

1. AREA OF THE PLOT = 128925.00 sq.m
 2. AREA UNDER SETTLEMENT S1 ZONE = 118795.00 sq.m
 3. AREA UNDER COMMERCIAL C1 ZONE = 10130.00 sq.m

SETTLEMENT ZONE S1
 1. AREA FOR DEVELOPMENT UNDER SETTLEMENT ZONE S1 = 118795.00 sq.m
 PLOT AREA = 7563.00 sq.m
 a) AREA UNDER ODP ROAD = 1750.00 sq.m
 b) AREA UNDER EXISTING ROAD = 43792.80 sq.m
 c) EFFECTIVE PLOT AREA = 109482.00 sq.m
 d) ALLOWABLE COVERAGE = 40% 109482 = 43792.80 sq.m
 e) AREA OCCUPIED BY THE EXISTING BUILDING IN THE PLOT = 0.00 sq.m
 f) AREA OF THE BUILDING TO BE DEMOLISHED = 30249.60 sq.m
 g) COVERED AREA OF THE PROPOSED BUILDING = 30249.60 sq.m
 h) TOTAL COVERED AREA = 27.62%
 i) TOTAL COVERAGE = 118795.00 sq.m
 j) ALLOWABLE F.A.R (100) = 118795.00 sq.m

2. AREA UNDER COMMERCIAL ZONE = 10130.00 sq.m
 a) AREA UNDER ODP ROAD = 1050.00 sq.m
 b) AREA UNDER EXISTING ROAD = 950.00 sq.m
 c) EFFECTIVE PLOT AREA = 8130.00 sq.m
 d) ALLOWABLE COVERAGE = 40% 8130 = 3252.00 sq.m
 e) AREA OCCUPIED BY THE EXISTING BUILDING IN THE PLOT = 0.00 sq.m
 f) AREA OF THE BUILDING TO BE DEMOLISHED = 3038.53 sq.m
 g) COVERED AREA OF THE PROPOSED BUILDING = 3038.53 sq.m
 h) TOTAL COVERED AREA = 37.37%
 i) TOTAL COVERAGE = 20260.00 sq.m
 j) ALLOWABLE F.A.R (200) = 20260.00 sq.m

AREA STATEMENT

FLOOR (No.)	USE	TOTAL BUILT UP AREA (M ²)	AREA FREE OF F.A.R. (M ²)	PROPOSED NET FLOOR AREA (M ²)	TOTAL COVERAGE
COMMERCIAL BLOCK					
STILT FLOOR	PAR/SHOP	1419.52	552.80	1199.37	1106.65
FIRST FLOOR	CO-OP	1283.92	134.38	1163.38	1147.54
SECOND FLOOR	RES.	1000.91	83.52	892.24	848.17
THIRD FLOOR	RES.	1000.51	83.52	888.82	848.17
FOURTH FLOOR	RES.	1000.51	83.52	888.82	848.17
FIFTH FLOOR	RES.	1000.51	83.52	888.82	848.17
SIXTH FLOOR	RES.	1000.51	83.52	888.82	848.17
SEVENTH FLOOR	RES.	1000.51	83.52	888.82	848.17
TOTAL		8486.82	633.77	7399.37	7399.37
HOTEL BLOCK					
BASEMENT FLOOR	PAR/RES.	3242.00	2909.63	128.39	3242.00
STILT/GROUND FLOOR	PAR/SHOP	4849.37	3879.98	224.08	4407.98
FIRST FLOOR	HOTEL	2179.10	153.04	184.35	1841.39
SECOND FLOOR	HOTEL	1968.53	129.51	131.09	1824.05
THIRD FLOOR	HOTEL	1968.53	129.51	131.09	1824.05
FOURTH FLOOR	HOTEL	1968.53	129.51	131.09	1824.05
FIFTH FLOOR	HOTEL	1968.53	129.51	131.09	1824.05
SIXTH FLOOR	HOTEL	1968.53	129.51	131.09	1824.05
SEVENTH FLOOR	HOTEL	1968.53	129.51	131.09	1824.05
TOTAL		21481.71	491.74	1241.37	11955.14
TOTAL		30168.63	633.06	18601.51	3038.53

2. FAR CONSUMED = 183.62
 3. OPEN SPACE REQUIRED 15% (8130) = 1219.50 sq.m
 4. OPEN SPACE PROVIDED = 12550.00 sq.m
 5. LENGTH OF THE COMPOUND WALL = 1455.00 R.M

OPEN SPACE OF RESIDENTIAL

NAME OF OPEN SPACE	AREA (SQ.M)
1	4109.00
2	1021.00
3	1365.00
4	1178.00
5	1974.00
6	653.00
7	672.00
8	600.00
9	837.00
10	3000.00
11	1050.00
TOTAL	16450.00

AREA STATEMENT

BLOCK NO.	TOTAL UNITS	FLOOR (No.)	REFERENCE	USE	TOTAL BUILT UP AREA (M ²)	AREA FREE OF F.A.R. (M ²)	PROPOSED NET FLOOR AREA (M ²)	TOTAL COVERAGE		
RESIDENTIAL BLOCKS										
1	2	STILT FLOOR	PAR/RES.	310.40	387.43	70.23	37.20	494.86	15.81	
		FIRST FLOOR	RES.	431.65	---	---	34.72	32.14	66.86	364.79
		SECOND FLOOR	RES.	431.65	---	---	34.72	32.14	66.86	364.79
		THIRD FLOOR	RES.	431.65	---	---	34.72	32.14	66.86	364.79
		FOURTH FLOOR	RES.	431.65	---	---	34.72	32.14	66.86	364.79
		FIFTH FLOOR	RES.	431.65	---	---	34.72	32.14	66.86	364.79
TOTAL				2668.74	70.23	34.72	32.14	66.86	1839.56	
TOTAL	7			18681.18	491.74	---	---	---	12876.82	3573.43

CONNECTING PASSAGE FOR BLOCK 2 ON ALL FIVE FLOORS

ROW	BLOCK 2 - BLOCK 5	37.50	37.50
ROW	17 BLOCK 2 - BLOCK 4	22.50	22.50
ROW	17 BLOCK 4 - BLOCK 2	22.50	22.50
TOTAL		5532.30	185.67

CONNECTING PASSAGE FOR BLOCK 3 ON ALL FIVE FLOORS

ROW	BLOCK 3 - BLOCK 5 <th>37.50</th> <th>37.50</th>	37.50	37.50
ROW	17 BLOCK 3 - BLOCK 4	22.50	22.50
ROW	17 BLOCK 4 - BLOCK 3	22.50	22.50
TOTAL		5532.30	185.67

CONNECTING PASSAGE FOR BLOCK 4 ON ALL FIVE FLOORS

ROW	BLOCK 4 - BLOCK 5 <th>37.50</th> <th>37.50</th>	37.50	37.50
ROW	17 BLOCK 4 - BLOCK 6	12.67	12.67
TOTAL		21263.62	324.12

CONNECTING PASSAGE FOR BLOCK 5 ON ALL FIVE FLOORS

ROW	BLOCK 5 - BLOCK 4 <th>37.50</th> <th>37.50</th>	37.50	37.50
ROW	17 BLOCK 4 - BLOCK 5	12.67	12.67
TOTAL		21263.62	324.12

CONNECTING PASSAGE FOR BLOCK 6 ON ALL FIVE FLOORS

ROW	BLOCK 6 - BLOCK 5 <th>37.50</th> <th>37.50</th>	37.50	37.50
ROW	17 BLOCK 5 - BLOCK 6	12.67	12.67
TOTAL		21263.62	324.12

CONNECTING PASSAGE FOR BLOCK 7 ON ALL FIVE FLOORS

ROW	BLOCK 7 - BLOCK 5 <th>37.50</th> <th>37.50</th>	37.50	37.50
ROW	17 BLOCK 5 - BLOCK 7	12.67	12.67
TOTAL		21263.62	324.12

SWIMMING POOL/CLUB HOUSE

ROW	POOL/DECK/TOILETS	POOL	540.72	771.59	909.28	31.44	31.44
ROW	GROUND FLOOR	RES.	771.59	771.59	771.59	771.59	771.59
ROW	FIRST FLOOR	RES.	702.59	702.59	702.59	702.59	
TOTAL AREA			2014.90	2474.16	---	31.44	803.81

SECURITY CABIN

ROW	SECURITY CABIN	25.36	25.36	25.36	25.36	
TOTAL AREA		170167.87	4067.13	---	117031.21	36249.60

2. FAR CONSUMED = 98.51
 3. OPEN SPACE REQUIRED 15% (109482.00) = 16422.30 sq.m
 4. OPEN SPACE PROVIDED = 16450.00 sq.m

SITE PLAN
 SCALE 1:500

NOTE: 1. ALL BUILDINGS ARE PROVIDED WITH SOLAR PANELS ON ROOF TOP.
 2. COMPOUND WALL, INTERNAL ACCESS AND LANDSCAPE AREAS ARE PROVIDED WITH SOLAR ENERGY LAMPS.

APPROVED FOR DEVELOPMENT PERMISSION
 Head Office No. 100/17-7-2016/11/2016
 Date: 18/11/2016
 Medical Officer Incharge
 Primary Health Centre
 Concan - Goa

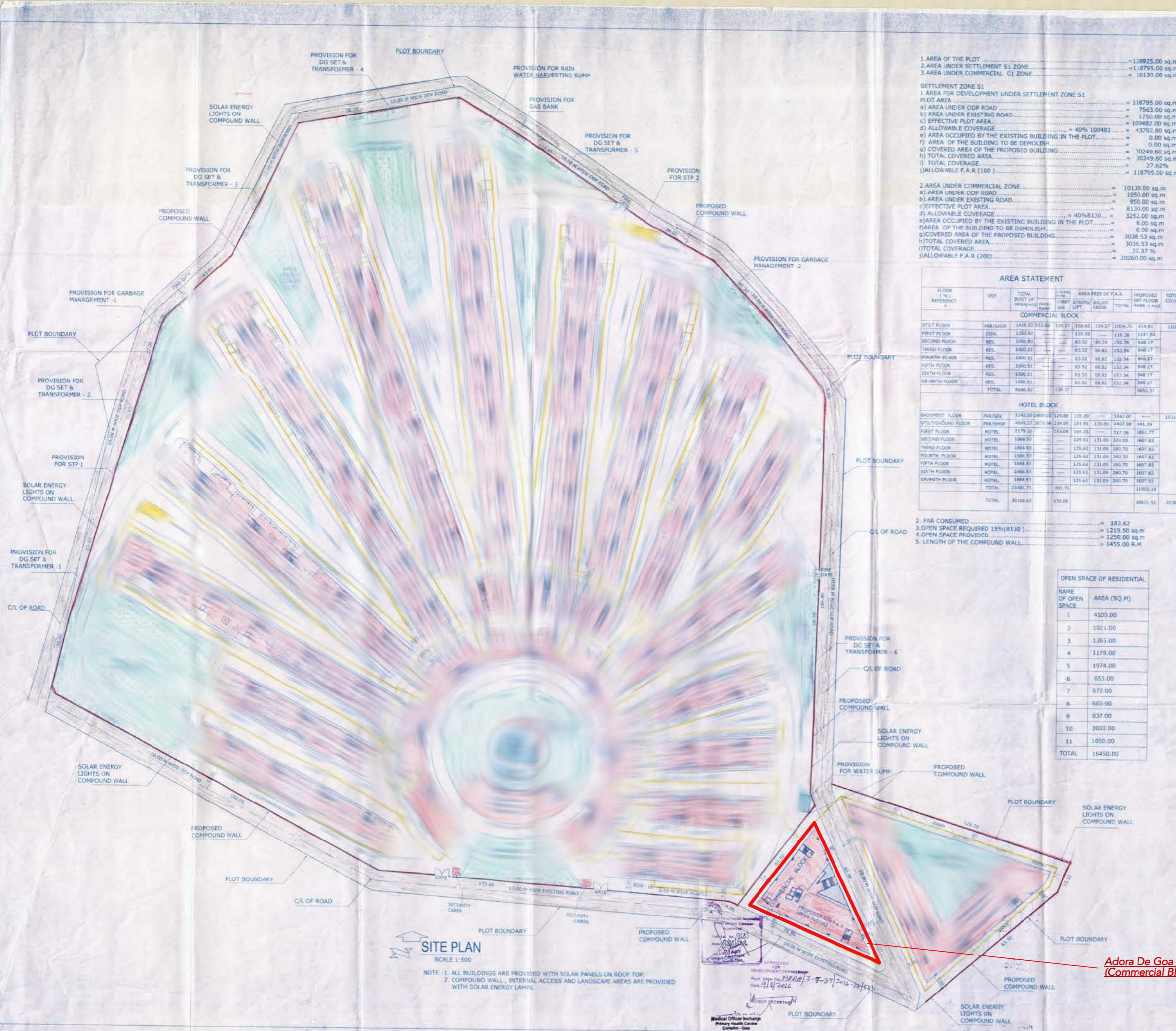
PROJECT : PROPOSED RESIDENTIAL, COMMERCIAL & HOTEL DEVELOPMENT IN SY.NO.198 OF SANCOALE VILLAGE, MORMUGAO-TALUKA, GOA.

CLIENT: TRINITAS REALTORS INDIA LLP

DRAWN BY: FIRDOZ SCALE AS NOTED DRG NO: SD-20

TITLE: SUBMISSION DRAWING SITE PLAN OWNER SIGN

KUNDAN V. PRABHU ARCHITECT AND INTERIOR DESIGNER
 783, PRABHU HOUSE
 ALTO - BETIM, PORVURIM, BARDEZ - GOA
 TEL: 2413690
 e-mail: kundampcprabhu@gmail.com
 ARCHITECT SIGN
 20.01.2016



1. AREA OF THE PLOT = 128925.00 sq.m
 2. AREA UNDER SETTLEMENT S1 ZONE = 118795.00 sq.m
 3. AREA UNDER COMMERCIAL C1 ZONE = 10130.00 sq.m

SETTLEMENT ZONE S1
 1. AREA FOR DEVELOPMENT UNDER SETTLEMENT ZONE S1
 a) AREA UNDER ODP ROAD = 116795.00 sq.m
 b) AREA UNDER EXISTING ROAD = 7563.00 sq.m
 c) EFFECTIVE PLOT AREA = 109482.00 sq.m
 d) ALLOWABLE COVERAGE = 40% 109482 = 43792.80 sq.m
 e) AREA OCCUPIED BY THE EXISTING BUILDING IN THE PLOT = 0.00 sq.m
 f) AREA OF THE BUILDING TO BE DEMOLISHED = 0.00 sq.m
 g) COVERED AREA OF THE PROPOSED BUILDING = 30249.60 sq.m
 h) TOTAL COVERED AREA = 27.62%
 i) TOTAL COVERAGE = 118795.00 sq.m
 j) ALLOWABLE F.A.R (100) = 118795.00 sq.m

2. AREA UNDER COMMERCIAL ZONE
 a) AREA UNDER ODP ROAD = 10130.00 sq.m
 b) AREA UNDER EXISTING ROAD = 950.00 sq.m
 c) EFFECTIVE PLOT AREA = 8130.00 sq.m
 d) ALLOWABLE COVERAGE = 40% 8130 = 3252.00 sq.m
 e) AREA OCCUPIED BY THE EXISTING BUILDING IN THE PLOT = 0.00 sq.m
 f) AREA OF THE BUILDING TO BE DEMOLISHED = 0.00 sq.m
 g) COVERED AREA OF THE PROPOSED BUILDING = 3038.53 sq.m
 h) TOTAL COVERED AREA = 37.37%
 i) TOTAL COVERAGE = 20260.00 sq.m
 j) ALLOWABLE F.A.R (200) = 20260.00 sq.m

FLOOR (No.)	USE	TOTAL BUILT UP AREA (m ²)	AREA FREE OF F.A.R.	PROPOSED NET FLOOR AREA (m ²)	TOTAL COVERAGE
COMMERCIAL BLOCK					
STILT FLOOR	PAR/SHOP	1419.52	159.88	154.57	1104.75
FIRST FLOOR	RES.	1263.92	134.38	116.38	1147.54
SECOND FLOOR	RES.	1000.91	83.52	89.24	948.17
THIRD FLOOR	RES.	1000.51	83.52	88.82	948.17
FOURTH FLOOR	RES.	1000.51	83.52	88.82	948.17
FIFTH FLOOR	RES.	1000.51	83.52	88.82	948.17
SIXTH FLOOR	RES.	1000.51	83.52	88.82	948.17
SEVENTH FLOOR	RES.	1000.51	83.52	88.82	948.17
TOTAL		8086.92	639.37	6651.37	
HOTEL BLOCK					
STILT/GROUND FLOOR	PAR/SHOP	4849.37	387.78	4407.98	441.39
FIRST FLOOR	HOTEL	1968.53	129.61	181.09	1607.83
SECOND FLOOR	HOTEL	1968.53	129.61	181.09	1607.83
THIRD FLOOR	HOTEL	1968.53	129.61	181.09	1607.83
FOURTH FLOOR	HOTEL	1968.53	129.61	181.09	1607.83
FIFTH FLOOR	HOTEL	1968.53	129.61	181.09	1607.83
SIXTH FLOOR	HOTEL	1968.53	129.61	181.09	1607.83
SEVENTH FLOOR	HOTEL	1968.53	129.61	181.09	1607.83
TOTAL		21481.71	891.74	19958.14	

2. FAR CONSUMED = 183.62
 3. OPEN SPACE REQUIRED 15% (8130) = 1219.50 sq.m
 4. OPEN SPACE PROVIDED = 1250.00 sq.m
 5. LENGTH OF THE COMPOUND WALL = 1455.00 R.M

NAME OF OPEN SPACE	AREA (SQ.M)
1	4109.00
2	1021.00
3	1365.00
4	1178.00
5	1974.00
6	653.00
7	672.00
8	600.00
9	837.00
10	3000.00
11	1050.00
TOTAL	16450.00

BLOCK NO	TOTAL UNITS	FLOOR REFERENCE	USE	TOTAL BUILT UP AREA (m ²)	AREA FREE OF F.A.R.	PROPOSED NET FLOOR AREA (m ²)	TOTAL COVERAGE
RESIDENTIAL BLOCKS							
1	7	STILT FLOOR	PAR/RES.	1419.52	159.88	154.57	1104.75
		FIRST FLOOR	RES.	1263.92	134.38	116.38	1147.54
		SECOND FLOOR	RES.	1000.91	83.52	89.24	948.17
		THIRD FLOOR	RES.	1000.51	83.52	88.82	948.17
		FOURTH FLOOR	RES.	1000.51	83.52	88.82	948.17
		FIFTH FLOOR	RES.	1000.51	83.52	88.82	948.17
		TOTAL		8086.92	639.37	6651.37	
TOTAL	7			18081.18	491.74	12876.82	3573.43

ROW	BLOCK	FLOOR	USE	TOTAL BUILT UP AREA (m ²)	AREA FREE OF F.A.R.	PROPOSED NET FLOOR AREA (m ²)	TOTAL COVERAGE
CONNECTING PASSAGE FOR BLOCK 2 ON ALL FIVE FLOORS							
ROW-1	BLOCK 2 - BLOCK 5			17.50	17.50		
ROW-2	BLOCK 2 - BLOCK 4			22.50	22.50		
ROW-3	BLOCK 4 - BLOCK 2			22.50	22.50		
TOTAL				5530.30	185.67		3737.70

BLOCK NO	TOTAL UNITS	FLOOR REFERENCE	USE	TOTAL BUILT UP AREA (m ²)	AREA FREE OF F.A.R.	PROPOSED NET FLOOR AREA (m ²)	TOTAL COVERAGE
2	9	STILT FLOOR	PAR/RES.	514.24	421.11	425.53	514.24
		FIRST FLOOR	RES.	499.83	37.80	32.90	429.13
		SECOND FLOOR	RES.	499.83	37.80	32.90	429.13
		THIRD FLOOR	RES.	499.83	37.80	32.90	429.13
		FOURTH FLOOR	RES.	511.52	37.80	32.90	440.82
		FIFTH FLOOR	RES.	511.52	37.80	32.90	440.82
		TOTAL		3036.77	47.15	2169.07	
TOTAL	9			27330.93	421.65	19521.27	4626.16

ROW	BLOCK	FLOOR	USE	TOTAL BUILT UP AREA (m ²)	AREA FREE OF F.A.R.	PROPOSED NET FLOOR AREA (m ²)	TOTAL COVERAGE
CONNECTING PASSAGE FOR BLOCK 4 ON ALL FIVE FLOORS							
ROW-1	BLOCK 5 - BLOCK 4			37.50	37.50		
ROW-2	BLOCK 4 - BLOCK 6			12.67	12.67		
TOTAL				21263.62	326.11		14773.05

BLOCK NO	TOTAL UNITS	FLOOR REFERENCE	USE	TOTAL BUILT UP AREA (m ²)	AREA FREE OF F.A.R.	PROPOSED NET FLOOR AREA (m ²)	TOTAL COVERAGE
5	13	STILT FLOOR	PAR/RES.	602.00	473.70	67.17	602.00
		FIRST FLOOR	RES.	587.16	47.90	51.70	587.50
		SECOND FLOOR	RES.	587.16	47.90	51.70	587.50
		THIRD FLOOR	RES.	587.16	47.90	51.70	587.50
		FOURTH FLOOR	RES.	587.16	47.90	51.70	587.50
		FIFTH FLOOR	RES.	587.16	47.90	51.70	587.50
		TOTAL		3537.80	67.17	2450.72	
TOTAL	13			45991.40	873.21	31859.49	7826.50

ROW	BLOCK	FLOOR	USE	TOTAL BUILT UP AREA (m ²)	AREA FREE OF F.A.R.	PROPOSED NET FLOOR AREA (m ²)	TOTAL COVERAGE
SWIMMING POOL/CLUB HOUSE							
01	POOL/DECK/TOILETS			540.72		509.28	31.44
	GROUND FLOOR	RES.		771.59		771.59	
	FIRST FLOOR	RES.		702.59		702.59	
TOTAL AREA				2014.90	1474.14		31.44

ROW	BLOCK	FLOOR	USE	TOTAL BUILT UP AREA (m ²)	AREA FREE OF F.A.R.	PROPOSED NET FLOOR AREA (m ²)	TOTAL COVERAGE
SECURITY CABIN							
02	SECURITY CABIN			25.36	25.36		
TOTAL AREA				170167.87	4067.13	117031.21	36249.60

2. FAR CONSUMED = 98.51
 3. OPEN SPACE REQUIRED 15% (109482.00) = 16422.30 sq.m
 4. OPEN SPACE PROVIDED = 16450.00 sq.m

PROJECT : PROPOSED RESIDENTIAL, COMMERCIAL & HOTEL DEVELOPMENT IN SY.NO.198 OF SANCOALE VILLAGE, MORMUGAO-TALUKA, GOA.
 CLIENT: TRINITAS REALTORS INDIA LLP

DRAWN BY : FIRDOZ SCALE AS NOTED DRG NO: SD-20

TITLE: SUBMISSION DRAWING SITE PLAN

OWNER SIGN: [Signature]

KUNDAN V. PRABHU ARCHITECT SIGN: [Signature]

ARCHITECT AND INTERIOR DESIGNER: 783, PRABHU HOUSE, ALTO - BETIM, PORVURIM, BARDEZ - GOA. TEL: 2413690. e-mail: kundampvprabhu@gmail.com

DATE: 20.01.2016

SITE PLAN
 SCALE 1:500

NOTE: 1. ALL BUILDINGS ARE PROVIDED WITH SOLAR PANELS ON ROOF TOP.
 2. COMPOUND WALL, INTERNAL ACCESS AND LANDSCAPE AREAS ARE PROVIDED WITH SOLAR ENERGY LAMPS.

APPROVED FOR DEVELOPMENT PERMISSION

Head Office: [Address]

Date: 18/01/2016

Medical Officer Incharge: [Signature]

Public Health Centre: [Address]

Adora De Goa 7
 (Commercial Block Only)