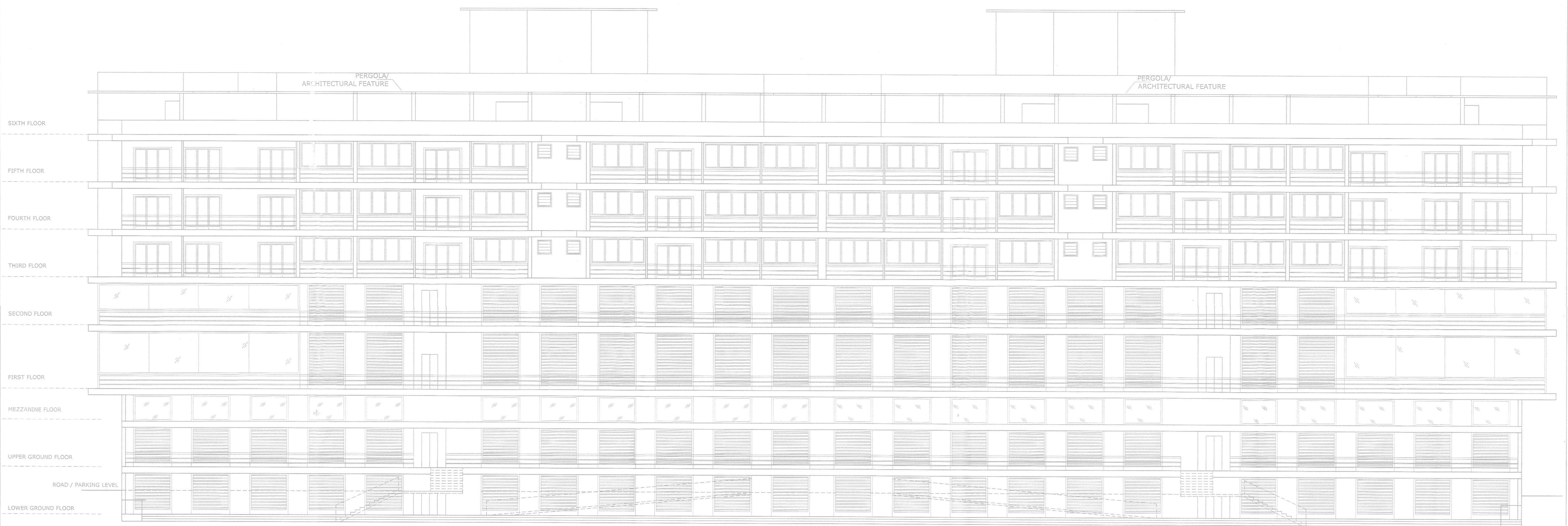
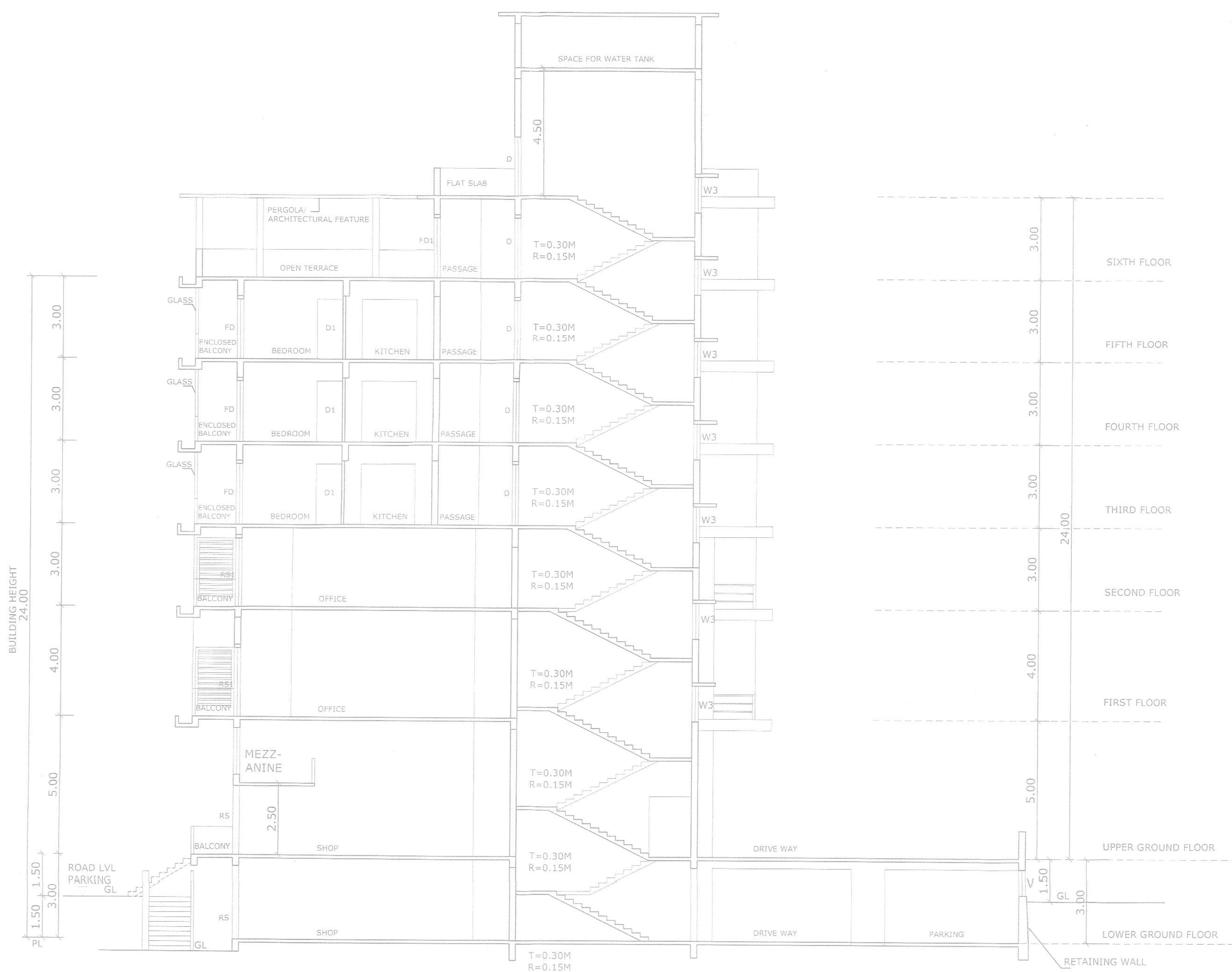
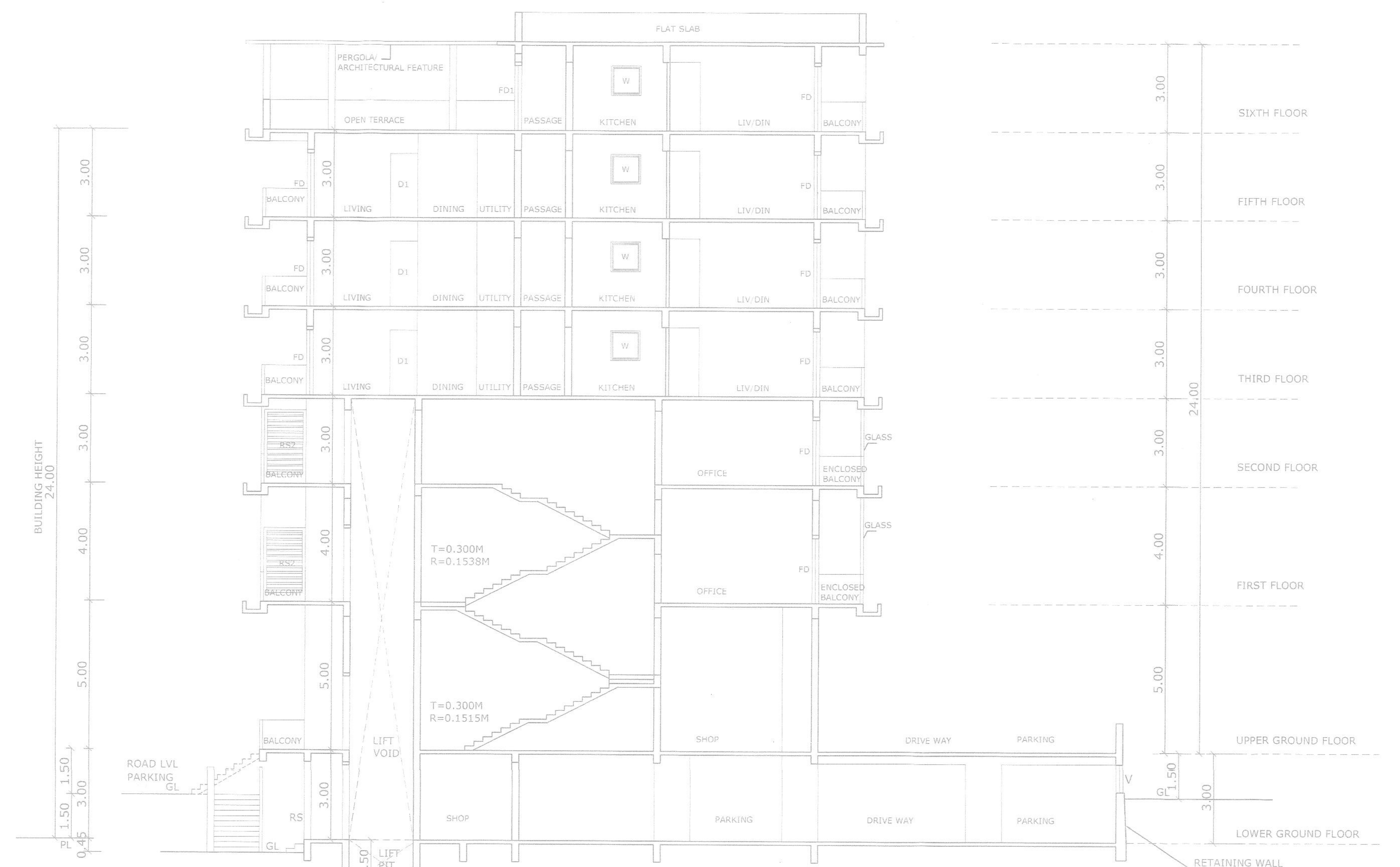




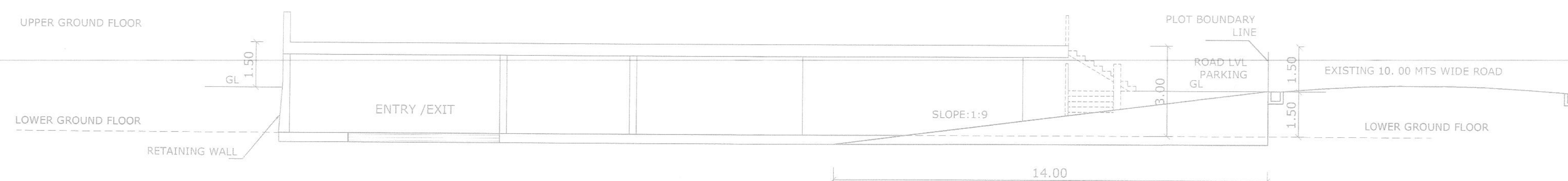
FRONT ELEVATION
SCALE 1:100



SECTION AA
SCALE 1:100



SECTION BB
SCALE 1:100



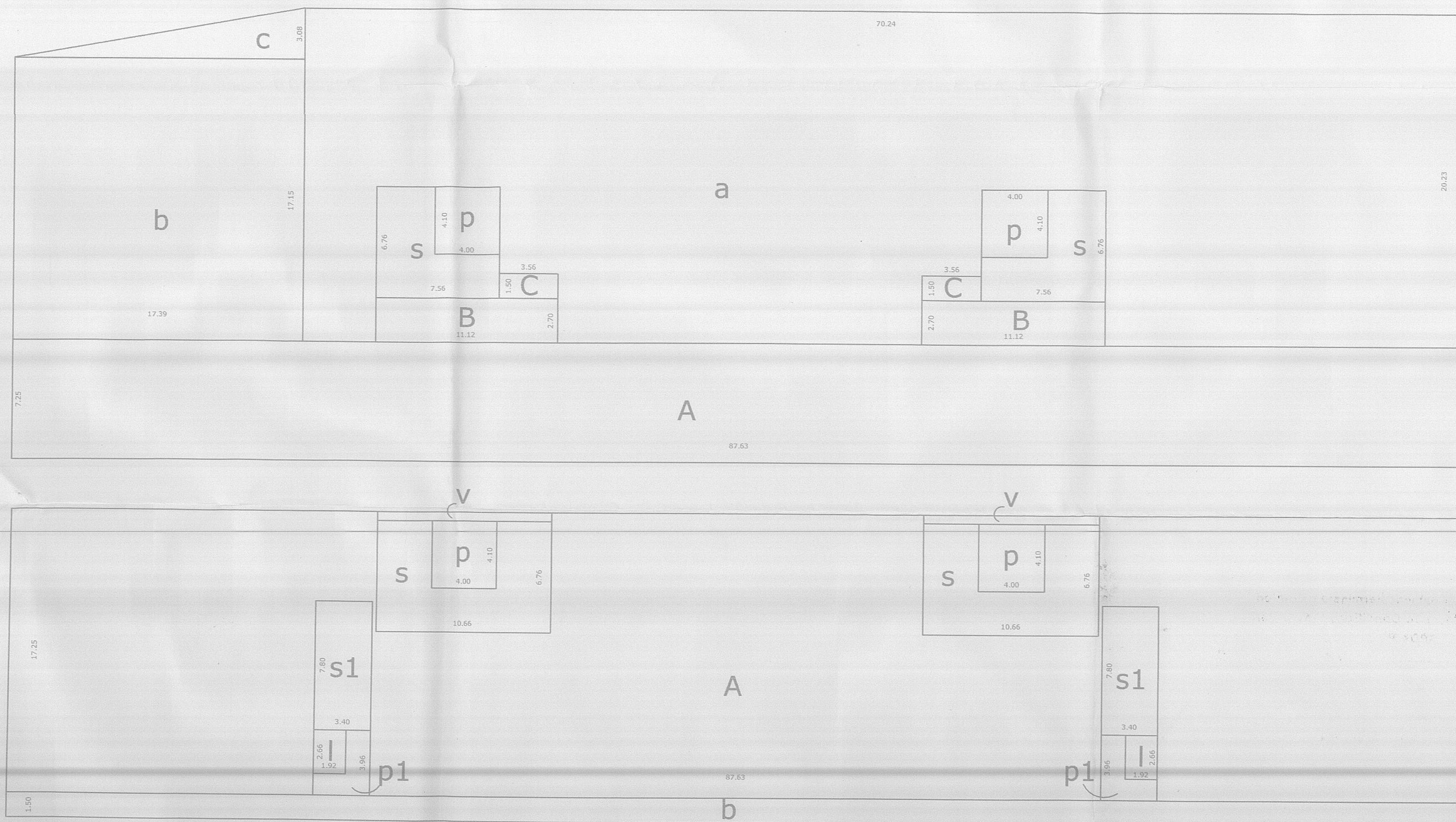
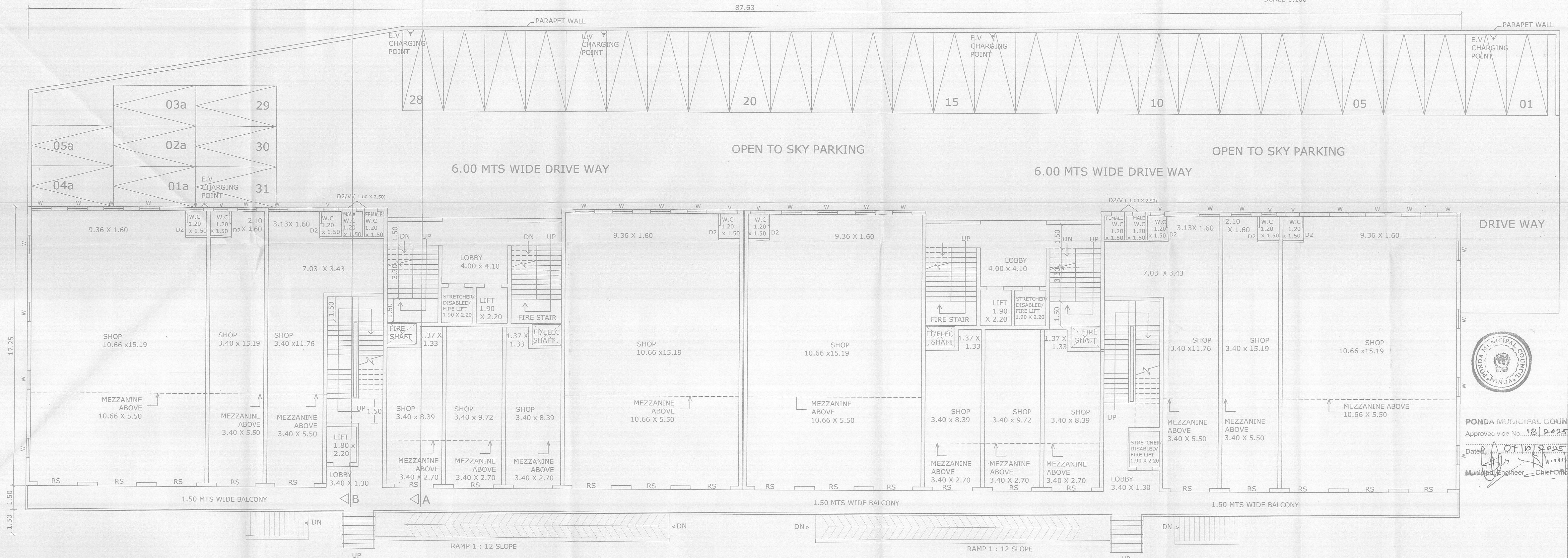
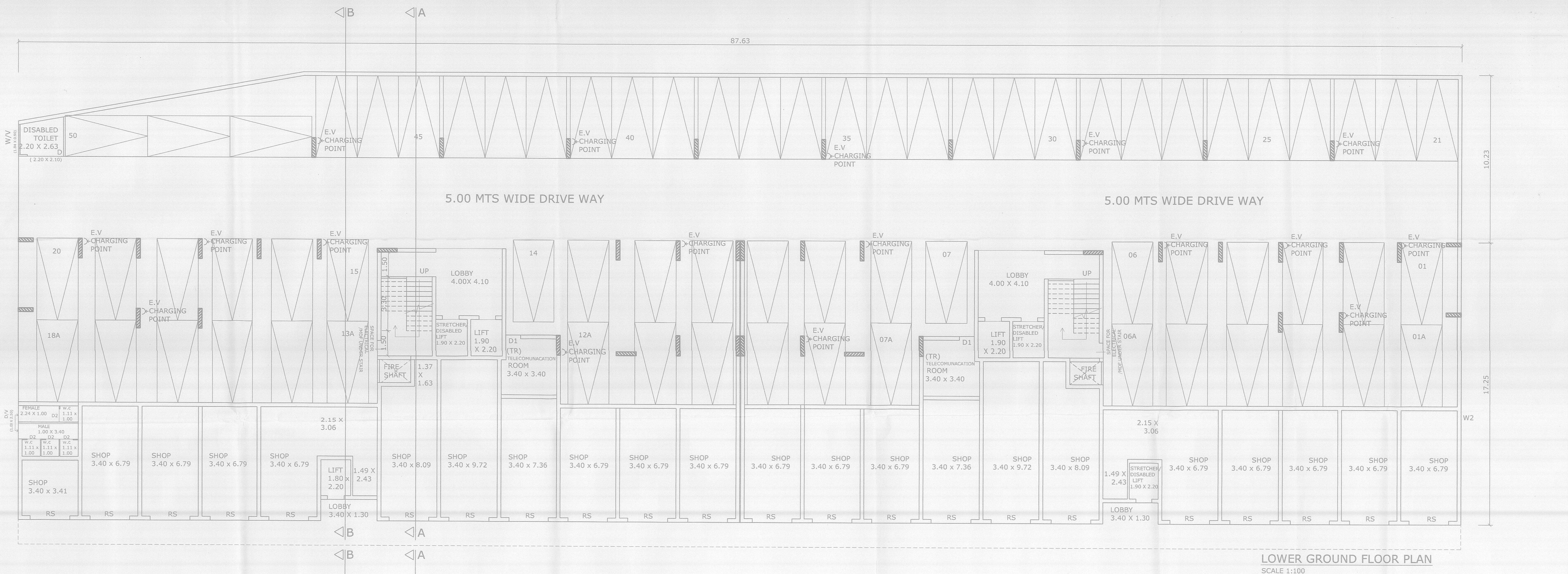
SECTION XX
SCALE 1:100

Development Permission Granted
Subject To Conditions Vide Order
No. SOPDA/P/22/18/19/11
24-25 Dated: 18/11/2024
Member Secretary



PONDA MUNICIPAL COUNCIL
Appro: 18/11/2025-26
Date: 18/11/2025
Municipal Engineer

PROJECT :PROPOSED RESIDENTIAL CUM COMMERCIAL BUILDING & COMPOUND WALL IN PLOT B1 OF LAND BEARING SURVEY NO 32 /0 SITUATED AT PONDA VILLAGE PONDA TALUKA GOA.(REVISED PLAN)		
CLIENT: ALCON CONSTRUCTIONS(GOA)PVT.LTD.		
DRAWN BY : FIRDOZ	SCALE AS NOTED	DRG NO. SD-04
TITLE SUBMISSION DRAWING	OWNER SIGNATURE	
KUNDAN V. PRABHU ARCHITECT AND INTERIOR DESIGNER 783, PRABHU HOUSE ALTO - BETIM, PORVORIM, BARDEZ - GOA. TEL. 2413990 e-mail : kundavprabhu@gmail.com		ARCHITECT SIGNATURE
		KUNDAN V. PRABHU 8 AND A/1A ARCHITECT & INTERIOR DESIGNER CAB/47795 AR/0072010



LOWER GROUND FLOOR AREA

SCALE 1:200

A	= 87.63 x 7.25	= 635.31
a	= 70.24 x 20.23	= 1420.95
s	= 7.56 x 6.76 x 2	= 102.21
p	= 4.00 x 4.10 x 2	= 32.80.....LOBBY
s-p	= 69.41.....STAIR/LIFT	
B	= 11.12 x 2.70 x 2	= 60.04
C	= 3.56 x 1.50 x 2	= 10.68
a-s-B-C	= 1248.02.....PARKING	
b	= 17.39 x 17.15	= 298.23.....PARKING
c	= 1/2 x 3.08 x 17.39	= 26.78.....PARKING
TOTAL F.A.R	A+B+C	= 706.03
TOTAL PARKING		= 1573.03
TOTAL STAIR/LIFT		= 69.41
TOTAL LOBBY		= 32.80
TOTAL B.U.A		= 2381.27

UPPER GROUND FLOOR AREA

SCALE 1:200

A	= 87.63 x 17.25	= 1511.61
s	= 10.66 x 6.76 x 2	= 144.12
p	= 4.00 x 4.10 x 2	= 32.80.....LOBBY
s-p	= 111.32.....STAIR/LIFT	
s1	= 3.40 x 7.80 x 2	= 53.04.....STAIR
p1	= 3.40 x 3.96 x 2	= 26.92
l	= 1.92 x 2.66 x 2	= 10.21.....LIFT
p1-l	= 16.71.....LOBBY	
v	= 10.66 x 0.54 x 2	= 11.51.....VOID
A-s-s1-p1-v	= 1276.02	
b	= 87.63 x 1.50	= 131.44.....BALCONY
TOTAL F.A.R		= 1276.02
TOTAL STAIR/LIFT		= 174.57
TOTAL LOBBY		= 49.51
TOTAL BALCONY		= 131.44
TOTAL B.U.A		= 1631.54
TOTAL COVERAGE		= 1631.54 - (131.44 + 32.80) = 1467.30

Development Permission Granted
Subject To Conditions Vide Order
No. SDPDA/P. 2218/191
24-25 Dated. 18/11/2024
Member Secretary

PROJECT :PROPOSED RESIDENTIAL CUM COMMERCIAL BUILDING & COMPOUND WALL IN PLOT B1 OF LAND BEARING SURVEY NO 32 /0 SITUATED AT PONDA VILLAGE PONDA TALUKA GOA.(REVISED PLAN)

CLIENT: ALCON CONSTRUCTIONS(GOA)PVT.LTD.

DRAWN BY : FIRDOZ SCALE AS NOTED

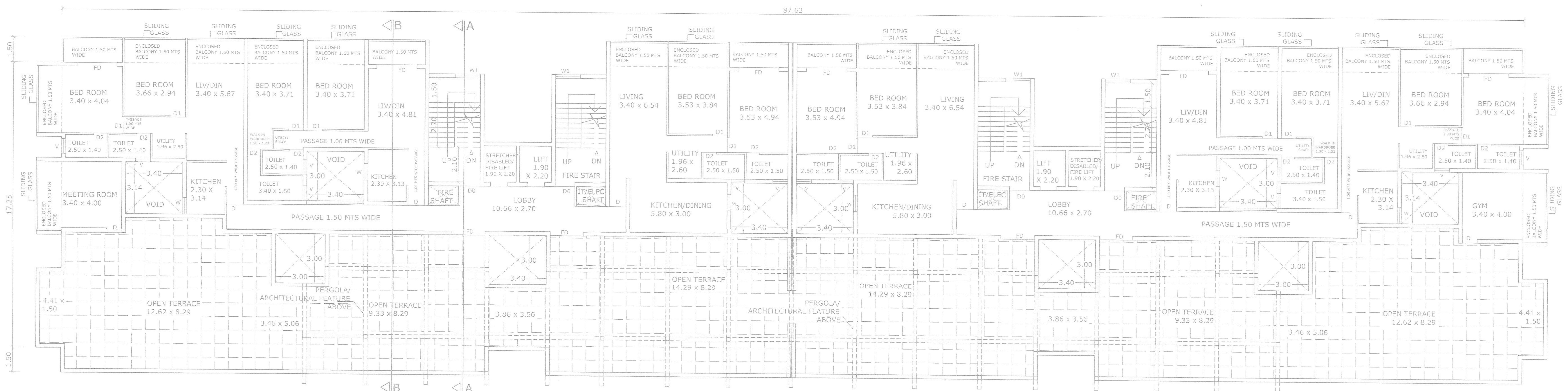
DRG NO. SD-01

TITLE. SUBMISSION DRAWING

OWNER SIGNATURE

KUNDAN V. PRABHU
ARCHITECT AND INTERIOR DESIGNER
783, PRABHU HOUSE
ALTO - BETIM, PORVORIM, BARDEZ - GOA.
TEL. 2413990
e-mail : kundanvprabhu@gmail.com

ARCHITECT SIGNATURE
KUNDAN V. PRABHU
ARCHITECT & INTERIOR DESIGNER
CANVA 1338
AR00732010



SIXTH FLOOR PLAN
SCALE 1:100

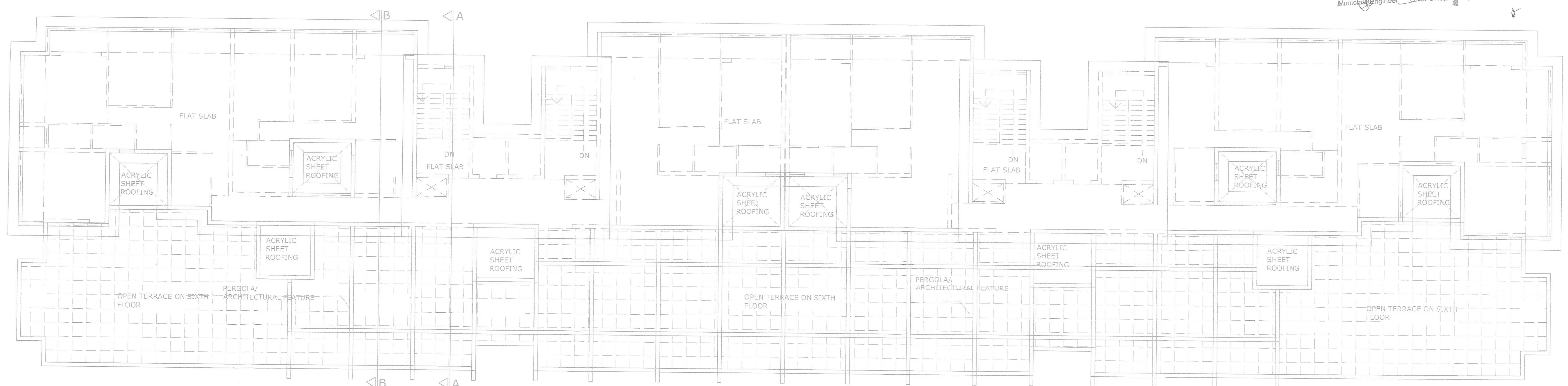
SIXTH FLOOR AREA SCALE 1:200

A	= 87.63 x 10.23	= 896.45
V	= 7.31 x 3.00	= 21.93.....VOID
V1	= 3.40 x 3.14 x 2	= 21.35.....VOID
V2	= 3.40 x 3.00 x 2	= 20.40.....VOID
V3	= 1.80 x 1.20 x 4	= 8.64.....VOID
V4	= 4.00 x 4.10 x 2	= 32.80.....VOID
V5	= 10.66 x 0.54 x 2	= 11.51.....VOID
S	= 3.33 x 6.76 x 4	= 90.04.....STAIR
L	= 4.00 x 2.66 x 2	= 21.28.....LIFT
P	= 6.86 x 2.70 x 2	= 37.04.....LOBBY
P1	= 14.02 x 1.50 x 2	= 42.06.....LOBBY
P2	= 3.13 x 1.50 x 2	= 9.39.....LOBBY
A3	= 5.80 x 0.87 x 2	= 10.09.....OPEN TERRACE
A-V-V1-V2-V3-V4-V5-V6-V7-S-L-P-P1-P2	= 569.92	
A1	= 87.63 x 8.52	= 746.60
V3	= 3.00 x 3.00 x 2	= 18.00.....VOID
V4	= 3.40 x 3.00 x 2	= 20.40.....VOID
V8	= 3.40 x 1.50 x 2	= 10.20.....VOID
A1-V3-V4-V8	= 698.00.....OPEN TERRACE	
B	= 22.01 x 1.50 x 2	= 66.03.....BALCONY
C	= 22.29 x 1.50	= 33.43
D	= 1.50 x 4.50 x 2	= 13.50
E	= 1.50 x 4.61 x 2	= 13.83
A2	= 1.50 x 4.87 x 2	= 14.61.....OPEN TERRACE

TOTAL F.A.R	= 569.92
TOTAL STAIR/LIFT	= 111.32
TOTAL LOBBY	= 88.49
TOTAL OPEN TERRACE	= 722.70
TOTAL BALCONY	= 126.79
TOTAL B.U.A	= 1619.22



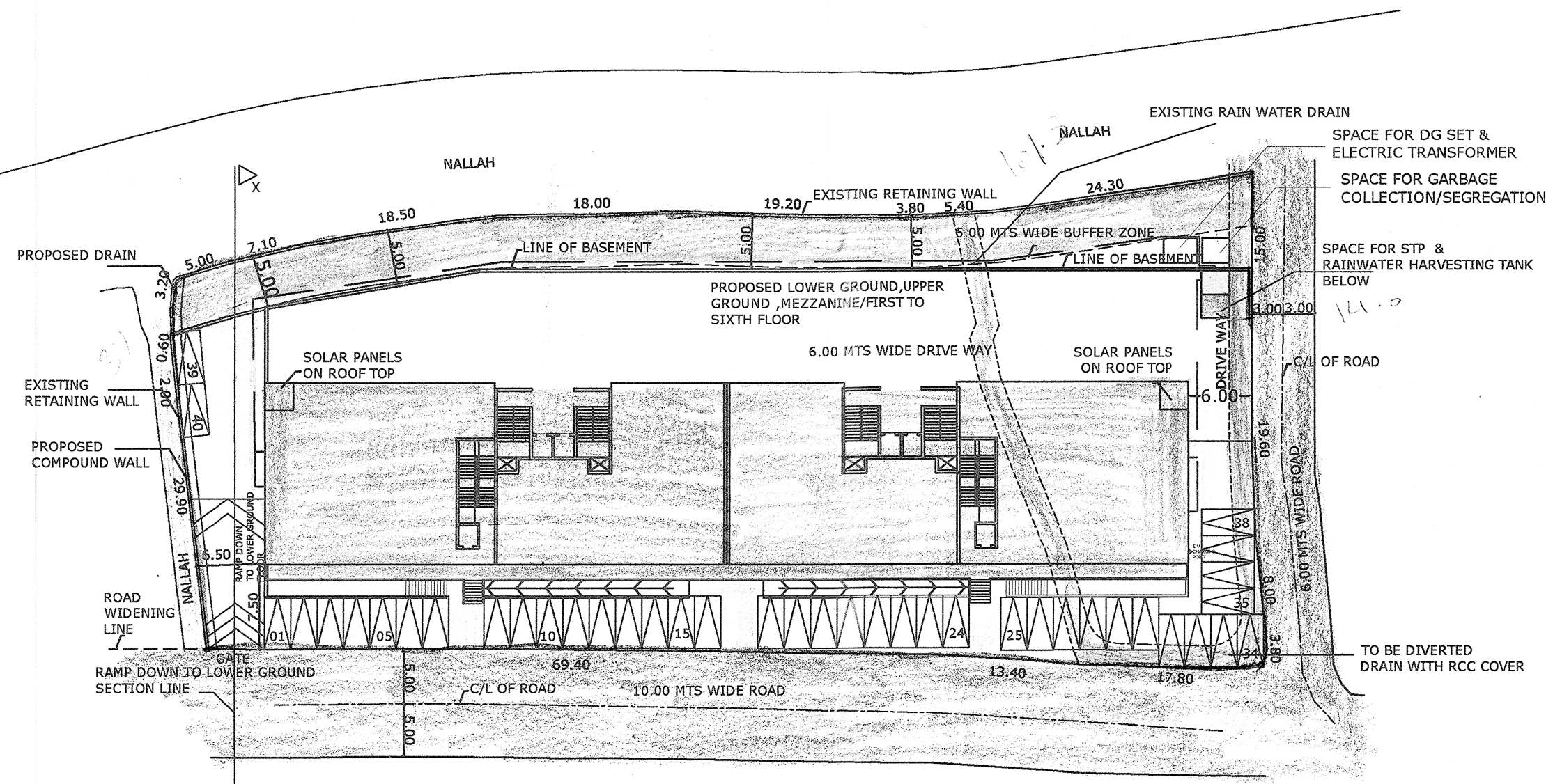
PONDA MUNICIPAL COUNCIL
Approved vide No. 13/2025-26
Development Permission Granted
Subject to Conditions No. Order
No. SPDA/PI/22/18/191/26
24-25 Dated 18/11/2024
Municipal Engineer Chief Engineer Member Secretary



ROOF PLAN
SCALE 1:100

DOOR WINDOW SCHEDULE	
D0	1.20 x 2.10
D	1.00 x 2.10
D1	0.90 x 2.10
D2	0.80 x 2.10
FD	2.40 x 2.10
V	0.90 x 0.90
W	1.20 x 1.20
W1	1.00 x 1.20
RS	2.40 x 2.60
RS1	2.40 x 2.50
RS2	1.50 x 2.50

PROJECT : PROPOSED RESIDENTIAL CUM COMMERCIAL BUILDING & COMPOUND WALL IN PLOT B1 OF LAND BEARING SURVEY NO 32 /0 SITUATED AT PONDA VILLAGE PONDA TALUKA GOA.(REVISED PLAN)	
CLIENT: ALCON CONSTRUCTIONS(GOA)PVT.LTD.	
DRAWN BY : FIRDOZ	SCALE AS NOTED
TITLE SUBMISSION DRAWING	DRG NO. SD-03
OWNER SIGNATURE	
ARCHITECT SIGNATURE	
KUNDAN V. PRABHU ARCHITECT AND INTERIOR DESIGNER 783, PRABHU HOUSE ALTO - BETIM, PORVORIM, BARDEZ - GOA. TEL. 2413990 e-mail : kundanvprabhu@gmail.com	
KUNDAN V. PRABHU ARCHITECT & INTERIOR DESIGNER C40647268 AR00730210	



SITE PLAN
SCALE 1:500

Development Permission Granted
Subject to Conditions Vide Order
No. SGPDA/PI/2218/1911
24-25 Dated 18/11/2024
Member Secretary

PARKING REQUIRED
COMMERCIAL AREA = 4510.97/50 = 90.21

RESIDENTIAL
3 BHK = 12 FLATS X 1.50 = 18.00
2 BHK = 22 FLATS X 1.25 = 27.50
2 BHK = 08 FLATS X 1.00 = 8.00

TOTAL FLATS = 42 NOS

PARKING REQUIRED COMMERCIAL/RESIDENTIAL = 144 NOS

PARKING PROVIDED

LOWER GROUND = SINGLE PARKING = 50 NOS
DOUBLE PARKING = 18 NOS
TOTAL = 68 NOS

UPPER GROUND = SINGLE PARKING = 31 NOS
DOUBLE PARKING = 05 NOS
TOTAL = 36 NOS

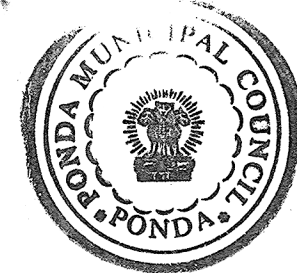
OFF STREET PARKING = 40 NOS

TOTAL PARKING PROVIDED = 144 NOS

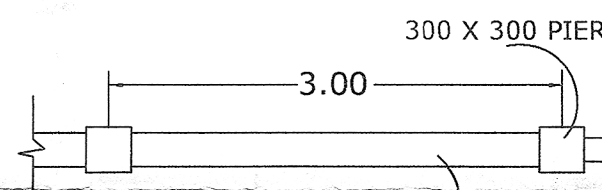
PERMISSIBLE LOBBY = 9060 X 7.5% = 679.50 Sq.M.
LOBBY CONSUMED = 469.69 Sq.M.

F.A.R. PERMISSIBLE (200) 4530 X 2 = 9060.00 Sq.M.

F.A.R. CONSUMED (189.24) = 8572.88 Sq.M.



PONDA MUNICIPAL COUNCIL
Approved vide No. 13/2025-26
Dated 27/11/2025
Municipal Engineer Chief Officer



PLAN
SCALE 1.50
ELEVATION OF COMPOUND WALL & GATE
SIDE COMPOUND WALL
SCALE 1.50

AREA STATEMENT-

01. AREA OF THE PLOT..... 4530.00 sq.m
02. DEDUCTION FOR
a. AREA TAKEN UNDER ROAD WIDENING 257.50 sq.m
b. AREA UNDER BUFFER ZONE..... 500.00 sq.m
03. EFFECTIVE AREA OF THE PLOT 3772.50 sq.m
04. WHETHER ANY EXTRA F.A.R IS CLAIMED ON THE BASIC OF PROPOSED ROAD IF 'YES' STATE YES
a. AREA UNDER ROAD WIDENING..... 257.50 sq.m
b. WHETHER THE LAND HAS BEEN GIFTED TO THE LOCAL BODY NO
05. AREA OCCUPIED BY THE EXISTING BUILDING IN THE PLOT..... 0.00 sq.m
06. AREA OF THE BUILDING TO BE DEMOLISHED..... 0.00 sq.m
07. COVERED AREA OF THE PROPOSED BUILDING..... 1467.30 sq.m
08. TOTAL COVERED AREA 1467.30 sq.m
09. TOTAL COVERAGE 38.89%
10. DETAIL OF AREA AND USE FLOOR WISE

FLOOR REFERENCE	USE	TOTAL BUILT UP AREA (m ²)	AREAS FREE OF FAR						NET FLOOR AREA (m ²)	FAR
			7.5 % LOBBY/ SERVICES	PARKING/ STILT/MEZZANINE	OPEN TERRACE	BALCONY	STAIR/ LIFT	TOTAL		
LOWER GROUND FLOOR	PAR/ SHOP	2381.27	32.80	1573.03		0.00	69.41	1675.24	706.03	189.24
UPPER GROUND FLOOR	PAR/ SHOP	1631.54	49.51	-	-	131.44	174.57	355.52	1276.02	
MEZZANINE	SHOP	402.14	-	402.14	-	-	-	402.14	-	
FIRST FLOOR	OFFICE /RES	1758.95	16.71		-	291.65	174.57	482.93	1276.02	189.24
SECOND FLOOR	OFFICE RES	1758.95	16.71		-	291.65	174.57	482.93	1276.02	
THIRD FLOOR	RES/ AMEN	1618.74	88.49		-	262.64	111.32	462.45	1156.29	
FOURTH FLOOR	RES	1618.74	88.49		-	262.64	111.32	462.45	1156.29	
FIFTH FLOOR	RES	1618.74	88.49		-	262.64	111.32	462.45	1156.29	
SIXTH FLOOR	RES	1619.22	88.49		722.70	126.79	111.32	1049.30	569.92	189.24
TOTAL	-	14408.29	469.69	1975.17	722.70	1629.45	1038.40	5835.41	8572.88	

PROJECT :PROPOSED RESIDENTIAL CUM COMMERCIAL BUILDING & COMPOUND WALL IN PLOT B1 OF LAND BEARING SURVEY NO 32 /0 SITUATED AT PONDA VILLAGE PONDA TALUKA GOA.(REVISED PLAN)

CLIENT: ALCON CONSTRUCTIONS(GOA)PVT.LTD.

DRAWN BY : FIRDOZ

SCALE AS NOTED

DRG NO. SD-05

TITLE. SUBMISSION DRAWING

OWNER SIGNATURE

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ALTO - BETIM, PORVORIM, BARDEZ - GOA.
TEL. 2413990
e-mail : kundanvprabhu@gmail.com

ARCHITECT SIGNATURE

KUNDAN V. PRABHU
Arch. A.I.T.A.
ARCHITECT & INTERIOR DESIGNER
CA/94/17396
AR/0073/2010