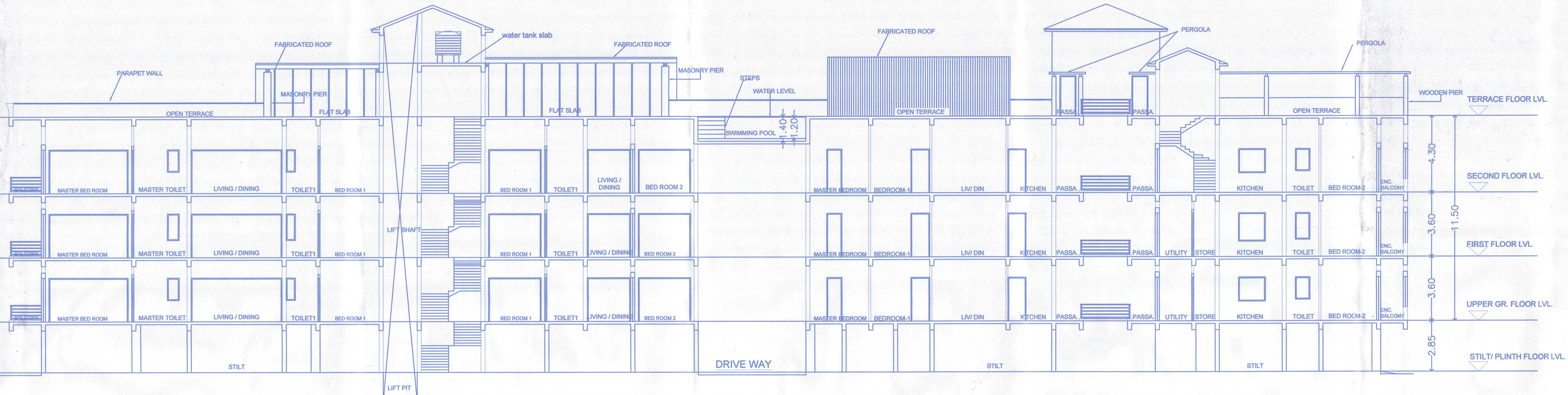


SECTION - AA
SCALE : 1:100

Approved With Condition Vide
T.C.O No: TPB/9482/NER/TCP/24/7360 dt: 30/8/24
RAldoncar 30/8/2024
Dy. Town Planner
Town & Country Planning Dept
Govt. of Goa. Mapusa

VILLAGE PANCHAYAT NERUL BARDEZ GOA

APROVED BY THE V. P. RES. No B(1) DT. 30/9/2024

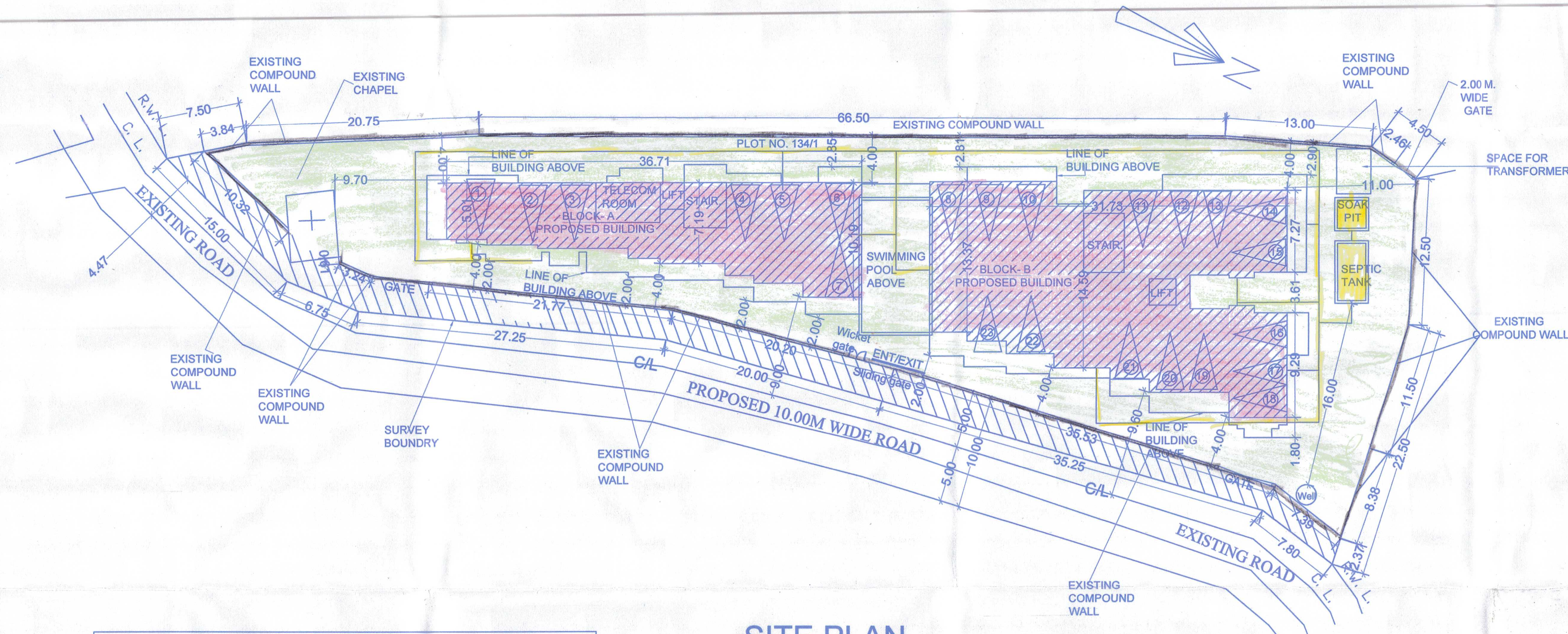
SECRETARY
V.P. NERUL

AREA STATEMENT -1

01	Total Area of the plot	2375.00	Sq.mt
02 (a)	Deduction For Area under Road Widening	311.75	Sq.mt
(b)	Area reserved for any other use	NIL	Sq.mt
	Total (a + b)	0.00	Sq.mt
03	Effective Plot Area (01 - 02)	2063.25	Sq.mt
04	Area occupied by existing building on the plot	25.00	Sq.mt
05	Area of building to be demolished	NIL	Sq.mt
06	Permissible Coverage (40%)	825.30	Sq.mt
07	Covered Area of proposed Building (35.75%)	737.63	Sq.mt
08	Covered Area of Existing Chapel	25.00	Sq.mt
09	TOTAL Covered Area (07+08) (36.96%)	762.63	Sq.mt
10	Permissible FAR (80%)	1650.60	Sq.mt
11	Whether any extra Far Claimed	249.40	Sq.mt
12	TOTAL FAR PERMISSABLE (10+11)	1900.00	Sq.mt
13	Proposed Floor Area	1866.57	Sq.mt
14	Existing Floor Area to be maintained	25.00	Sq.mt
15	Total Floor Area (13 +14)	1891.57	

Details of Area & use floor wise of Proposed Apartment Block A and Block B & Existing Chapel

FLOOR	USE	Total BUA (M.sq)	Areas Free of FAR					Net Floor Area (M.sq)	F.A.R
			Stair	LIFT	Balcony	Foyer	Stilt		
Existing Chapel	----	25.00	----	----	----	----	----	25.00	
STILT	Park.	737.63	33.79	7.20	----	---	696.64	-----	79.64%
U.G floor	Res.	938.67	77.32	7.20	183.25	29.92	----	640.98	
First Floor	Res.	938.67	77.32	7.20	183.25	29.92	----	640.98	
Second Floor	Res.	907.30	105.63	7.20	180.26	29.60	----	584.61	
Total		3547.27	294.06	28.80	546.76	89.44	696.64	1891.57	



SITE PLAN
Scale : 1:250

PARKING STATEMENT			
FLOOR AREA	USE	PARKING REQD.	PARKING PROV.
1891.57 SQ.M	RESIDENTIAL	18 NOS.	23 NOS.

CALCULATION FOR INFRASTRUCTURE TAX

1) APARTMENT BLOCK A and Block B - (TOTAL BUILT UP AREA) = 3547.27 SQ.M - 696.64 SQ.M(STILT) = 2850.63 SQ.M
2) SWIMMING POOL - (TOTAL BUILT UP AREA) = 70.68 SQ.M

TOTAL BUA OF RESIDENTIAL BUILDING
(BLOCK A AND BLOCK B) PROPOSED **= 2921.31 SQ.M.**

SUBMISSION FOR

FOR PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING (BLOCK A AND BLOCK B)
AND SWIMMING POOL
IN LAND BEARING SURVEY NO. 134/1,
SITUATED AT-NERUL VILLAGE,
BARDEZ TALUKA- GOA.
FOR: M/S. K.D.S. CONSTRUCTIONS
(AUTHORIZED SIGNATORY MR. DHEERAJ KOHLI)

SHEET TITLE:

SECTION , SITE PLAN

SIGNATURE OF THE OWNER:

For K.D.S. CONSTRUCTIONS
Partner

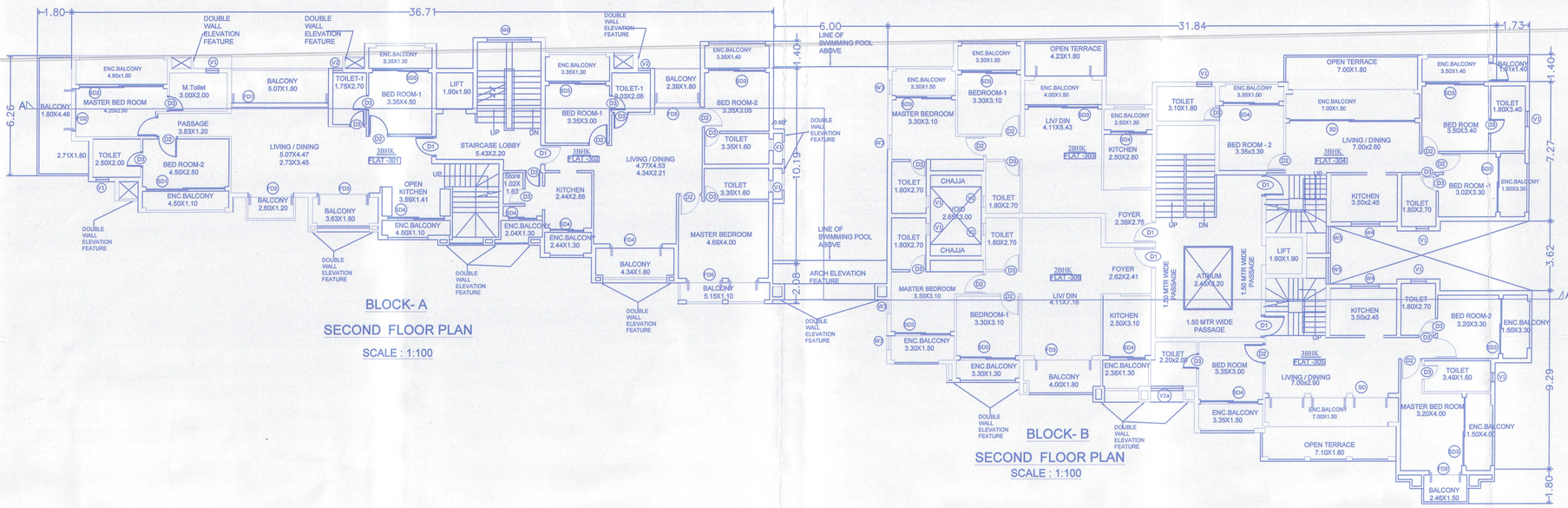
NAME & ADDRESS ARCHITECT:

AR. MELVILLE D'SOUZA,
S/5, SAPANA PARADISE,
NEAR CMM SHOWROOM,
MERCES, GOA.

SIGNATURE OF THE ARCHITECT:

AR. MELVILLE D'SOUZA
AR/0057/2010

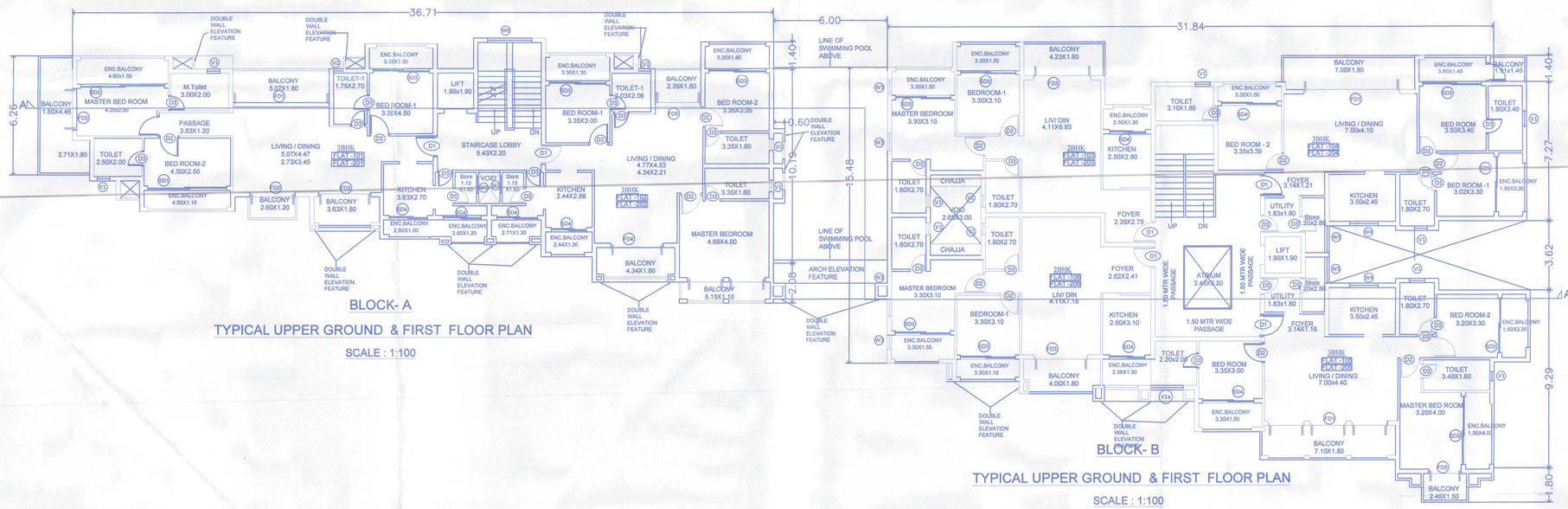
SHEET
1 of 5

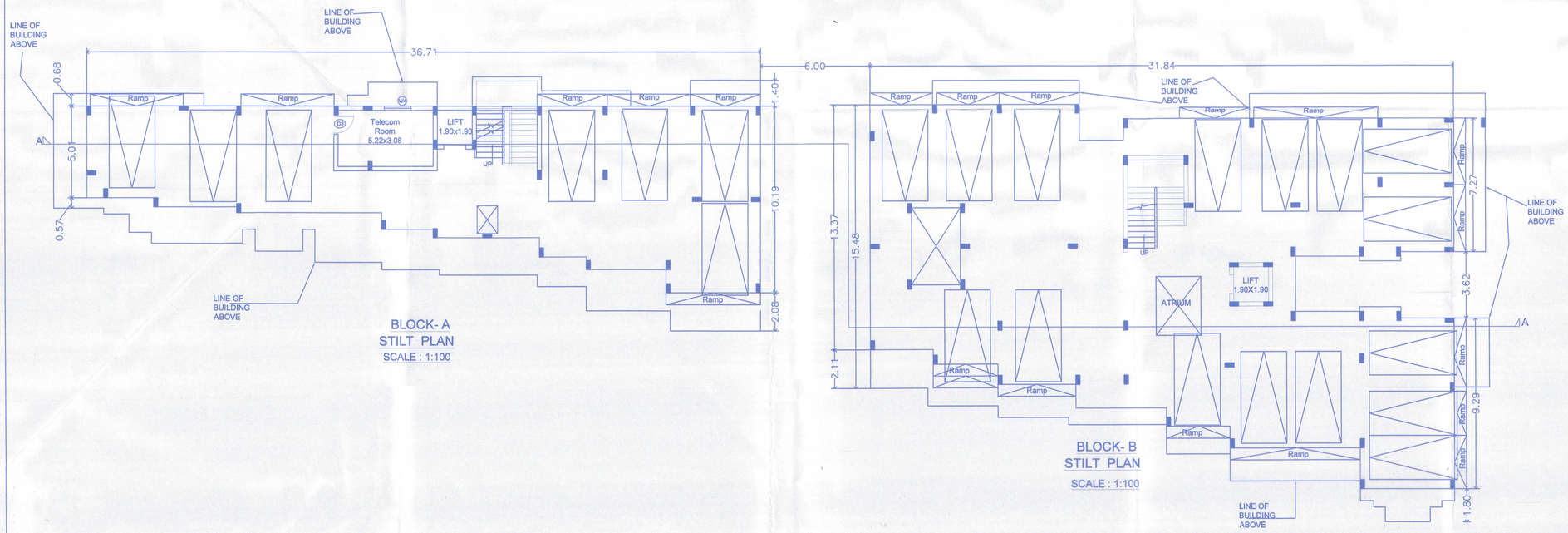


Approved With Condition Vide
T.C.O No: TP/3482/NEP/TCP/24/7360
dt: 30/8/24
30/8/24
Dy. Town Planner
Town & Country Planning Dept
Govt. of Goa, Mapusa

WINDOW SCHEDULE	
WIND.	OPENING SIZE(mm)
W1	2200X 1700
W2	900 X 1250
W3	900X 1700
W4	1500 X 1350
W5	1370 X 1250
W6	2200 X 1800
W7	1500 X 1700
V1	600 X 1250
V1a	1200 X 1250
V2	450 X 1250

DOOR SCHEDULE	
DOOR	OPENING SIZE(mm)
D1	1200 X 2450
D2	1050 X 2450
D3	850X 2450
D4	1900X 2450
FD1	5070X 2450
FD2	2200X 2450
FD3	2700X 2450
FD4	3500X 2450
FD5	2390X 2450
FD6	2800X 2450
SD1	4100X 2450
SD2	4400 X 2450
SD3	2950 X 2450
SD4	2000X 2450





SUBMISSION FOR

FOR PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING (BLOCK A AND BLOCK B) AND SWIMMING POOL IN LAND BEARING SURVEY NO. 134/1, SITUATED AT-NERUL VILLAGE, BARDEZ TALUKA- GOA. FOR: M/S. K.D.S. CONSTRUCTIONS (AUTHORIZED SIGNATORY MR. DHEERAJ KOHLI)

SHEET TITLE:

PLANS

SIGNATURE OF THE OWNER:

For K.D.S. CONSTRUCTIONS
Partner

NAME & ADDRESS ARCHITECT:

AR. MELVILLE D'SOUZA,
S/5, SAPANA PARADISE,
NEAR CMM SHOWROOM,
MERCES, GOA.

APPROVED BY THE V. P. NERUL VIDE NO. 813 DT. 2/9/2024
SECRETARY
V. P. NERUL
GRAM PANCHAYAT NERUL BARDEZ GOA

SIGNATURE OF THE ARCHITECT:

AR. MELVILLE D'SOUZA
AR/0057/2010

SHEET
2 of 5

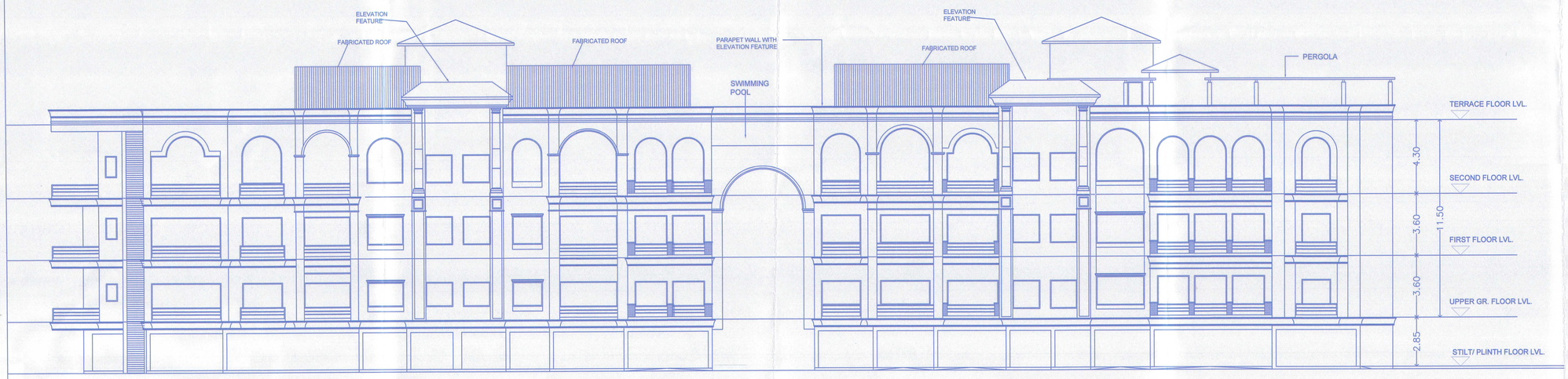
Approved With Condition Vide
T.C.P. No: TPA/3482/NER/TCP/24/7360
dt: 30/8/24

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

APPROVED BY THE V. P. RES. No ..... DT 29/8/2024

VILLAGE PANCHAYAT NERUL BARDEZ GOA

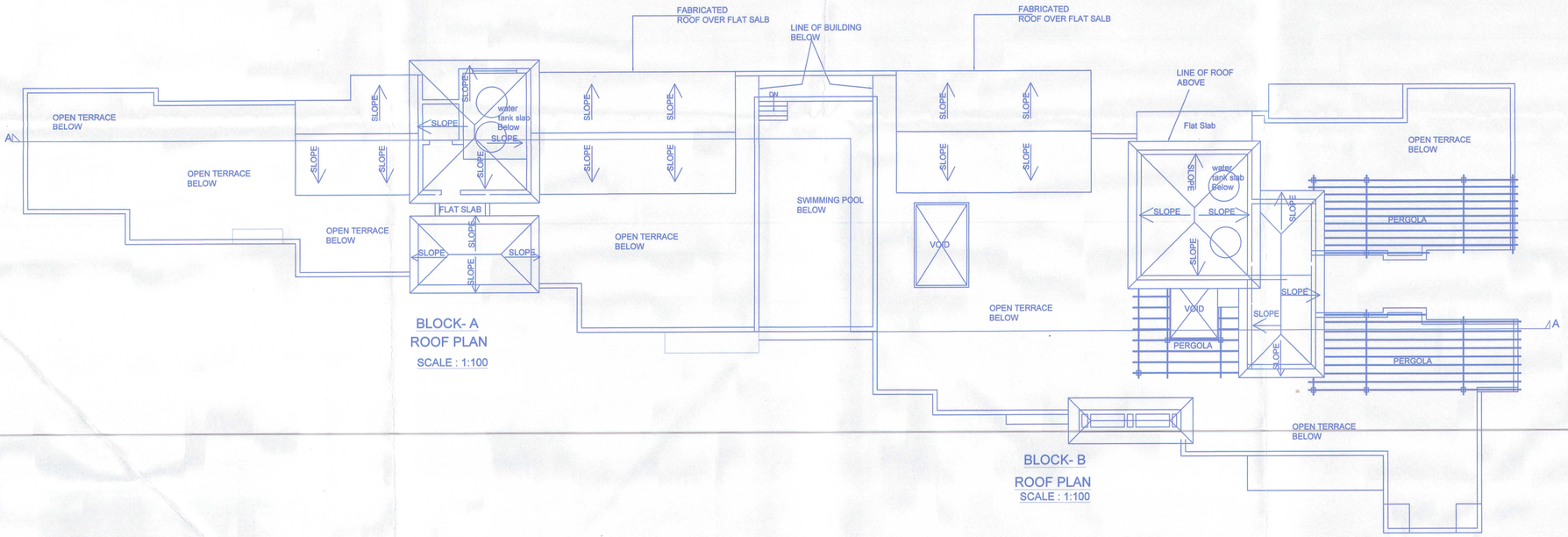
SECRETARY
V. P. NERUL



BLOCK- A
SCALE : 1:100

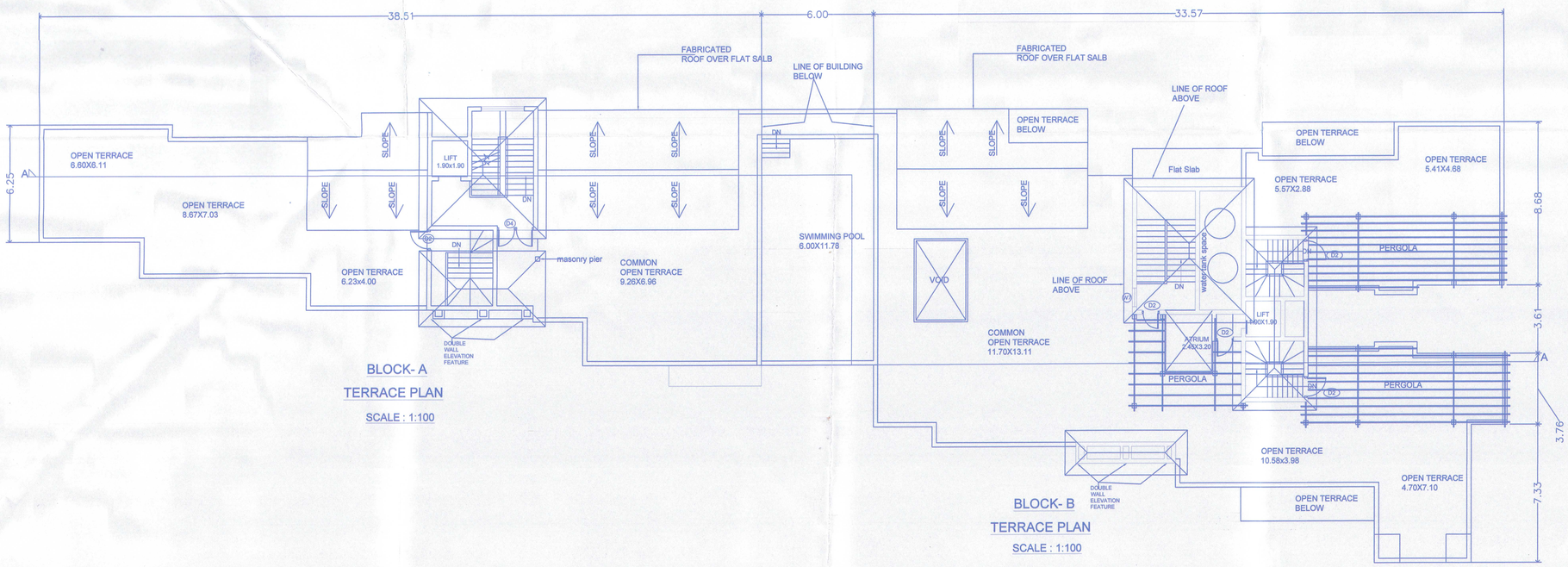
FRONT ELEVATION

BLOCK- B
SCALE : 1:100



BLOCK- A
ROOF PLAN
SCALE : 1:100

BLOCK- B
ROOF PLAN
SCALE : 1:100



BLOCK- A
TERRACE PLAN
SCALE : 1:100

BLOCK- B
TERRACE PLAN
SCALE : 1:100

SUBMISSION FOR

FOR PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING (BLOCK A AND BLOCK B) AND SWIMMING POOL IN LAND BEARING SURVEY NO. 134/1, SITUATED AT-NERUL VILLAGE, BARDEZ TALUKA- GOA. FOR: M/S. K.D.S. CONSTRUCTIONS (AUTHORIZED SIGNATORY MR. DHEERAJ KOHLI)

SHEET TITLE:

PLANS AND ELEVATION

SIGNATURE OF THE OWNER:

For K.D.S. CONSTRUCTIONS
Partner

NAME & ADDRESS ARCHITECT:

AR. MELVILLE D'SOUZA,
S/5, SAPANA PARADISE,
NEAR CMM SHOWROOM,
MERCES, GOA.

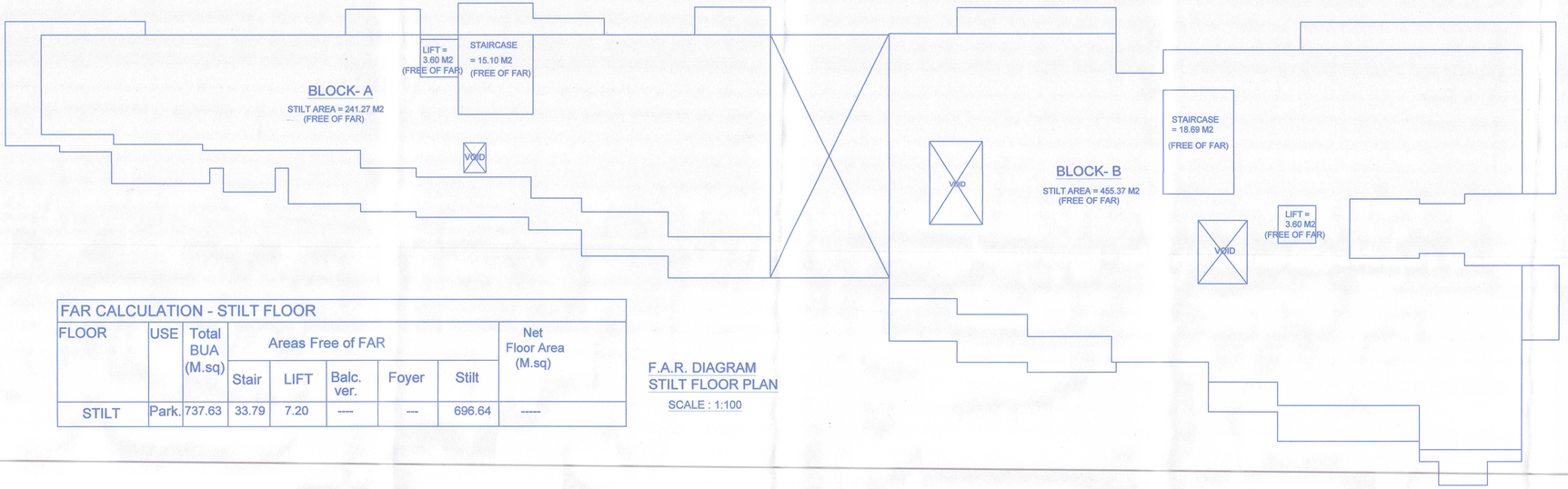
SIGNATURE OF THE ARCHITECT:

AR. MELVILLE D'SOUZA
AR/0057/2010

SHEET
3 of 5

Approved With Condition Vide
T.C.O No:

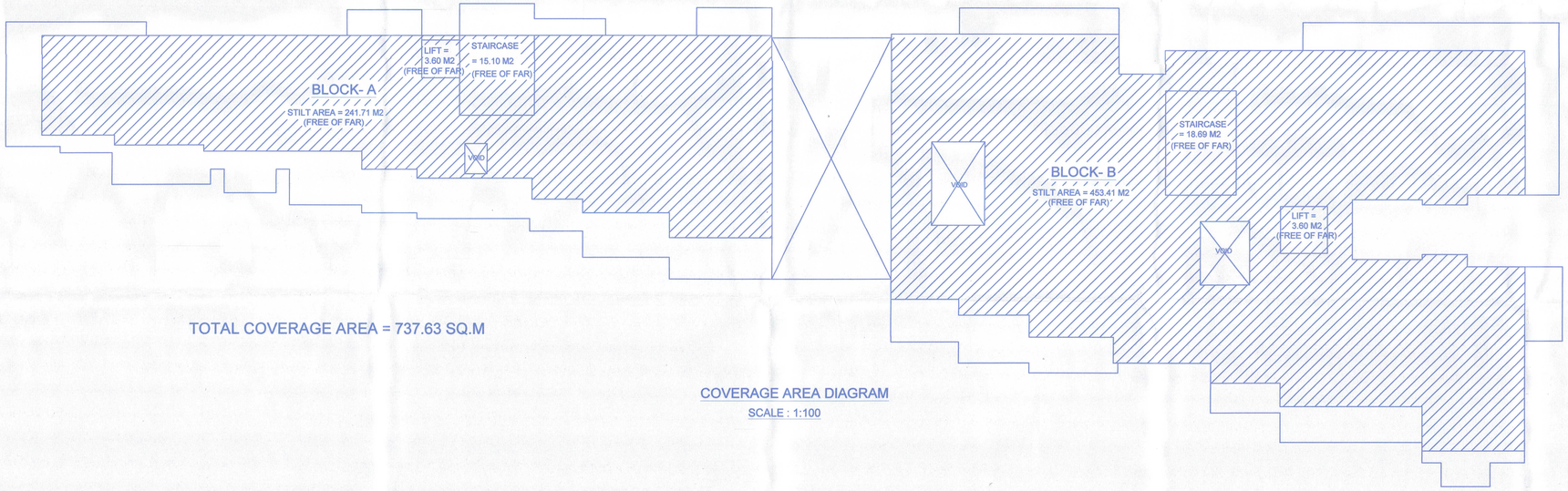
Dy. Town Planner
Town & Country Planning Dept
Govt. of Goa. Mapusa



F.A.R. DIAGRAM
STILT FLOOR PLAN
SCALE : 1:100

FAR CALCULATION - STILT FLOOR

FLOOR	USE	Total BUA (M.sq)	Areas Free of FAR					Net Floor Area (M.sq)
			Stair	LIFT	Balc. ver.	Foyer	Stilt	
STILT	Park.	737.63	33.79	7.20	----	---	696.64	-----



TOTAL COVERAGE AREA = 737.63 SQ.M

COVERAGE AREA DIAGRAM
SCALE : 1:100

SUBMISSION FOR

FOR PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING (BLOCK A AND BLOCK B)
AND SWIMMING POOL
IN LAND BEARING SURVEY NO. 134/1,
SITUATED AT-NERUL VILLAGE,
BARDEZ TALUKA- GOA.
FOR: M/S. K.D.S. CONSTRUCTIONS
(AUTHORIZED SIGNATORY MR. DHEERAJ KOHLI)

SHEET TITLE:

AREA CALCULATION

SIGNATURE OF THE OWNER:

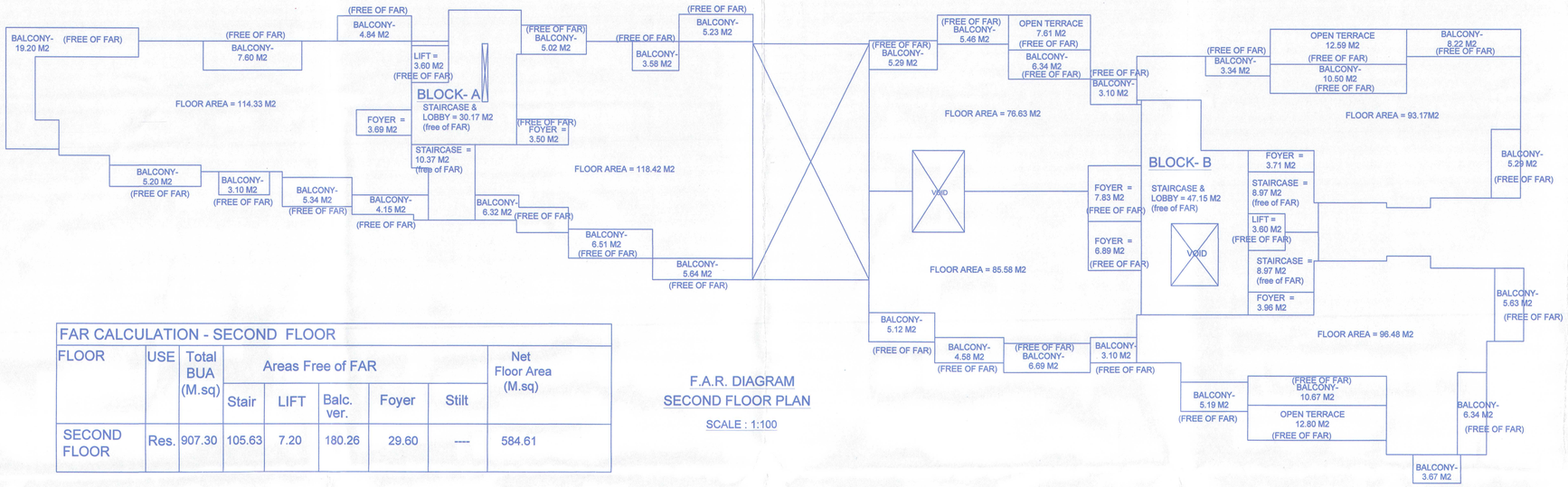
For K.D.S. CONSTRUCTIONS
Partner

NAME & ADDRESS ARCHITECT:

AR. MELVILLE D'SOUZA,
S/5, SAPANA PARADISE,
NEAR CMM SHOWROOM,
MERCES, GOA.

SIGNATURE OF THE ARCHITECT:

AR. MELVILLE D'SOUZA
AR/0007/2010

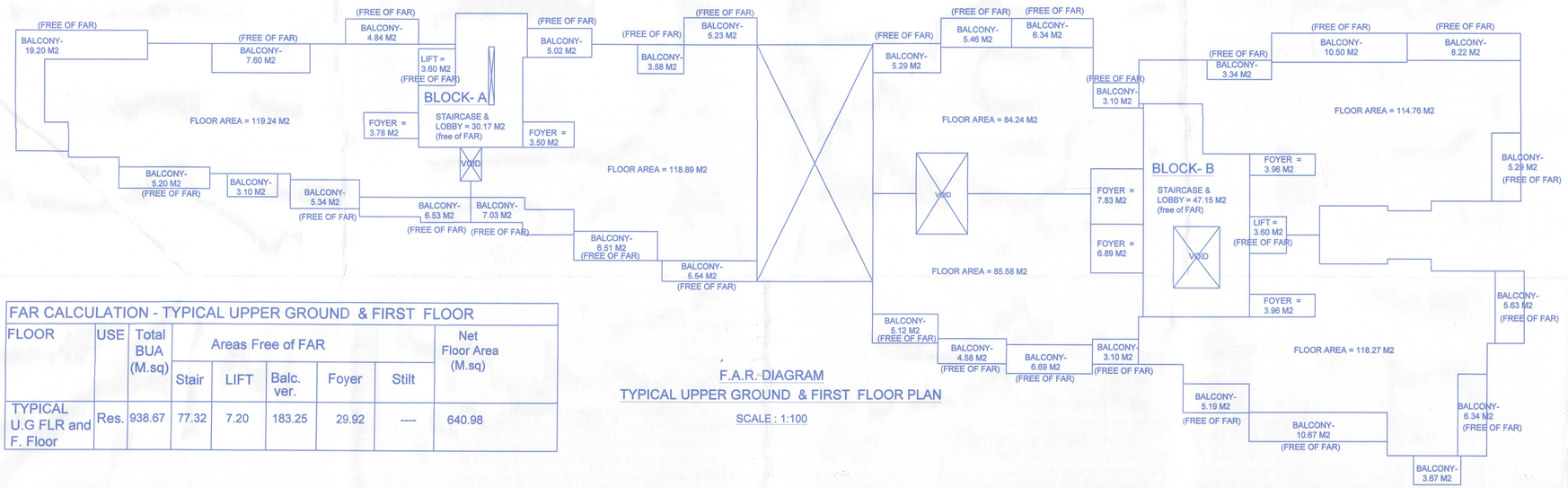


F.A.R. DIAGRAM
SECOND FLOOR PLAN

SCALE : 1:100

FAR CALCULATION - SECOND FLOOR

FLOOR	USE	Total BUA (M.sq)	Areas Free of FAR					Net Floor Area (M.sq)
			Stair	LIFT	Balc. ver.	Foyer	Stilt	
SECOND FLOOR	Res.	907.30	105.63	7.20	180.26	29.60	----	584.61



F.A.R. DIAGRAM
TYPICAL UPPER GROUND & FIRST FLOOR PLAN

SCALE : 1:100

FAR CALCULATION - TYPICAL UPPER GROUND & FIRST FLOOR

FLOOR	USE	Total BUA (M.sq)	Areas Free of FAR					Net Floor Area (M.sq)
			Stair	LIFT	Balc. ver.	Foyer	Stilt	
TYPICAL U.G FLR and F. Floor	Res.	938.67	77.32	7.20	183.25	29.92	----	640.98

Approved With Condition Vide
T.C.O No: _____

Dy. Town Planner
Town & Country Planning Dept
Govt. of. Goa. Mapusa

SUBMISSION FOR

FOR PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING (BLOCK A AND BLOCK B) AND SWIMMING POOL
IN LAND BEARING SURVEY NO. 134/1,
SITUATED AT-NERUL VILLAGE,
BARDEZ TALUKA- GOA.
FOR: M/S. K.D.S. CONSTRUCTIONS
(AUTHORIZED SIGNATORY MR. DHEERAJ KOHLI)

SHEET TITLE:

AREA CALCULATION

SIGNATURE OF THE OWNER:

For K.D.S. CONSTRUCTIONS
Partner

NAME & ADDRESS ARCHITECT:

AR. MELVILLE D'SOUZA,
S/5, SAPANA PARADISE,
NEAR CMM SHOWROOM,
MERCES, GOA.

SIGNATURE OF THE ARCHITECT:

AR. MELVILLE D'SOUZA
AR/0057/2010

SHEET
5 of 5