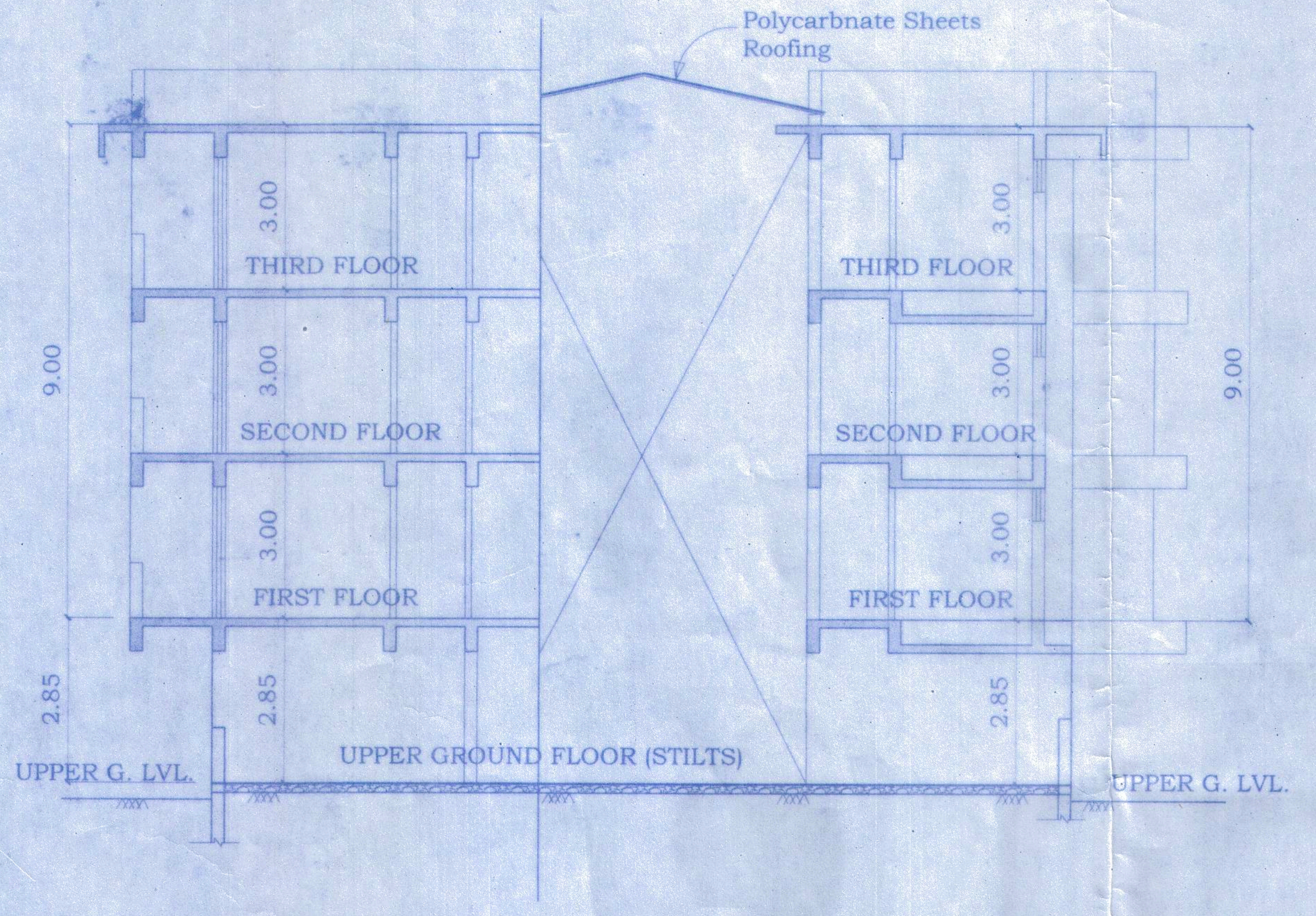
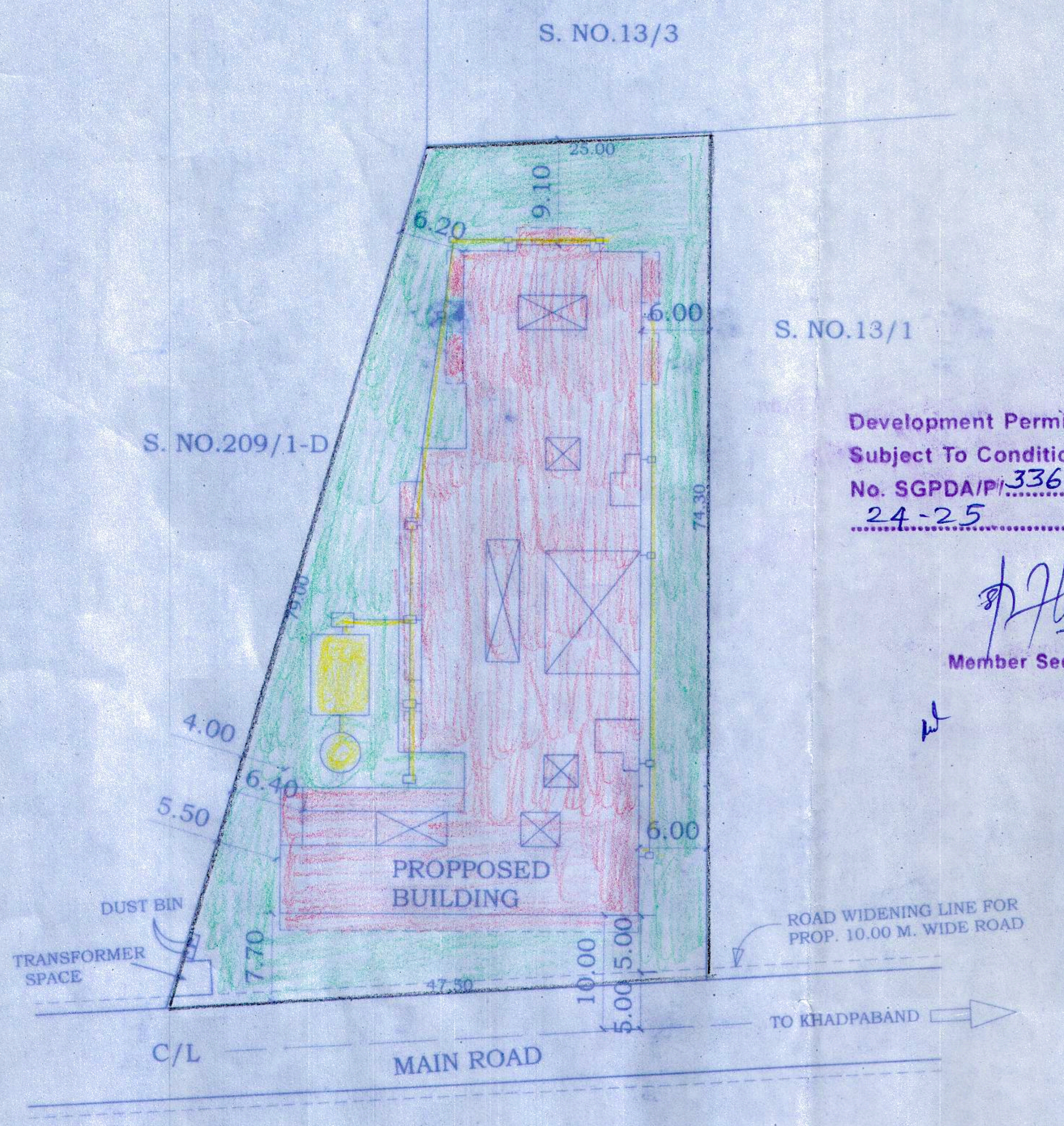


SECTION - MN SC - 1:100



SITE PLAN SC - 1:500

Development Permission Granted
Subject To Conditions Vide
No. SGPDA/P/3363/200/
24-25 Dated 17/12/2024
17/12/2024
Member Secretary

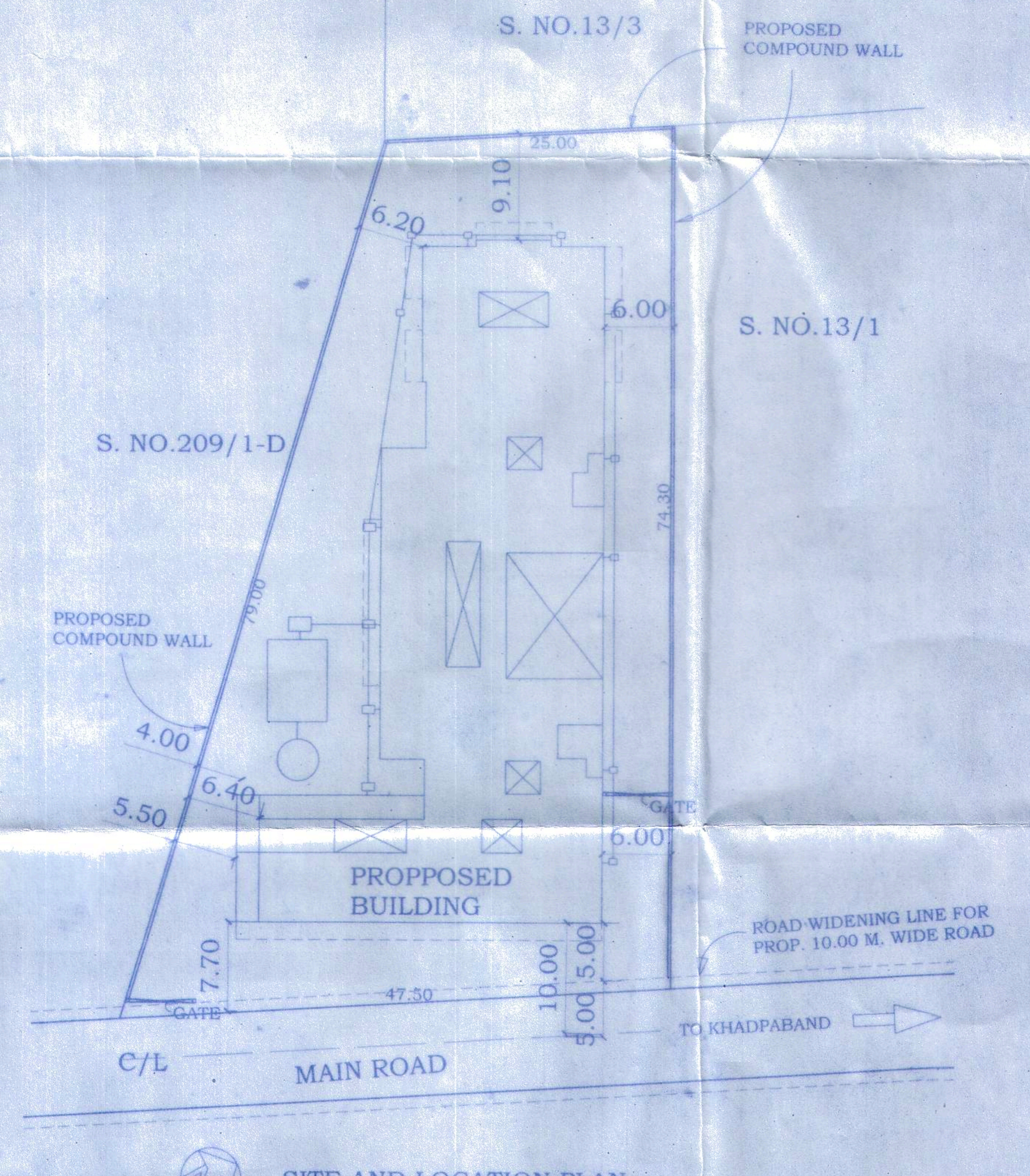
AREA STATEMENT

AREA OF THE PLOT = 2706.00 M²
ROAD WIDENING AREA = 47.50 M²
NET EFFECTIVE PLOT AREA = 2658.50 M²
PROPOSED COVERED AREA = 1190.41 M²
DEDUCT. OF UNSTOREYED PORCH = 143.25 M²
NET COVERED AREA = 1047.16 M²
COVERAGE = 39.38 %

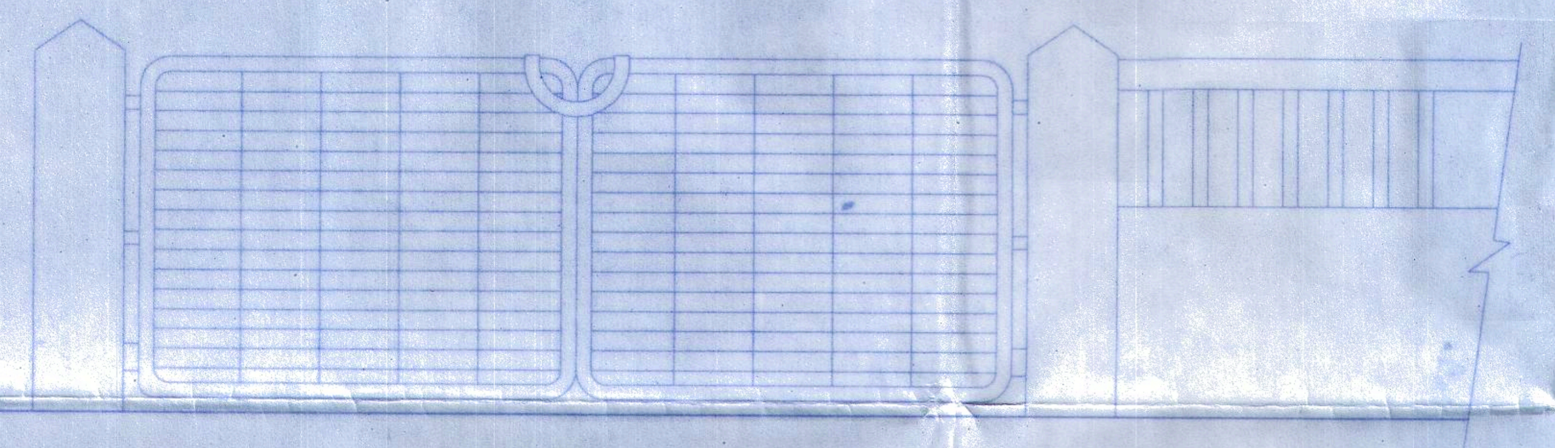
PONDA MUNICIPAL COUNCIL
Approved vide No. CONST.LIC/PONDA/2024-2025/4
Dated 27/02/2025
Municipal Engineer
27/02/2025
Chief Officer

DETAILS OF AREAS AND USE FLOOR WISE.

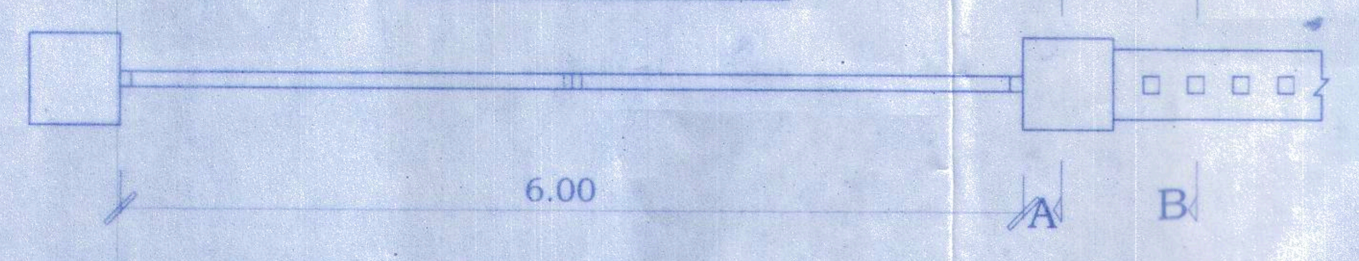
FLOOR (%) REFERENCE A	USE	TOTAL BUILTUP AREA M²	AREAS FREE FROM FAR			NET FLOOR AREA M²	F.A.R
			BALCONY	STAIRCASE	TOTAL		
LOWER GROUND FLOOR	COMM/ PARK.	1002.71	(STILTS) 569.92 (TELCOM RM.) 26.60	41.80	638.32	364.39	13.46
UPPER GROUND FLOOR	PARK.	1137.19	(STILTS) 1095.39	41.80	1137.19	——	
FIRST FLOOR	RES.	1039.46	219.12 (COMM. HALL) 69.80	41.80	330.72	708.74	26.19
SECOND FLOOR	RES.	1039.46	222.35	41.80	264.15	775.31	28.65
THIRD FLOOR	RES.	1039.46	222.35	41.80	264.15	775.31	28.65
TOTAL		5258.28	2425.53	209.00	2634.53	2623.75	96.95



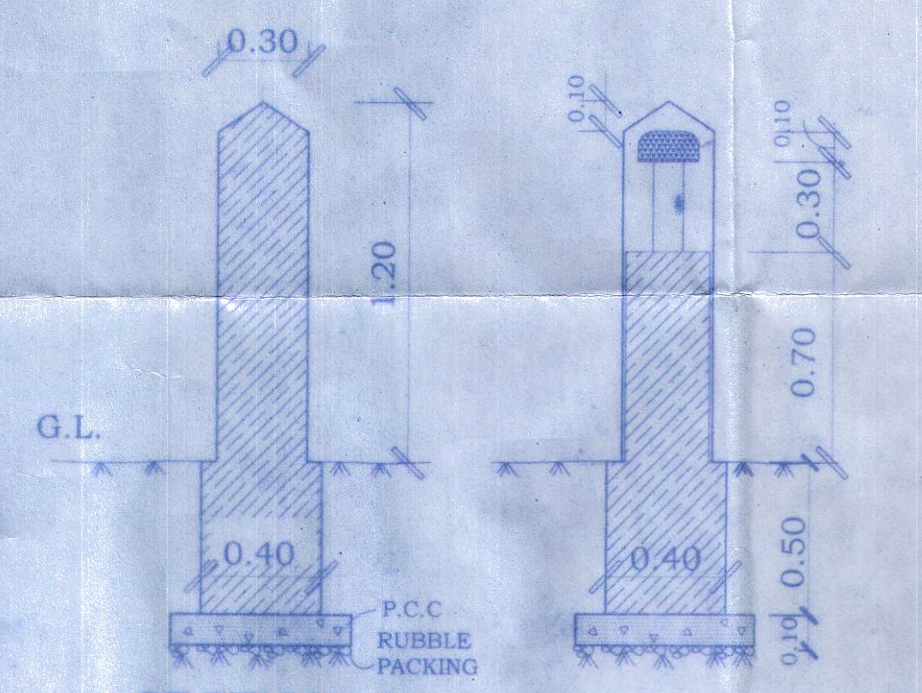
SITE AND LOCATION PLAN SC -1:500



ELEVATION SC-1:25



PLAN SC-1:25



SECTION -AA SC -1:25

SECTION -BB SC -1:25

PARKING DETAILS

TYPE OF USE	FLOOR AREA	USE	NO. OF CAR PARKS/PARKING AREA	
			PROVIDED	REQUIRED
1) AREA USE FOR RETAIL BUSINESS MARKET ETC.	366.21M²	COMM.	8 NOS.	8 NOS.
4) AREA IN RESIDENTIAL FLATS (PARKING LIMITED TO MAXIMUM OF APARTMENTS.)	26 FLATS	RES.	45 NOS.	26 NOS.
TOTAL			53 NOS.	34 NOS.

PARKING ON LOWER GROUND FLOOR (STILTS) = 20 NOS. (AREA = 569.92 M²)

PARKING ON UPPER GROUND FLOOR (STILTS) = 33 NOS. (AREA = 1095.39 M²)

TOTAL STILTS AREA = 1665.31 M²

BHASKAR K. KHANDEPARKAR
ARCHITECT
Reg. No. AR/0091/2010

VastuVikas Consultants
Architects & Planners
3, Gracias Building
Ponda-Goa

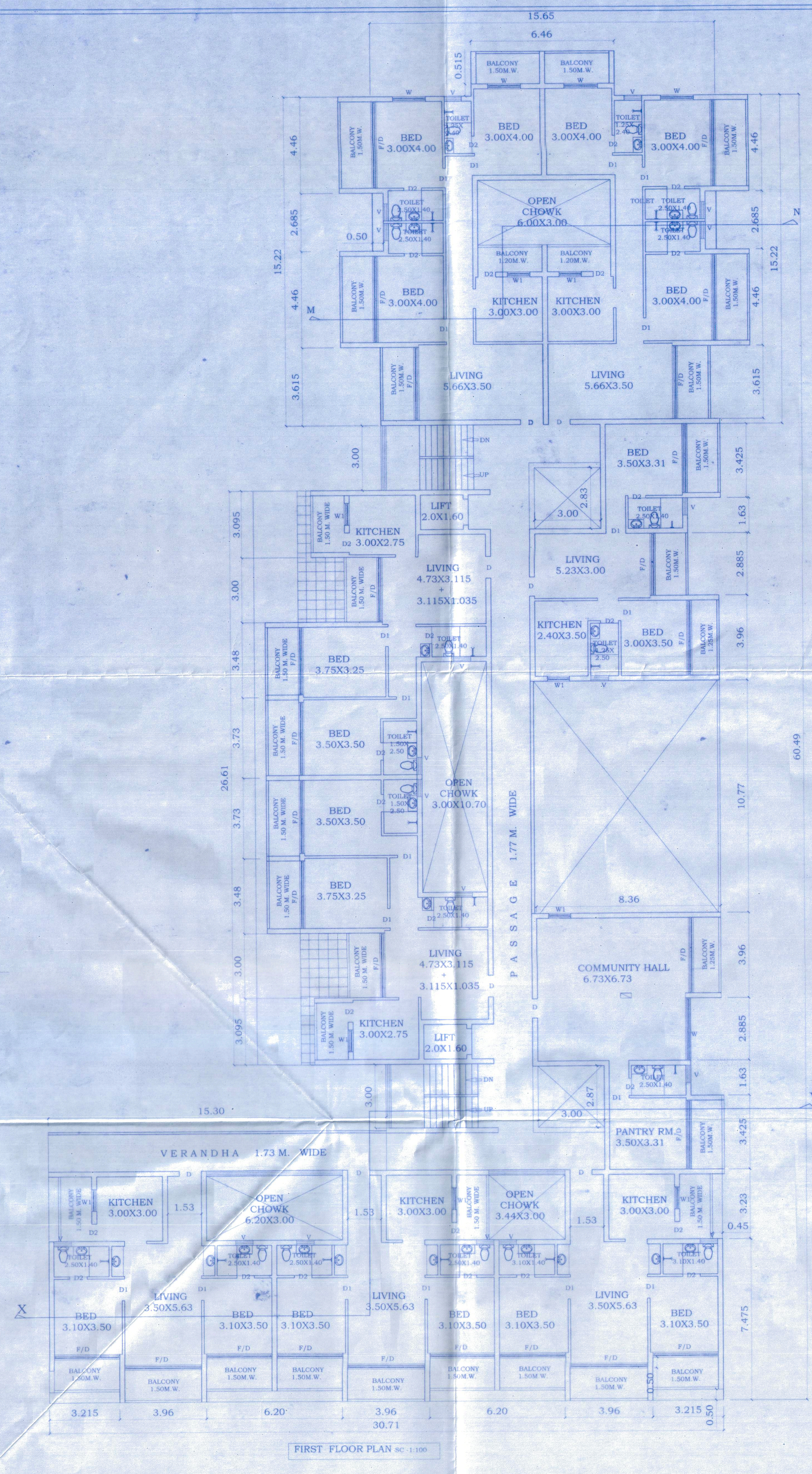
OWNER`S SIGNATURE :

③

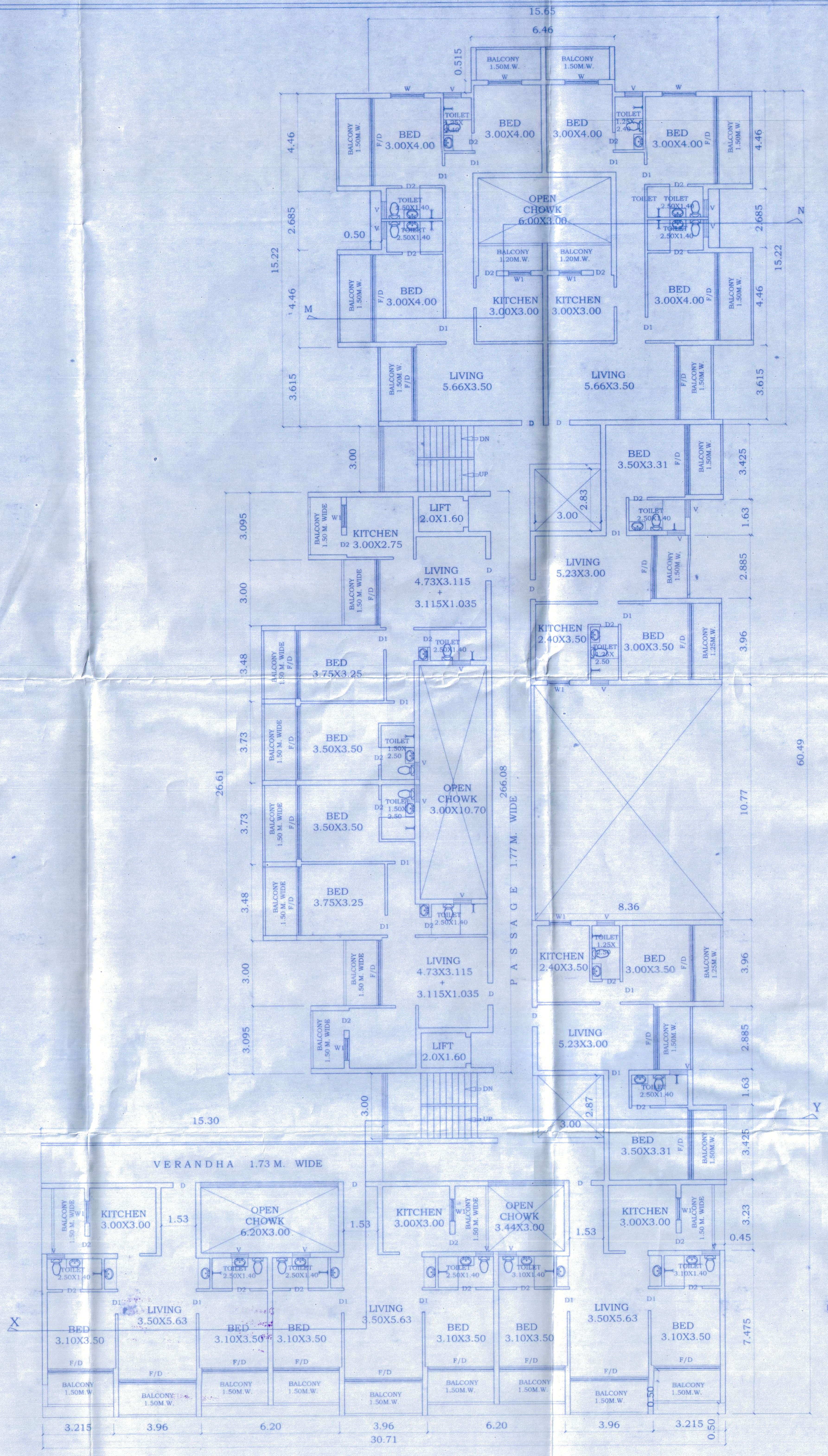
DATE : 30/05/2024

JOB NO:

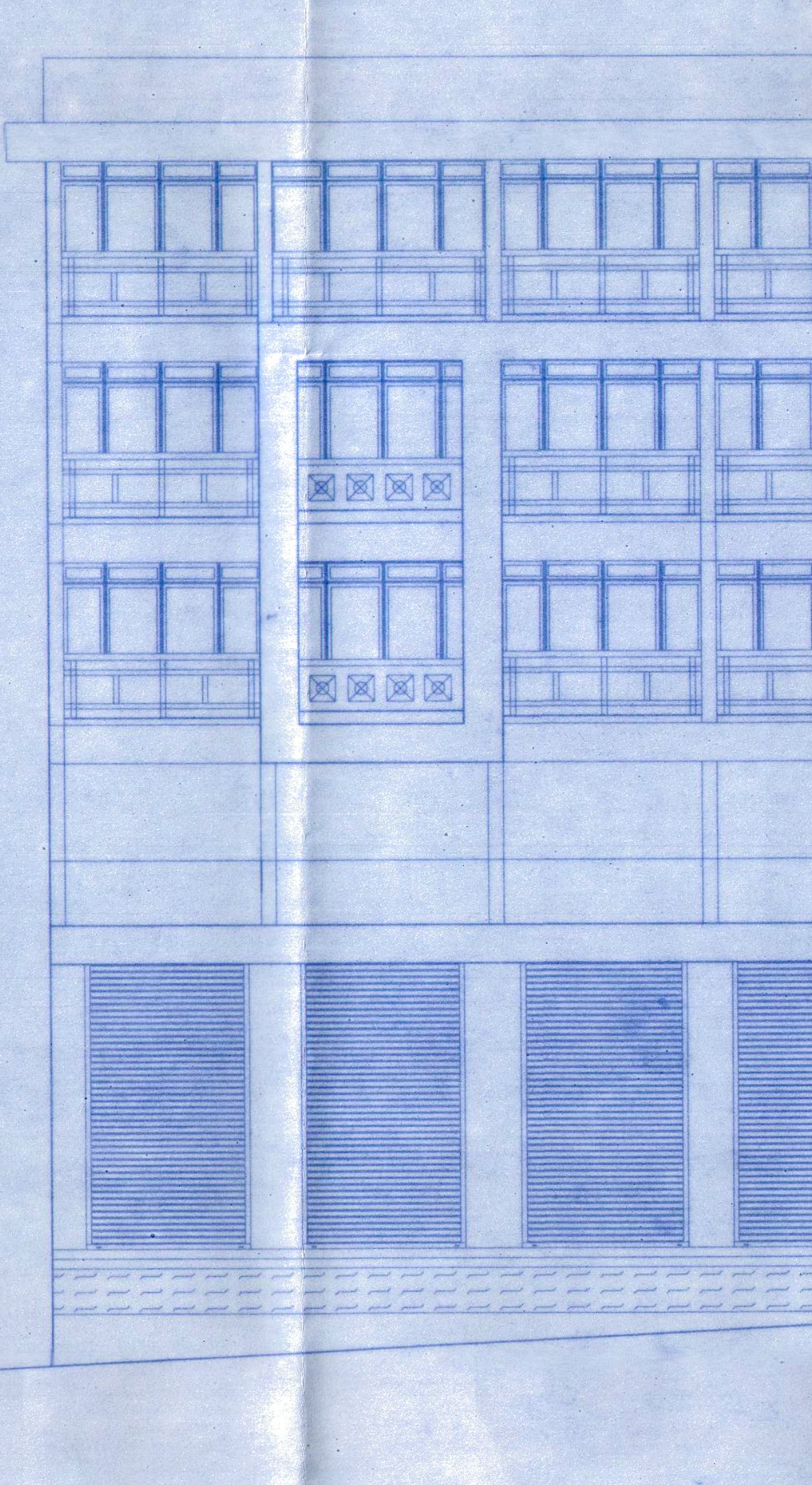
PROPOSED BUILDING & COMPOUND WALL
IN SURVEY NO. 13/1-E AT KHADPABAND,
PONDA - GOA.



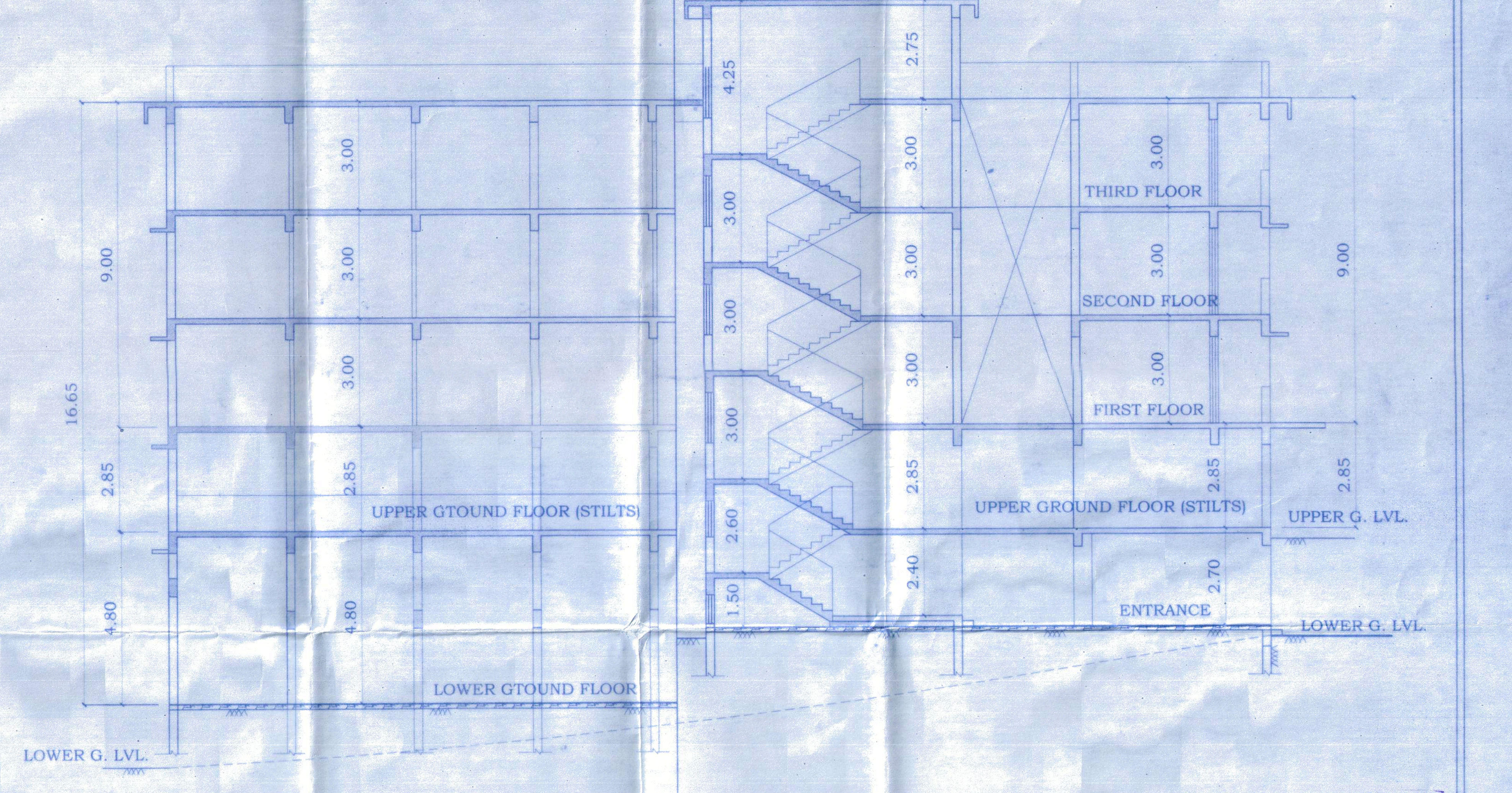
FIRST FLOOR PLAN SC : 1:100



SECOND AND THIRD FLOOR PLAN SC : 1:100



FRONT ELEVATION SC : 1:100



SECTION - X Y SC - 1:100

SCHEDULE OF OPENINGS

DOORS - D - 1.00X2.40
D1 - 0.90X2.10
D2 - 0.80X2.10
F/D - 3.50X2.40
R/S - 2.50X3.00
V1 - 2.50X0.70

WINDOWS - W - 1.50X1.50
W1 - 1.20X1.50
V - 0.80X0.60

Development Permission Granted
Subject To Conditions Vide Order
No. SGPDA/P/3363/200/
24-25 Dated 17/12/2024
17/12/2024
Member Secretary

PONDA MUNICIPAL COUNCIL
Approved vide No. CONSTLIC/PONDA/
2024-2025/4
Dated 27/02/2025
Municipal Engineer
27/02/2025
Chief Officer

BHASKAR K. KHANDEPARKAR
ARCHITECT
Reg. No. AR/0091/2010

VastuVikas Consultants
Architects & Planners
3, Gracias Building
Ponda-Goa

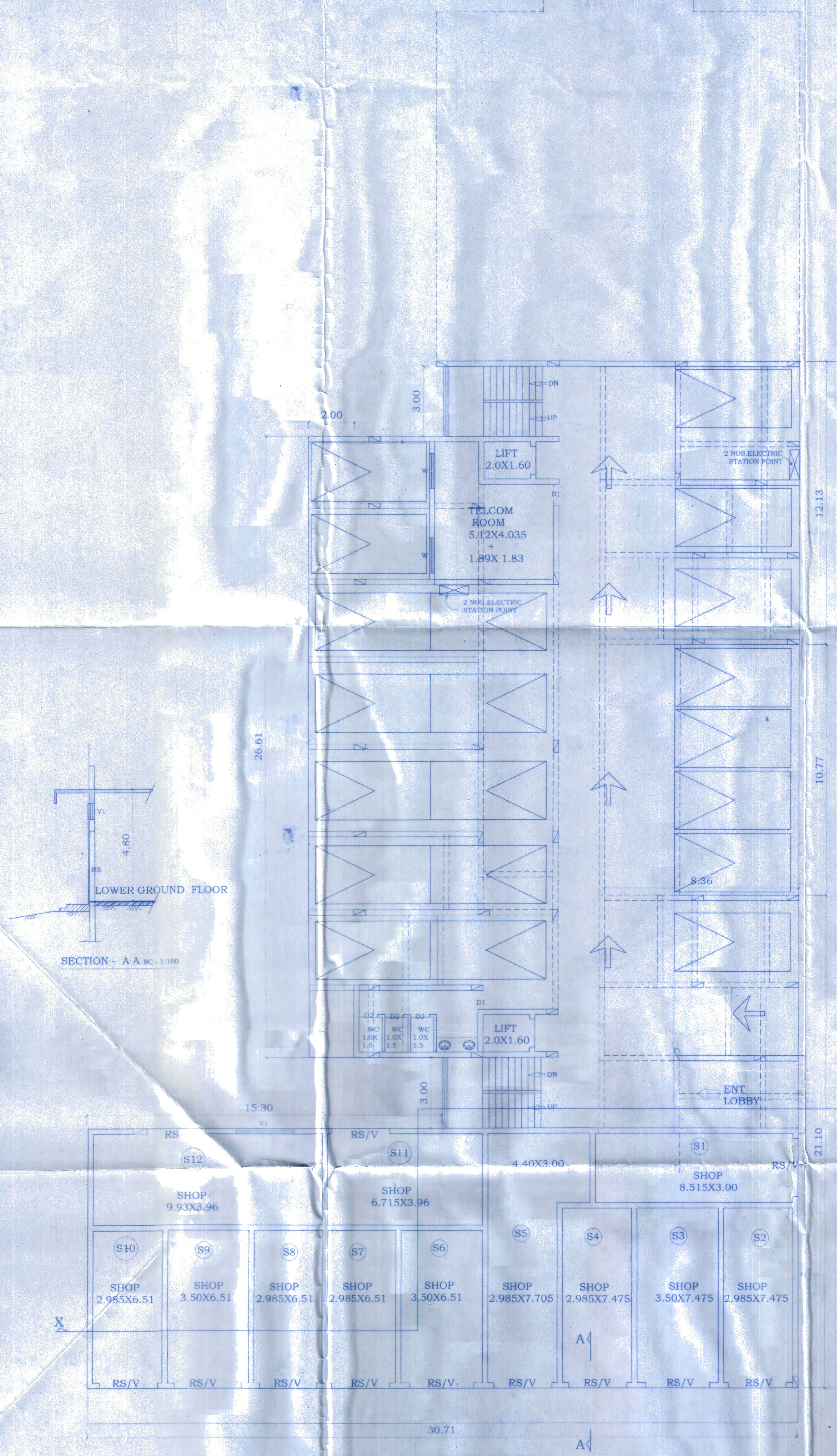
OWNER'S SIGNATURE :

②

DATE : 30/05/2024

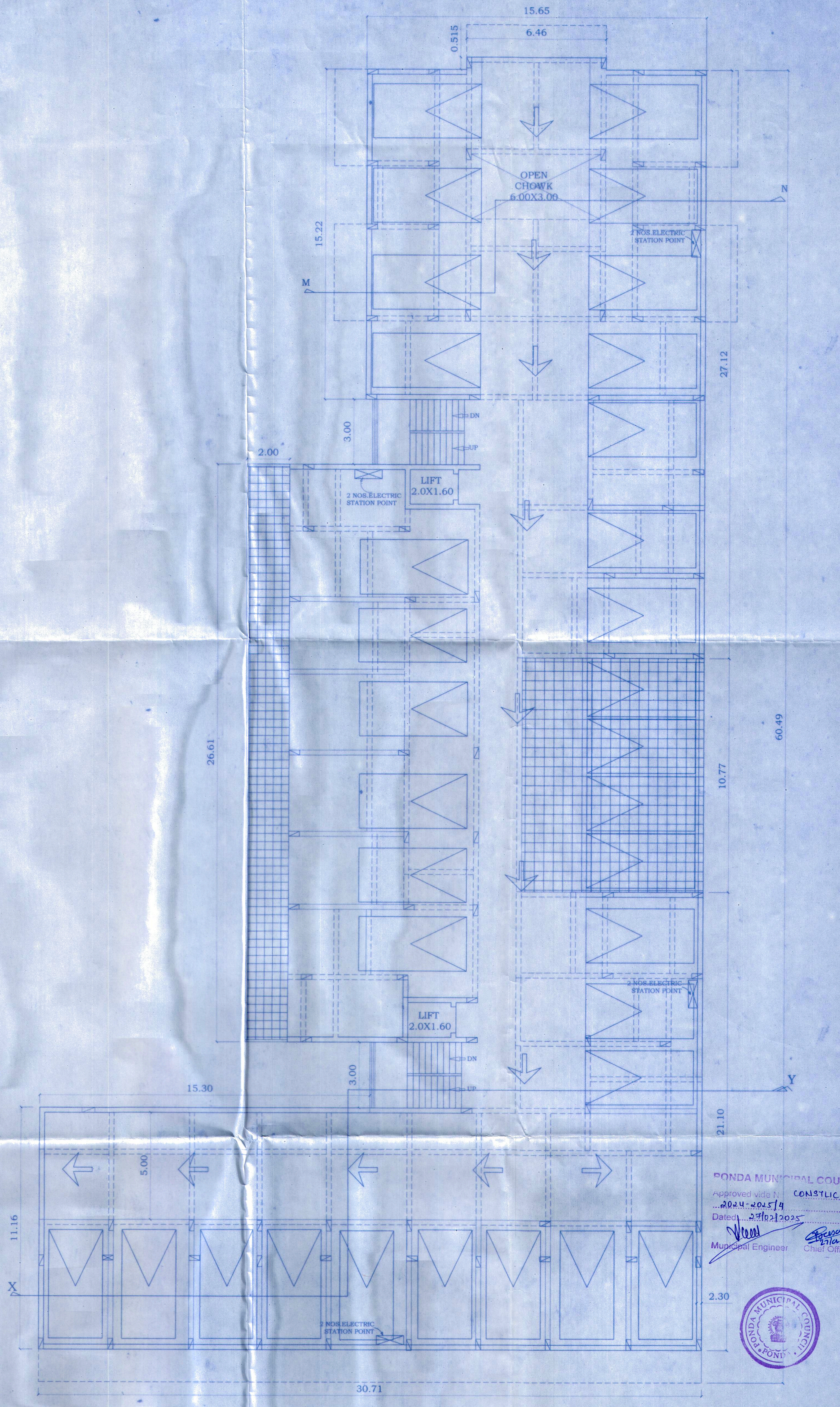
JOB NO:

PROPOSED BUILDING & COMPOUND WALL
IN SURVEY NO. 13/1-E AT KHADPABAND,
PONDA - GOA.



SECTION - A A SC - 1:100

LOWER GROUND FLOOR PLAN SC - 1:100



UPPER GROUND FLOOR PLAN SC - 1:100

Development Permission Granted
Subject To Conditions Vide Order
No. SGPDA/P/3363/200/
24-25 Dated 17/12/2024
17/12/2024
Member Secretary

PONDA MUNICIPAL COUNCIL
Approved vide No. CONSTLIC/PONDA/
2024-2025/4
Dated 27/02/2025
Municipal Engineer
27/02/2025
Chief Officer

BHASKAR K. KHANDEPARKAR
ARCHITECT
Reg. No. AR/0091/2010

VastuVikas Consultants
Architects & Planners
3, Gracias Building
Ponda-Goa

OWNER'S SIGNATURE :

①

DATE : 30/05/2024

JOB NO:

PROPOSED BUILDING & COMPOUND WALL
IN SURVEY NO. 13/1-E AT KHADPABAND,
PONDA - GOA.