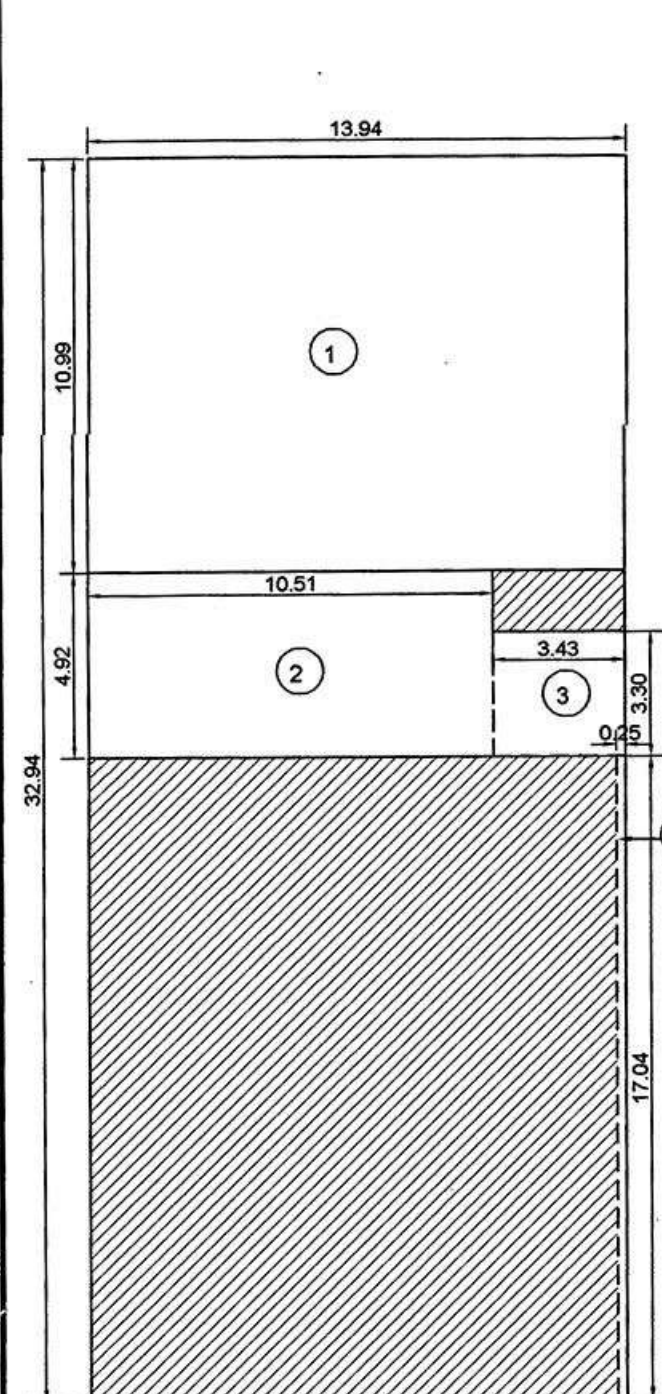


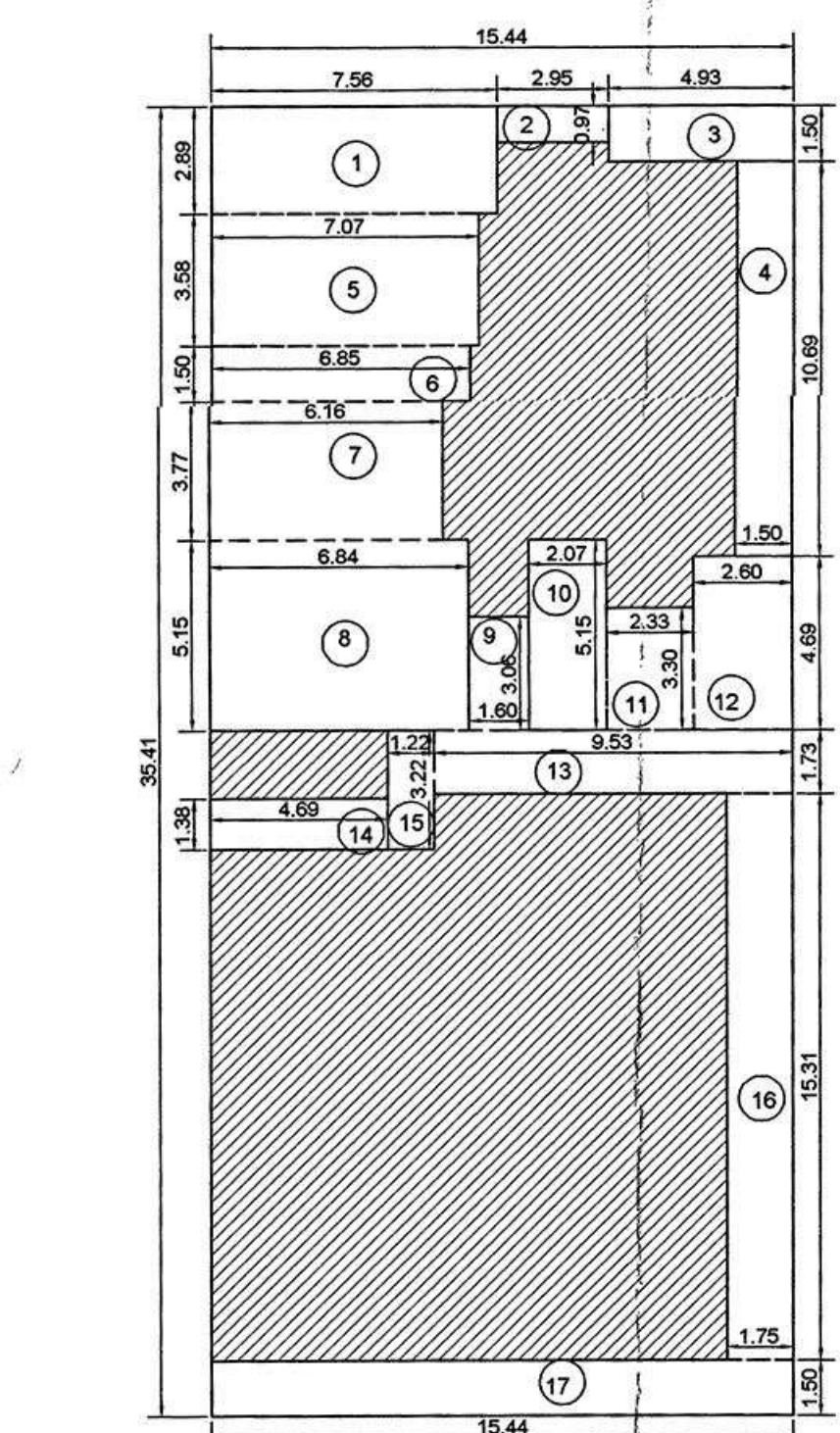
AREA DIAGRAMS-FOR FAR



AREA CALCULATIONS FOR GROUND FLOOR :

GROUND FLOOR PLAN:
 AREA OF BLOCK: 13.94 x 32.94 = 459.18 SM
DEDUCTIONS:
 1=13.94 x 10.99=153.20 SM
 2=10.51 x 4.92= 51.71 SM
 3=3.43 x 3.30= 11.32 SM
 4=0.25 x 17.04= 4.26 SM
B/UP AREA: = 220.49 SM
 =459.18 - 220.49 SM
 =238.69 SM.
STAIRCASE & LIFT: 47.37 SM

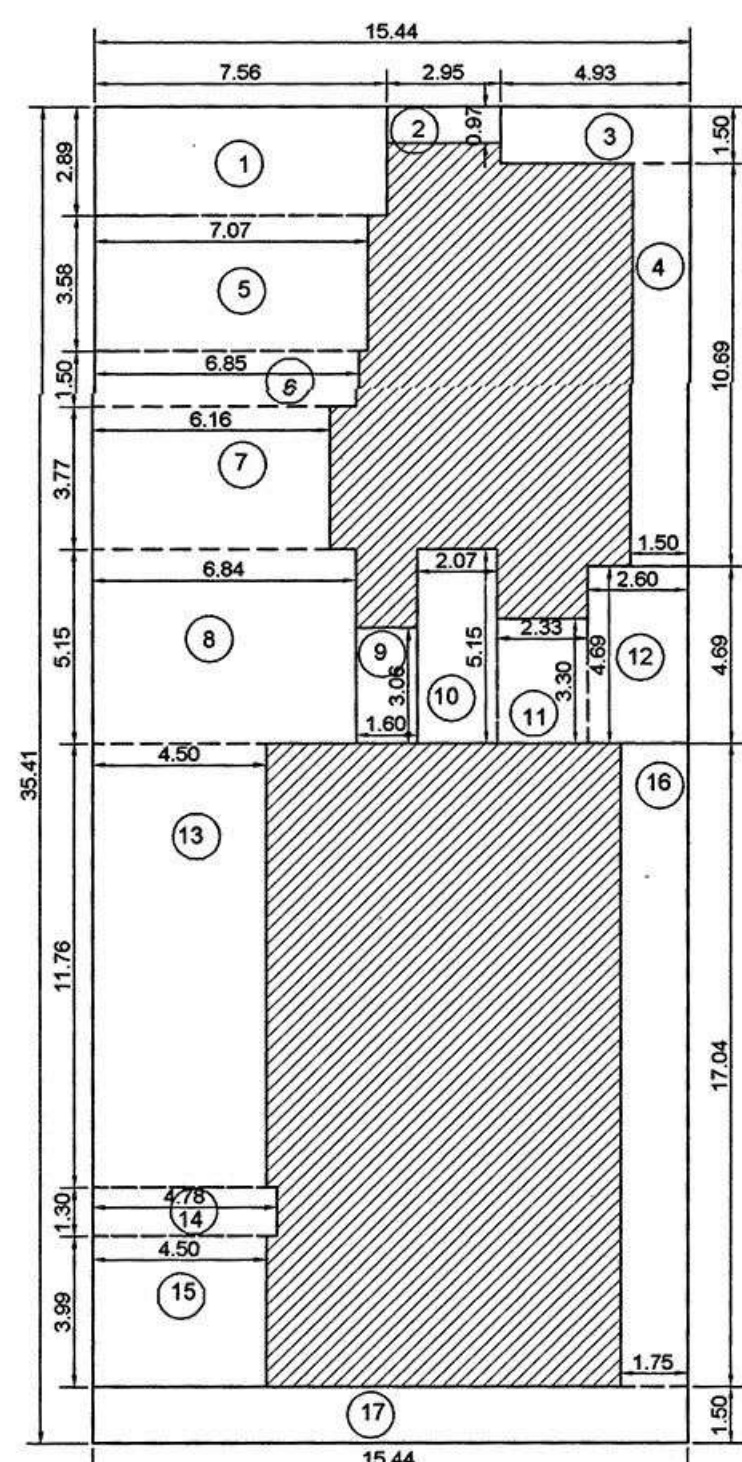
FLOOR AREA CALCULATIONS
GROUND FLOOR
 SCALE = 1:200



AREA CALCULATIONS FOR FIRST FLOOR :

FIRST FLOOR AREA:
 AREA OF BLOCK: 15.44 x 35.41 = 546.73 SM
DEDUCTIONS:
 1=7.56 x 2.89= 21.85 SM
 2=2.95 x 0.97= 2.86 SM
 3=4.93 x 1.50= 7.40 SM
 4=1.50 x 10.69= 16.04 SM
 5=7.07 x 3.58= 25.31 SM
 6=6.85 x 1.50= 10.28 SM
 7=6.16 x 3.77= 23.22 SM
 8=8.84 x 5.15= 45.53 SM
 9=1.60 x 3.06= 4.90 SM
 10=2.07 x 5.15= 10.66 SM
 11=2.33 x 3.30= 7.69 SM
 12=2.60 x 4.69= 12.19 SM
 13=9.53 x 1.73= 16.49 SM
 14=4.69 x 1.38= 6.47 SM
 15=1.22 x 3.22= 3.93 SM
 16=1.75 x 15.31= 26.79 SM
 17=15.44 x 1.50 = 23.16 SM
B/UP AREA: = 546.73 - 254.47 SM
 =292.26 SM.
STAIRCASE & LIFT: 67.31 SM
BALCONY AREA: 80.68 SM

FLOOR AREA CALCULATIONS
FIRST FLOOR
 SCALE = 1:200

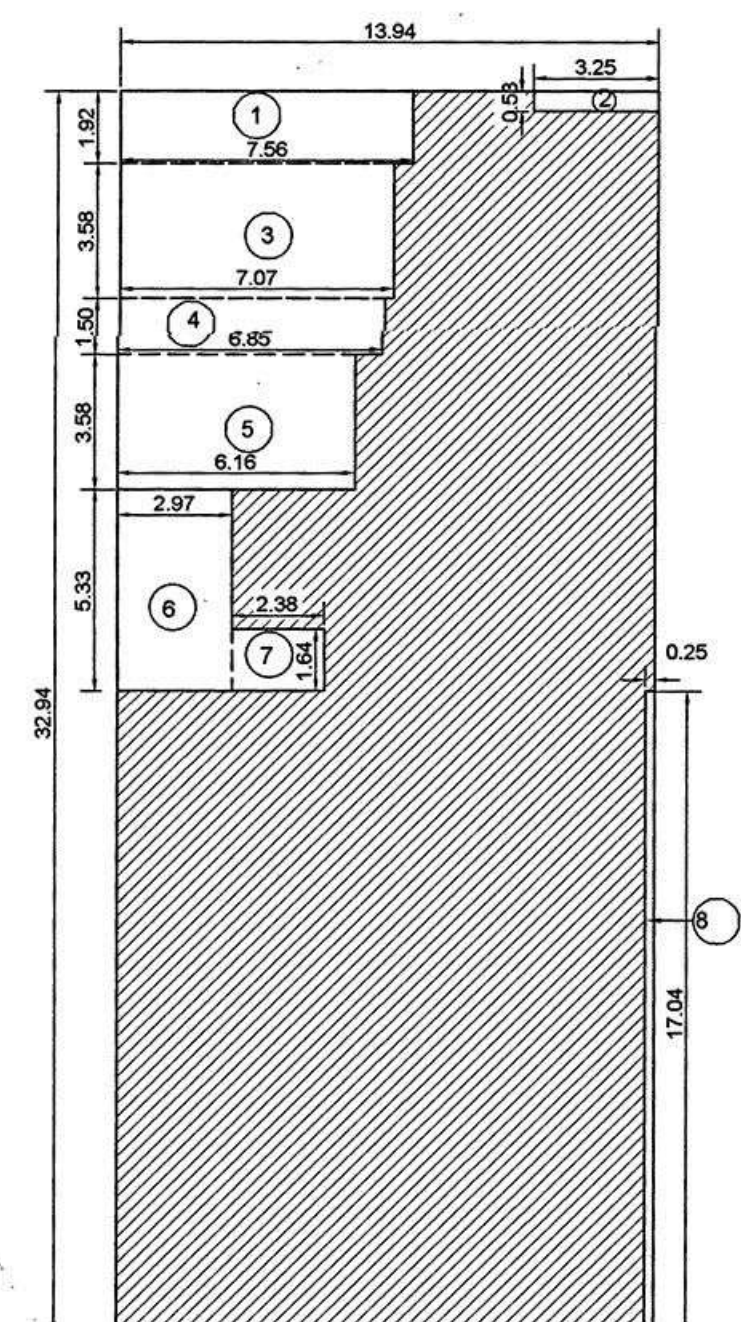


AREA CALCULATIONS FOR SECOND-SIXTH FLOOR :

SECOND TO SIXTH FLOOR AREA:
 AREA OF BLOCK: 15.44 x 35.41 = 546.73 SM
DEDUCTIONS:
 1=7.56 x 2.89= 21.85 SM
 2=2.95 x 0.97= 2.86 SM
 3=4.93 x 1.50= 7.40 SM
 4=1.50 x 10.69= 16.04 SM
 5=7.07 x 3.58= 25.31 SM
 6=6.85 x 1.50= 10.28 SM
 7=6.16 x 3.77= 23.22 SM
 8=8.84 x 5.15= 45.53 SM
 9=1.60 x 3.06= 4.90 SM
 10=2.07 x 5.15= 10.66 SM
 11=2.33 x 3.30= 7.69 SM
 12=2.60 x 4.69= 12.19 SM
 13=9.53 x 1.73= 16.49 SM
 14=4.78 x 1.30= 6.21 SM
 15=4.50 x 3.99= 17.96 SM
 16=1.75 x 17.04= 29.82 SM
 17=15.44 x 1.50 = 23.16 SM
B/UP AREA: = 546.73 - 307.70 SM
 =239.03 SM.
STAIRCASE & LIFT: 43.41 SM
BALCONY AREA: 89.81 SM

FLOOR AREA CALCULATIONS
SECOND TO SIXTH FLOOR
 SCALE = 1:200

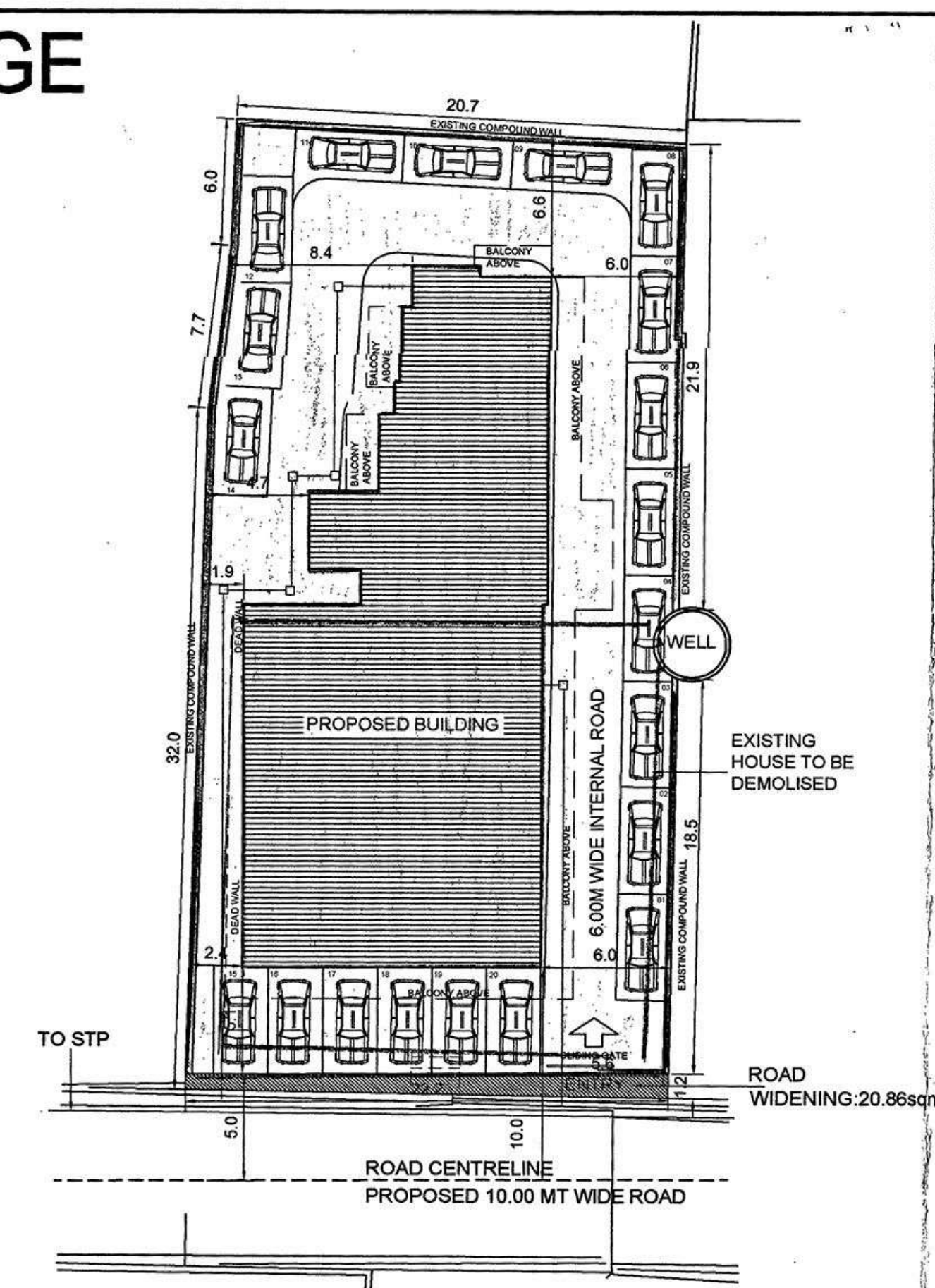
AREA DIAGRAM-FOR COVERAGE



AREA CALCULATIONS FOR BUILDING COVERAGE:

GROUND FLOOR PLAN:
 AREA OF BLOCK: 13.94 x 32.94 = 459.18 SM
DEDUCTIONS:
 1=7.56 x 1.92=14.52 SM
 2=3.25 x 0.53= 1.72 SM
 3=7.07 x 3.58= 25.31 SM
 4=6.85 x 1.50= 10.28 SM
 5=6.16 x 3.58= 22.05 SM
 6=2.97 x 5.33= 15.83 SM
 7=2.38 x 1.64= 3.90 SM
 8=0.25 x 17.04= 4.26 SM
B/UP AREA: = 97.87 SM
COVERED AREA: =459.18 - 97.87 SM
 =361.31 SM.

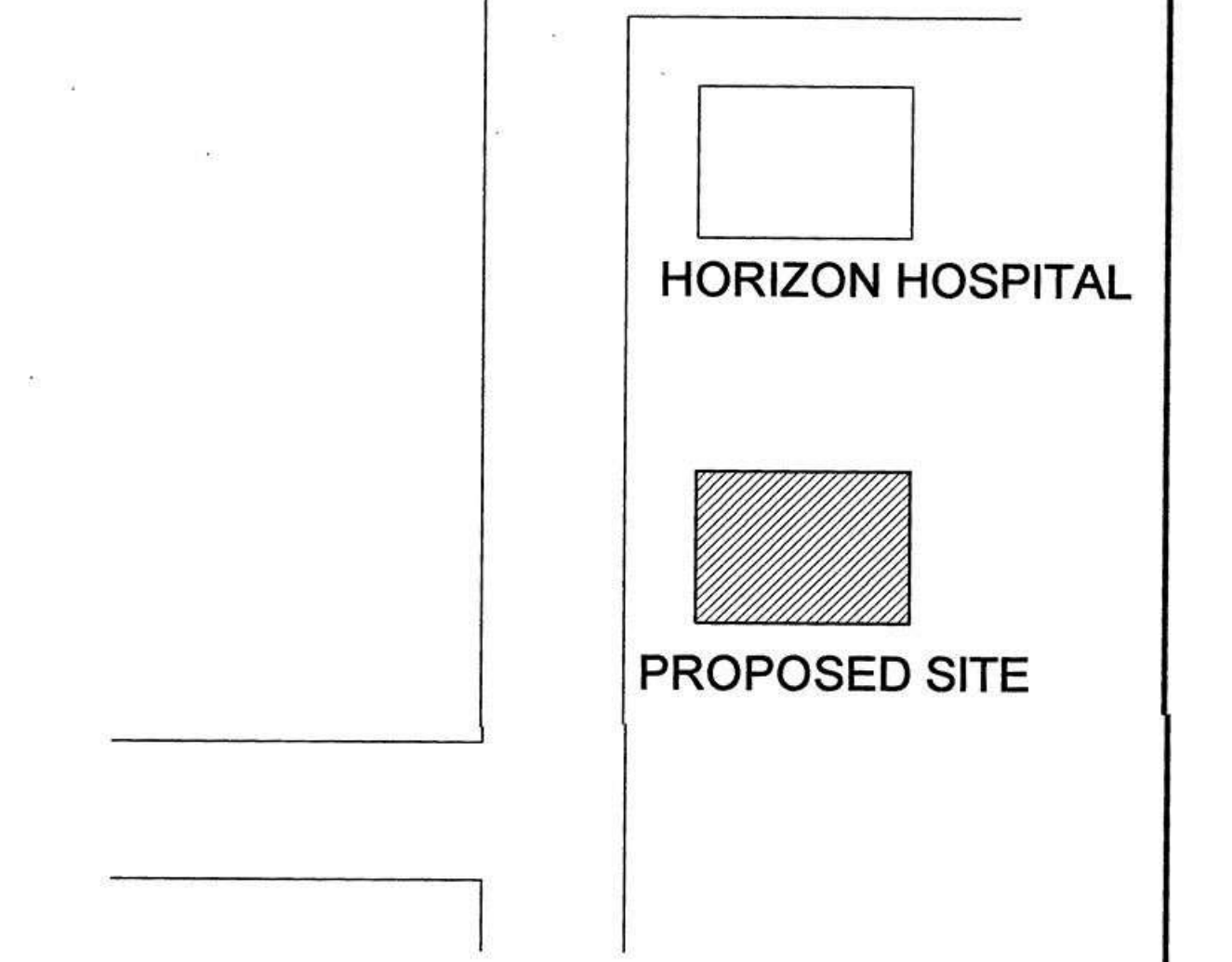
COVERAGE CALCULATIONS
 SCALE = 1:200



SITE PLAN
SCALE: 1:250

STAMP OF APPROVAL: NORTH 02/02

TO AQUM
 TO MARGAO
 Development Permission Granted
 Subject To Conditions Vise Of Map
 No. SGPDA/PL/15/2019/17 dated 14/11/2019
 Dated 14/11/2019
 Member Secretary
 CHIEF OFFICER,
 MARGAO MUNICIPAL COUNCIL
 Municipal Engineer
 Margao Municipal Council



LOCATION PLAN
 SCALE = NTS

(AUTHORISED SIGNATORY)
 (MS/ ROOFMAKERS REALTORS)

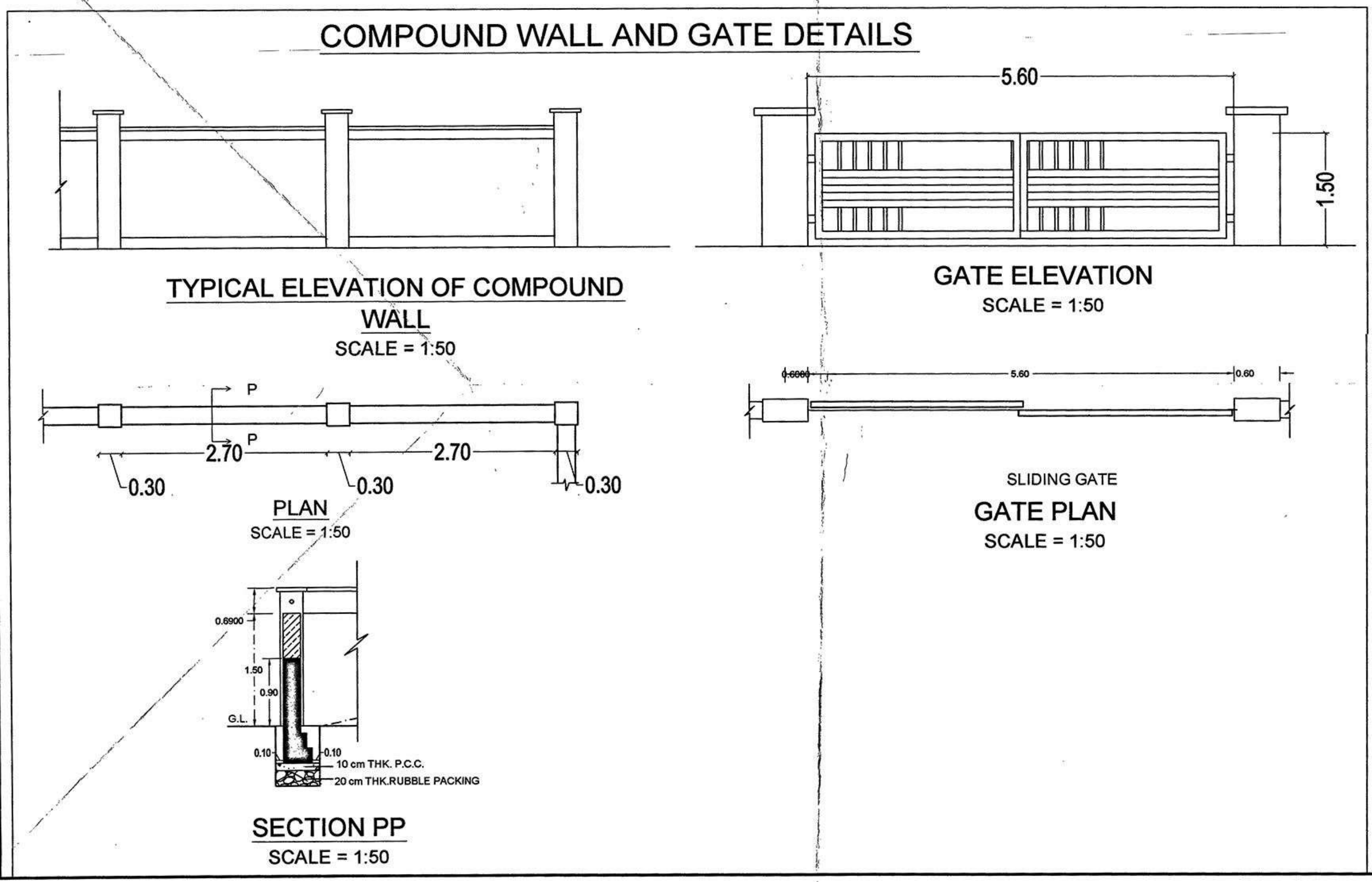
DESCRIPTION OF PROPOSAL AND PROPERTY
SUBMISSION DRAWING
 PROPOSED RESIDENTIAL CUM COMMERCIAL
 BUILDING FOR M/S ROOFMAKERS REALTORS ON
 PLOT BEARING CHALTA NO. 188 OF PTS 230
 LOCATED AT MARGAO-GOA

NAME AND ADDRESS OF ARCHITECT
DHANANJAY DATAR AND ASSOCIATES.
 ARCHITECTS AND VALUERS
 B-304,3RD FLOOR,ASIAN COSTA PINNACLE,
 ARLEM-FATORDA SALCETE GOA, INDIA 403602
 TELEFAX: 91-7774006735
 767/6, "PONGAL", BEHIND HOTEL PANCHVATI
 GAURAV, OFF BHANDARKAR ROAD
 SHIVAJINAGAR, PUNE, INDIA 411004. TELEFAX:
 91-020-25661936, 25657890
 E-MAIL: dda@vsnl.com, ddatapune@gmail.com

JOB NO	DRG NO	SCALES	DATE	DRAWN BY	REVISION
G/MZ/ML	G/MZ/ML/SD/01	1:100,1:200	29.09.19	BCA	R-00

AR. DHANANJAY DATAR
 FIA, FIV
 COA Reg. No. CA/83/11412
 TCP Reg. No. AR/0063/2012

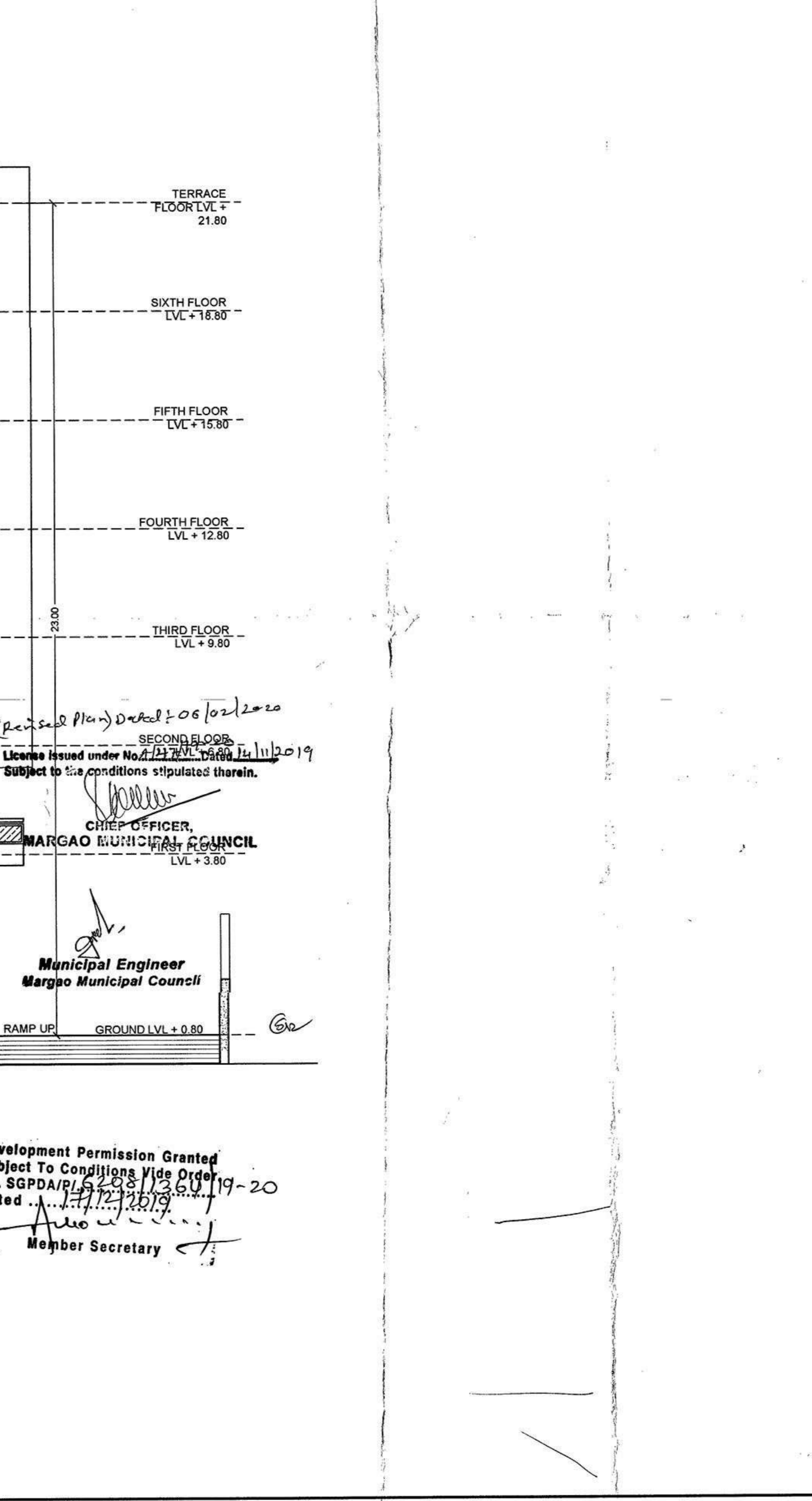
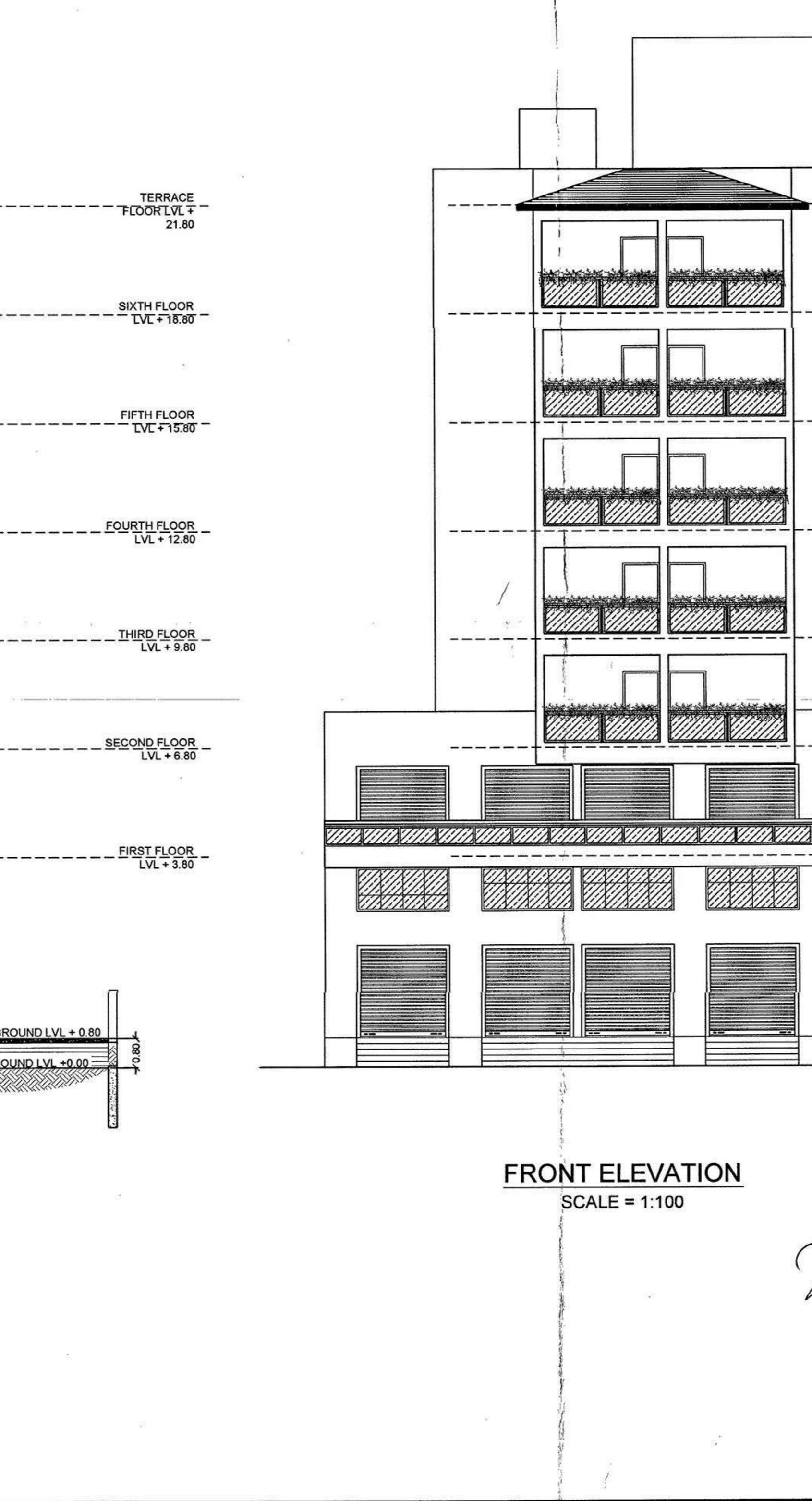
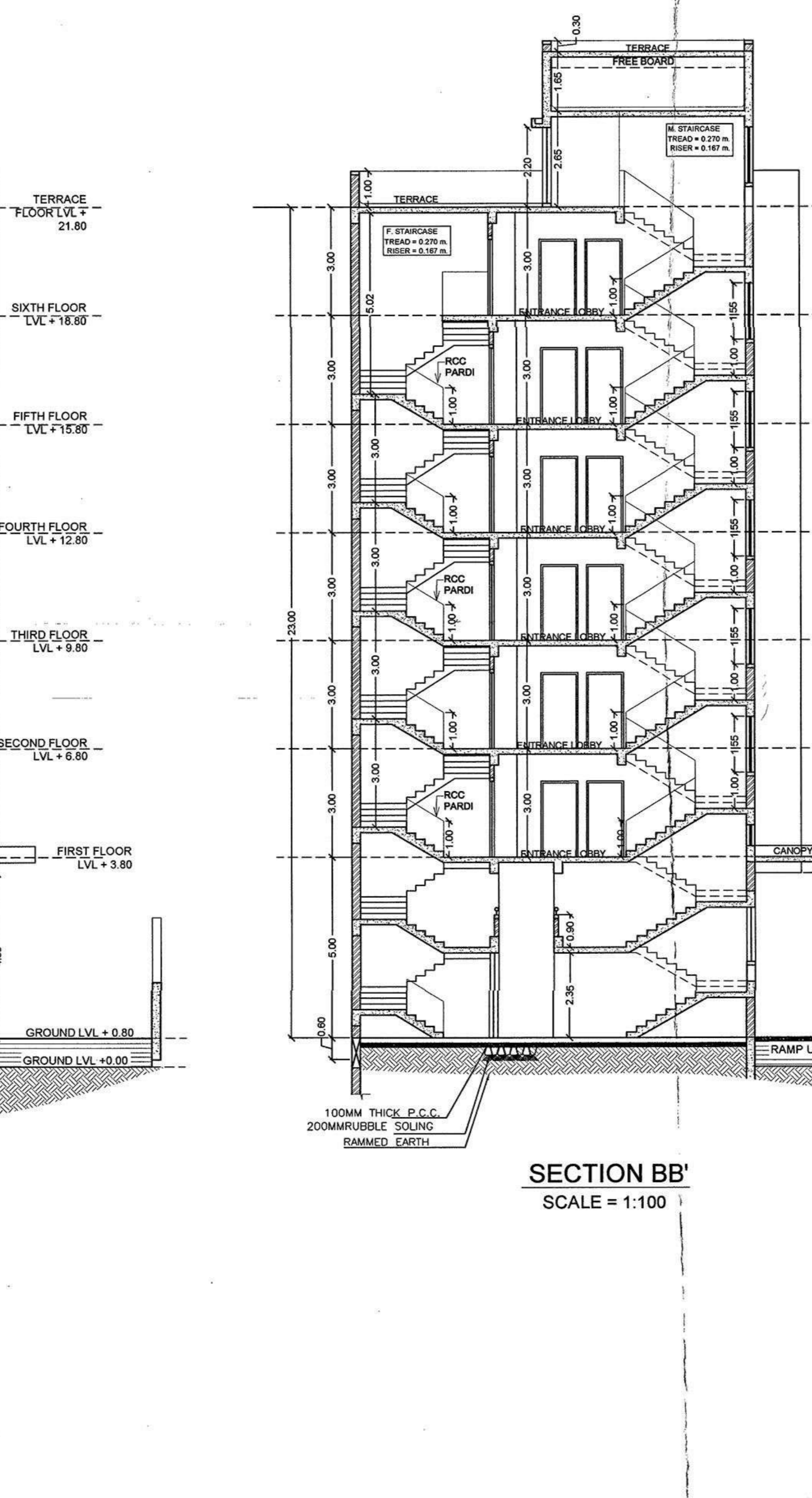
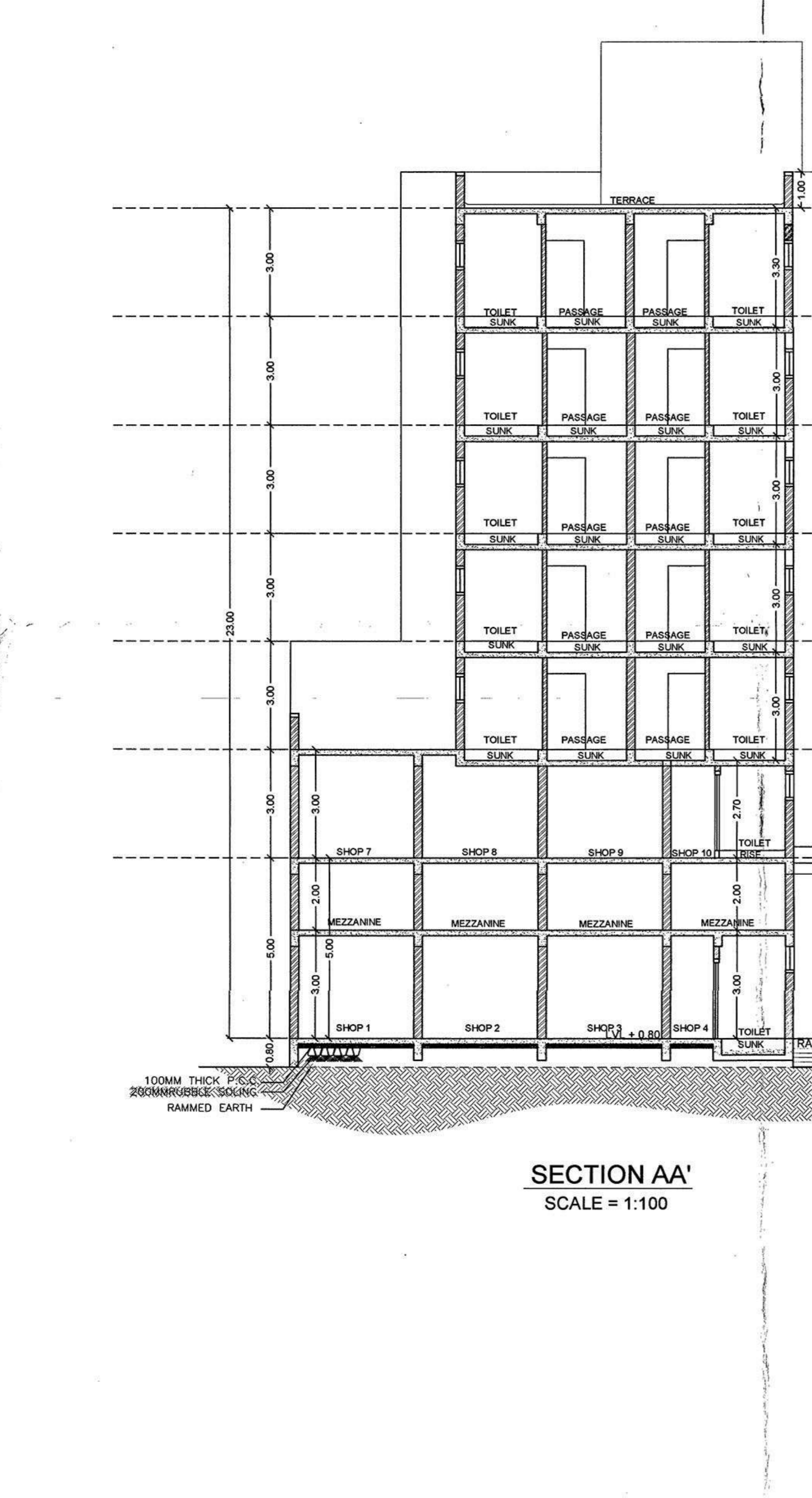
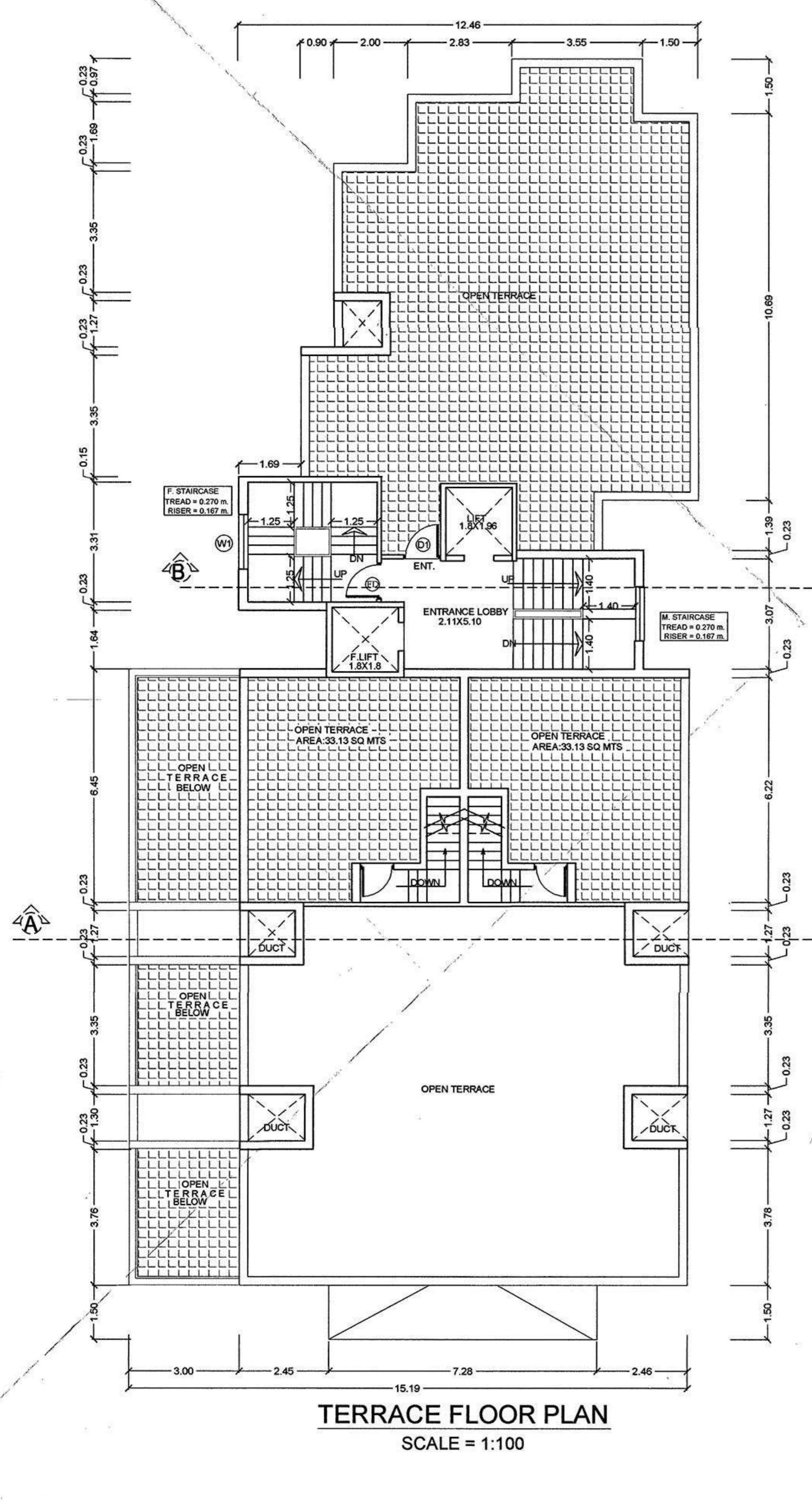
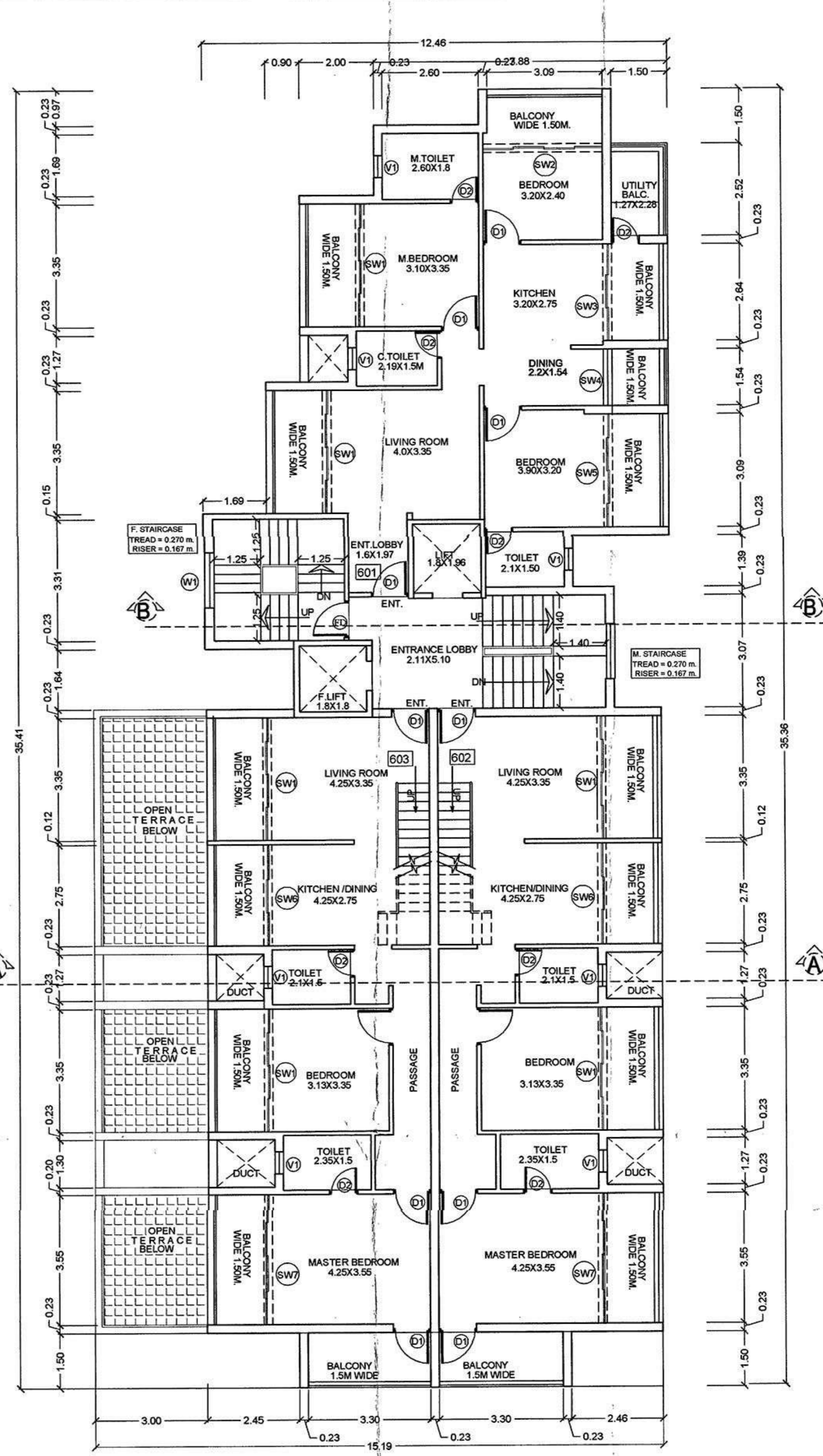
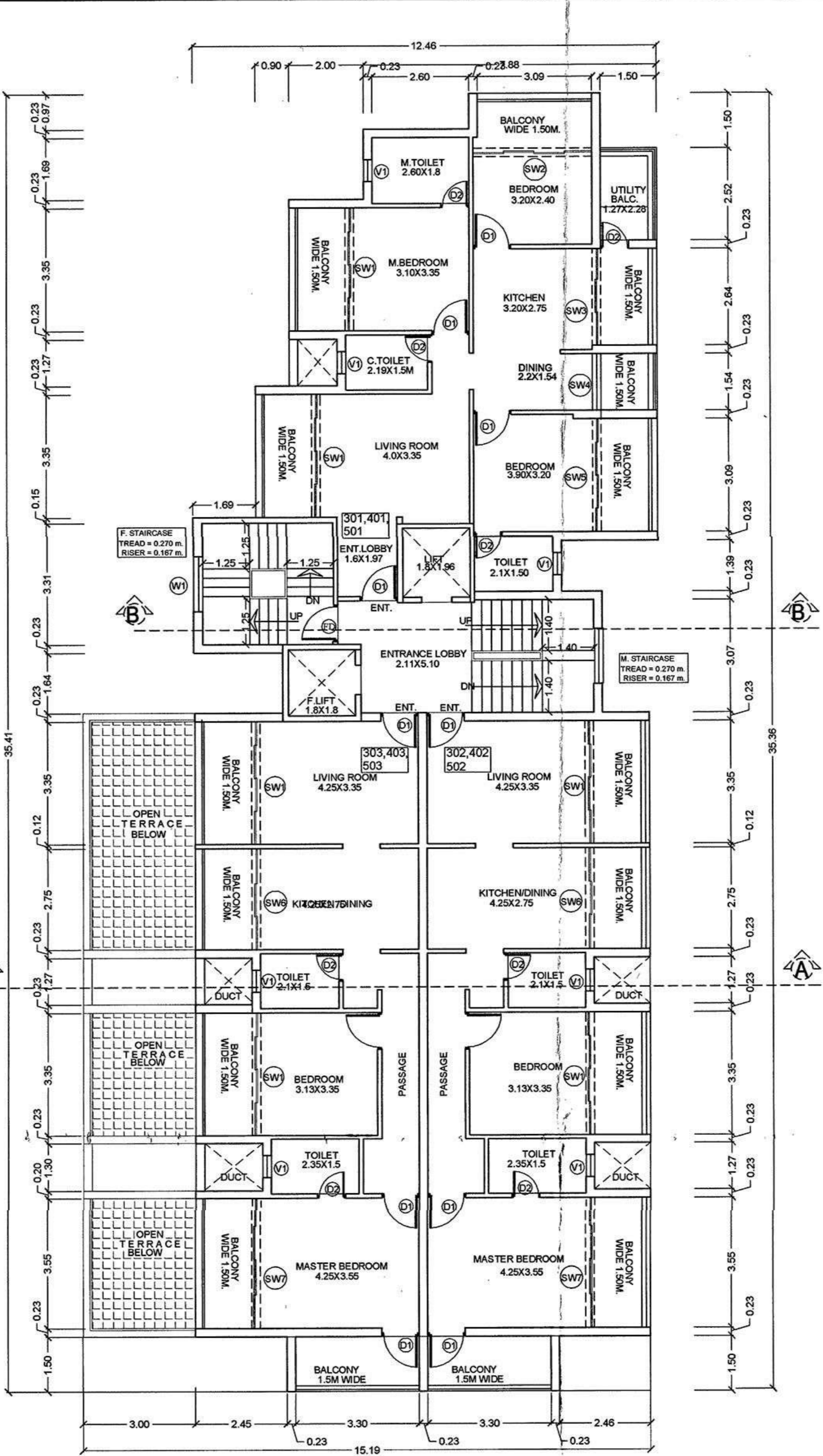
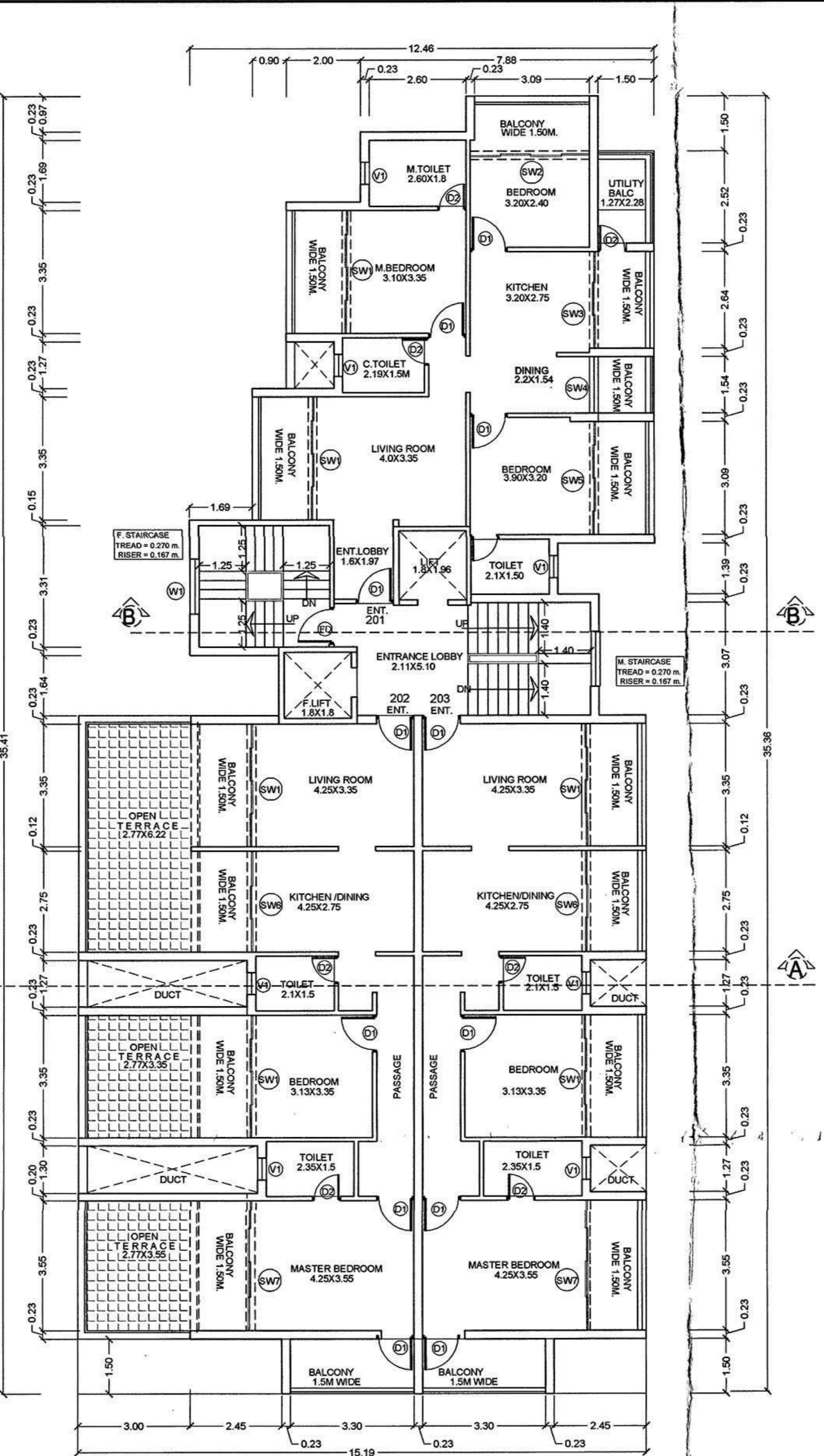
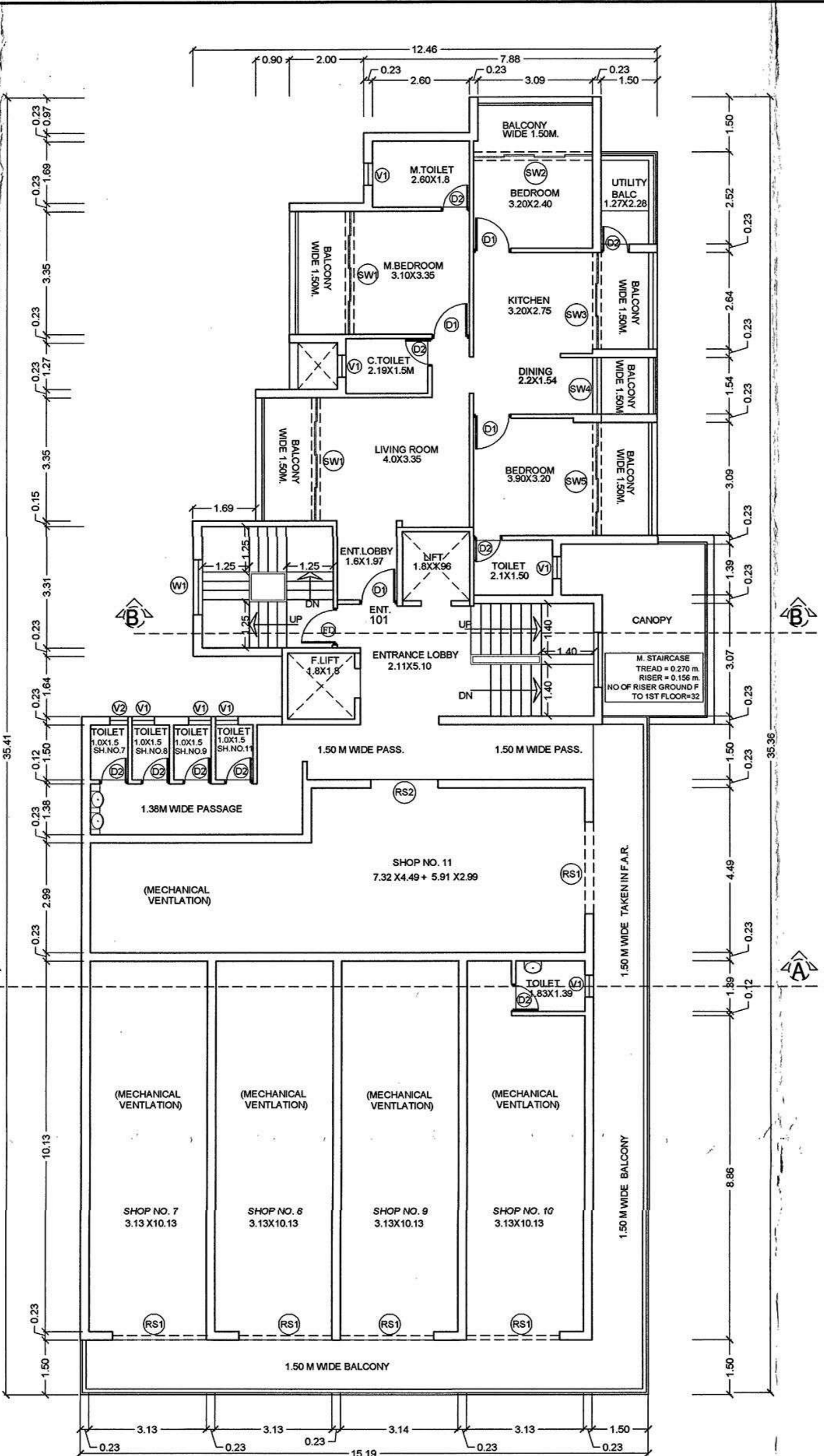
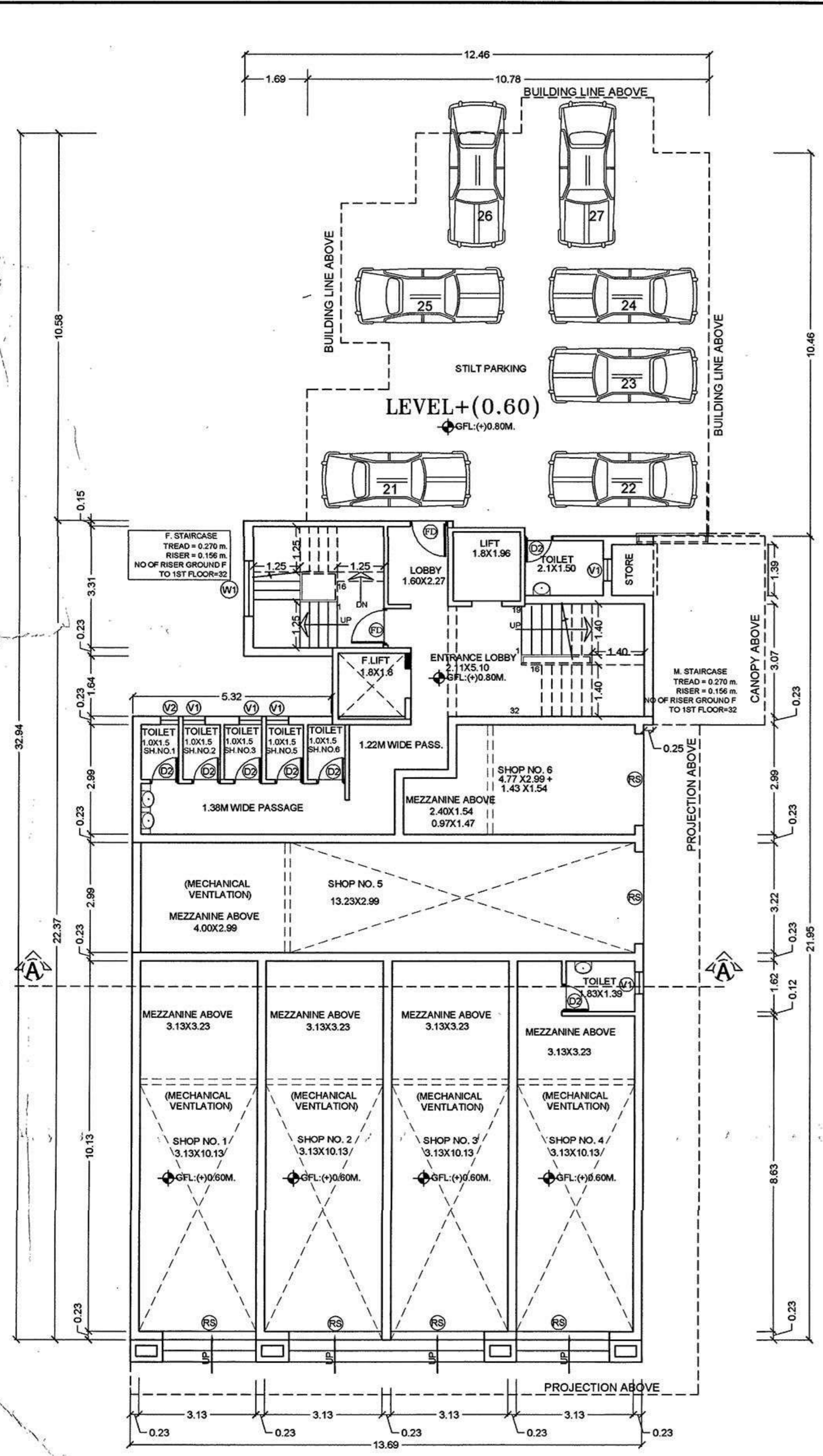
SIGNATURE OF ARCHITECT/ AUTHORIZED SIGNATORY FOR DDA



FLOOR REFERENCE	USE	TOTAL BUILT UP Area m2	AREA FREE OF FAR			NET FLOOR AREA IN SQ. MTS.	F.A.R in %.	
			Balcony	Stair/access/lifts	mezannine			Total
GROUND FLOOR	Parking/commercial	356.13	0.00	47.37	70.07	117.44	238.69	24.23%
First Floor	residential/commercial	440.25	80.68	67.31	0.00	147.99	292.26	29.67%
Second Floor	Residential	372.25	89.81	43.41	0.00	133.22	239.03	24.27%
Third Floor	Residential	372.25	89.81	43.41	0.00	133.22	239.03	24.27%
Fourth Floor	Residential	372.25	89.81	43.41	0.00	133.22	239.03	24.27%
Fifth Floor	Residential	372.25	89.81	43.41	0.00	133.22	239.03	24.27%
Sixth Floor	Residential	372.25	89.81	43.41	0.00	133.22	239.03	24.27%
TOTAL		2657.63	529.73	331.73	70.07	931.53	1726.10	175.24 %

TOTAL BUILT UP AREA FOR CALCULATIONS OF INFRASTRUCTURE TAX(commercial): 659.15 SQMTRS

TOTAL BUILT UP AREA FOR CALCULATIONS OF INFRASTRUCTURE TAX(residential): 1998.48 SQMTRS



- NOTES**
- FOUNDATION UP TO HARD STRATA
 - R.C.C. FRAME STRUCTURE WITH BRICK MASONRY
 - EXTERNAL WALLS IN 230 THICK LATERITE WALLS OTHERWISE NOTED
 - INTERNAL NEERU FINISH PLASTER AND EXTERNAL SAND FACED PLASTER
 - FLUSH DOORS WITH TEAK WOOD FRAME
 - ALUMINIUM SLIDING WINDOWS (FOR ENTIRE BUILDING)
 - CONCEALED PLUMBING AND ELECTRIFICATIONS
 - OVERHEAD WATER TANK AND UNDER GROUND WATER TANK OF REQUIRED CAPACITY
 - TERRACE WITH BRICK BAT COBA WATER PROOFING

AREA STATEMENT

1) Area of the plot	985.00 m ²
2) Deduction for	
Area under road widening (proposed)	20.86 m ²
3) Net effective area (1)-(2)	964.14 m ²
4) Covered area occupied by the existing building	353.49 m ²
5) Plot coverage of the existing building (in %)	36.66%
6) Covered area of the existing building that is proposed to be demolished	353.49 m ²
7) Plot coverage of the existing building that is proposed to be demolished (in %)	36.66%
8) Covered area of the proposed building	361.31 m ²
9) Plot coverage of the proposed building (in %)	37.48%
10) Combined covered area of the existing building to be maintained and that of the proposed building to be maintained and that of the proposed building	361.31 m ²
11) Combined plot coverage of the existing building to be maintained and that of the proposed building	37.48%
12) Floor area consumed on Ground Floor	238.69 m ²
13) Floor area consumed on First Floor	292.26 m ²
14) Floor area consumed on Second Floor	239.03 m ²
15) Floor area consumed on Third Floor	239.03 m ²
16) Floor area consumed on Fourth Floor	239.03 m ²
17) Floor area consumed on Fifth Floor	239.03 m ²
18) Floor area consumed on Sixth Floor	239.03 m ²
19) Existing floor area to be maintained	00.00 m ²
20) Total floor area consumed (7+8+9+10+11+12+13)	1726.10 m ²
21) Floor area permissible	1970.00 m ²
22) FAR permissible	200.00 %
23) FAR consumed	175.24%
24) Mezzanine area	70.07 m ²
25) Parking area	337.50 m ²
26) Type of zone building belongs to	C1
27) Front setback / Rear setback	5.10 / 6.60
28) Side setbacks	1.90 / 6.00
29) Height of the plinth	0.60m

30) Parking details

Floor Area	Use	No. of car parks provided/required
409.23 sq m	Commercial	8 / 8 nos
1316.83 sq m	Residential	19 / 19 nos

SCHEDULE OF OPENINGS

TYPE	SIZE	NOS.
D1	1.00 X 2.15 mt.	22
D2	0.75 X 2.15 mt.	47
D3	1.00 X 2.15 mt.	26
W1	1.80 X 2.50 mt.	14
W2	0.90 X 2.50 mt.	5
W3	1.20 X 2.50 mt.	1
V	0.60 X 0.65 mt.	36
V1	0.45 X 0.65 mt.	4
SW	2.63 X 2.50 mt.	1
SW1	3.35 X 2.50 mt.	2
SW2	3.56 X 2.50 mt.	1
SW3	3.20 X 2.50 mt.	2
SW4	2.44 X 2.50 mt.	6
FD	2.10 X 2.50 mt.	1
FD1	2.00 X 2.50 mt.	10
FD2	2.26 X 2.50 mt.	10
SD	3.09 X 2.50 mt.	19
RS1	2.44 X 2.35 mt.	19

NAME AND SIGNATURE OF OWNER

(AUTHORISED SIGNATORY)
(MS/ ROOFMAKERS REALTORS)

DESCRIPTION OF PROPOSAL AND PROPERTY

SUBMISSION DRAWING
PROPOSED RESIDENTIAL CUM COMMERCIAL BUILDING FOR M/S ROOFMAKERS REALTORS ON PLOT BEARING CHALTA NO. 188 OF PTS 230 LOCATED AT MARGAO-GOA

NAME AND ADDRESS OF ARCHITECT

DHANANJAY DATAR AND ASSOCIATES.
ARCHITECTS AND VALUERS
B-304, 3RD FLOOR ASIAN COSTA PINNACLE,
ARLEM-FATORDA SALCETE GOA, INDIA 403602
TELEFAX: 91-7774006735

767/6, 'PONGAL', BEHIND HOTEL PANCHVATI
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SHIVAJINAGAR, PUNE, INDIA 411004. TELEFAX:
91-020-26661936, 26657890
E-MAIL: dda@vsnl.com, ddapune@gmail.com

Development Permission Granted
Subject to Conditions Nos. 199-200
No. SGPDA/199/200/19-20
Dated 11/11/2019
Municipal Secretary

Municipal Engineer
Margo Municipal Council

Ar. DHANANJAY DATAR
FIA, FIV
COA Reg. No. CA/05/11412
TCP Reg. No. AR/005/2012

SIGNATURE OF ARCHITECT/AUTHORIZED SIGNATORY FOR DDA