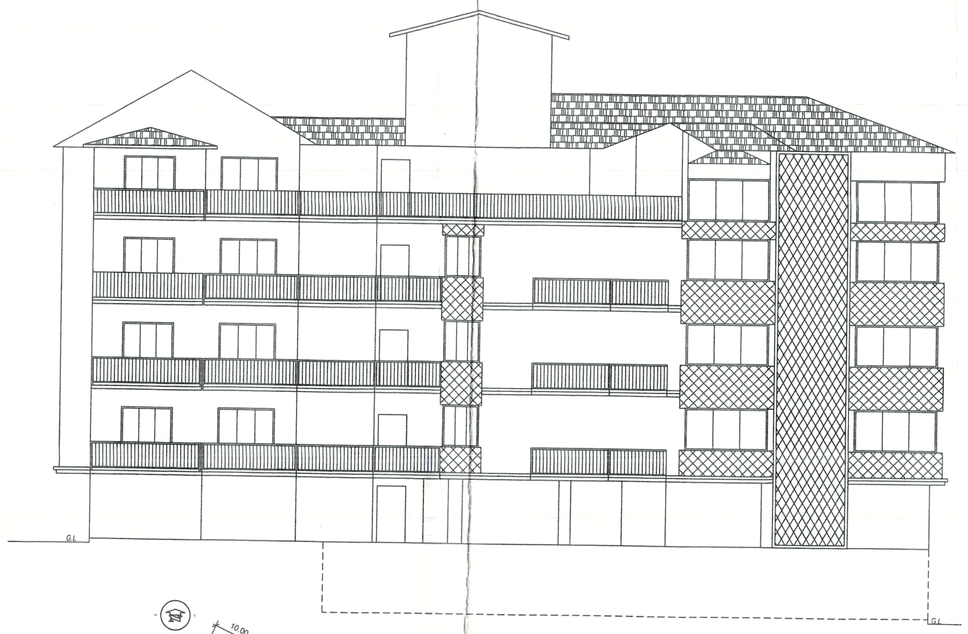
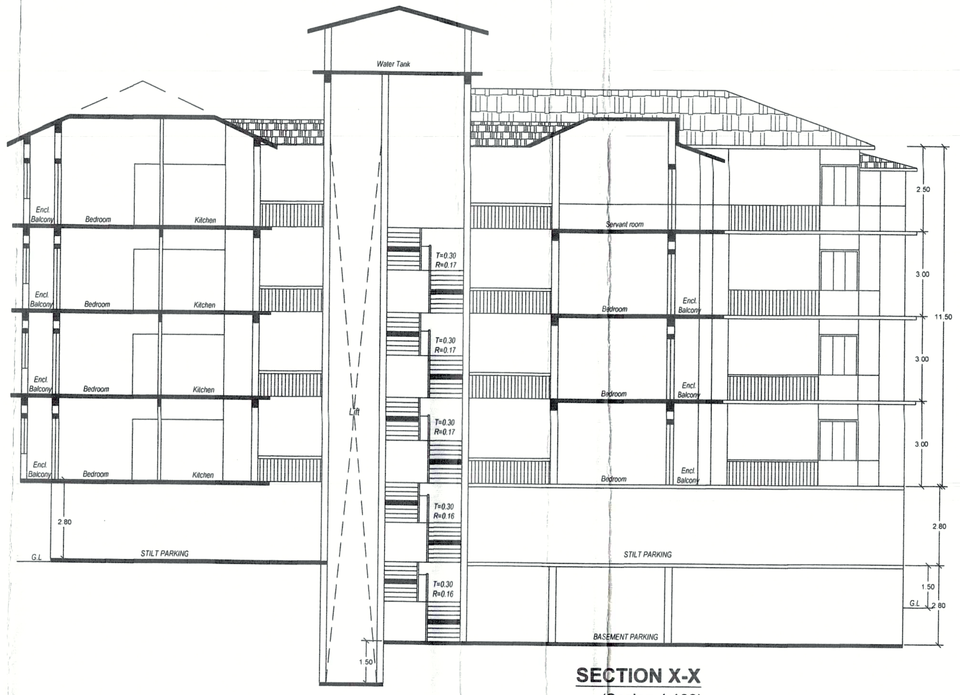
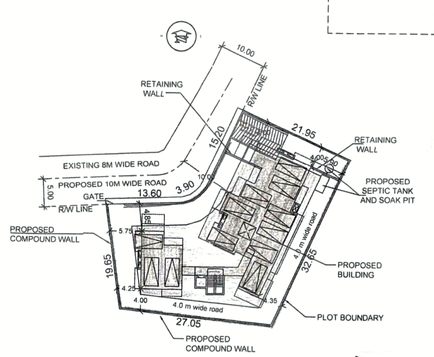


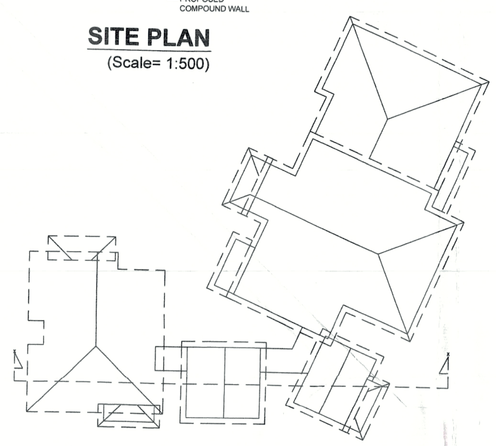
NORTH SIDE ELEVATION
(Scale= 1:100)



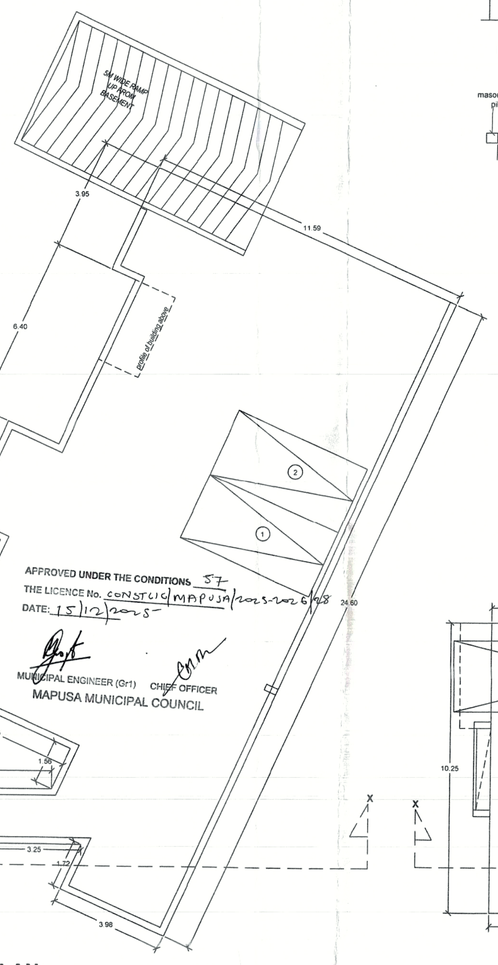
SECTION X-X
(Scale= 1:100)

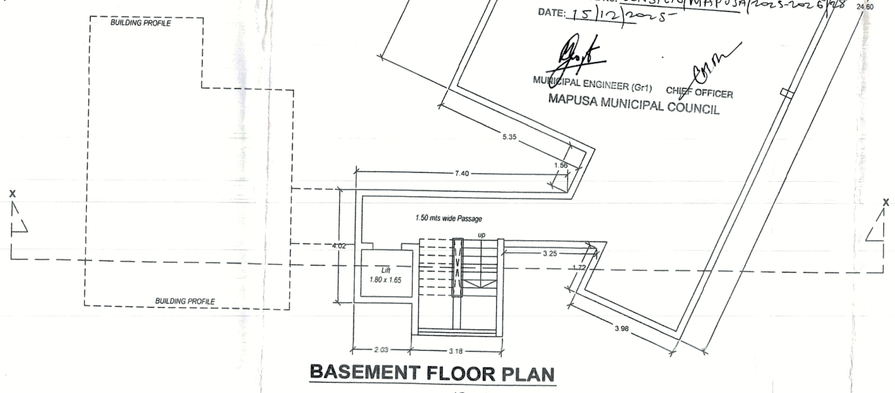


SITE PLAN
(Scale= 1:500)

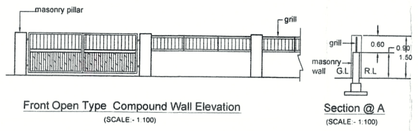


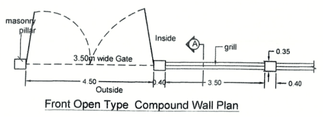
ROOF PLAN
(Scale= 1:200)

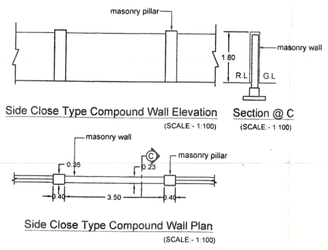


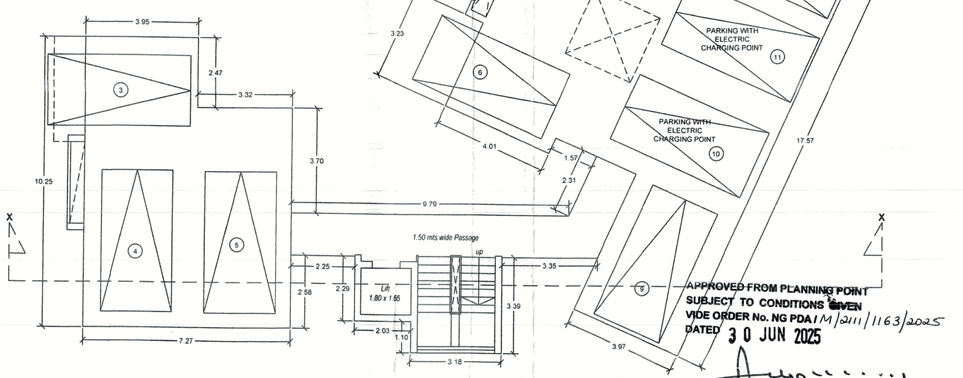


BASEMENT FLOOR PLAN
(Scale= 1:100)

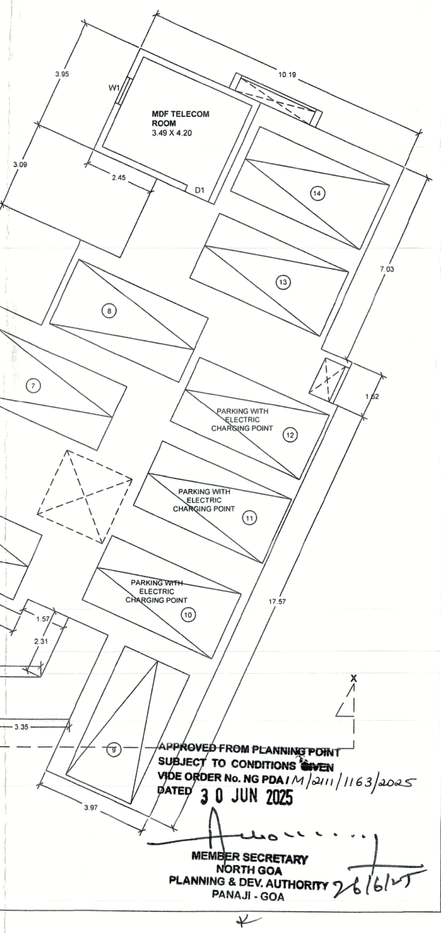








STILT FLOOR PLAN
(Scale= 1:100)



APPROVED FROM PLANNING POINT
SUBJECT TO CONDITIONS GIVEN
VIDE ORDER No. NG PDA/M/2011/1163/2025
DATED 30 JUN 2025
MEMBER SECRETARY
NORTH GOA
PLANNING & DEV. AUTHORITY
PANAJI - GOA
26/6/25

AREA OF PLOT		1000.00	M2
AREA UNDER ROAD WIDENING		33.31	M2
NET EFFECTIVE AREA OF PLOT		966.69	M2
COVERED AREA OF PROPOSED BUILDING		322.09	M2
COVERAGE CONSUMED		33.31	%
COVERAGE PERMISSIBLE (40%)		386.68	M2

DETAILS OF AREAS AND USES FLOOR WISE

FLOOR REFERANCE	USE	BUILT-UP AREA	DEDUCTION					NET FLOOR AREA	F.A.R
			STAIR	BALC.	VOID	LOBBY	PARK / OT		
PROPOSED BUILDING									
BASEMENT FLOOR	RESI	278.80	18.81	0.00	0.00	0.00	259.99	0.00	114.99
STILT FLOOR	RESI	328.48	18.81	0.00	0.00	14.65	295.02	0.00	
UPPER GROUND	RESI	439.28	18.81	84.85	7.80	15.19	24.00	288.63	
FIRST FLOOR	RESI	430.05	18.81	77.11	6.25	15.19	23.94	288.75	
SECOND FLOOR	RESI	439.28	18.81	84.40	7.80	19.63	24.00	284.64	
THIRD FLOOR	RESI	470.13	18.81	66.55	7.78	19.63	69.47	287.89	
TOTAL		~~2396.49~~ 2586.02	112.86	313.45	29.63	84.29	721.53	1149.91	

FLOOR AREA

	BASEMENT FLOOR	0.00	M2
	STILT FLOOR	0.00	M2
	UPPER GROUND FLOOR	288.63	M2
	FIRST FLOOR	288.75	M2
	SECOND FLOOR	284.64	M2
	THIRD FLOOR	287.90	M2
TOTAL FLOOR AREA CONSUMED		1149.91	M2
F.A.R CONSUMED		114.99	
FLOOR AREA PERMISSIBLE		1200.00	M2
F.A.R PERMISSIBLE		120.00	
AREA CALCULATION FOR INFRASTRUCTURE TAX			
TOTAL BUILT-UP AREA FOR INFRA STRUCTURE TAX		1659.97	M2
LENGTH OF PROPOSED COMPOUND WALL		134.00	RM
PERMISSIBLE LOBBY F.A.R (7.5%)		86.24	M2
LOBBY F.A.R CONSUMED (7.33%)		84.29	M2
PARKING REQUIRED		14	NOS
PARKING PROVIDED		14	NOS

SIGNATURE OF OWNER

For PARAMOUNT HOMES REALTORS LLP
Partners

SIGNATURE OF ARCHITECT

ASHWINIKUMAR PRABHU
ARCHITECT
COA REG. NO: CA/97/21951

	PROJ. NO.	DRG. NO.	REV. NO.
	SA-AR-591/24	SD - 02	----
	DATE	DRAWN BY	CKD. BY
NORTH	12-05-2025	KRUPA	ashwin. P

TITLE :

PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING AND COMPOUND WALL IN P.T SHEET NO: 71 OF CHALTA NO: 5, SITUATED AT MAPUSA CITY OF BARDEZ TALUKA GOA FOR: **M/S PARAMOUNT HOMES REALTORS LLP.**

PROJECT ARCHITECT *ASHWINIKUMAR PRABHU*

studio Arche'type
architecture + interiors
Office No-2,First Floor,Alcon chambers,D.B road,Panajim,Goa-INDIA
Ph.n0-0091-0832-2421800. E-mail-studioarchetype@gmail.com

1) MMC Construction License
2) TOA