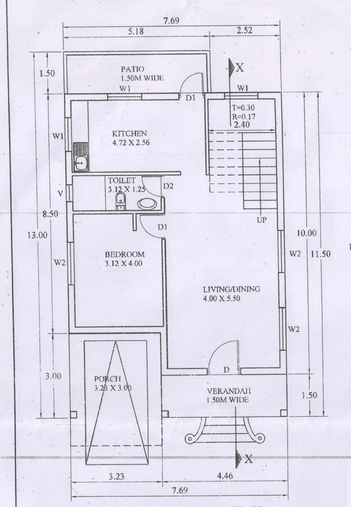
APPROVED AND PASSED BY THE V. P. MEETING DATED ... 31/ WIDE RESOLUTION NO. 2.8/14 AND AS PER CONDITIONS LAID DOWN IN THE PERMISSION NO. UPA/P10/10611/13 DT. 12/2/14 BY V. P ALDONA

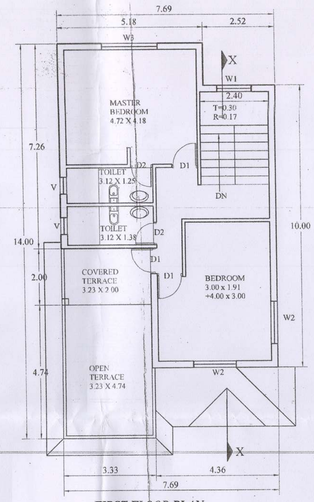
Secretary V. P. Aldona

VILLAGE PANCHAYAT ALDONA – BARDEZ - GOA

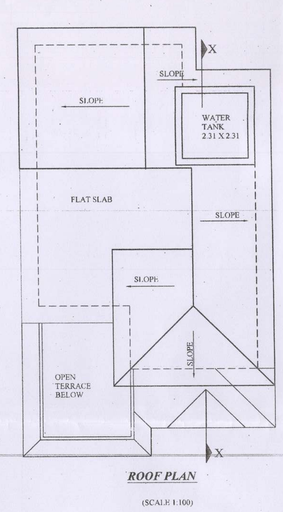
(TYPICAL VILLA '1 & 4')



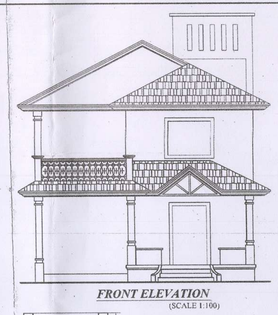
GROUND FLOOR PLAN
(SCALE 1:100)



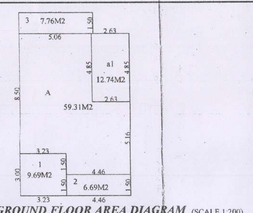
FIRST FLOOR PLAN
(SCALE 1:100)



ROOF PLAN
(SCALE 1:100)

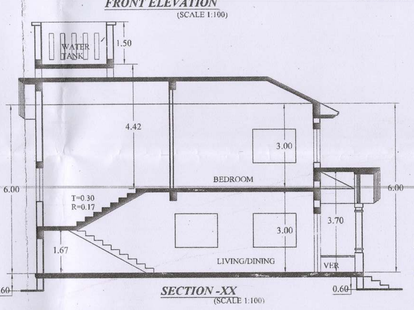


FRONT ELEVATION
(SCALE 1:100)

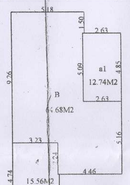


GROUND FLOOR AREA DIAGRAM (SCALE 1:200)

GROUND FLOOR AREA CALCULATION
Total Built-up Area = 86.19 sq.mts (a+a1+1+2+3)
Deduction Of Staircase= 12.74 sq.mts (a1)
Deduction Of Balcony = 24.14 sq.mts (1+2+3)
Area for F.A.R = 59.31 sq.mts
Area for Infra-Structure Tax = 86.50 sq.mts (A+a1+2+3)



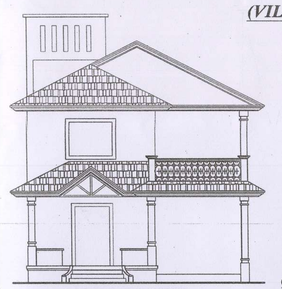
SECTION - XX
(SCALE 1:100)



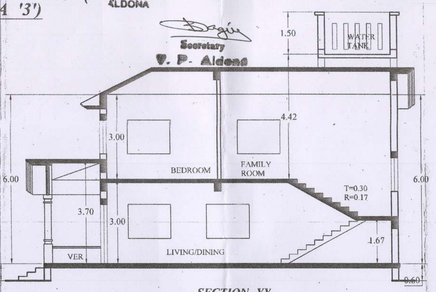
FIRST FLOOR AREA DIAGRAM (SCALE 1:200)

FIRST FLOOR AREA CALCULATION
Total Built-up Area = 92.86 sq.mts (B+4+a1)
Deduction Of Staircase= 12.74 sq.mts (a1)
Deduction Of Open Terrace = 15.56 sq.mts (4)
Area for F.A.R = 64.68 sq.mts
Area for Infra-Structure Tax = 77.42 sq.mts (B+a1)

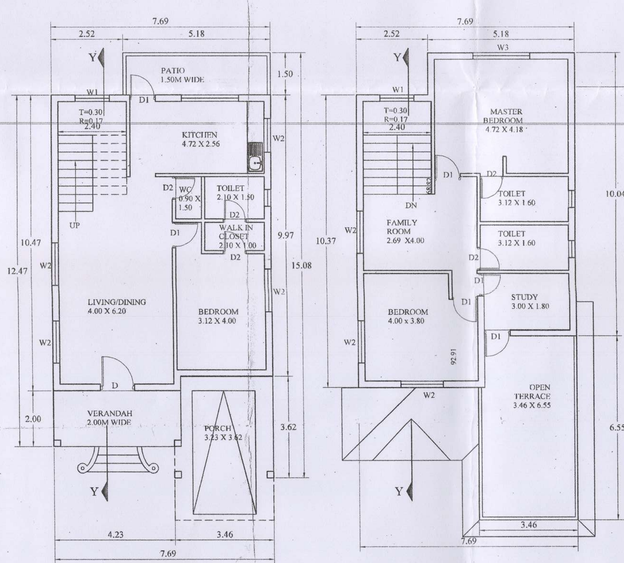
(VILLA '3')



FRONT ELEVATION
(SCALE 1:100)

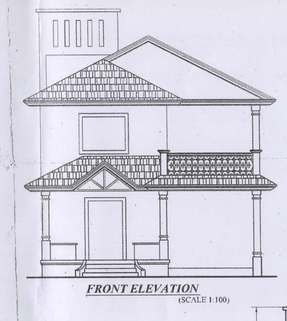


SECTION -YY
(SCALE 1:100)

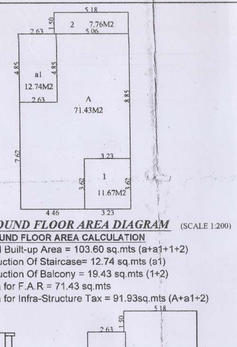


GROUND FLOOR PLAN (TYPICAL '3')
(SCALE 1:100)

FIRST FLOOR PLAN (TYPICAL '3')
(SCALE 1:100)

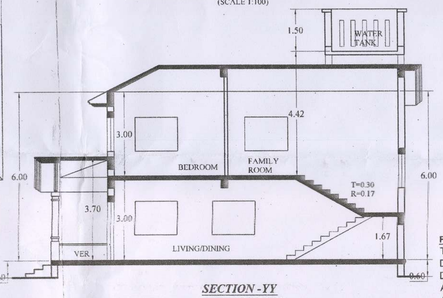


FRONT ELEVATION
(SCALE 1:100)

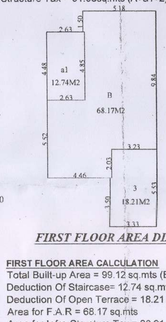


GROUND FLOOR AREA DIAGRAM (SCALE 1:200)

GROUND FLOOR AREA CALCULATION
Total Built-up Area = 103.60 sq.mts (a+a1+1+2)
Deduction Of Staircase= 12.74 sq.mts (a1)
Deduction Of Balcony = 19.43 sq.mts (1+2)
Area for F.A.R = 71.43 sq.mts
Area for Infra-Structure Tax = 91.93sq.mts (A+a1+2)



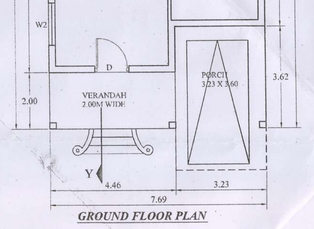
SECTION - YY
(SCALE 1:100)



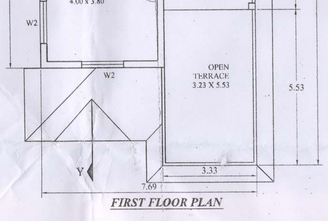
FIRST FLOOR AREA DIAGRAM (SCALE 1:200)

FIRST FLOOR AREA CALCULATION
Total Built-up Area = 99.12 sq.mts (B+3+a1)
Deduction Of Staircase= 12.74 sq.mts (a1)
Deduction Of Open Terrace = 18.21 sq.mts (3)
Area for F.A.R = 68.17 sq.mts
Area for Infra-Structure Tax = 80.91 sq.mts (B+a1)

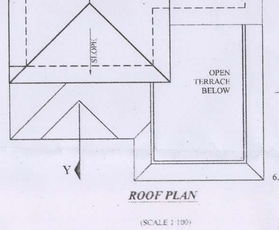
(TYPICAL VILLA '2,5,& 6')



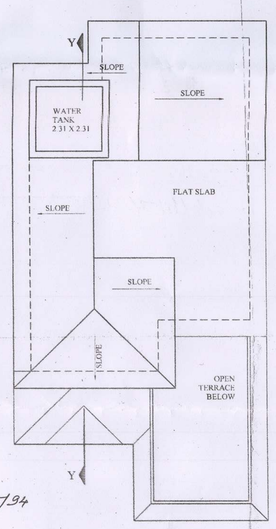
GROUND FLOOR PLAN
(SCALE 1:100)



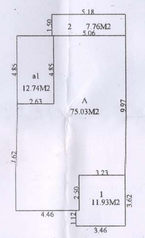
FIRST FLOOR PLAN
(SCALE 1:100)



ROOF PLAN
(SCALE 1:100)

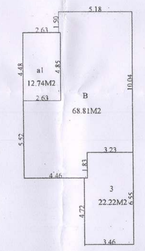


ROOF PLAN
(TYPICAL 'C')
(SCALE 1:100)



GROUND FLOOR AREA DIAGRAM (SCALE 1:200)

GROUND FLOOR AREA CALCULATION
Total Built-up Area = 107.40 sq.mts (a+a1+1+2)
Deduction Of Staircase= 12.74 sq.mts (a1)
Deduction Of Balcony = 19.63 sq.mts (1+2)
Area for F.A.R = 75.03 sq.mts
Area for Infra-Structure Tax = 95.53 sq.mts (A+a1+2)

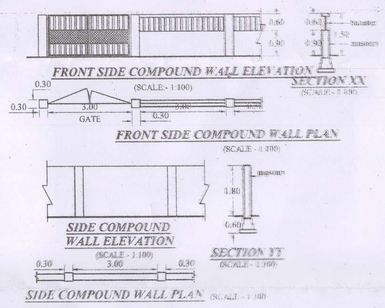


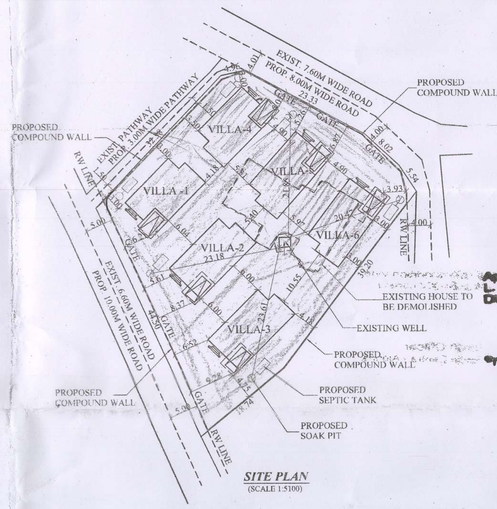
FIRST FLOOR AREA DIAGRAM (SCALE 1:200)

FIRST FLOOR AREA CALCULATION
Total Built-up Area = 103.77 sq.mts (B+3+a1)
Deduction Of Staircase= 12.74 sq.mts (a1)
Deduction Of Open Terrace = 22.22 sq.mts (3)
Area for F.A.R = 68.81 sq.mts
Area for Infra-Structure Tax = 81.55 sq.mts (B+a1)

DOORS & WINDOWS OPENING

CODE	L	B
D	1.20	2.10
D1	0.90	2.10
D2	0.80	2.10
W1	1.20	1.20
W2	1.50	1.20
W3	2.00	1.20
V	0.60	0.60





SITE PLAN
(SCALE 1:500)

Approved with condition vide L. No PHD/ARDC/ consti/2014-15/94 Dtd.: 15/04/2014

Health Officer
Primary Health Centre - Aldona

Approved with condition vide L. No.: TCP/ 4411/ ALD/ TCP/2014/ 910 dt 1/16/2014

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

AREA STATEMENT

SR.NO	DESCRIPTION	AREA	UNITS
1	AREA OF PLOT	1995.00	sq.m
2	AREA FOR ROAD WIDENING	98.00	sq.m
3	NET EFFECTIVE PLOT AREA	1897.00	sq.m
4	COVERED AREA OF PROPOSED BUILDING	606.78	sq.m
5	COVERAGE CONSUMED	31.98	%
6	COVERAGE PERMISIBLE	40	%
7	DETAIL OF AREA USED FLOOR WISED		

SR.NO	FLOOR REFERANCE	USE	BUILT-UP AREA (SQM)	AREA FREE FROM F.A.R (SQM STAIRCASE	BALC/PARK	OPEN TERRACE	NET FLOOR AREA (SQM)	F.A.I
	VILLA -1							
1	GROUND FLOOR	RESI	96.19	12.74	24.14	0.00	59.31	
2	FIRST FLOOR	RESI	92.98	12.74	0.00	15.56	64.68	
	VILLA -2							
1	GROUND FLOOR	RESI	103.60	12.74	19.43	0.00	71.43	
2	FIRST FLOOR	RESI	99.12	12.74	0.00	18.21	68.17	
	VILLA -3							
1	GROUND FLOOR	RESI	107.40	12.74	19.63	0.00	75.03	
2	FIRST FLOOR	RESI	103.77	12.74	0.00	22.22	68.81	40.6
	VILLA -4							
1	GROUND FLOOR	RESI	96.19	12.74	24.14	0.00	59.31	
2	FIRST FLOOR	RESI	92.98	12.74	0.00	15.56	64.68	
	VILLA -5							
1	GROUND FLOOR	RESI	103.60	12.74	19.43	0.00	71.43	
2	FIRST FLOOR	RESI	99.12	12.74	0.00	18.21	68.17	
	VILLA -6							
1	GROUND FLOOR	RESI	103.60	12.74	19.43	0.00	71.43	
2	FIRST FLOOR	RESI	99.12	12.74	0.00	18.21	68.17	
			1197.67	152.88	126.20	107.97	810.62	

8	NET FLOOR AREA		
	BLOCK-1		
	a) GROUND FLOOR	59.31	sq.mt
	b) FIRST FLOOR	64.68	sq.mt
	BLOCK-2		
	a) GROUND FLOOR	71.43	sq.mt
	b) FIRST FLOOR	68.17	sq.mt
	BLOCK-3		
	a) GROUND FLOOR	75.03	sq.mt
	b) FIRST FLOOR	68.81	sq.mt
	BLOCK-4		
	a) GROUND FLOOR	59.31	sq.mt
	b) FIRST FLOOR	64.68	sq.mt
	BLOCK-5		
	a) GROUND FLOOR	71.43	sq.mt
	b) FIRST FLOOR	68.17	sq.mt
	BLOCK-6		
	a) GROUND FLOOR	71.43	sq.mt
	b) FIRST FLOOR	68.17	sq.mt
	TOTAL FLOOR AREA	810.62	sq.mt
9	F.A.R CONSUMED	40.63	
10	F.A.R PERMISIBLE	60	
11	LENGTH OF COMPOUND WALL	176.00	R.M
12	PARKING REQUIRED	6	CARS
13	PARKING PROVIDED	6	CARS
14	AREA FOR INFRA-STRUCTURE TAX	846.36	sq.mt

PROJECT :
PROPOSED CONSTRUCTION OF RESIDENTIAL VILLAS IN SURVEY NO.: 90/4 SITUATED AT ALDONA VILLAGE OF BARDEZ TALUKA GOA FOR ALEXINHO AUGUSTIN GONSALVES AND UBALDINA NEVIS GONSALVES

SHEET TITLE : SANCTION DRAWING

DRAWN BY : arc designing | SCALE : 1 : 100 1:500 | DATE : 29-08- 2013

OWNER :

ENGINEER :

SHIRISH KAMAT
STRUCTURAL CONSULTANT
PANAJI-GOA, INDIA
TCP REG. NO. ER/0083/2010