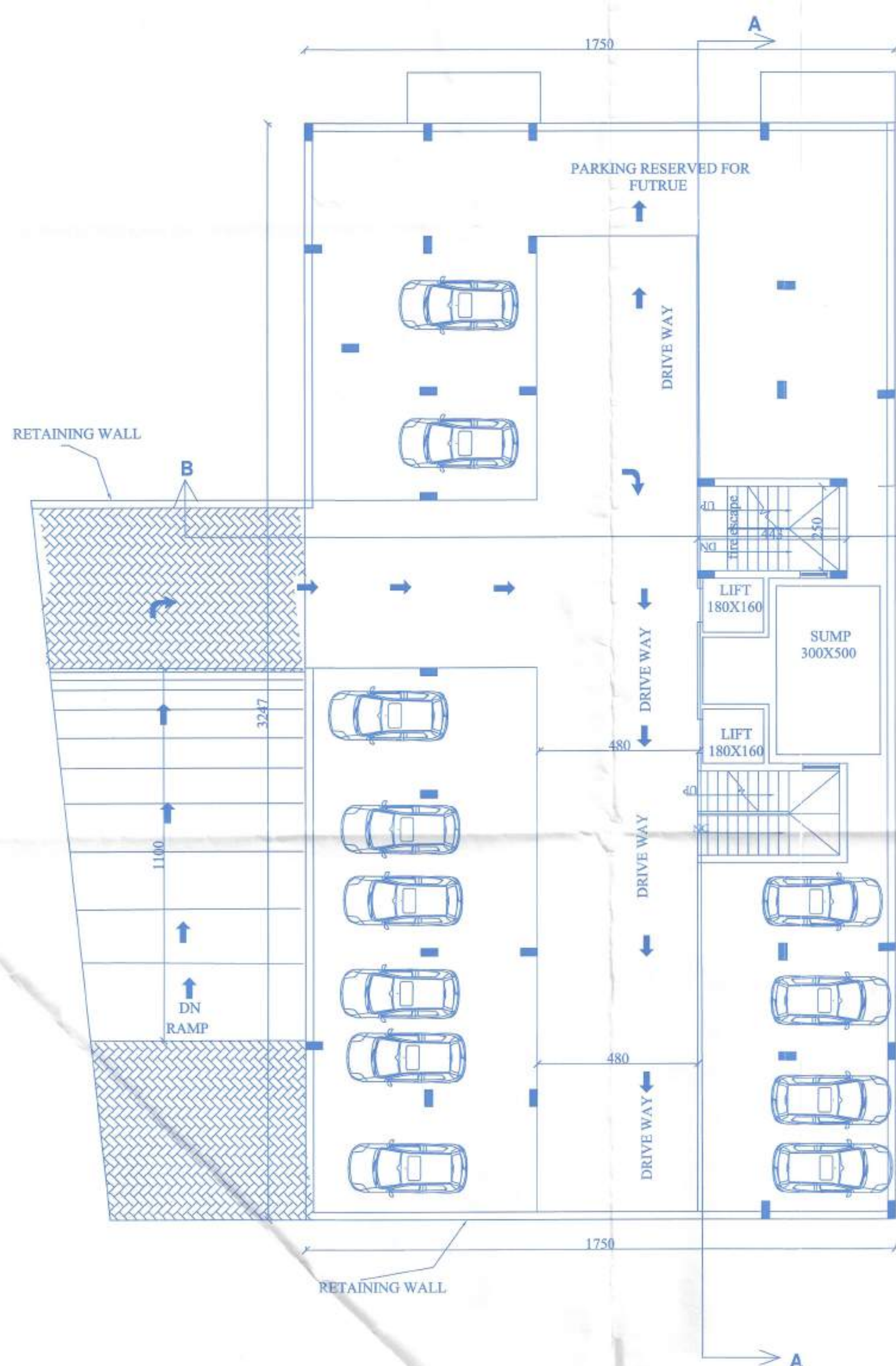
AREA OF THE PLOT 1313.00M2

AREA UNDER R/W 4.50M2

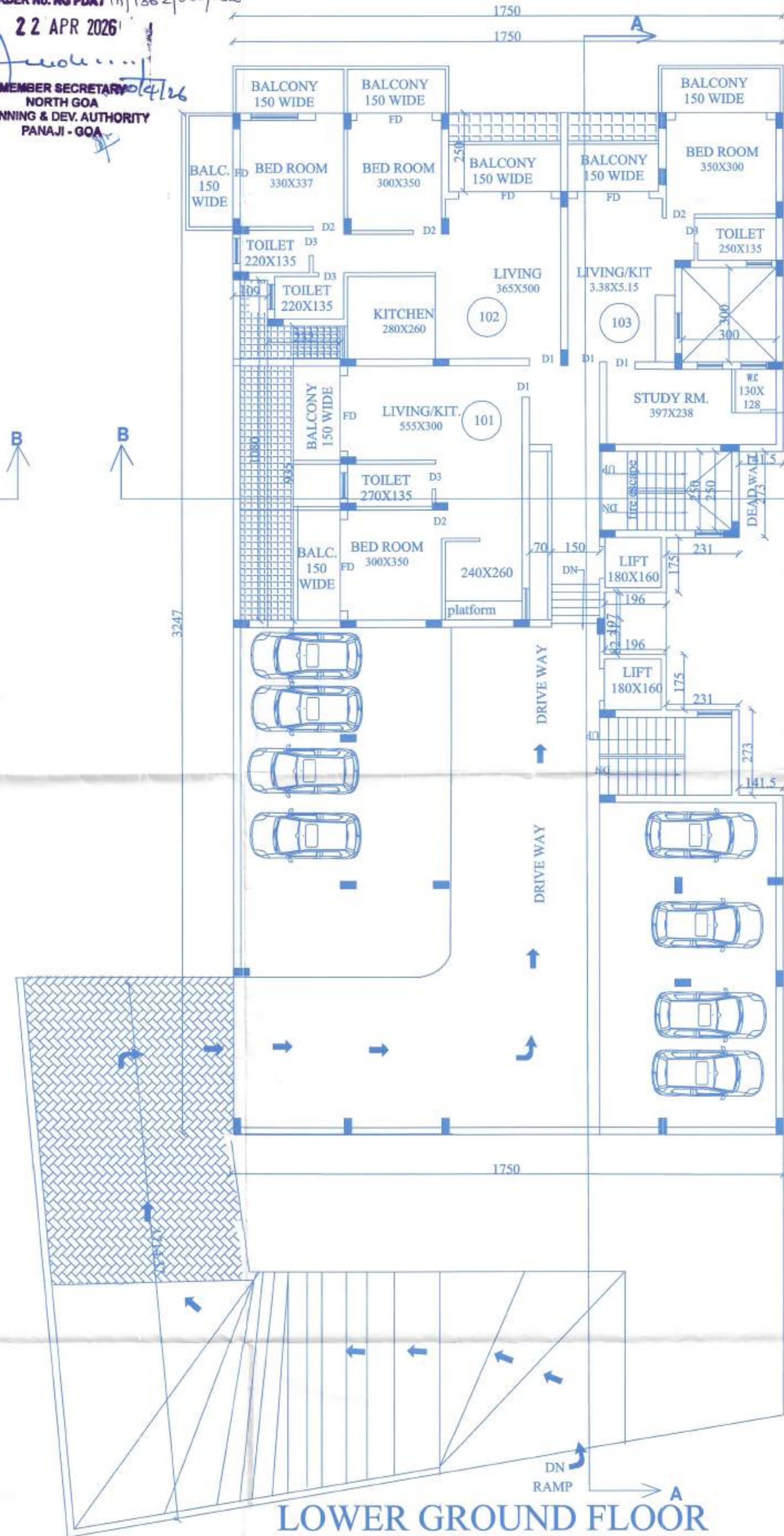
NET EFFECTIVE AREA 1308.50M2

PROPOSED COVEAGE 40% 523.00M2

PROPOSED F. AR. 80% 1050.40M2



BASEMENT FLOOR PLAN
SCALE;100



LOWER GROUND FLOOR
SCALE;100

DETAILS OF AREA								
FLOOR	FLAT SHOP NOS	CARPET AREAS PER RERA	BUILT UP AREA	AREA FREE OF FAR (M2)				NET FLOOR AREA FOR F A R
				STAIR CASE PASSAGE LOBBY	BALCONY	MEZANINE	PARKING 7.5%	
BASEMENT			568.22	49.72			518.50	
LOWER LEVEL			[RES.]265.24 [STILT.]253.47	49.72	42.63		253.47	172.89
GROUND FL.	101	45.00	TOTAL:518.71	61.49	42.63		55.86	358.73
	102	59.03						
	103	46.94						
	1	102.51						
	2	67.98						
MEZZANINE FL.	201	46.94	TOTAL: 518.71	61.49	42.63	56.73	771.97	1046.63
	202	59.03						
	203	45.00						
	1	34.13						
FIRST FL.	2	22.60	TOTAL: 275.79	61.49	42.63			171.67
	301	46.94						
	302	59.03						
	303	45.00						
SECOND FL.	401	46.94	TOTAL: 275.79	61.49	42.63			171.67
	402	59.03						
	403	45.00						
TOTAL			2489.74	345.40	213.15	56.73	771.97	1046.63

COVERAGE CONSUMED=518.71-42.63=476.08[36.38%]

F.A.R CONSUMED=1046.63M2[79.71%]

AREA FOR INFRASTRUCTURE TAX=1667.25-[COMMERCIAL=243.79]-1423.46 [RES.]

FLOOR	PARKING	SATAIRCASE LOBBY LIFT	RAMP	TOTAL
BAEMENT FLOOR	568.22	49.72	66.00	115.72
LOWER GROUND FL.	253.47	49.72	99.00	148.72
GOUND FL.	187.06+56.73=243.79 [SHOPS] COMMERCIAL			518.71
MEZZANINE FL.				332.52
FIRST FL.				275.79
SECOND FL.				275.79
TOTAL				1667.25

NOTE :
NGPDA ORDER NO. :
NGPAD/M/1862/1296/2022
DATE : 12 JAN 2022

REVISED PLAN OF PROPOSED RESIDENTIAL CUM
COMMERCIAL BUILDING P.T SHEET NO 113
CHALTA NO 3,4,5,6 MAPUSA CITY BARDEZ GOA.
FOR: MANNAT INFRA DEVELOPER & CONTRACTORS
PROJECT NAME :MANNAT CIDADE VISTA

ARCHITECT SIGN

APPLICANT SIGN

MAHESH C. RANE
ARCHITECT & VALUER
C.O.A. REG NO. 20053
NGPDA - REG NO. 43
P.M.C. - REG. NO. 248

ARCHITECTS
STUDIO PLUS
ARCHITECTS & INTERIOR
DESIGNER
3RD FLOOR EMERALD TOWER
S.T. INEZ — PANAJI GOA
PHONE NO-2231136

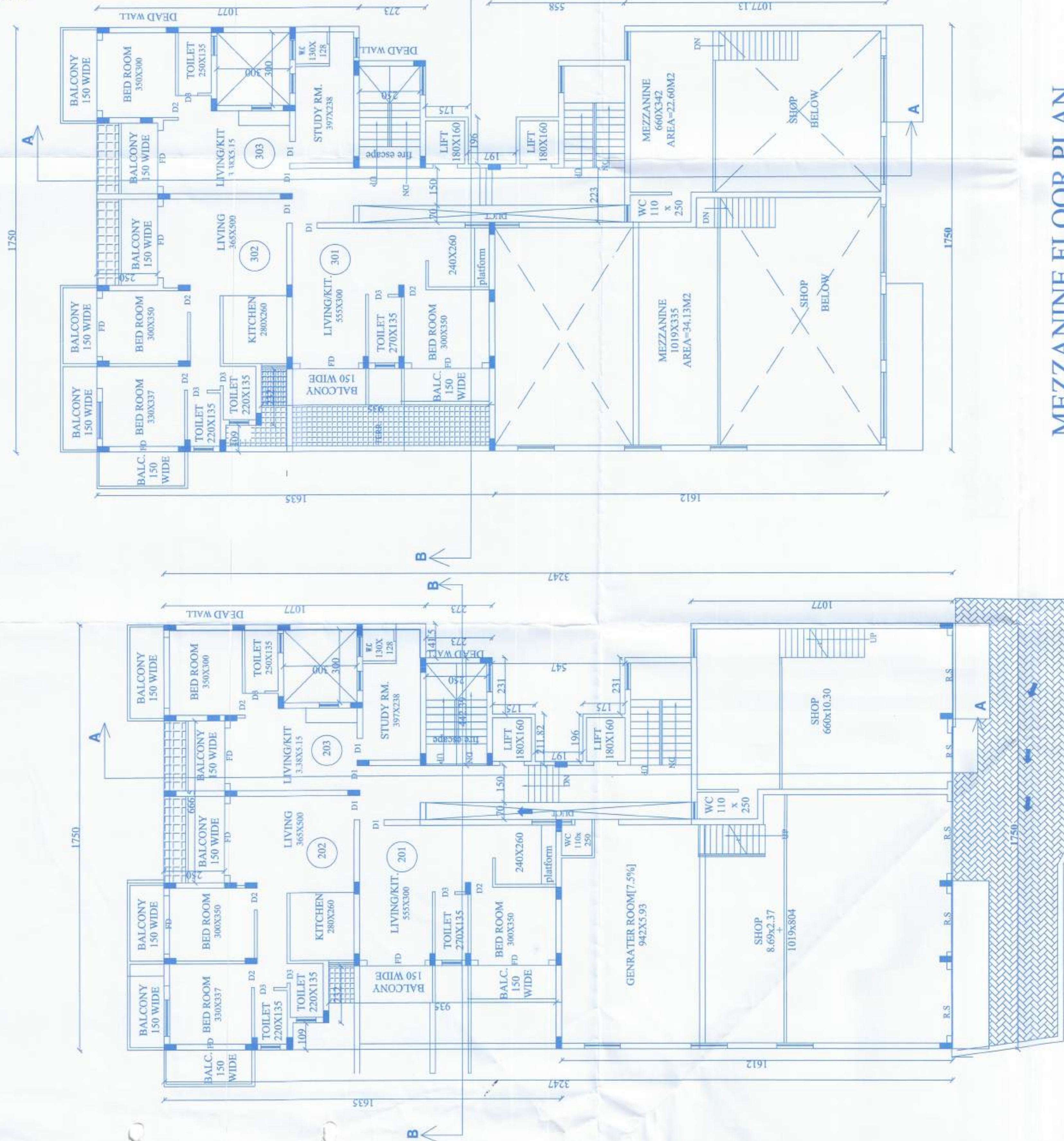
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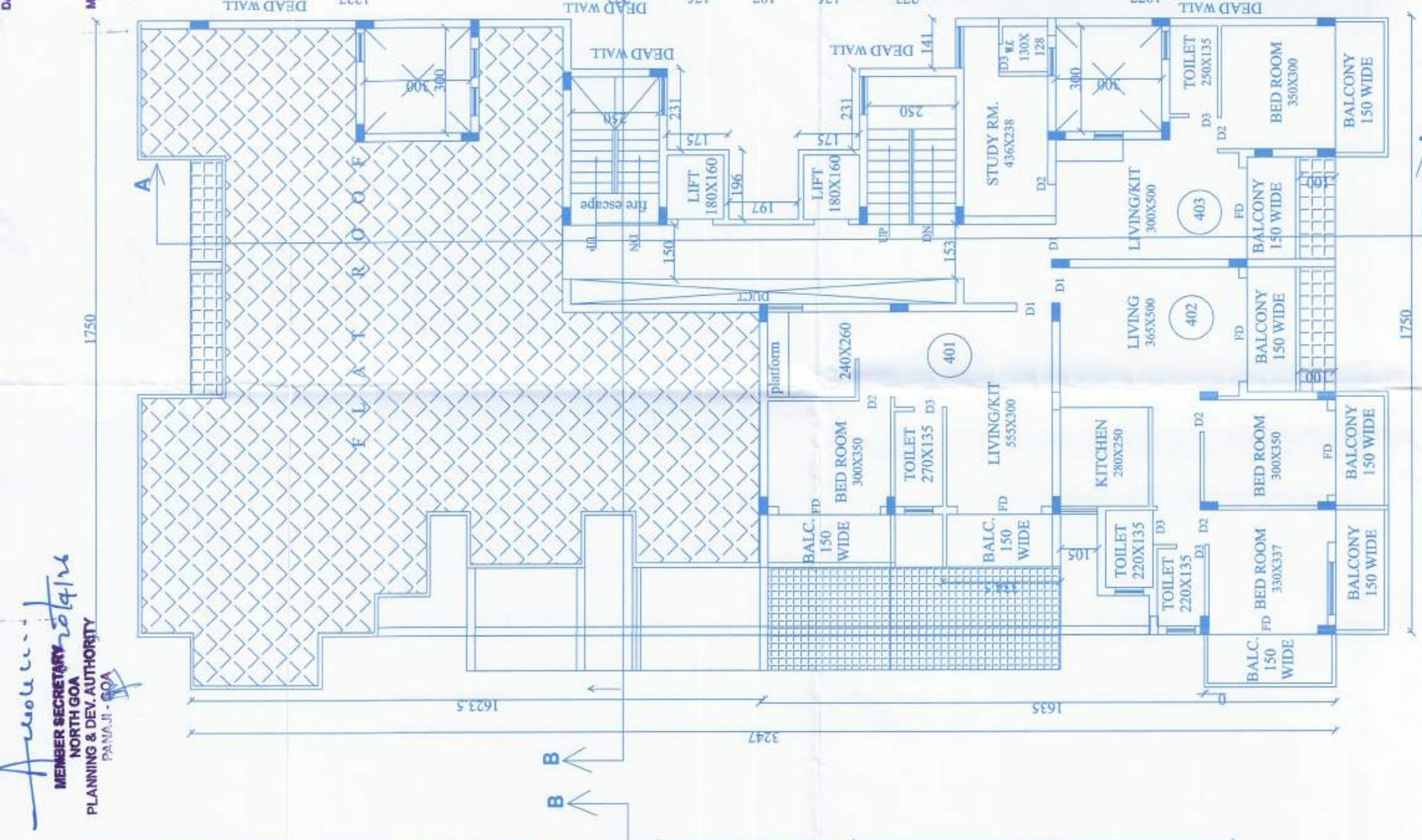
CHIEF OFFICER
MAPUSA MUNICIPAL COUNCIL

REVISED PLAN

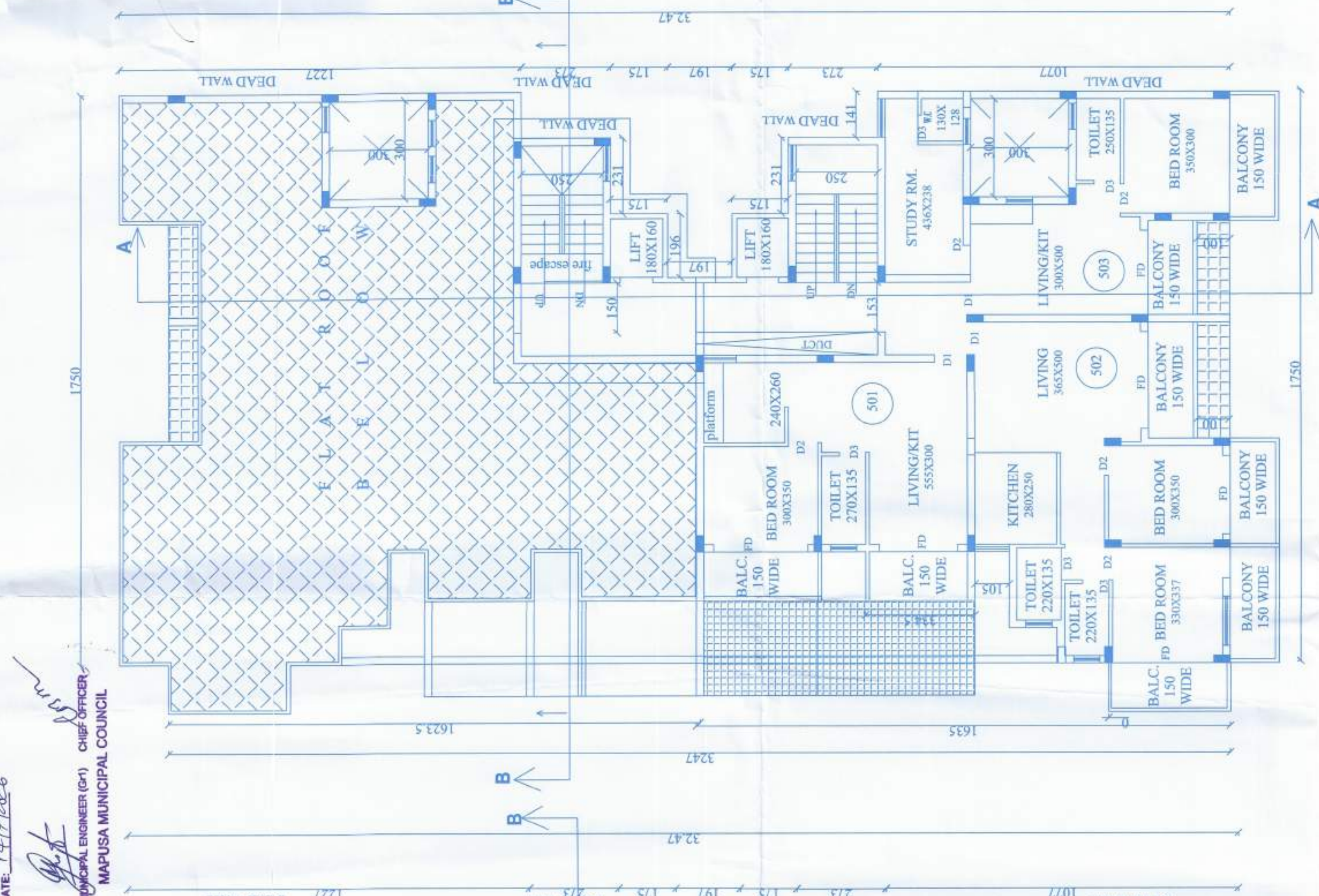


GROUND FLOOR PLAN
SCALE:100

MEZZANINE FLOOR PLAN
SCALE:100



FIRST FLOOR PLAN
SCALE:100



SECOND FLOOR PLAN
SCALE:100

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PROJECT NAME :MANNAT CIDADE VISTA

ARCHITECT SIGN

MAHESH G. RANE
ARCHITECT & VALUER
C.O.A. REG NO. 2006
NGPDA REG NO. 2006
P.L.C. REG NO. 246

APPLICANT SIGN

ARCHITECTS
STUDIO PLUS
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DESIGNER
3RD FLOOR EMERALD TOWER
S.T. INEZ — PANAJI GOA
PHONE NO-2231136

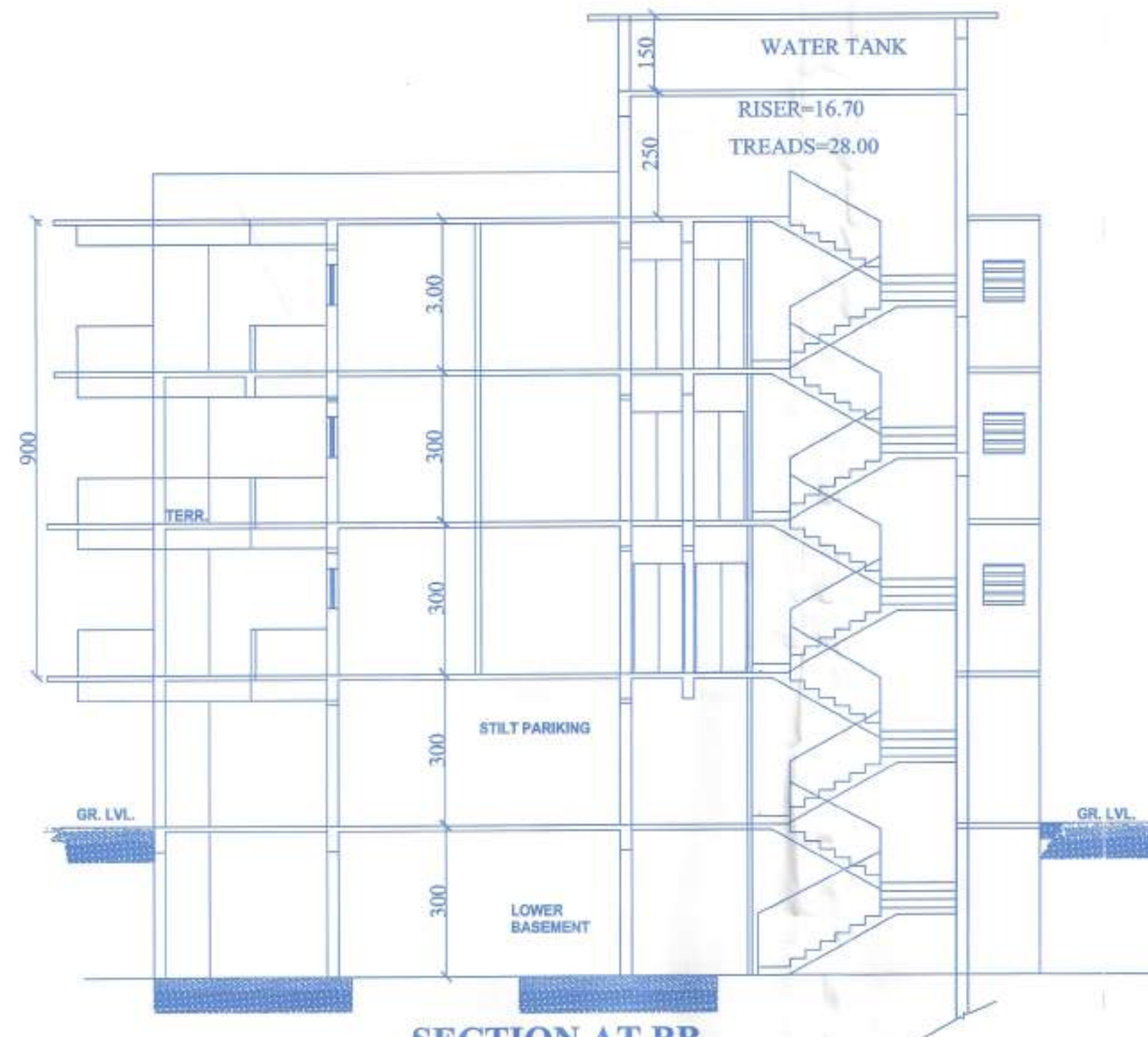
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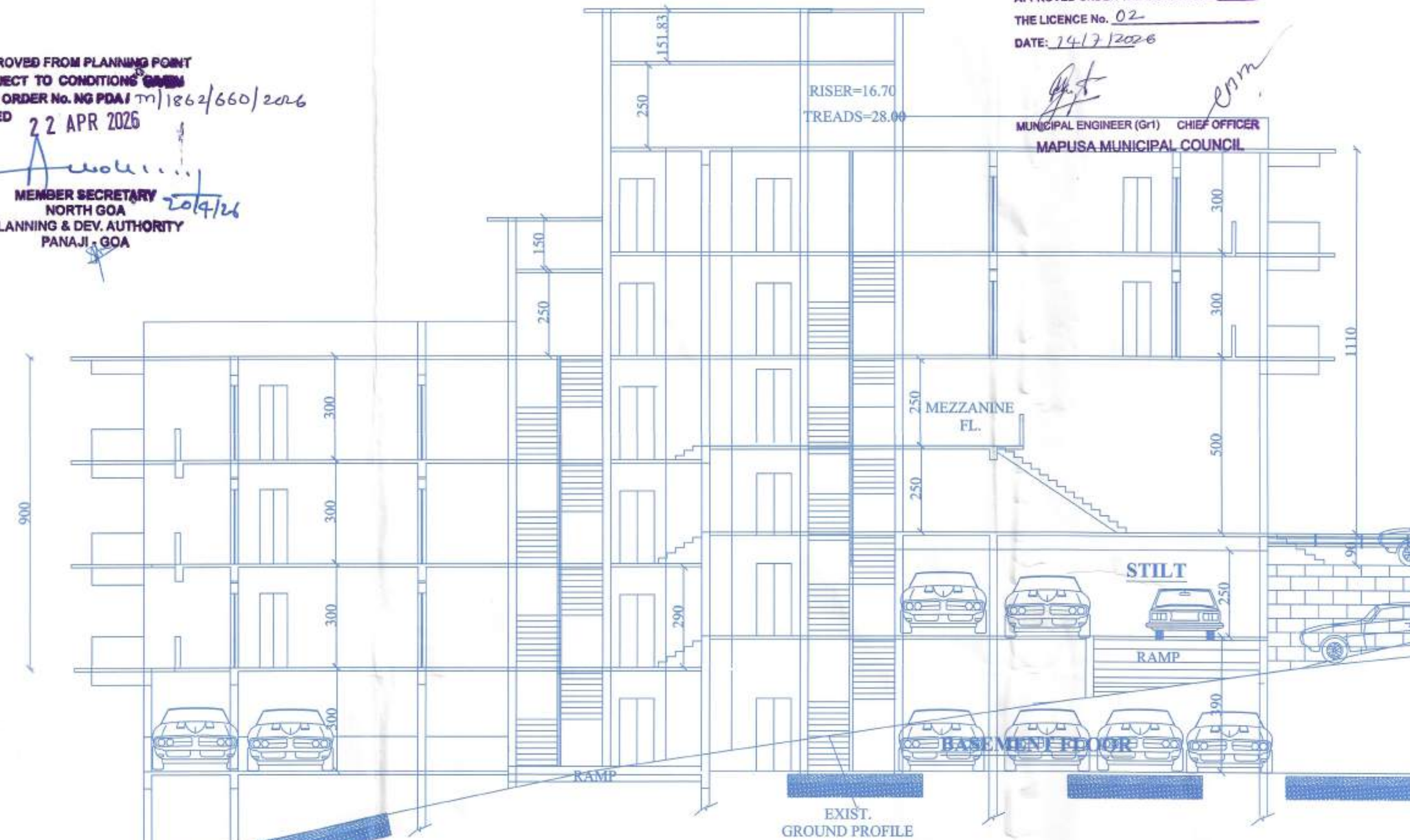
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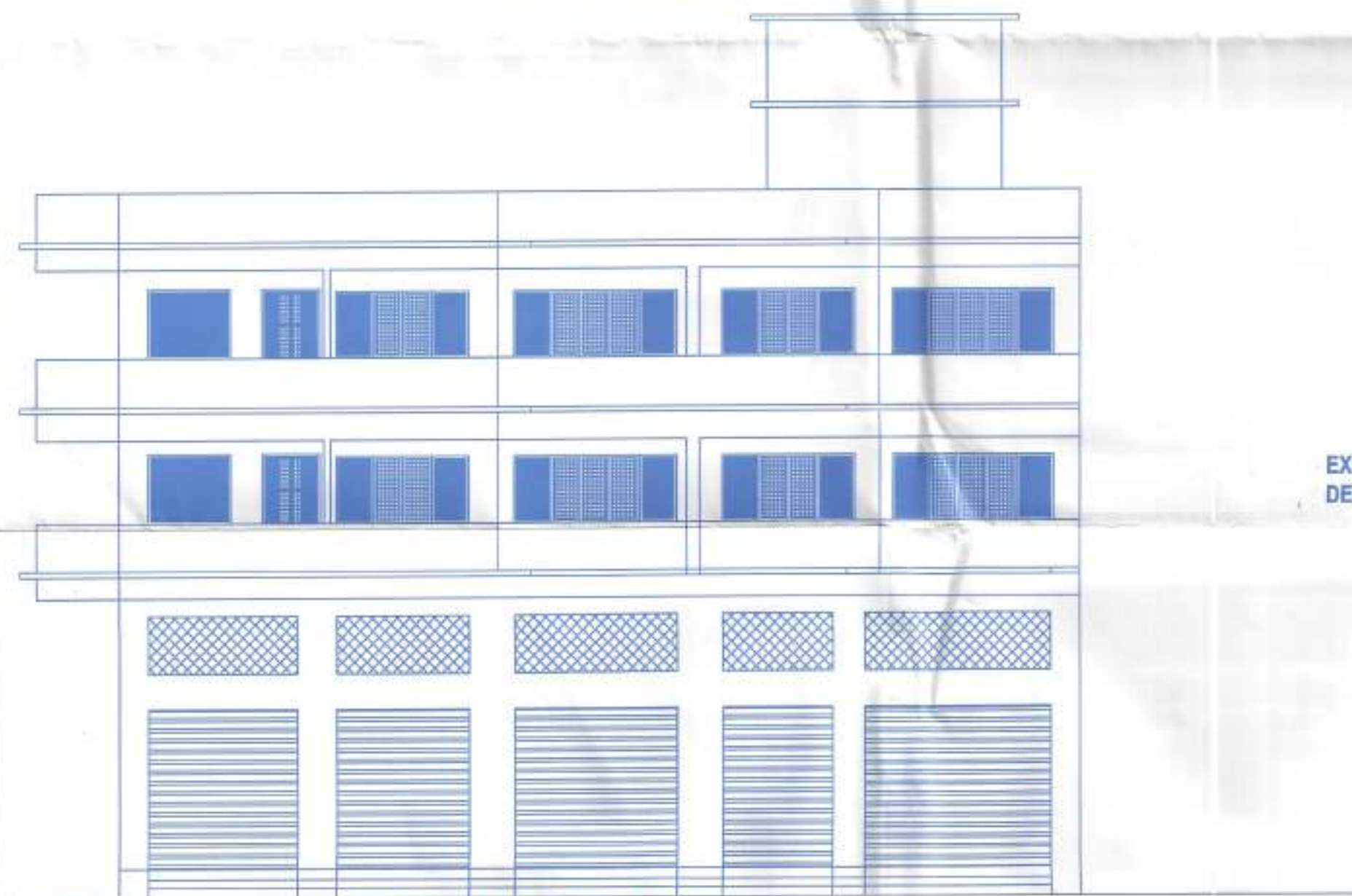


SECTION AT BB
SCALE 1:100

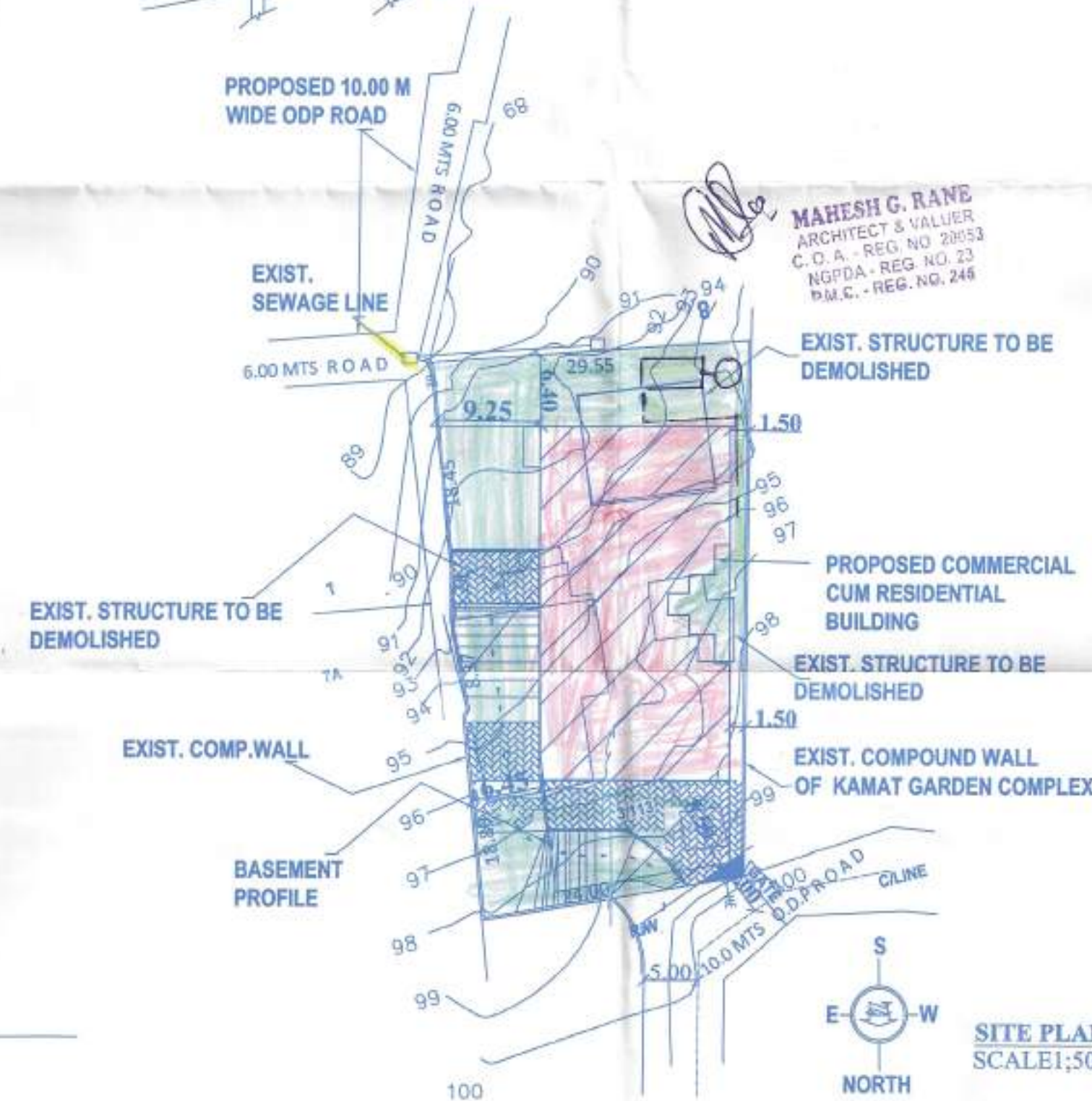


SECTION AT AA
SCALE 1:100

PARKING REQUIRED=20 NOS
PARKING PROVIDED =20NOS



FRONT ELEVATION
SCALE 1:100



SITE PLAN
SCALE 1:500

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PROJECT NAME :MANNAT CIDADE VISTA

ARCHITECT SIGN

MAHESH G. RANE
ARCHITECT & VALUER
C.O.A. - REG. NO. 20853
NGPDA - REG. NO. 23
P.M.C. - REG. NO. 248

OWNER SIGN

(Signature)

ARCHITECTS

STUDIO PLUS
ARCHITECTS & INTERIOR
DESIGNER
3RD FLOOR EMERALD TOWER
S.T. INEZ — PANAJI GOA
PHONE NO-2231136