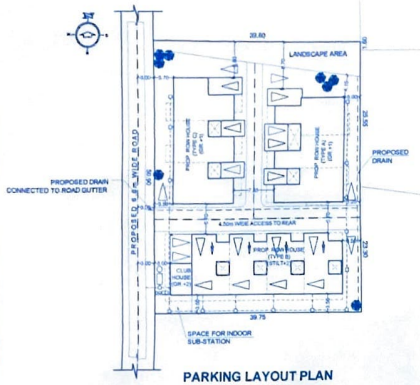
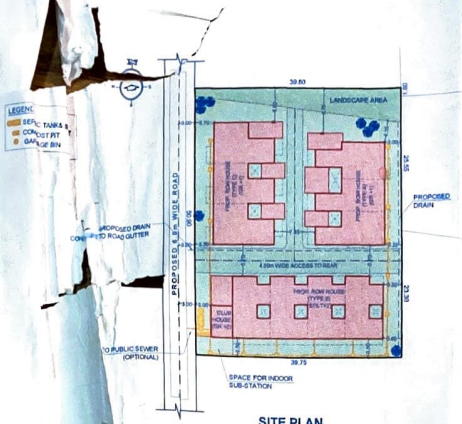
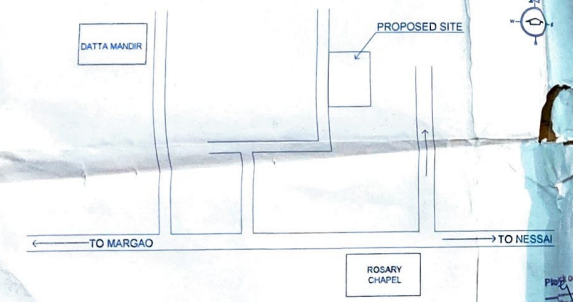


PARKING LAYOUT PLAN
SCALE 1:500



SITE PLAN
SCALE 1:500



LOCATION PLAN
NOT TO SCALE

30. Details of areas and use ,floorwise:

Floor / % Reference	Use	Total builtup area M2	Open Terrace	Areas free from FAR: Stairs	Deduct Var	Porch	Lift	Stilt	Total	Net Floor Area sq.m.	FAR P %
PROPOSED ROW HOUSE (TYPE A)											
GROUND FLOOR	Res.	275.66	-	29.09	13.35	57.56	-	-	100.00	175.66	9.28%
FIRST FLOOR	Res.	212.67	56.25	37.44	31.55	-	-	-	68.99	143.68	7.59%
TOTAL	Res.	488.33	59.25	66.53	44.90	57.56	-	-	168.99	319.34	16.84%
PROPOSED ROW HOUSE (TYPE B)											
STILT FLOOR	Stilt	309.16	-	62.44	-	22.26	6.72	217.74	309.16	-	-
FIRST FLOOR	Res.	337.35	27.69	39.01	48.65	-	6.24	-	93.90	243.45	12.84%
SECOND FLOOR	Res.	337.35	-	39.01	48.65	-	6.24	-	93.90	243.45	12.84%
TOTAL	Res.	983.86	27.69	140.46	97.30	22.26	19.20	217.74	496.96	486.90	25.68%
PROPOSED ROW HOUSE (TYPE C)											
GROUND FLOOR	Res.	275.51	-	25.91	14.40	47.80	-	-	89.11	186.40	9.83%
FIRST FLOOR	Res.	210.51	48.60	27.75	43.50	-	-	-	71.25	139.26	7.34%
TOTAL	Res.	486.02	48.60	54.66	57.90	47.80	-	-	160.36	325.66	17.17%
CLUB HOUSE											
GROUND FLOOR	Res.	24.06	-	-	-	-	-	-	24.06	-	-
FIRST FLOOR	Res.	35.80	-	-	-	-	-	-	35.80	-	-
SECOND FLOOR	Res.	24.06	-	-	-	-	-	-	24.06	-	-
TOTAL	Res.	83.92	-	-	-	-	-	-	83.92	-	-
GRAND TOTAL	Res.	2042.13	134.54	261.65	200.10	127.62	19.20	217.74	910.23	1131.90	59.68%

31. Parking Details :

PARKING DETAILS	USE	No. of Car Parks / parking area: Provided	Required
FLOOR AREA / NO. OF UNITS			
FAR BETWEEN 100-150 SQ.M (10 UNITS)	Res	22	15
Total	Res	22	15

32. Type of zone to which the plot belongs to		Settlement	zone
SETBACKS:			
33. Front setback from the center line of road		(3.00+3.00)=6.00	mts.
34. Side setbacks:			
(a)		4.15	mts.
(b)		3.50	mts.
35. Distance between two or more building on the same plot, if any		5.70, 7.85	mts.
36. Height of the plinth		0.60	mts.
37. Use to which the building is to be put to floor-wise			
Ground floor :	Stilt / Residential		
First floor :	Residential		
Second floor :	Residential		
Third floor :	-		
38. Plot owned by with reference to the ownership certificate of land :		MS. MARIA COLACO	
39. Reference number and date of approval of sub-division of land, if any plot in question is part of sub-division.			
40. Any other information		—	

TOTAL BUILT UP AREA FOR INFRASTRUCTURE TAX :-

TOTAL B.U.A = 1824.39 SQ.M (EXCLUDING OPEN TERRACE AND STILT)

Plan/Sketch No. TPM/826/21 Dav/21/2C/2022 dated 4/2/2022 regarding Mining

Town Planner
for Country Planning Dept.
Dist. Office, Margao-Goa

HEALTH OFFICER
PRIMARY HEALTH CENTRE
CURTORIM-GOA

AREA STATEMENT

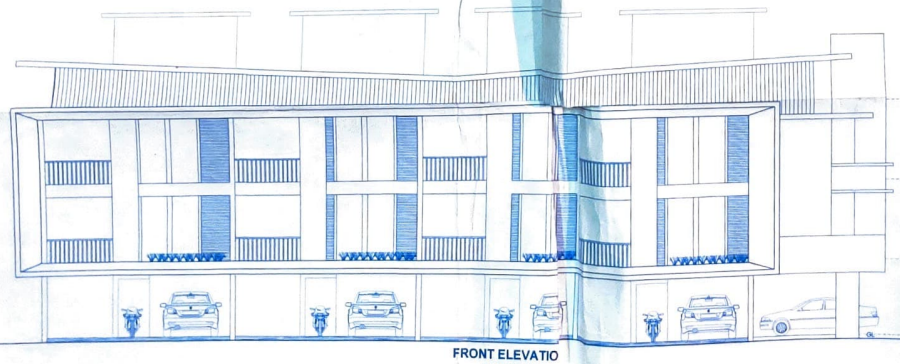
PLOT AREA:

1. Area of the Plot	2070.00-174.00 (Landscape area)= 1896.00	1896.00	Sq.mts.
2. Deduction for			
(a) Area within road widening (proposed)		Nil	Sq.mts.
(b) Area reserved for any other use		Nil	Sq.mts.
Total (a+b)		Nil	Sq.mts.
3. Net effective area (1)-(2)		1896.00	Sq.mts.
4. Covered area occupied by the existing building,if any		Nil	Sq.mts.
5. Plot coverage of the existing building(in%)		Nil	%
6. Covered area of the existing building that is proposed to be demolished		Nil	Sq.mts.
7. Plot coverage of the existing building that is proposed to to be demolished (in %)		Nil	%
8. Covered area of proposed building		705.07	Sq.mts.
9. Plot coverage of the proposed building (in %)		39.91	%
10. Combined covered area of the existing building to be maintained and that of the proposed building		Nil	Sq.mts.
11. Combined plot coverage of the existing building to be maintained and that of the proposed building(in %)		Nil	%

FLOOR AREA

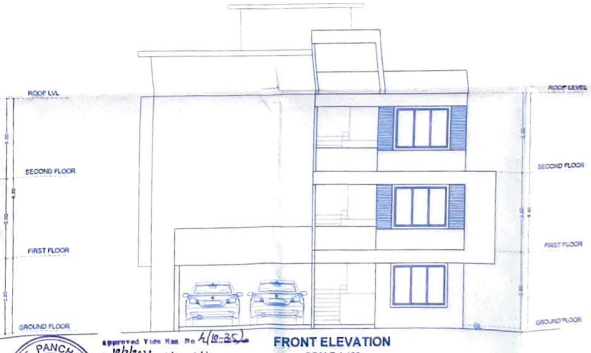
12. Balcony area and covered area over footways floorwise and total on all floors		200.10	Sq.mts.
13. Balcony area and covered area over footways floorwise and total on all floors,consumed for FAR purpose		Nil	Sq.mts.
14. Addition of set-back area and/or proposed road for FAR purpose		Nil	Sq.mts.
15. Addition of garage area for FAR purpose		Nil	Sq.mts.
16. Floor area consumed on GROUND floor		362.08	Sq.mts.
17. Floor area consumed on FIRST floor		526.39	Sq.mts.
18. Floor area consumed on SECOND floor		243.45	Sq.mts.
19. Floor area consumed on THIRD floor		Nil	Sq.mts.
20. Floor area consumed on any other floor or floors and any other area consumed for FAR purpose		Nil	Sq.mts.
21. Existing floor area to be maintained		0.00	Sq.mts.
22. Total floor area consumed (13+14+15+16+17+18+19+20+21)		1131.90	Sq.mts.
23. Floor area permissible		1137.60	Sq.mts.
24. FAR permissible		60.00	%
25. FAR consumed		59.69	%
26. Mezzanine area		Nil	Sq.mts.
27. Loft area		Nil	Sq.mts.
28. Basement area		Nil	Sq.mts.
29. Garage area		Nil	Sq.mts.

ROW HOUSE (TYPE B) :



FRONT ELEVATIO
SCALE 1:100

ROW HOUSE (TYPE B) :



FRONT ELEVATION
SCALE 1:100

Approved Vide Memo No. A/10-35/ dt. 9/12/2022 and Issued Lic. No. VP/DH/22-23/CC-20/834 dt. 3/2/2022 Subject to Conditions Enclosed Thereto

VILLAGE PANCHAYAT SALCETE GOA DAVORLIM-DICARPALE

SECRETARY
V. P. DAVORLIM - DICARPALE

OWNER'S SIGNATURE

ARCHITECT'S SIGNATURE

VISHWESH VERENKAR
ARCHITECT
COA NO. CA/2013/59023
TCP REG NO. AR/0039/2013

OWNER: MS. MARIA COLACO

PROJECT: PROPOSED ROW HOUSES IN PLOT BEARING SURVEY NO. 21/2-C OF DAVORLIM VILLAGE, SALCETE-GOA

SURVEY NO. 21 / 2-C

DATE: 28/08/2020 DRG. NO. 01/

SCALE 1:100,1:500

VISHWESH VERENKAR
ARCHITECTURAL CONSULTANCY