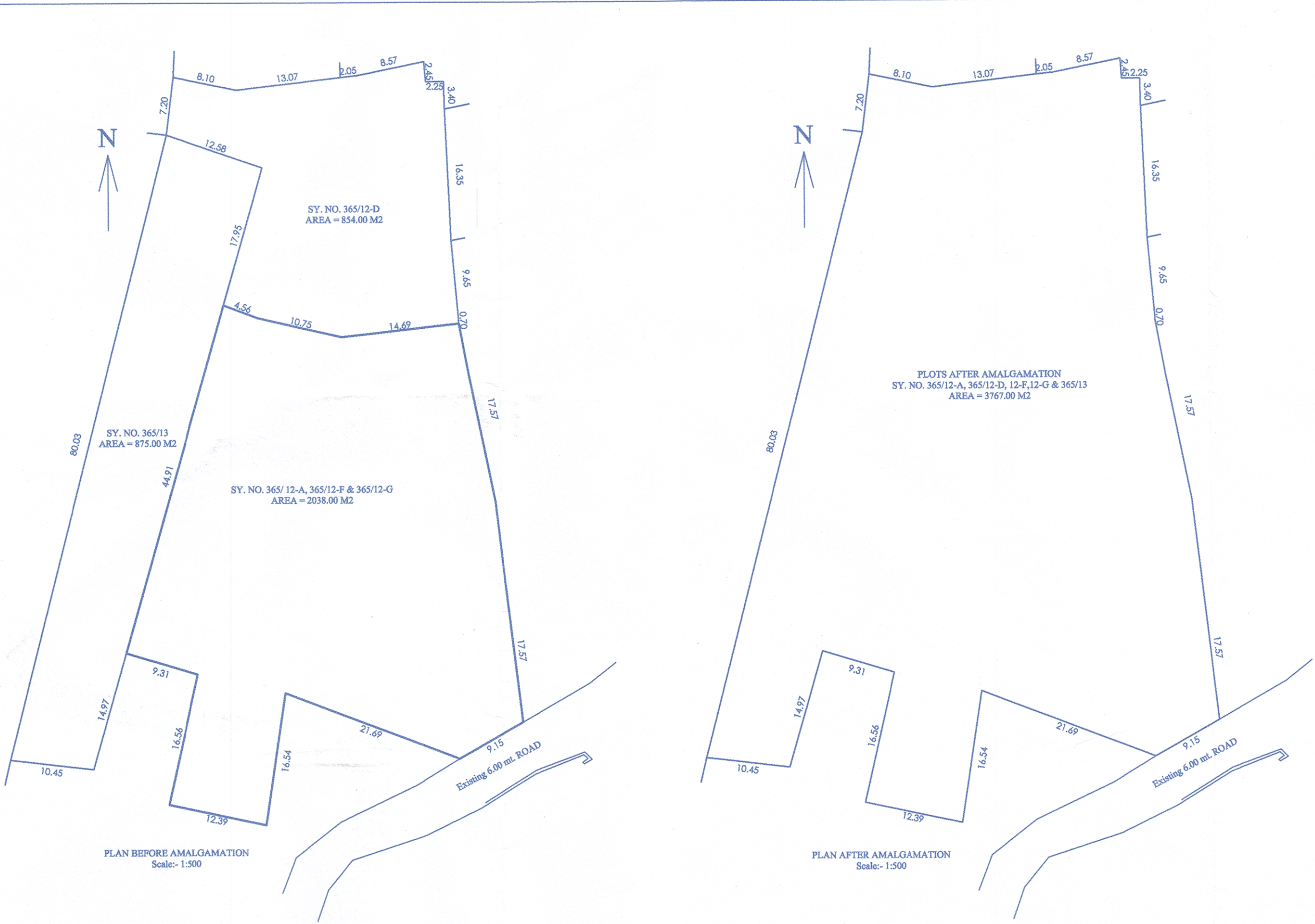
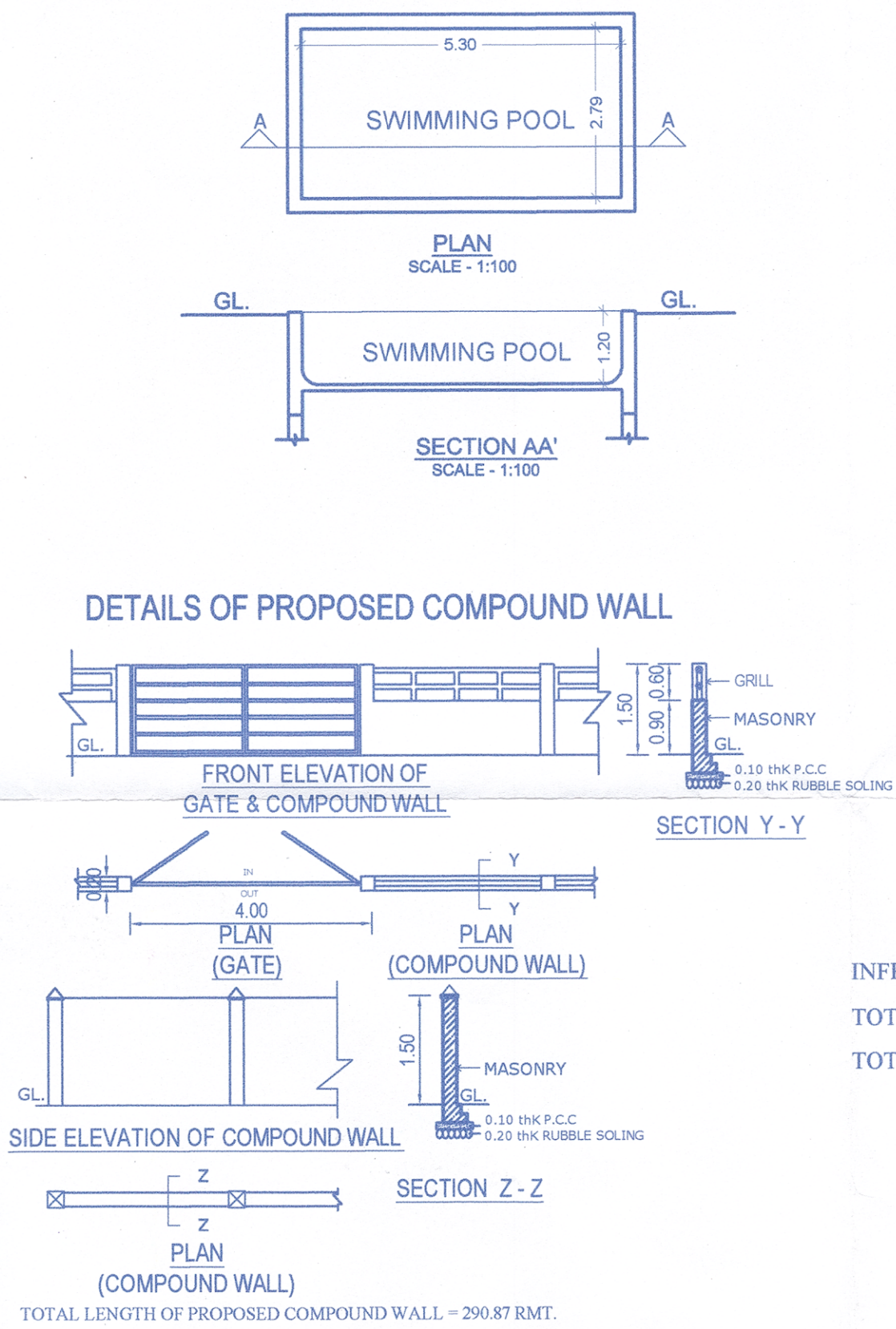


DOOR WINDOW SCHEDULE		
	WIDTH	HEIGHT
D1	1.20	2.50
D2	1.00	2.50
D3	0.80	2.50
D4	0.90	2.50
W1	0.90	2.85
W2	2.45	3.15
W3	4.60	3.15
W4	0.90	0.90
W5	0.60	0.60
W6	5.00	2.85
W7	4.10	2.85
W8	2.90	2.50
W9	5.00	2.50
W10	2.90	2.20
W11	4.10	2.50
W12	2.90	4.00
W13	0.60	0.60
W14	7.20	3.15
W15	1.50	3.15
W16	3.90	2.85
W17	0.90	2.50
W18	3.90	2.50
W19	2.50	2.50
W20	6.20	3.15
W21	1.20	3.15
W22	4.30	3.15
W23	2.20	3.15
W24	0.90	5.50
W25	2.90	2.85
W26	3.70	2.50
W27	8.25	3.15
W28	1.90	2.50
W29	1.90	2.50
W30	3.45	2.50
W31	4.60	2.50
W32	1.25	1.25
W33	2.10	2.10
W34	5.40	3.15
W35	2.50	2.85
W36	4.45	2.85
W37	4.10	2.20
W38	4.50	2.50
W39	1.00	1.00
W40	3.45	2.85
W41	4.25	2.85
W42	4.50	2.85
W43	4.25	2.50
W44	3.45	3.20
W45	8.45	3.15
W46	2.10	3.15
W47	0.80	3.15
W48	4.60	2.85
W49	1.30	2.85
W50	1.80	1.60
W51	1.35	1.15
W52	7.05	3.15
SD1	1.80	2.50
SD2	5.00	2.85
SD3	4.10	2.85
SD4	4.40	2.50
SD5	3.45	2.50
SD6	3.90	2.20
SD7	2.90	2.50
SD8	3.90	2.50
SD9	2.90	2.50
SD10	2.90	2.85
SD11	6.40	3.15
SD12	4.90	3.15
SD13	4.70	2.20
SD14	3.70	2.20
SD15	3.45	2.85
SD16	4.60	2.50
SD17	4.60	2.85
SD18	6.15	3.15
SD19	4.70	3.15
SD20	3.90	2.85
SD21	4.10	2.20
SD22	2.35	2.50
SD23	2.10	2.50
SD24	4.25	2.85
SD25	4.50	2.85
SD26	3.45	3.15
SD27	4.25	2.20
SD28	4.50	2.50
SD29	3.10	2.50
SD30	2.85	2.20
V1	0.60	0.60
V2	0.90	5.50
V3	0.90	0.90
V4	1.50	8.85



Permission granted under
No. VP/ANJ-CAI/Const/11/2025-26/854
Dated 10/06/2025

Shri Rui A. Cardoso
Secretary
V.P. Anjuna - Caisua



Total Coverage	
Ground Floor Coverage :-	(90.94) x 5 = 454.70 M2
Ground Floor Coverage :-	(43.20) x 2 = 86.40 M2
Ground Floor Coverage :-	(90.10) x 4 = 360.40 M2
Ground Floor Coverage :-	(90.32) x 2 = 180.64 M2
Ground Floor Coverage :-	86.09 M2
Ground Floor Coverage :-	90.95 M2
Total Coverage =	1349.27 M2

AREA STATEMENT		
1)	TOTAL AREA OF THE PLOT AFTER AMALGAMATION SY.No./SUB. DIV. NO. 365/12-A, 12-D, 12-F, 12-G & 365/13 =	3767.00 M2
2)	AREA LOST UNDER ROAD WIDENING/PROPOSED	0.00 M2
3)	EFFECTIVE PLOT AREA	3767.00 M2
4)	PERMISSIBLE COVERAGE (40 %)	1506.80 M2
5)	PROPOSED COVERAGE (35.82 %)	1349.27 M2
6)	PERMISSIBLE FAR (60%)	2260.20 M2
7)	PROPOSED FAR (59.59 %)	2244.879M2

AREA STATEMENT															
FLOOR REF		USE	TOTAL B.U.A (m2)	STAIRCASE (m2)	LIFT (m2)	VER/BALC (m2)	7.5% ENT. LOBBY/ GYM (m2)	TELECOM. RM (m2)	PARKING (m2)	OPEN TERRACE (m2)	TOTAL (m2)	TOTAL PROP. F.A.R (m2)	PERML 30% BALC. AREA (m2)	EXCEE. 30% BALC. AREA (m2)	TOTAL PROP. FLOOR AREA (m2)
TYPE - A	GROUND FLR.	RESI.	94.94	15.70	2.25	16.28	-----	8.97	-----	-----	43.20	51.74	-----	-----	51.74
	FIRST FLR.	RESI.	94.94	15.19	2.25	12.47	-----	-----	-----	18.64	48.55	46.39	-----	-----	46.39
	SECOND FLR.	RESI.	81.49	15.19	2.25	12.97	22.09	-----	-----	-----	52.50	28.99	8.697	4.273	33.263
	TOTAL		271.37	46.08	6.75	41.72	22.09	8.97	-----	18.64	144.25	127.12	8.697	4.273	131.393
	TOTAL x 5		1356.85	230.40	33.75	208.60	110.45	44.85	-----	93.20	721.25	635.60	43.485	21.365	656.965
FLOOR REF		USE	TOTAL B.U.A (m2)	STAIRCASE (m2)	LIFT (m2)	VER/BALC (m2)	7.5% ENT. LOBBY/ PASS/FOYER (m2)	TELECOM. RM (m2)	PARKING (m2)	OPEN TERRACE (m2)	TOTAL (m2)	TOTAL PROP. F.A.R (m2)	PERML 30% BALC. AREA (m2)	EXCEE. 30% BALC. AREA (m2)	TOTAL PROP. FLOOR AREA (m2)
TYPE - B	GROUND FLR.	RESI.	90.10	13.51	2.25	15.60	-----	8.10	-----	-----	39.46	50.64	-----	-----	50.64
	FIRST FLR.	RESI.	90.10	19.53	2.25	7.19	-----	-----	-----	8.61	37.58	52.52	-----	-----	52.52
	SECOND FLR.	RESI.	84.41	19.53	2.25	9.54	-----	-----	-----	6.62	37.94	46.47	-----	-----	46.47
	TOTAL		264.61	52.57	6.75	32.33	-----	8.10	-----	15.23	114.98	149.63	-----	-----	149.63
	TOTAL x 4		1058.44	210.28	27.00	129.32	-----	32.40	-----	60.92	459.92	598.52	-----	-----	598.52
FLOOR REF		USE	TOTAL B.U.A (m2)	STAIRCASE (m2)	LIFT (m2)	VER/BALC (m2)	7.5% ENT. LOBBY/ PASS/FOYER (m2)	TELECOM. RM (m2)	PARKING (m2)	OPEN TERRACE (m2)	TOTAL (m2)	TOTAL PROP. F.A.R (m2)	PERML 30% BALC. AREA (m2)	EXCEE. 30% BALC. AREA (m2)	TOTAL PROP. FLOOR AREA (m2)
TYPE - C	GROUND FLR.	RESI.	43.20	-----	1.56	-----	4.11	6.67	-----	-----	12.34	30.86	9.258	-----	30.86
	FIRST FLR.	RESI.	76.18	-----	1.56	26.62	6.71	-----	-----	-----	34.89	41.29	12.387	14.233	55.523
	SECOND FLR.	RESI.	83.03	-----	1.56	18.31	6.71	-----	-----	15.16	41.74	41.29	12.387	5.923	47.213
	TOTAL		202.41	-----	4.68	44.93	17.53	6.67	-----	15.16	88.97	133.44	34.032	20.156	133.596
	TOTAL x 2		404.82	-----	9.36	89.86	35.06	13.34	-----	30.32	177.94	226.88	68.064	40.312	267.192
FLOOR REF		USE	TOTAL B.U.A (m2)	STAIRCASE (m2)	LIFT (m2)	VER/BALC (m2)	7.5% ENT. LOBBY/ PASS/FOYER (m2)	TELECOM. RM (m2)	PARKING (m2)	OPEN TERRACE (m2)	TOTAL (m2)	TOTAL PROP. F.A.R (m2)	PERML 30% BALC. AREA (m2)	EXCEE. 30% BALC. AREA (m2)	TOTAL PROP. FLOOR AREA (m2)
TYPE - D	GROUND FLR.	RESI.	90.09	14.09	2.25	8.67	-----	7.98	-----	-----	32.99	57.10	-----	-----	57.10
	FIRST FLR.	RESI.	97.27	16.36	2.25	10.48	-----	-----	-----	19.58	48.67	48.60	-----	-----	48.60
	SECOND FLR.	RESI.	80.96	16.36	2.25	13.28	-----	-----	-----	2.93	34.82	46.14	-----	-----	46.14
	TOTAL		268.32	46.81	6.75	32.43	-----	7.98	-----	22.51	116.48	151.84	-----	-----	151.84
FLOOR REF		USE	TOTAL B.U.A (m2)	STAIRCASE (m2)	LIFT (m2)	VER/BALC (m2)	7.5% ENT. LOBBY/ PASS/FOYER (m2)	TELECOM. RM (m2)	PARKING (m2)	OPEN TERRACE (m2)	TOTAL (m2)	TOTAL PROP. F.A.R (m2)	PERML 30% BALC. AREA (m2)	EXCEE. 30% BALC. AREA (m2)	TOTAL PROP. FLOOR AREA (m2)
TYPE - E	GROUND FLR.	RESI.	90.32	13.63	2.25	11.06	-----	8.10	-----	-----	35.04	55.28	-----	-----	55.28
	FIRST FLR.	RESI.	90.10	19.53	2.25	10.21	-----	-----	-----	13.95	45.94	44.16	-----	-----	44.16
	SECOND FLR.	RESI.	82.34	19.53	2.25	10.06	-----	-----	-----	4.65	36.49	45.85	-----	-----	45.85
	TOTAL		262.76	52.69	6.75	31.33	-----	8.10	-----	18.60	117.47	145.29	-----	-----	145.29
	TOTAL x 2		525.52	105.38	13.50	62.66	-----	16.20	-----	37.20	234.94	290.58	-----	-----	290.58
FLOOR REF		USE	TOTAL B.U.A (m2)	STAIRCASE (m2)	LIFT (m2)	VER/BALC (m2)	7.5% ENT. LOBBY/ PASS/FOYER (m2)	TELECOM. RM (m2)	PARKING (m2)	OPEN TERRACE (m2)	TOTAL (m2)	TOTAL PROP. F.A.R (m2)	PERML 30% BALC. AREA (m2)	EXCEE. 30% BALC. AREA (m2)	TOTAL PROP. FLOOR AREA (m2)
TYPE - F	GROUND FLR.	RESI.	86.09	15.70	2.25	14.74	-----	8.11	-----	-----	40.80	45.29	-----	-----	45.29
	FIRST FLR.	RESI.	94.94	15.19	2.25	12.48	-----	-----	-----	18.64	48.56	46.38	-----	-----	46.38
	SECOND FLR.	RESI.	81.49	15.19	2.25	12.97	-----	-----	-----	-----	30.41	51.08	-----	-----	51.08
	TOTAL		262.52	46.08	6.75	40.19	-----	8.11	-----	18.64	119.77	142.75	-----	-----	142.75
FLOOR REF		USE	TOTAL B.U.A (m2)	STAIRCASE (m2)	LIFT (m2)	VER/BALC (m2)	7.5% ENT. LOBBY/ GYM (m2)	TELECOM. RM (m2)	PARKING (m2)	OPEN TERRACE (m2)	TOTAL (m2)	TOTAL PROP. F.A.R (m2)	PERML 30% BALC. AREA (m2)	EXCEE. 30% BALC. AREA (m2)	TOTAL PROP. FLOOR AREA (m2)
TYPE - G	GROUND FLR.	RESI.	90.95	12.86	2.25	12.06	-----	10.68	-----	-----	37.85	53.10	-----	-----	53.10
	FIRST FLR.	RESI.	96.58	16.01	2.25	11.43	-----	-----	-----	15.17	44.86	51.72	-----	-----	51.72
	SECOND FLR.	RESI.	84.79	16.01	2.25	12.17	19.07	-----	-----	6.53	56.03	28.76	8.628	3.452	32.212
	TOTAL		272.32	44.88	6.75	35.66	19.07	10.68	-----	21.70	138.74	133.58	8.628	3.452	137.032
GRAND TOTAL			4148.79	683.83	103.86	598.72	164.58	133.56	-----	284.49	1969.04	2179.75	120.177	65.129	2244.879

PERMISSIBLE 7.5% AREA FREE ON PROPOSED F.A.R :- (2244.879) = 168.37 M2
PROVIDED 7.00% AREA = 164.58 M2

INFRASTRUCTURE TAX AREA :- 4148.79 - 103.86 - 284.49 + 2.25 X 14 + 1.56 X 2 = 3795.06 M2
TOTAL SWIMMING POOL AREA = 279.49 M2
TOTAL INFRASTRUCTURE TAX AREA :- 3795.06 + 279.49 = 4074.55 M2

Approved With Condition vide
T.C.O.No:- TPP/3588/ANJ/10/23/3153
dt 22/4/2025

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

PROJECT TITLE:
PROPOSED AMALGAMATION OF PLOTS AND CONSTRUCTION OF RESIDENTIAL VILLAS, TYPE - A = 5 Nos., TYPE - B = 4 Nos., TYPE - C = 2 Nos., TYPE - D = 1 No., TYPE - E = 2 Nos., TYPE - F = 1 No., & TYPE - G = 1 No. = 16 Nos.). SWIMMING POOLS & COMPOUND WALL ON AMALGAMATED PROPERTY BEARING SURVEY No.:- 365/12-A, 365/12-D, 12-F,12-G & 365/13 OF ANJUNA VILLAGE BARDEZ TALUKA BY ANOKHA ESTATES PVT. LTD., DIRECTOR AUTHORIZED SIGNATORY Mrs. MARISHA ANN DUTT

SUBMISSION DRAWING	
OWNER SIGN	CONSULTANT SIGN
Anokha Estates Pvt. Ltd. <i>Harish</i> Director	PARESH GAITONDE BE (CIVIL) AMIE FIV CHARTERED ENGINEER T.C.P. Reg. No. 1567/2010 <i>Paresh</i>