

VILLA - TYPE -D1

VILLA - TYPE -E

SECURITY CABIN

Schedule Of Opening

CODE	L	B
D	1.20	2.15
D1	1.00	2.15
D2	0.80	2.15
SD1	2.00	2.15
SD2	3.00	2.15
W	0.80	1.25
W1	2.40	1.25
W2	3.20	1.25
W3	3.50	1.25
W4	2.00	1.25
W5	2.40	1.25
W6	2.40	1.25
W7	2.40	1.25
W8	3.20	1.25
V1	2.20	0.90
V2	0.60	0.90
V3	0.47	0.90

NOTE :-
1. ALL DRAWING ARE AT 1:100 SCALE UNLESS MENTIONED OTHERWISE
2. ALL DIMENSIONS ARE IN METERS

SIGNATURE OF OWNER

SIGNATURE OF ARCHITECT

Ashwinikumar Prabhu

Architect

COA No. CA0721953

B-208, Saldanha Business Towers

At Court Circle, Margao - Goa

PROJ. NO.	DRG. NO.	REV. NO.
SA-AR-	SD - 03 OF 04	---
DATE	DRAWN BY	CKD. BY
28-05-2022	m. de Souza	ashwin. P

TITLE :-
PROPOSED AMALGAMATION OF PLOTS AND CONSTRUCTION OF RESIDENTIAL VILLAS TYPE- A, B1,B2,C,D1,D2,E, CLUB-HOUSE, SECURITY CABIN, AND COMPOUND WALL. IN PLOT BEARING SURVEY NO 282 / 20 & 262 / 25, SITUATED AT TIVIM VILLAGE BARDEZ-GOIA. FOR M/s K K BUILDERS & KISHOR KASHINATH MHATRE ALIAS KISHORE KASHINATH MATHRE

PROJECT ARCHITECT

ASHWINIKUMAR PRABHU

studio Arche'type
architecture + interiors

Office No-2, First Floor, Alcon chambers, D.B. road, Panjim, Goa-INDIA.
Ph:0391-0832-2421000. E-mail:studioarchetyp@gmail.com

VILLA - TYPE -D2

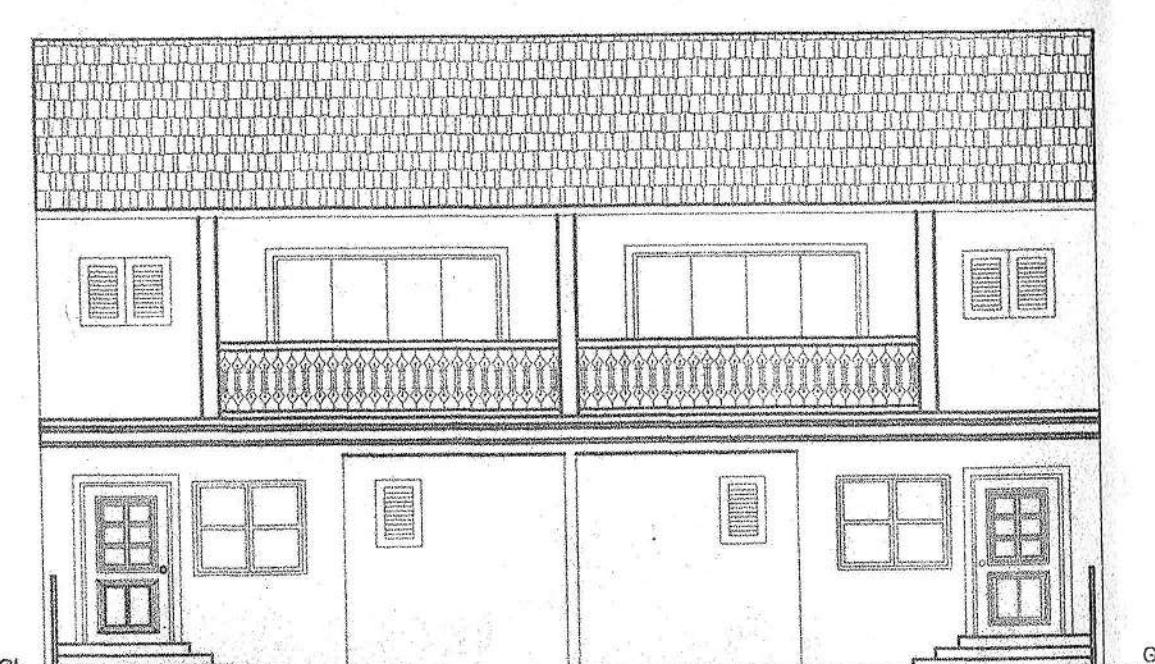
CLUB-HOUSE

Approved with Ref No. 17-19-2022
Date: 17-10-2022
Permitted by: Issued with Licence No. V.P. 1718-39 / 2621-25 / 1903
Date: 28-05-2022

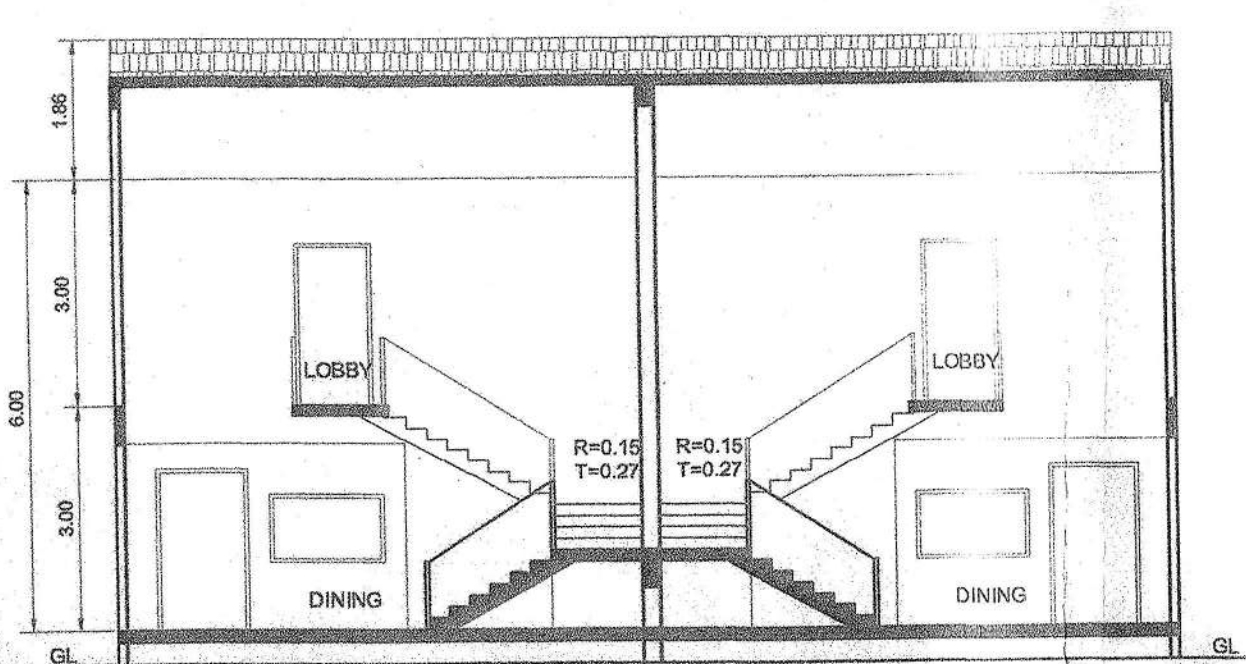
SECRETARY
V.P. TIVIM



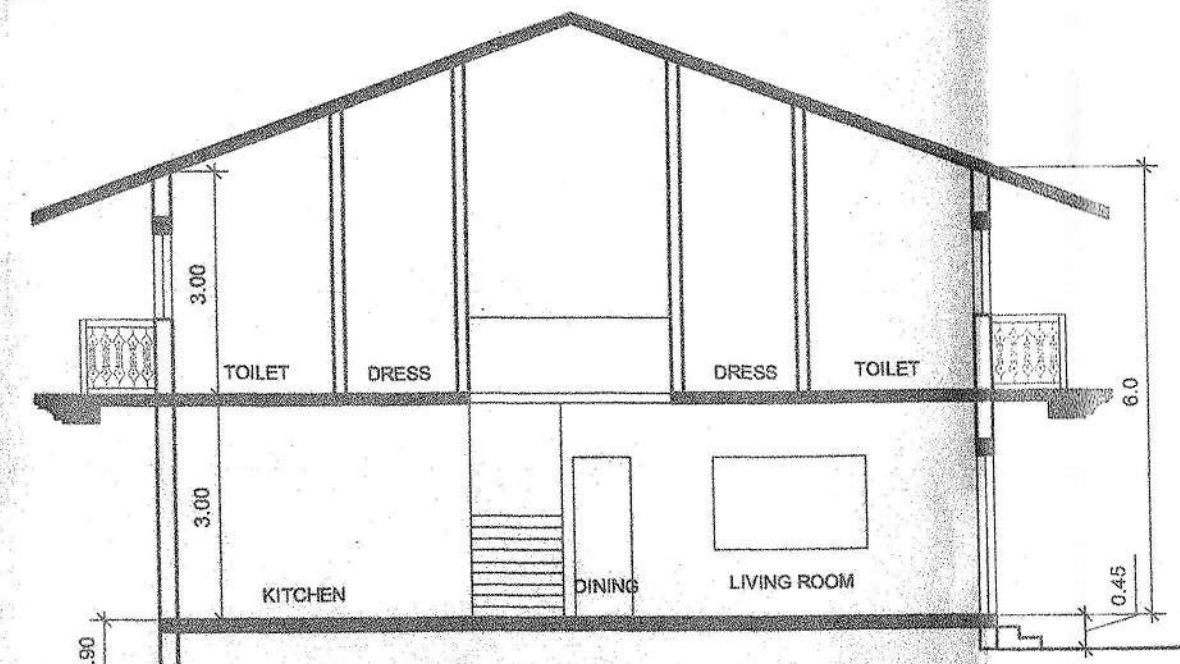
Approved with condition vide L. No: 172/25 of 17/10/22/1903
Date: 27-7/10/22
Dr. Tivim
Town & Country Planning Dept.
Govt. of Goa, Panaji



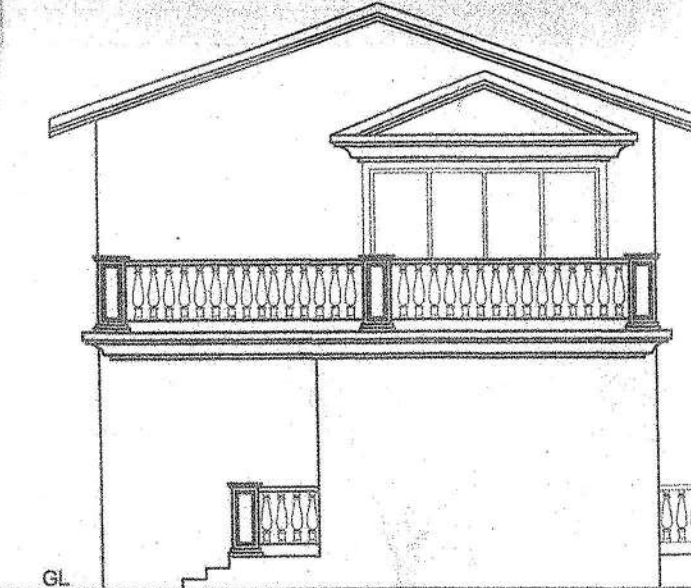
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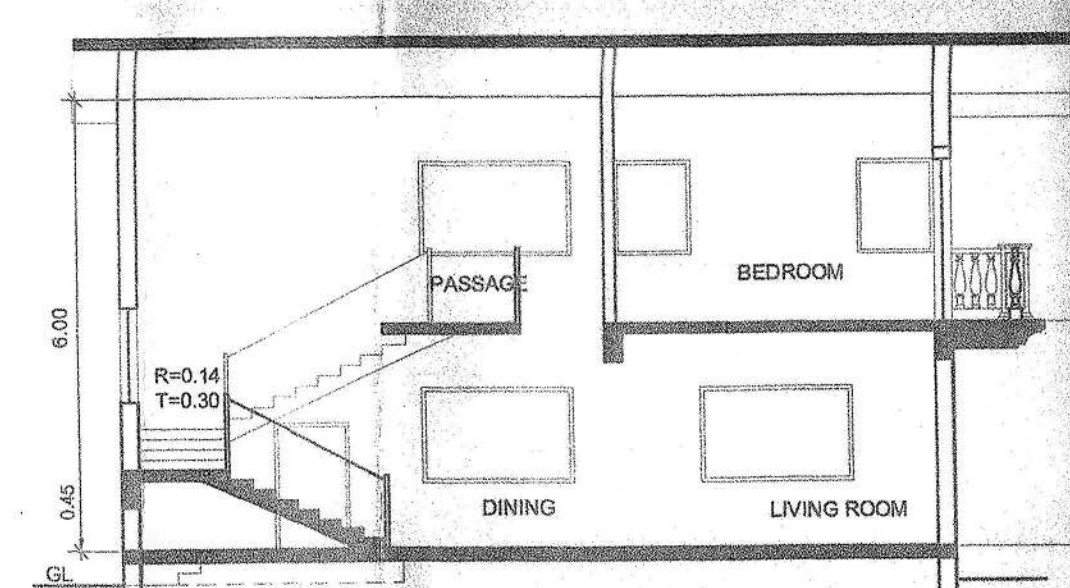
SECTION-AA
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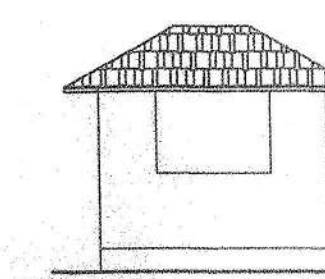
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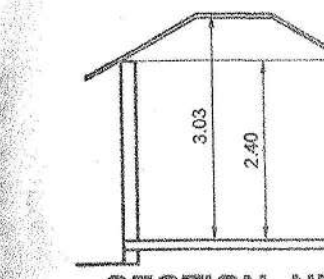
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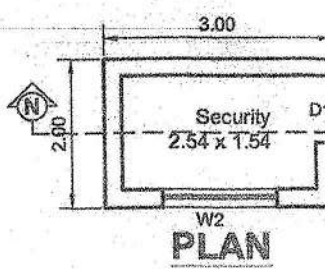
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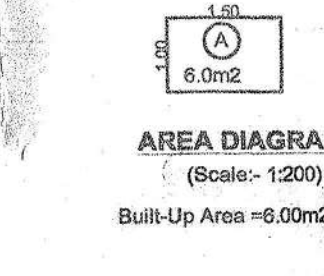
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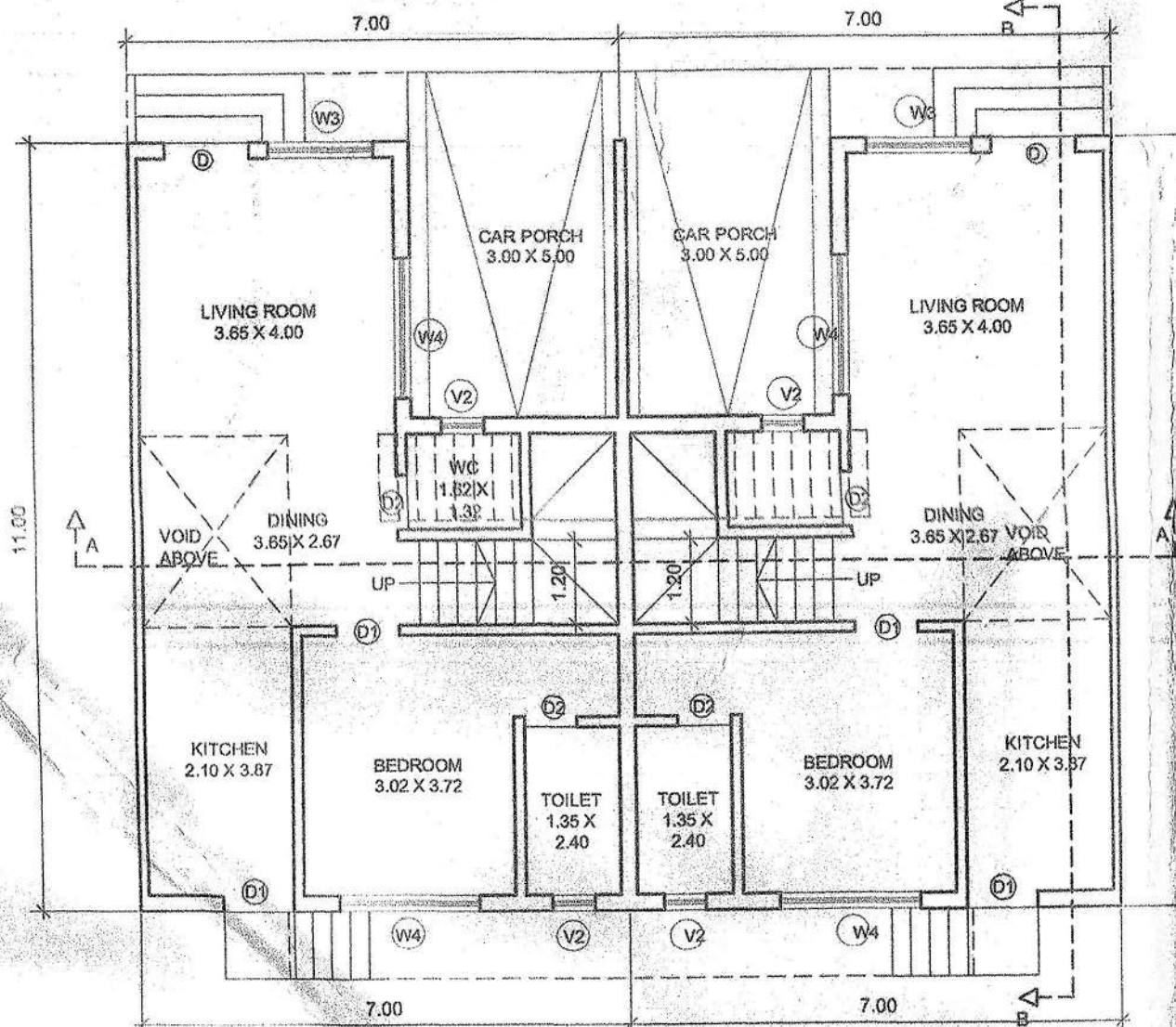
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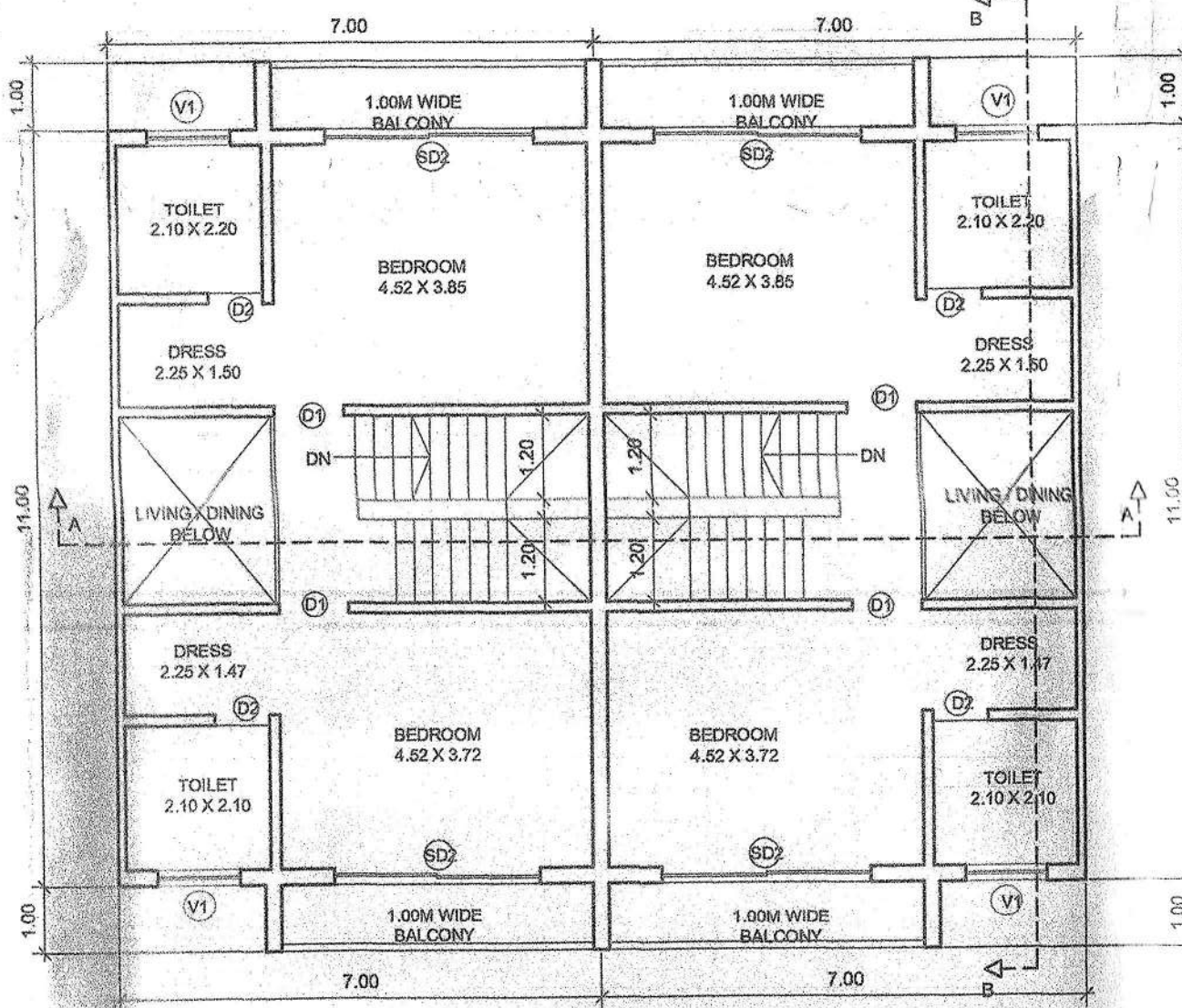
AREA DIAGRAM
(Scale: 1:100)



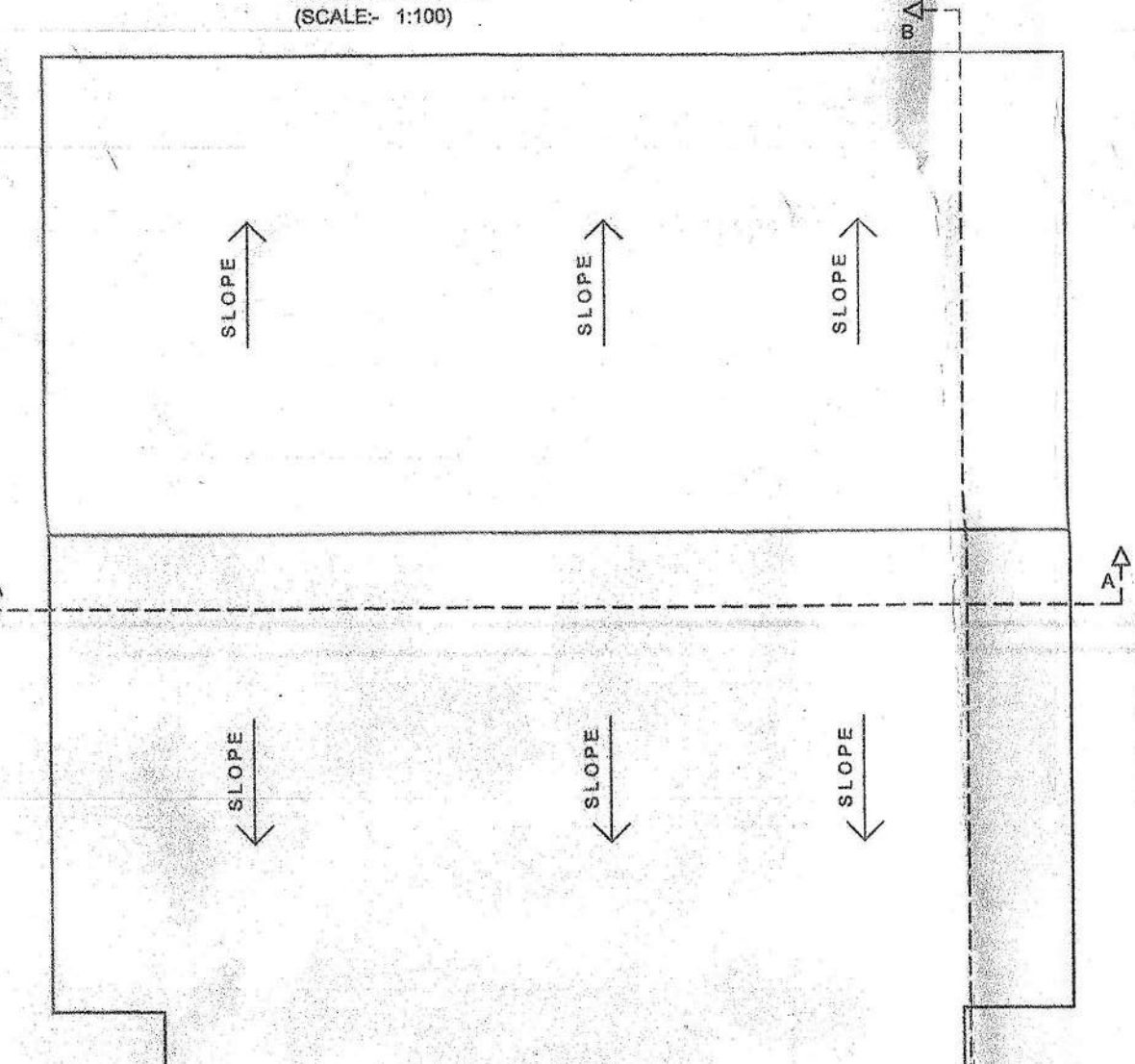
ROOF PLAN
(Scale: 1:100)



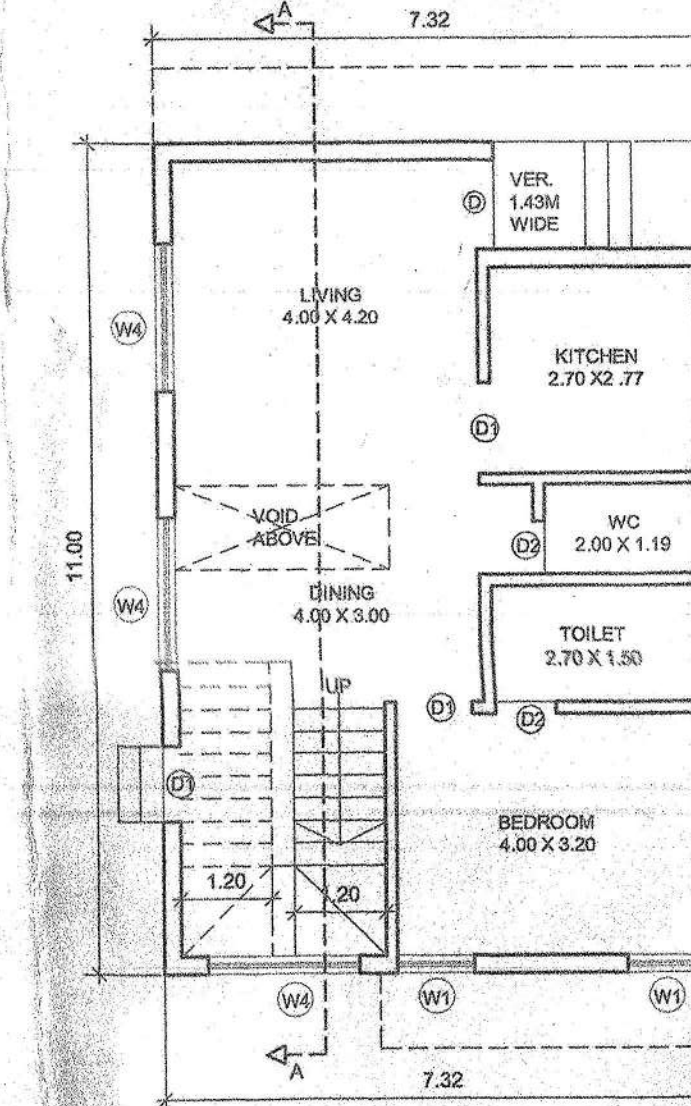
GROUND FLOOR PLAN
(SCALE: 1:100)



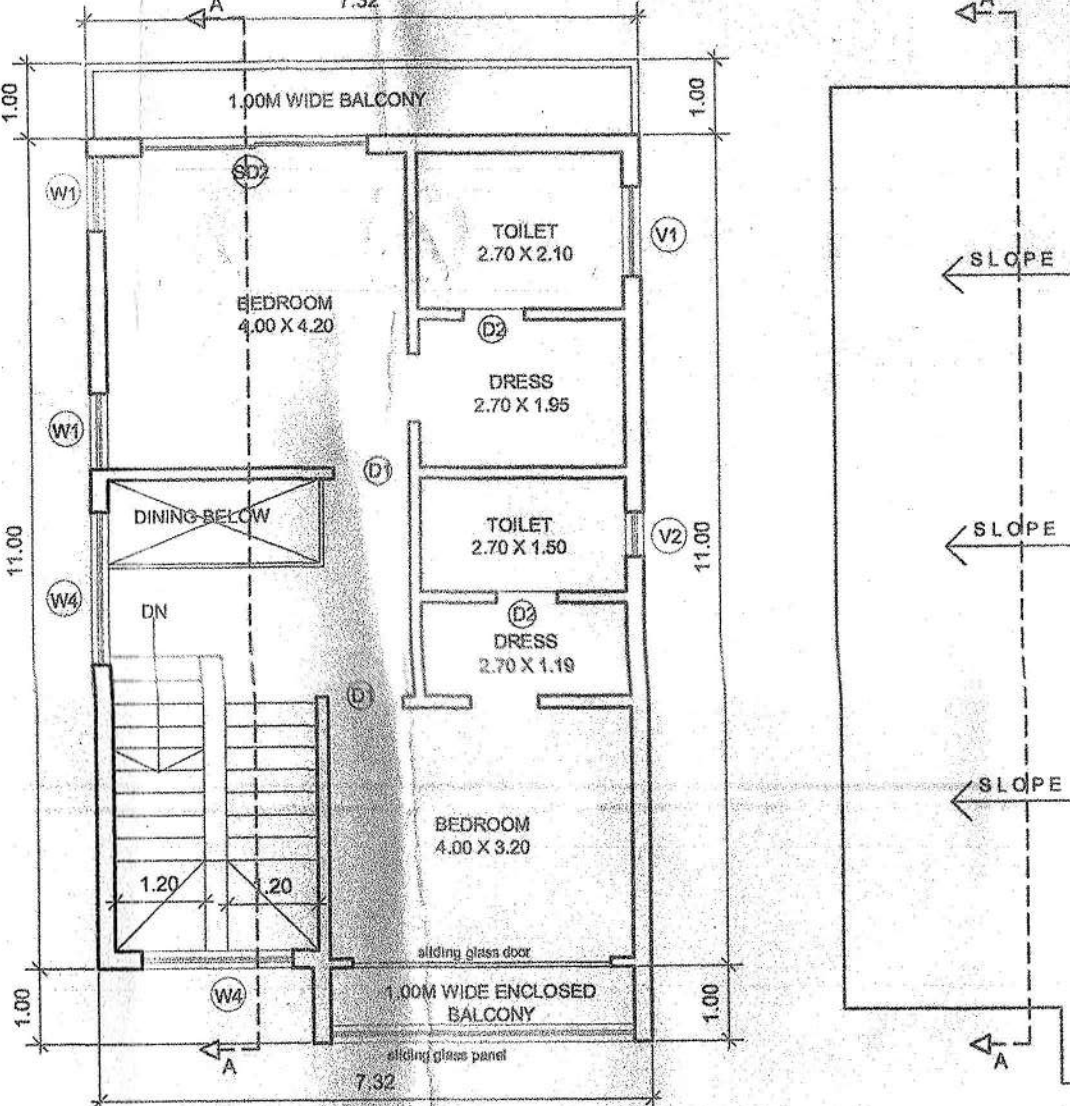
FIRST FLOOR PLAN
(SCALE: 1:100)



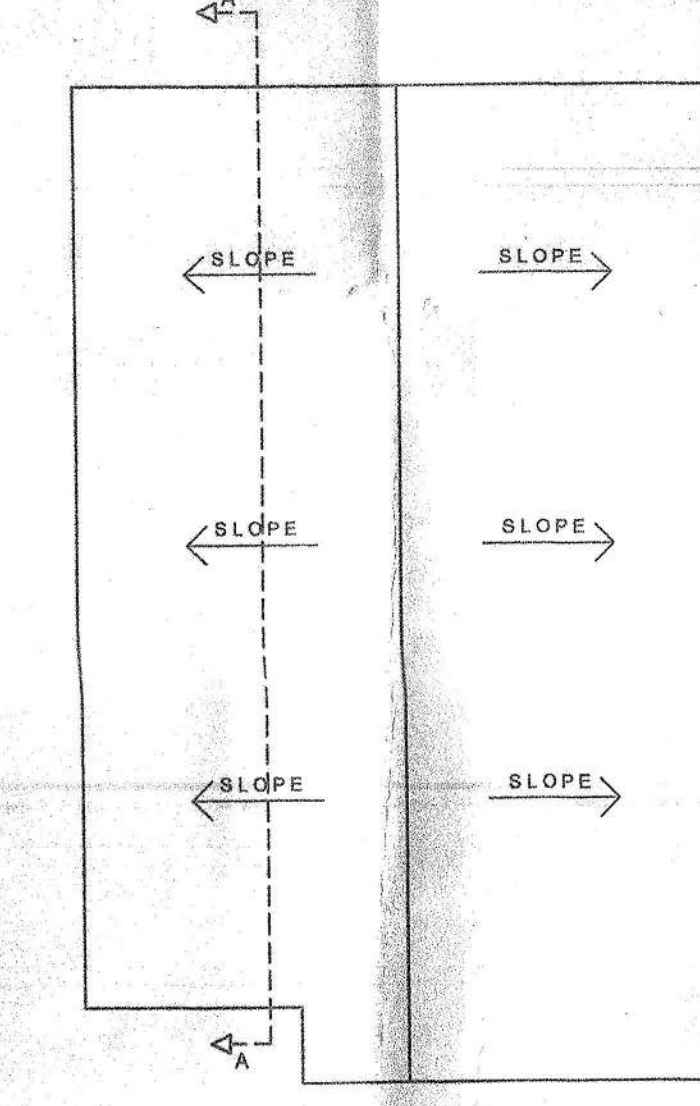
ROOF PLAN
(SCALE: 1:100)



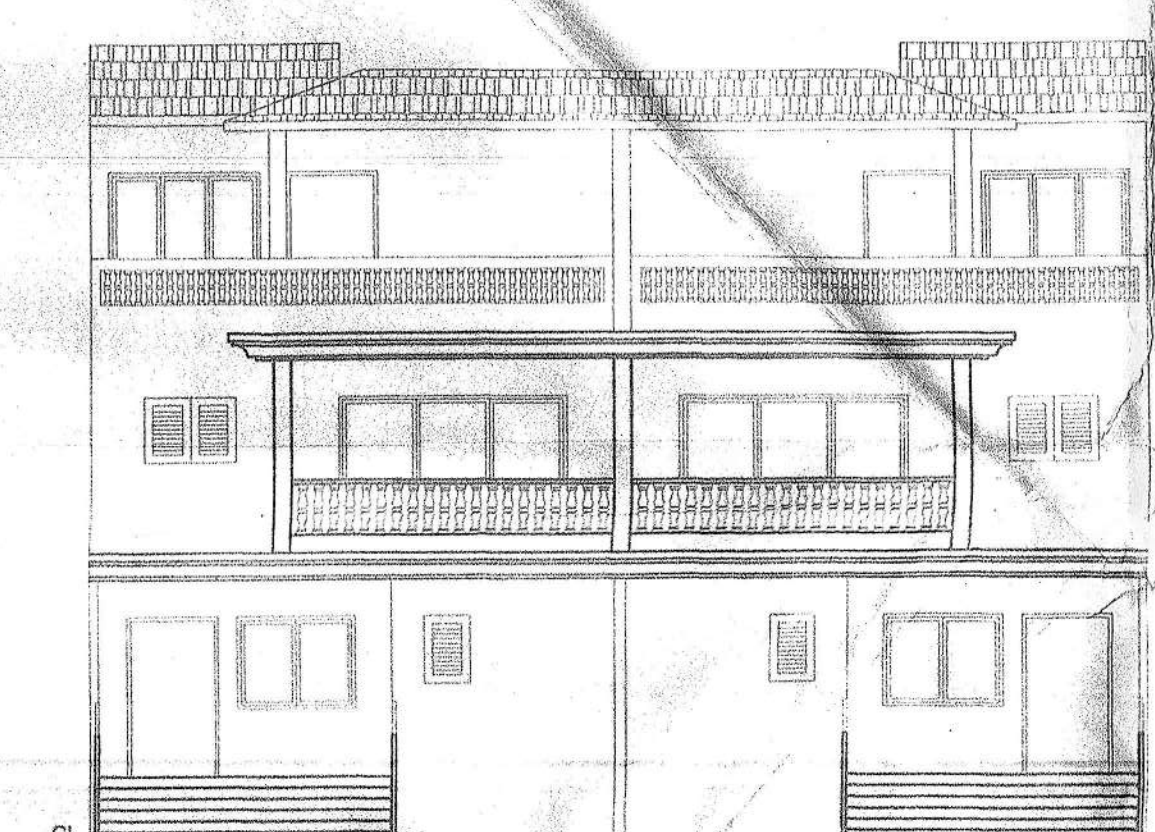
GROUND FLOOR PLAN
(SCALE: 1:100)



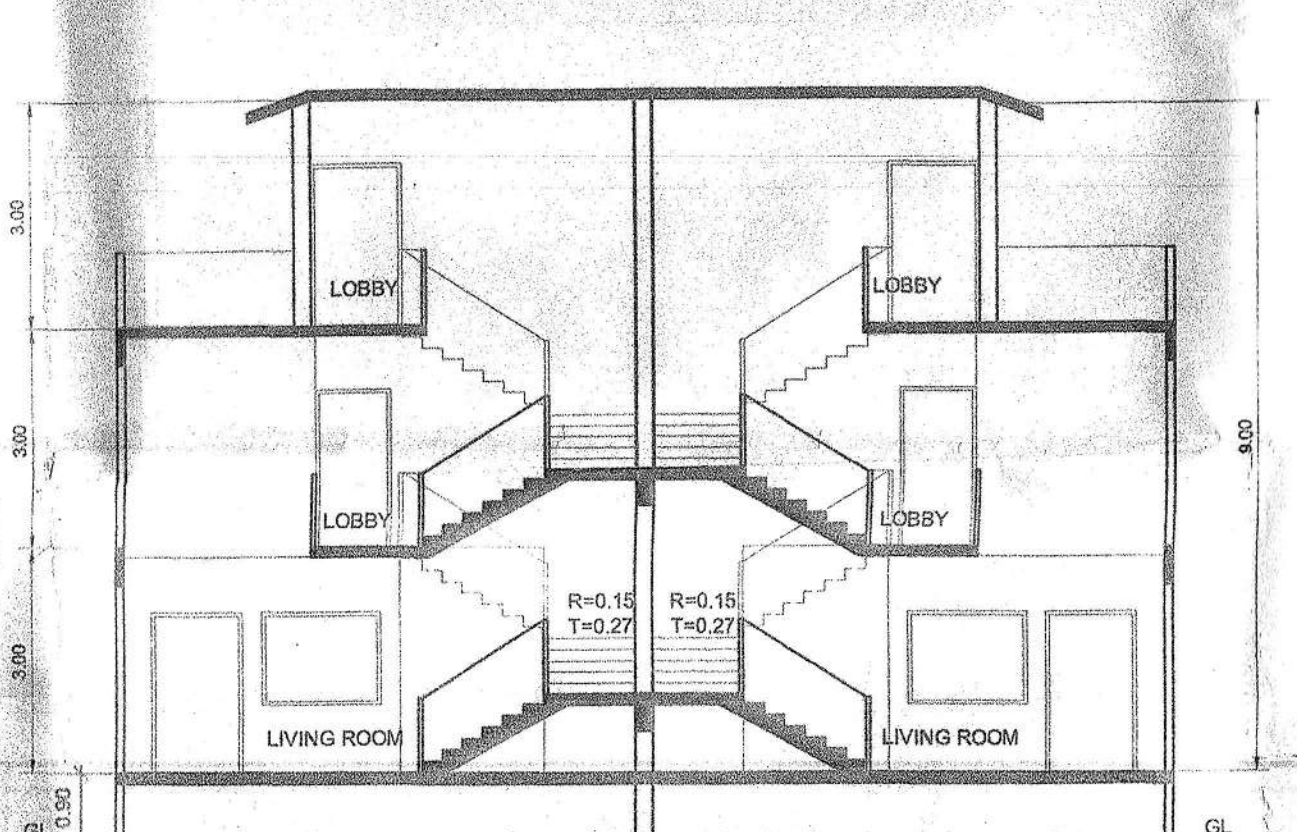
FIRST FLOOR PLAN
(SCALE: 1:100)



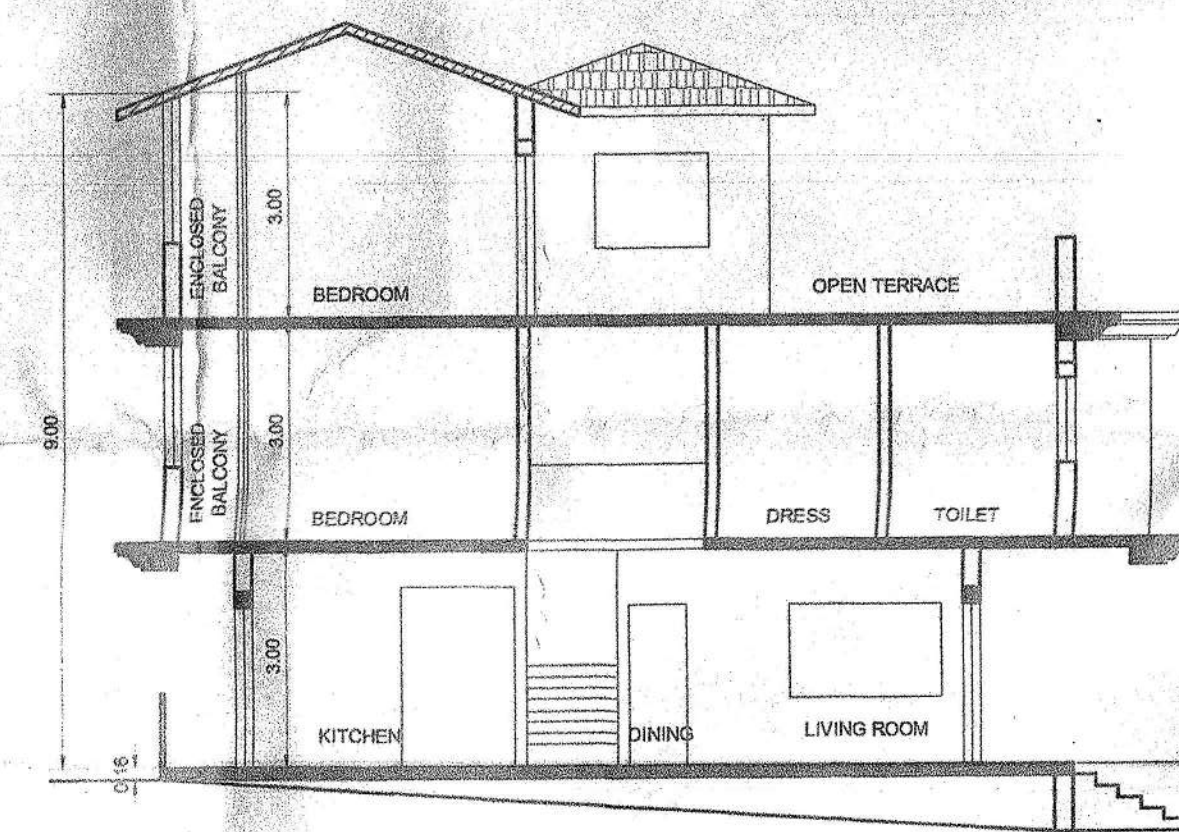
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(SCALE: 1:100)



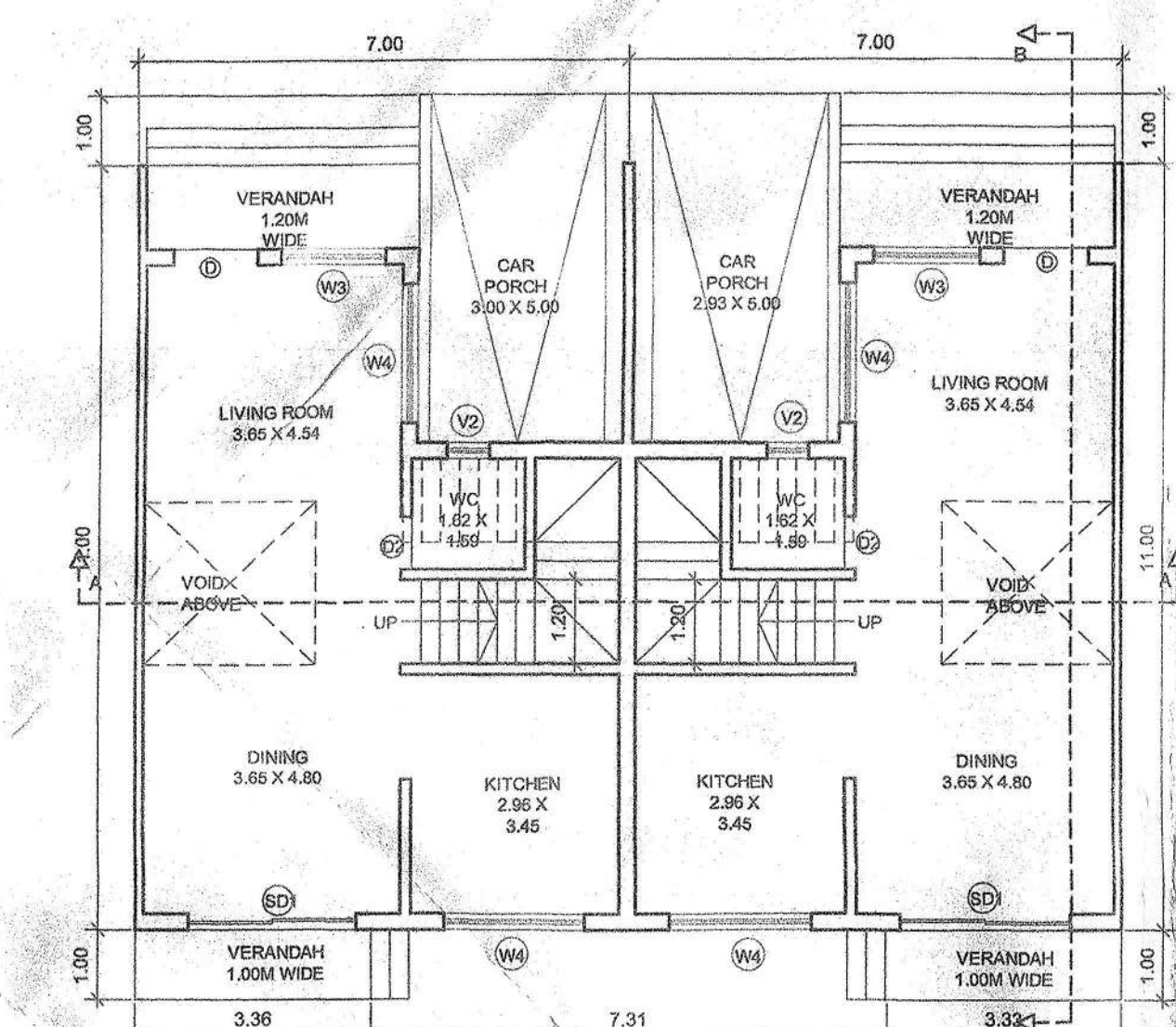
FRONT ELEVATION
(SCALE: 1:100)



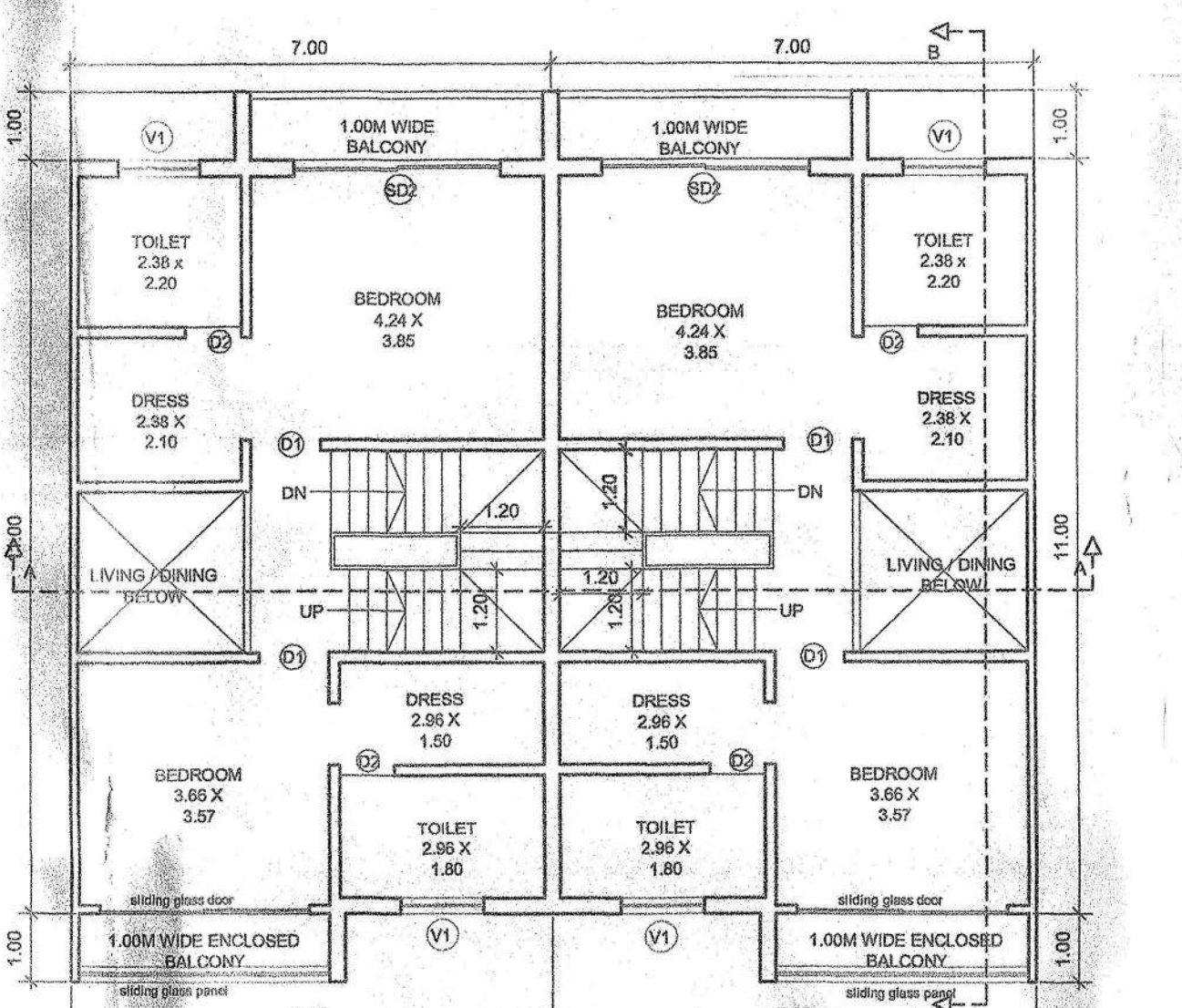
SECTION-AA
(SCALE: 1:100)



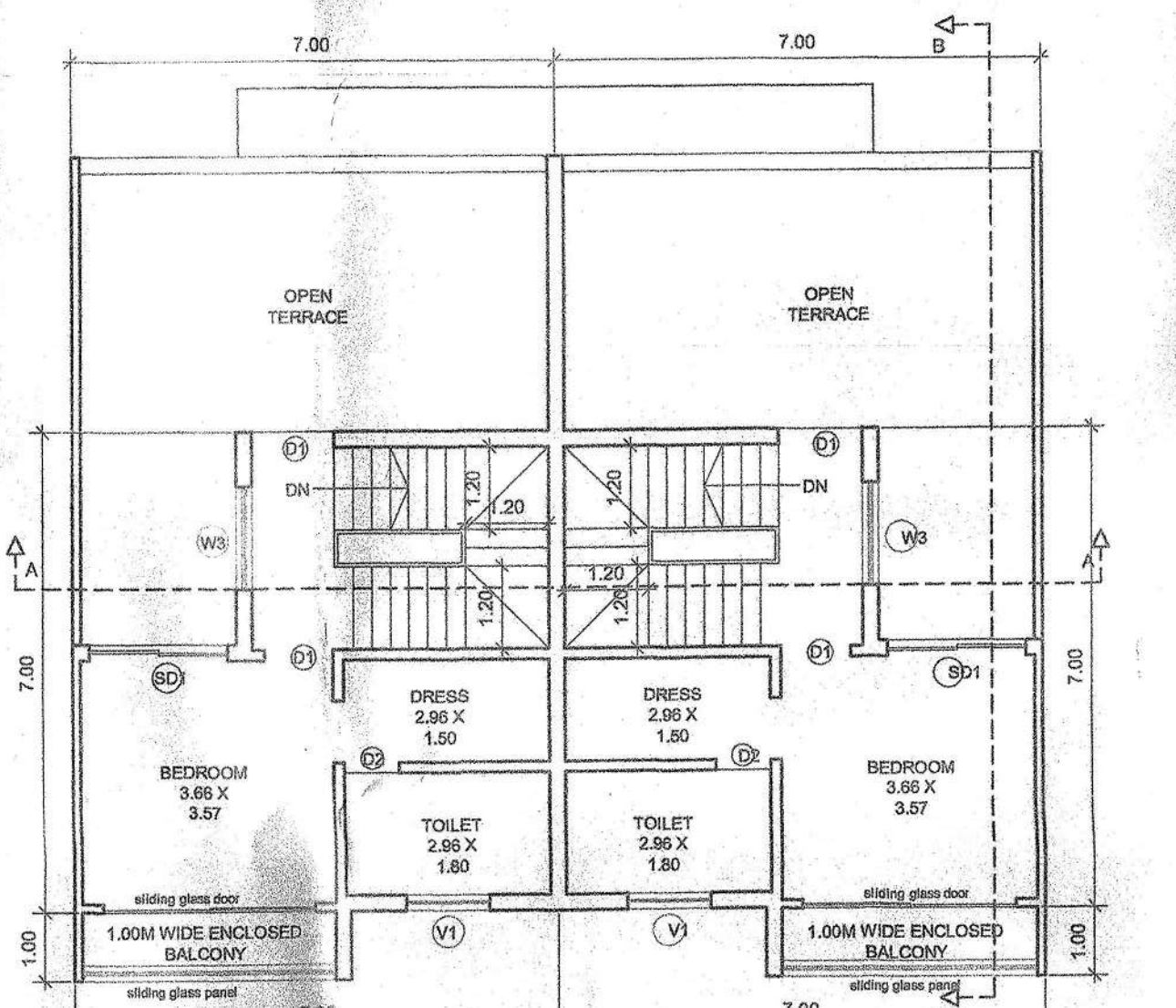
SECTION-BB
(SCALE: 1:100)



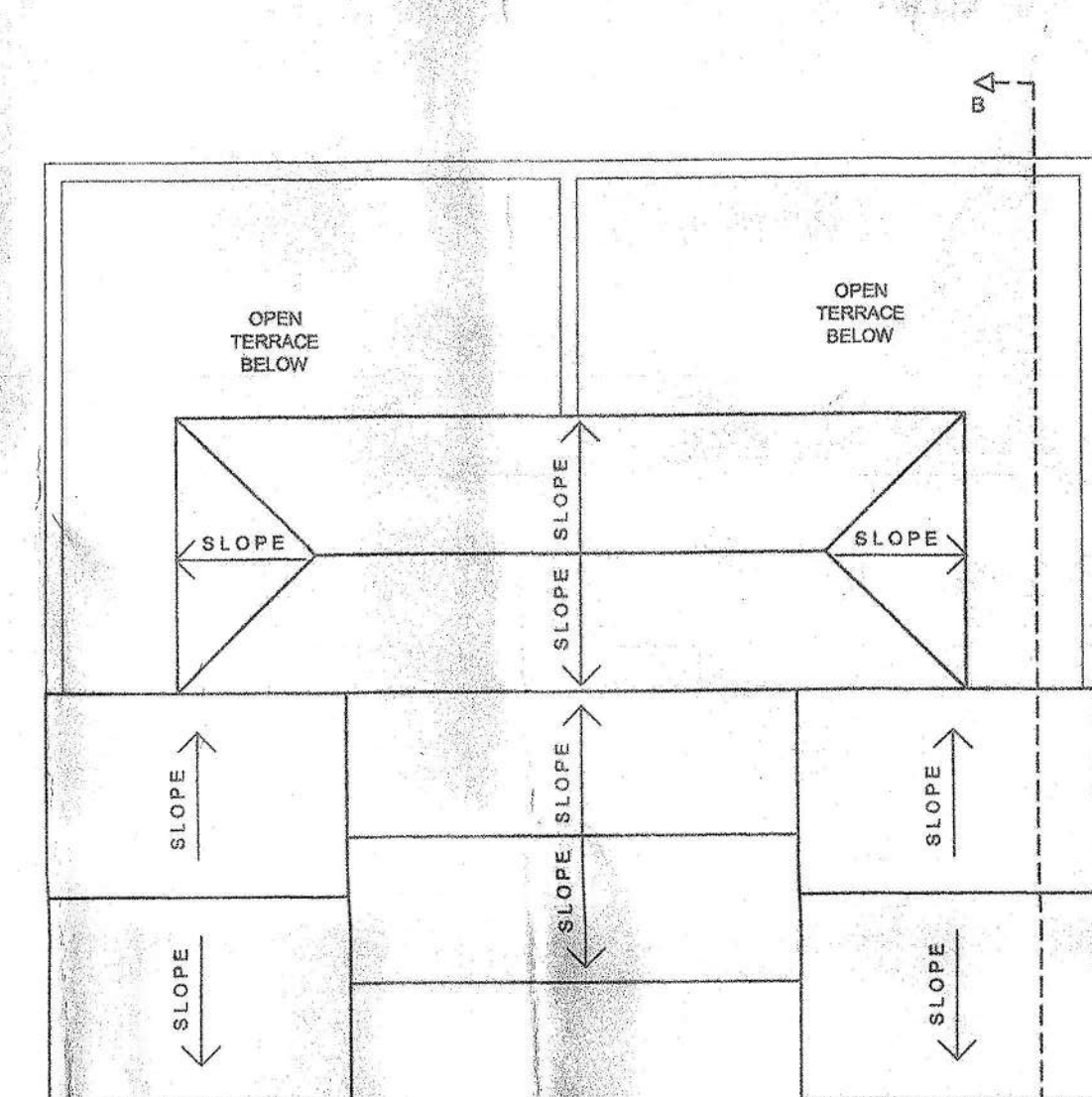
GROUND FLOOR PLAN
(SCALE: 1:100)



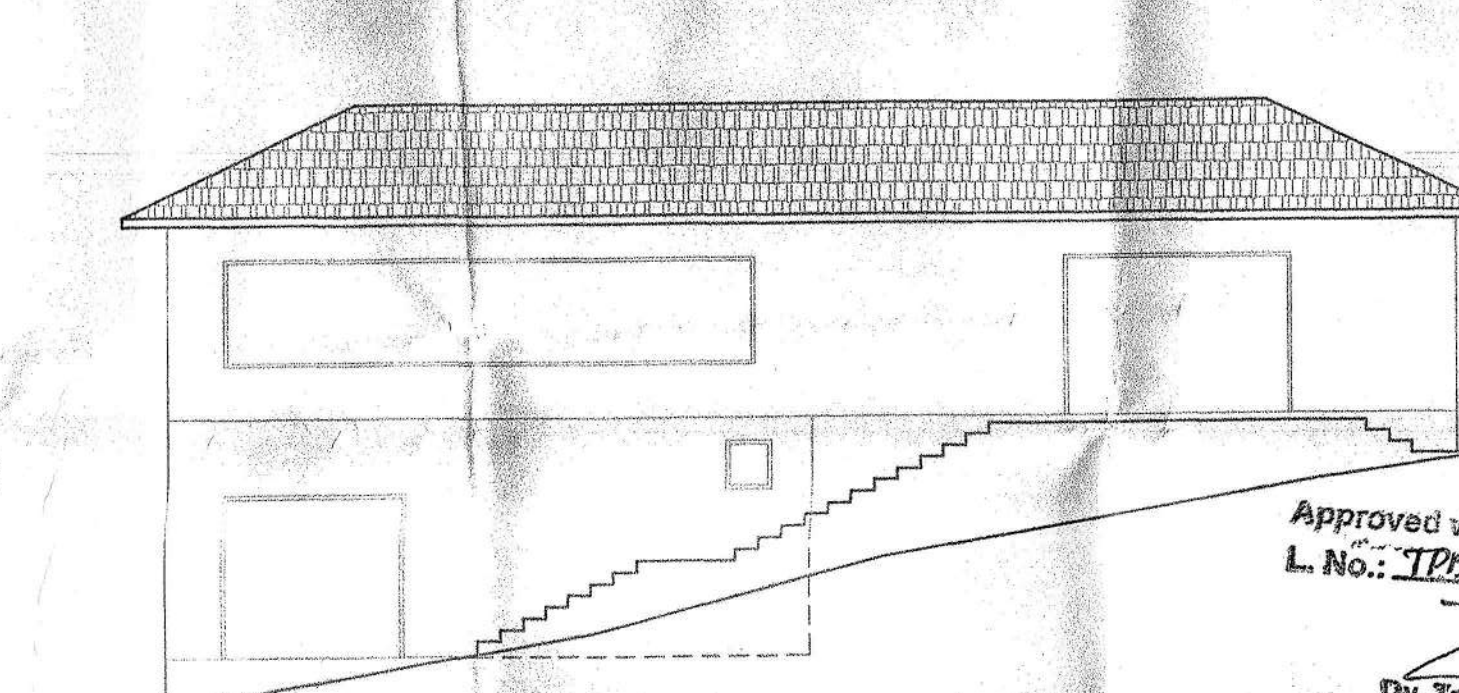
FIRST FLOOR PLAN
(SCALE: 1:100)



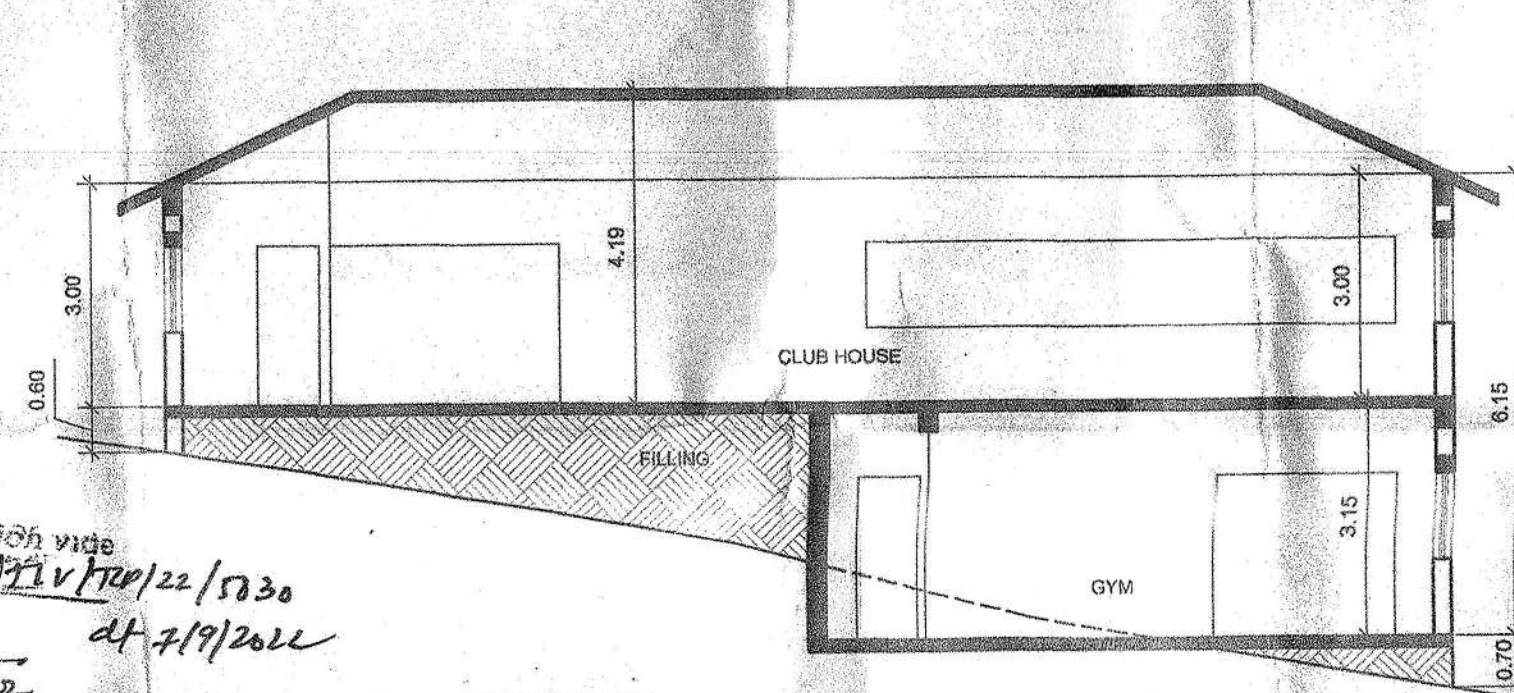
SECOND FLOOR PLAN
(SCALE: 1:100)



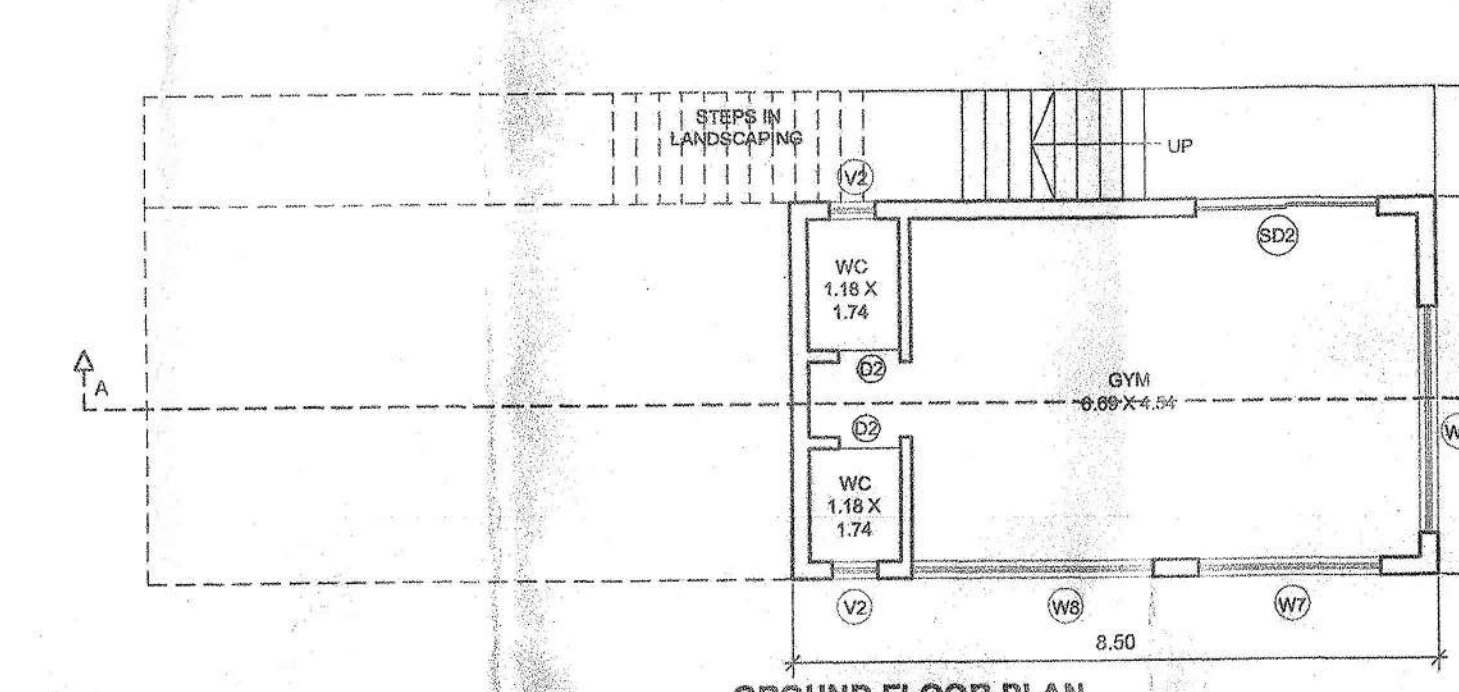
ROOF PLAN
(SCALE: 1:100)



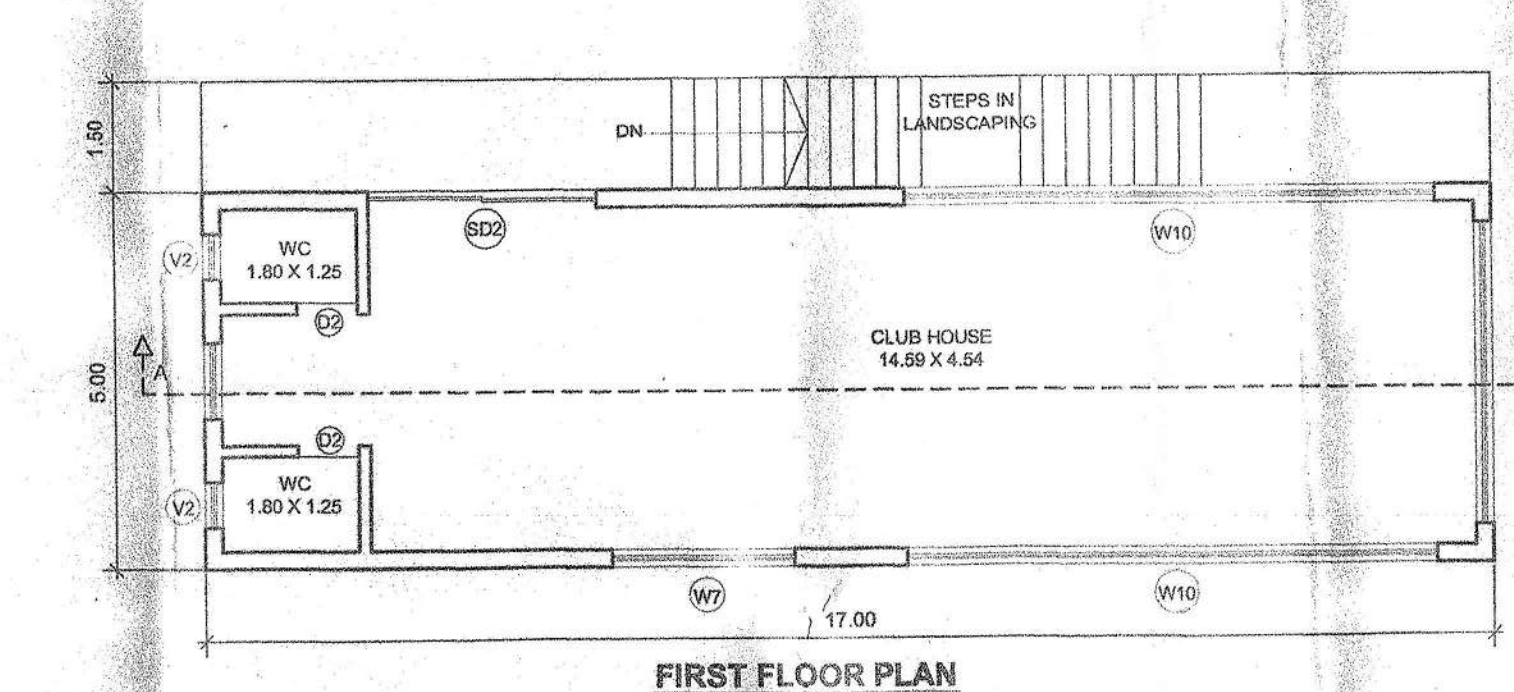
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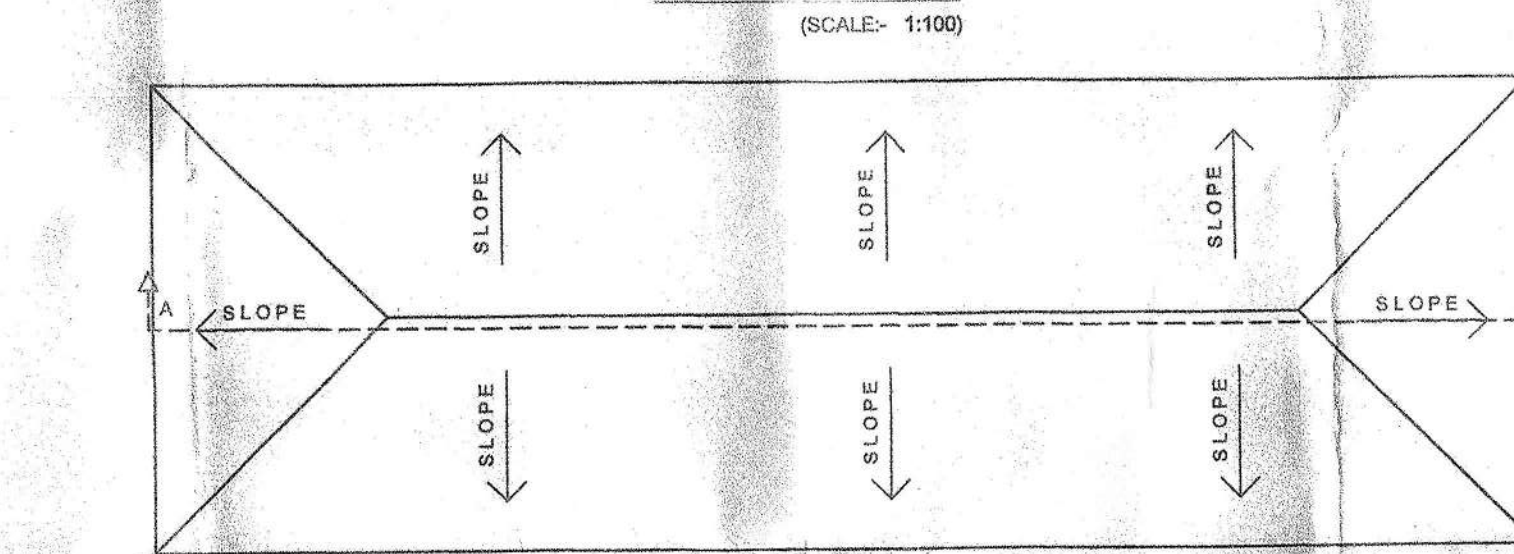
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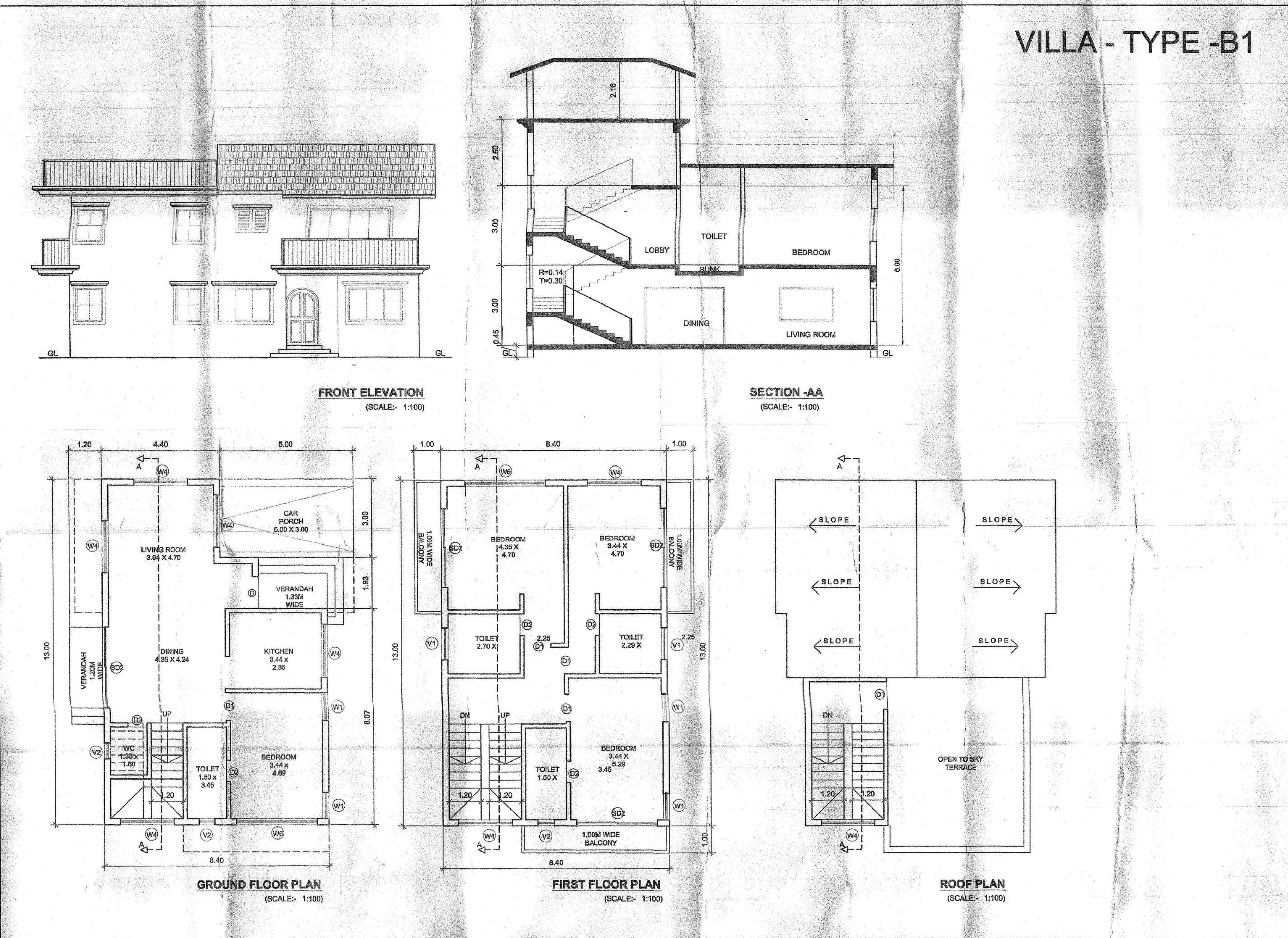
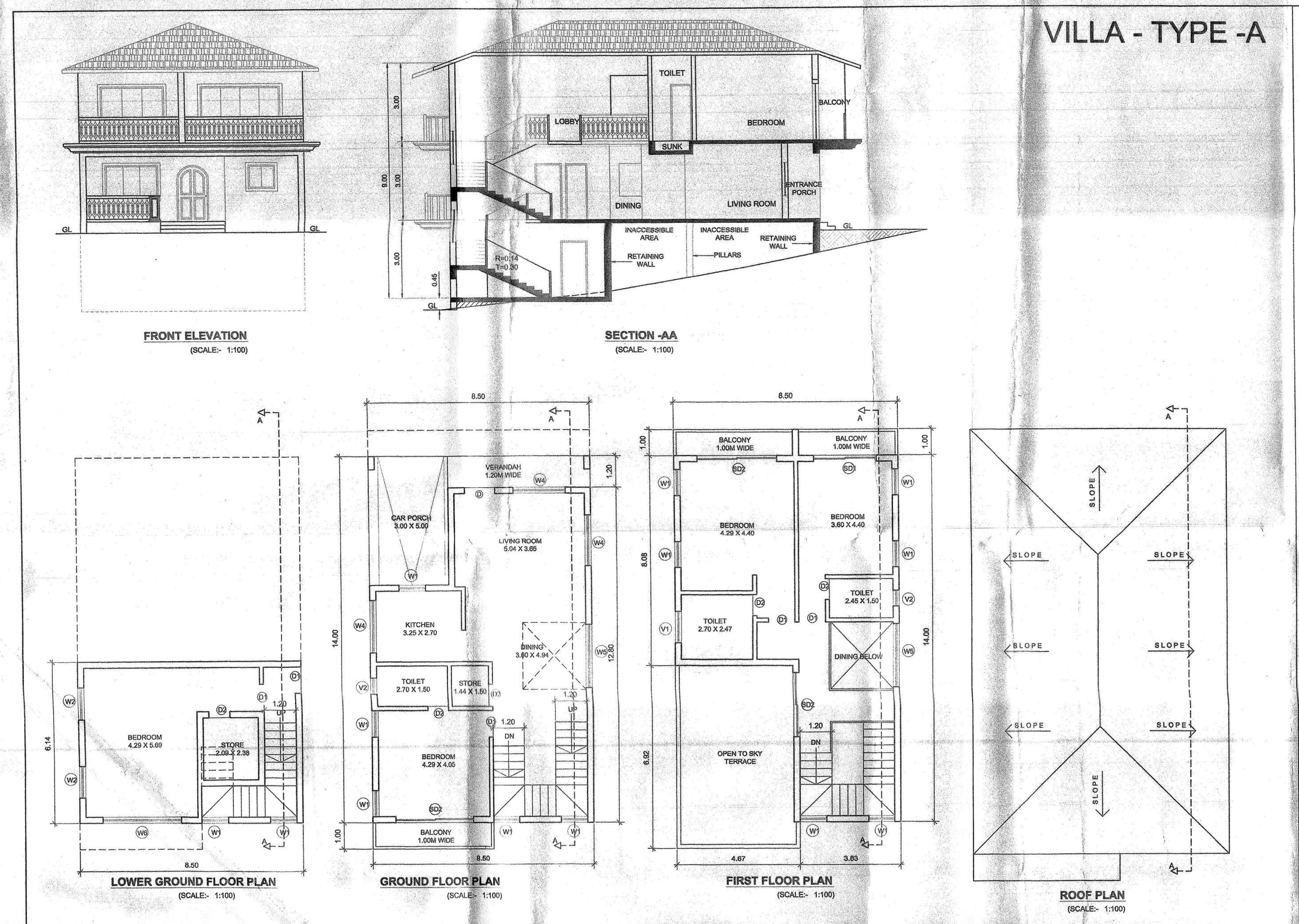
GROUND FLOOR PLAN
(SCALE: 1:100)



FIRST FLOOR PLAN
(SCALE: 1:100)

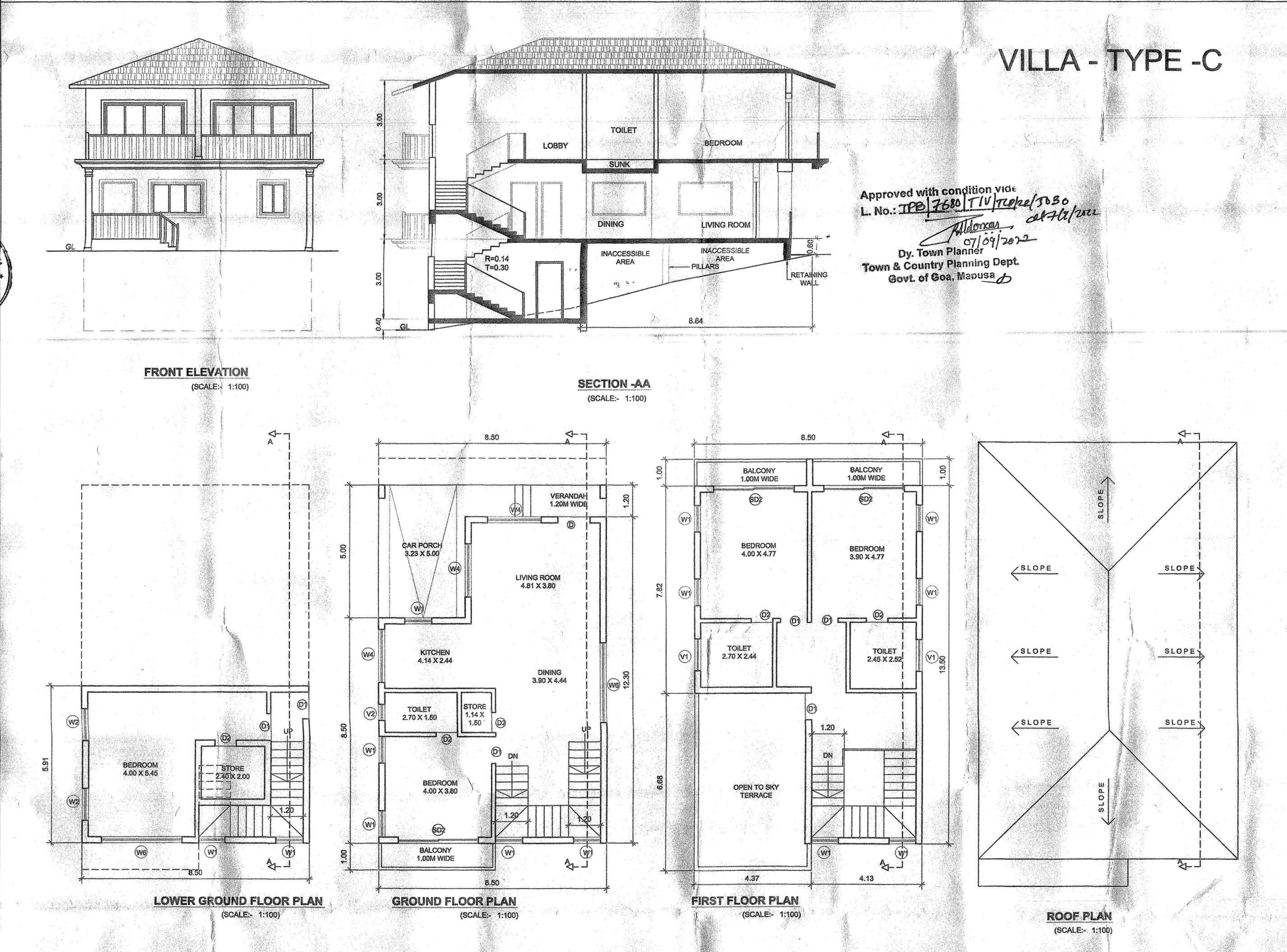
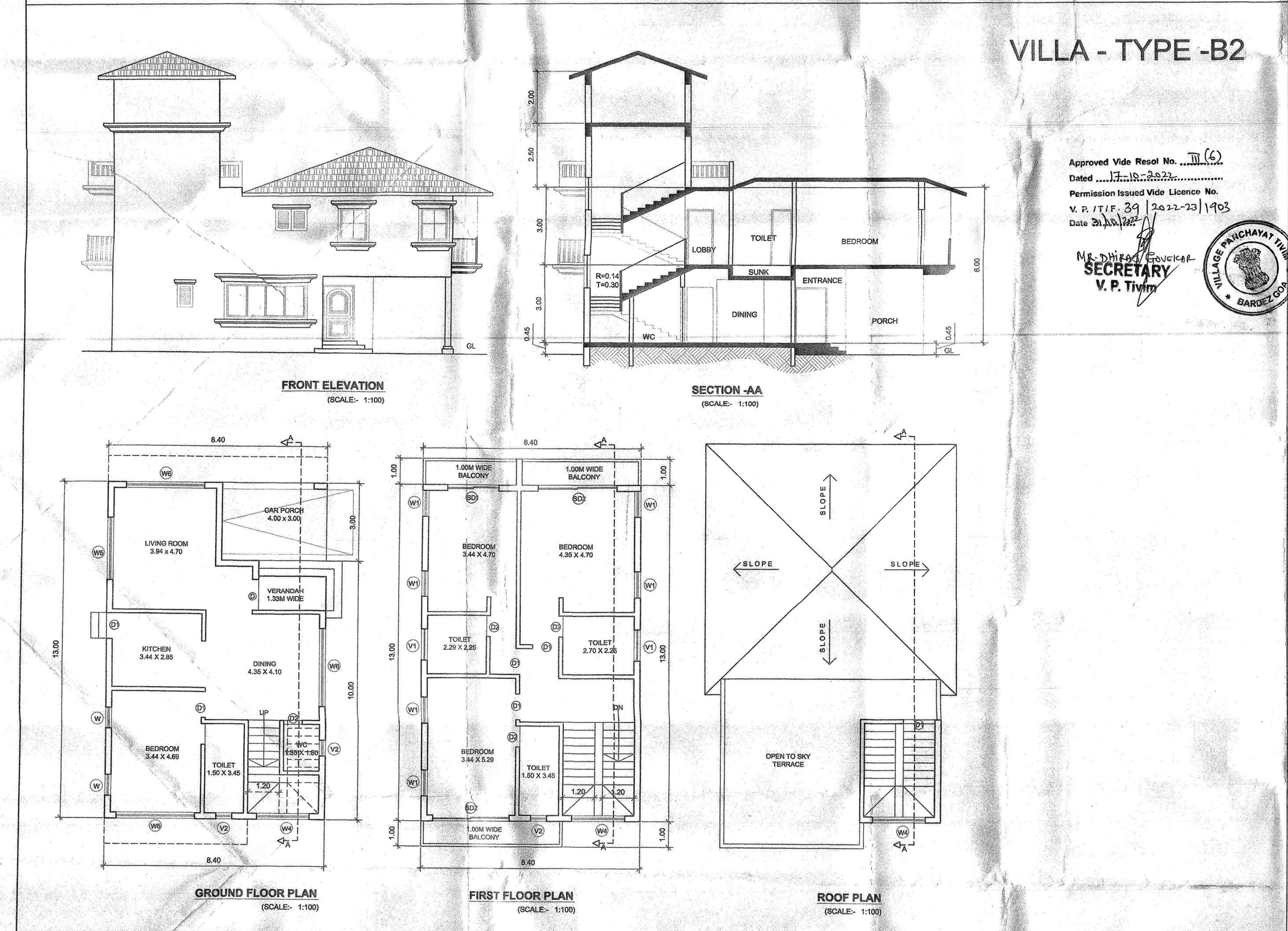


ROOF PLAN
(SCALE: 1:100)



Schedule Of Opening

CODE	L	B
D	1.30	2.15
D1	1.00	2.15
D2	0.80	2.15
S01	2.00	2.15
S02	3.00	2.15
W	0.80	1.25
W1	1.00	1.25
W2	1.20	1.25
W3	1.50	1.25
W4	2.00	1.25
W5	2.40	1.25
W6	2.40	1.25
W7	2.40	1.25
W8	3.00	1.25
V1	1.20	0.90
V2	0.60	0.90
V3	0.47	0.90



NOTE:-
1. ALL DRAWING ARE AT 1:100 SCALE UNLESS MENTIONED OTHERWISE
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SIGNATURE OF OWNER

SIGNATURE OF ARCHITECT

PROJ. NO.	DRG. NO.	REV. NO.
SA-AR-	SD - 02 OF 04	---
DATE	DRAWN BY	CKD. BY
28-05-2022	m. de Souza	ashwin. P

TITLE :
PROPOSED AMALGAMATION OF PLOTS AND CONSTRUCTION OF RESIDENTIAL VILLAS TYPE- A, B1,B2,C,D1,D2,E, CLUB-HOUSE, SECURITY CABIN, AND COMPOUND WALL IN PLOT BEARING SURVEY NO.262 / 20 & 262 / 25, SITUATED AT TIVIM VILLAGE BARDEZ-GOIA. FOR M/s K K BUILDERS & KISHOR KASHINATH MHATRE ALIAS KISHORE KASHINATH MATHRE

PROJECT ARCHITECT

ASHWINIKUMAR PRABHU

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Ph: 020-0051-0852-2421600. E-mail: studioarchetype@gmail.com

Ashwinikumar Prabhu
Architect
B-209, Saldanha Business Towers,
At Court Circle, Mapusa- Goa

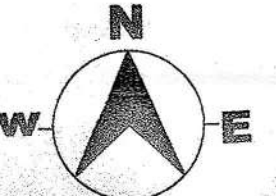
Approved with condition vide
L. No.: TP/7-2021/172/22/15030
7/9/2022
Dy. Town Planner
Town & Country Planning Dept.
Govt. of Goa, Mapusa

Approved: Vide Resol. No. TP (6)
Dated 17-10-2022
Permission Issued Vide Licence No.
V. P. IT/F. 39 / 2022-23 / 1903
Date 21.10.2022



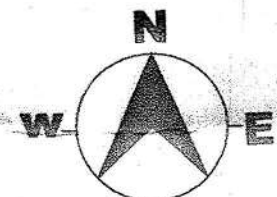
AREA OF SURVEY NO. 262/20
AREA = 7325.00M2

AREA OF SURVEY NO. 262/25
AREA = 2650.00M2



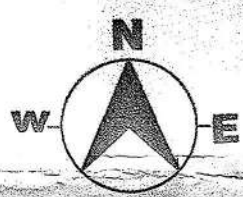
SITE PLAN BEFORE AMALGAMATION
(SCALE:- 1:500)

AREA OF SURVEY NO. 262/20 & 25
AREA = 7325.00 + 2650.00 = 9975.00M2



SITE PLAN AFTER AMALGAMATION
(SCALE:- 1:500)

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SA-AR-	SD - 04 OF 04	---
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TITLE : PROPOSED AMALGAMATION OF PLOTS AND
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COMPOUND WALL IN PLOT BEARING SURVEY NO.262 / 20
& 262 / 25, SITUATED AT TIVIM VILLAGE BARDEZ-GOA. FOR
M/s K K BUILDERS & KISHOR KASHINATH MHATRE ALIAS
KISHORE KASHINATH MATHRE

PROJECT ARCHITECT
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Ashwinikumar Prabhu
Architect
COA No. CA/97/21951
B-209, Saldanha Business Towers
At Court Circle, Mapusa - Goa

SIGNATURE OF ARCHITECT

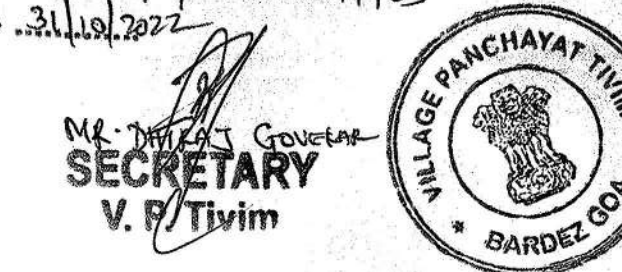
SIGNATURE OF OWNER



DETAIL OF AREA USED FLOOR WISE							F.A.R
FLOOR REFERENCE	USE	BUILT-UP AREA	STAIR	BALC.	CLUB-HOUSE	NET FLOOR AREA	
VILLA - TYPE - A							
a. LOWER GROUND FLOOR	RESI	52.12	8.90	0.00	0.00	0.00	43.22
b. GROUND FLOOR	RESI	123.66	12.50	11.27	0.00	15.00	84.89
c. FIRST FLOOR	RESI	101.20	20.17	8.50	0.00	0.00	72.53
TOTAL							200.64
TOTAL X 4							802.56
VILLA - TYPE - B1							
a. GROUND FLOOR	RESI	115.77	7.58	7.00	0.00	16.54	84.65
b. FIRST FLOOR	RESI	124.80	16.17	15.63	0.00	0.00	93.00
TOTAL							177.65
VILLA - TYPE - B2							
a. GROUND FLOOR	RESI	109.18	7.58	3.41	0.00	13.54	84.65
b. FIRST FLOOR	RESI	123.04	16.17	13.87	0.00	0.00	93.00
TOTAL							177.65
VILLA - TYPE - C							
a. LOWER GROUND FLOOR	RESI	50.22	9.33	0.00	0.00	0.00	40.89
b. GROUND FLOOR	RESI	119.10	13.38	10.69	0.00	16.15	78.88
c. FIRST FLOOR	RESI	99.76	24.79	8.50	0.00	0.00	66.47
TOTAL							186.24
TOTAL X 2							372.48
VILLA - TYPE - D1							
a. GROUND FLOOR	RESI	79.99	6.11	0.00	0.00	15.00	58.88
b. FIRST FLOOR	RESI	80.55	12.50	9.74	0.00	0.00	58.31
TOTAL							117.19
TOTAL X 8							937.52
VILLA - TYPE - D2							
GROUND FLOOR	RESI	82.55	6.43	7.36	0.00	15.00	53.76
FIRST FLOOR	RESI	79.39	12.80	8.59	0.00	0.00	58.00
SECOND FLOOR	RESI	44.62	13.62	4.00	0.00	0.00	27.00
TOTAL							138.76
TOTAL X 10							1387.60
VILLA - TYPE - E							
a. GROUND FLOOR	RESI	78.13	12.02	1.71	0.00	0.00	64.40
b. FIRST FLOOR	RESI	89.00	15.53	11.79	0.00	0.00	61.68
TOTAL							126.08
CLUB HOUSE							
a. LOWER GROUND FLOOR	RESI	42.50	0.00	0.00	42.50	0.00	0.00
b. GROUND FLOOR	RESI	85.00	0.00	0.00	85.00	0.00	0.00
TOTAL							0.00
SECURITY CABIN							
RESI	6.00	0.00	0.00	0.00	0.00	0.00	6.00
TOTAL							3987.54

AREA STATEMENT			
1	AREA OF SURVEY NO. 262/20	7325.00	M2
2	AREA OF SURVEY NO. 262/25	2650.00	M2
3	TOTAL AREA OF PLOT AFTER AMALGAMATION OF SURVEY NO. 262/20 & 25	9975.00	M2
4	AREA UNDER ORCHARD ZONE	2582.10	M2
5	AREA UNDER SETTLEMENT ZONE	7392.90	M2
6	AREA UNDER ROAD WIDENING	90.50	M2
7	NET EFFECTIVE AREA OF PLOT	7302.40	M2
	OPEN SPACE REQUIRED (15% OF NET PLOT)	1095.36	M2
	OPEN SPACE PROVIDED	1096.00	M2
8	COVERED AREA		
	VILLA - TYPE - A	118.99	4
	VILLA - TYPE - B1	115.77	1
	VILLA - TYPE - B2	109.18	1
	VILLA - TYPE - C	114.73	2
	VILLA - TYPE - D1	79.99	8
	VILLA - TYPE - D2	82.55	10
	VILLA - TYPE - E	78.13	1
	CLUB-HOUSE	85	1
	SECURITY CABIN	6	1
	TOTAL COVERED AREA	2564.92	M2
	COVERAGE CONSUMED	35.12	%
	COVERAGE PERMISSIBLE	40.00	%
9	FLOOR AREA		
	LOWER GROUND FLOOR	254.66	M2
	GROUND FLOOR	1739.66	M2
	FIRST FLOOR	1717.22	M2
	SECOND FLOOR	270.00	M2
	CLUB-HOUSE	0.00	M2
	SECURITY CABIN	6.00	M2
	TOTAL FLOOR AREA	3987.54	M2
10	F.A.R CONSUMED	53.94	
11	FLOOR AREA PERMISSIBLE	4435.74	M2
12	F.A.R PERMISSIBLE	60.00	
13	AREA CALCULATION FOR INFRASTRUCTURE TAX		
a	PROPOSED BUILT-UP AREA	5377.04	M2
b	PROPOSED SWIMMING POOL AREA	72.00	M2
	TOTAL BUILT-UP AREA	5449.04	M2

Approved Vide Resol No. III (6)
Dated 17-10-2022
Permission Issued Vide Licence No.
V. P. 17/F-39/2022-23/1903
Date 31.03.2022



NOTE :-
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2. ALL DIMENSIONS ARE IN METERS

SIGNATURE OF OWNER

P. Mahesh

SIGNATURE OF ARCHITECT

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Ashwinikumar Prabhu
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NORTH	PROJ. NO.	DRG. NO.	REV. NO.
	SA-AR-	SD - 01 OF 04	---
NORTH	DATE	DRAWN BY	CKD. BY
	28-05-2022	m. de Souza	ashwin. P

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SURVEY NO.262 / 20 & 262 / 25, SITUATED
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MHATRE ALIAS KISHORE KASHINATH
MATHRE

PROJECT ARCHITECT

ASHWINIKUMAR PRABHU

studio Arche'type
architecture + interiors

Office No-2,First Floor,Alcon chambers,D.B road,Pangjim,Goa-INDIA
Ph.no-0091-0832-2421800. E-mail-studioarchetype@gmail.com