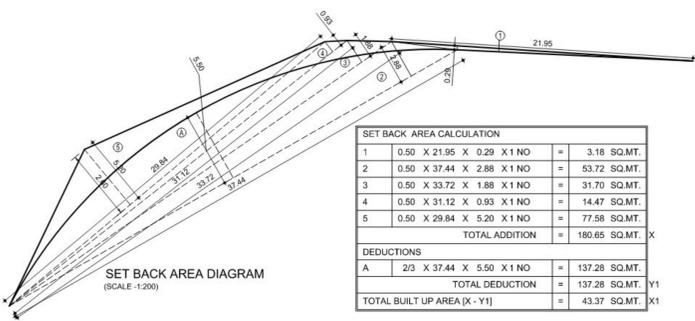


PLOT AREA SUMMARY

TOTAL PLOT AREA AS PER PRC = 2296.70 SQ.MT.
 SET BACK AREA = 43.37 SQ.MT.
 NET PLOT AREA = 2253.33 SQ.MT.

PLOT AREA CALCULATION
(SCALE 1:500)

A	0.50 X 53.28 X 28.89 X 1 NO	=	716.33 SQ.MT.
B	0.50 X 55.62 X 2.25 X 1 NO	=	62.57 SQ.MT.
C	0.50 X 56.63 X 1.18 X 1 NO	=	33.41 SQ.MT.
D	0.50 X 66.17 X 15.20 X 1 NO	=	502.89 SQ.MT.
E	0.50 X 66.17 X 13.89 X 1 NO	=	459.55 SQ.MT.
F	0.50 X 38.55 X 27.08 X 1 NO	=	521.97 SQ.MT.
TOTAL PLOT AREA		=	2296.74 SQ.MT.



SET BACK AREA CALCULATION

1	0.50 X 21.95 X 0.29 X 1 NO	=	3.18 SQ.MT.
2	0.50 X 37.44 X 2.88 X 1 NO	=	53.72 SQ.MT.
3	0.50 X 33.72 X 1.88 X 1 NO	=	31.70 SQ.MT.
4	0.50 X 31.12 X 0.93 X 1 NO	=	14.47 SQ.MT.
5	0.50 X 29.84 X 5.20 X 1 NO	=	77.58 SQ.MT.
TOTAL ADDITION		=	180.65 SQ.MT.
DEDUCTIONS			
A	2/3 X 37.44 X 5.50 X 1 NO	=	137.28 SQ.MT.
TOTAL DEDUCTION		=	137.28 SQ.MT.
TOTAL BUILT UP AREA (X - Y)		=	43.37 SQ.MT.

RESIDENTIAL BUILT UP AREA SUMMARY FOR WING-A

FLOOR	GROSS AREA B.U. AREA	STAIRCASE LIFT & LOBBY AREA	TOTAL AREA IN SQ.MT.
PART 1ST HABITABLE	215.91	46.79	169.12
2ND.FL.	204.47	46.18	158.29
3RD.FL.	300.81	46.18	254.63
4TH.FL.	310.05	46.18	263.87
5TH.FL.	330.85	46.18	284.67
6TH.FL.	338.59	46.18	292.41
7TH.FL.	338.59	46.18	292.41
TOTAL	2039.27	323.87	1715.40

RESIDENTIAL BUILT UP AREA SUMMARY FOR WING-B

FLOOR	GROSS AREA B.U. AREA	STAIRCASE LIFT & LOBBY AREA	TOTAL AREA IN SQ.MT.
PART 1ST HABITABLE	240.03	46.74	193.29
2ND.FL.	266.02	46.13	219.89
3RD.FL.	336.74	46.13	290.61
4TH.FL.	345.69	46.13	299.56
5TH.FL.	367.85	46.13	321.72
6TH.FL.	375.76	46.13	329.63
7TH.FL.	383.06	46.13	336.93
TOTAL	2315.15	323.52	1991.63

RERA CARPET AREA FOR WING-A PARKING PURPOSE ONLY (Residential)

FLOOR NOS.	1	2	3	NOS OF FLAT
1ST	65.50	89.90	---	02
2ND	65.50	---	77.12	02
3RD	65.50	89.90	77.12	03
4TH	65.50	98.60	77.12	03
5TH	65.50	98.60	91.47	03
6TH	65.50	98.12	91.47	03
7TH	65.50	98.12	91.47	03
TOTAL NOS. OF FLATS				19.00

RERA CARPET AREA FOR WING-B PARKING PURPOSE ONLY (Residential)

FLOOR NOS.	1	2	3	NOS OF FLAT
1ST	88.83	88.83	---	02
2ND	---	122.50	77.12	02
3RD	98.60	89.90	77.12	03
4TH	98.60	98.60	77.12	03
5TH	98.60	98.60	93.17	03
6TH	98.12	98.12	93.17	03
7TH	98.12	98.12	93.17	03
TOTAL NOS. OF FLATS				19.00

THE CARPET AREA MENTIONED ON THE FLAT AREA AS CERTIFIED BY THE L.S.

COMMERCIAL BUILT UP AREA SUMMARY

FLOOR	GROSS AREA B.U. AREA	STAIRCASE LIFT & LOBBY AREA (COMMERCIAL) BY CHARGING PREMIUM	STAIRCASE LIFT & LOBBY AREA (RESIDENTIAL) WITHOUT CHARGING PREMIUM	INTERNAL LIFT & STAIRCASE AREA	TOTAL AREA IN SQ.MT.
GR. FL.	818.80	37.10	88.02	21.65	672.03
1ST FL.	874.61	37.10	88.02	31.39	718.10
TOTAL	1693.41	74.20	176.04	53.04	1390.13

NET BUILT UP AREA = 1390.13/1.35 = 1029.73 SQ.MT.
 FUNGIBLE AREA = 1390.13 - 1029.73 = 360.40 SQ.MT.

TOTAL RESIDENTIAL BUILT UP AREA SUMMARY

FLOOR	GROSS AREA B.U. AREA	STAIRCASE LIFT & LOBBY AREA	TOTAL AREA IN SQ.MT.
WING - A	2039.27	323.87	1715.40
WING - B	2315.15	323.52	1991.63
FITNESS CENTRE COUNTED IN FSI	52.75	---	52.75
REFUGE AREA COUNTED IN FSI ON 2ND FLOOR	24.01	---	24.01
TOTAL	4431.18	647.39	3783.79

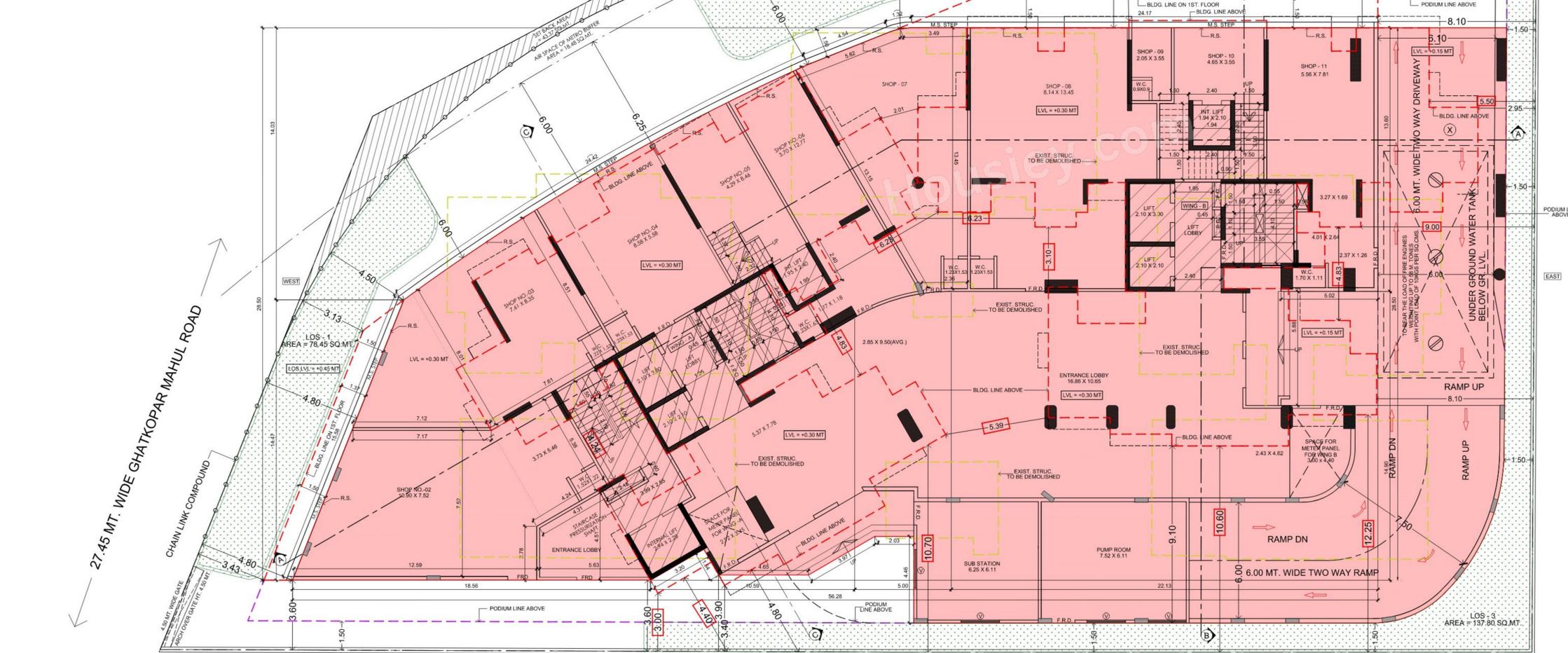
NET BUILT UP AREA = 3783.79/1.35 = 2802.81 SQ.MT.
 FUNGIBLE AREA = 3783.79 - 2802.81 = 980.98 SQ.MT.

CAR PARKING STATEMENT

CARPET AREA IN SQ. MTS.	TOTAL NO. OF FLATS	PARKING PERMISSIBLE AS PER D.C. RULES	PARKING REQUIRED
BELOW 40.00	0.00	1 PARKING FOR 1 TENEMENTS	0.00
40.00 TO 60.00	0.00	1 PARKING FOR 1 TENEMENTS	0.00
60.00 TO 80.00	18.00	1 PARKING FOR 1 TENEMENTS	18.00
ABOVE 80.00	30.00	2 PARKING FOR 1 TENEMENTS	60.00
TOTAL	38.00		60.00
10% ADDITIONAL PARKING FOR VISITORS		5.80 SAV	6.90 NOS.
TOTAL PARKING REQUIRED			66.90 NOS.
10% ADDITIONAL PARKING FOR VISITORS		2.70 SAV	3.24 NOS.
TOTAL PARKING PROVIDED			70.14 NOS.
TOTAL PARKING REQUIRED			66.90 NOS.
TOTAL PARKING PROVIDED			148 NOS.

TOTAL PARKING PROPOSED

FLOOR	BIG	SMALL	TOTAL
1ST. PODIUM (PT)	00	06	06
2ND. PODIUM (PT)	08	03	11
3RD. PODIUM	21	18	39
4TH. PODIUM	21	18	39
5TH. PODIUM	27	26	53
TOTAL	77	71	148



GROUND FLOOR PLAN
SCALE 1:100

DATE AND STAMP OF APPROVAL OF PLANS
 APPROVED SUBJECT TO CONDITIONS MENTIONED IN THIS OFFICE LETTER NO. : P-24410/2024/194A (R/N) Ward GHATKOPAR

Suhas Vasant Nemane
 EXECUTIVE ENGINEER (B.P.) E.S-II

KISAN VRU GOWLI
 S.E.B.P. (L.EAN-W)

RAJARAM UTTAM JAMWALWAR
 A.E.S.P. L & N-WARD

PROFORMA - A

AREA STATEMENT	Total Area in Sq.mt.
1. Area of plot as per PRC	2296.70
a. Area of Reservation in plot	---
b. Area of Road Set back	---
c. Area of D.P. Road	---
d. Encroachment Area	---
2. Deduction for	---
(A) For Reservation/Road Area	---
a. Road set back area to be handed over (100% Regulation No.16)	43.37
b. Proposed D.P. Road to be handed over (100% Regulation No.16)	---
c. (i) Reservation area to be handed over (Regulation No.17)	---
(ii) Reservation area to be handed over as per AR Regulation No.17)	---
(B) For Amenity area	---
a. area of amenity plot/plots to be handed over as per DCR 14(A)	---
b. area of amenity plot/plots to be handed over as per DCR 14(B)	---
c. area of existing BUA to be handed over as per DCR 35(Sub-sec)(b)	---
(C) Deduction for Existing BUA to be retained if any/Land component of Existing BUA/Existing BUA as per Regulation under which the development was allowed	---
3. Total deduction (2(a)+(2)(b)+(C)) as when applicable	43.37
4. Balance area of plot (1 minus 3)	2253.33
5. a) Plot area under Development areas to be handed over to MCGM/ Appropriate Authority as per Sr. No. 4 above	---
(b) DEDUCTION FOR RECREATIONAL GROUND (if deductible) 15%	---
6. Zonal (basic) FSI (0.50 or 0.75 or 1 or 1.33)	1.00
7. Built up Area as per Zonal (basic) FSI (1/6)	2253.33
(in case of Mill land permissible BUA kept in abeyance)	---
7a) Built up Area as per Zonal (basic) FSI (1/6)	---
(in case of Mill land permissible BUA kept in abeyance)	---
8. Built up equal to area of land handed over as per Regulation No.30(A)	---
(i) As per 2(A) and (B) except 2(A) (c) (i) above cap of Admissible TDR* in column E of Table -12 on remaining/balance plot	---
(ii) in case of 2(A)(c) (i) permissible over and above permissible BUA on remaining/balance plot	86.74
9. Built up area in lieu of cost of construction of built up amenity to be handed over (within the limit of permissible BUA on remaining plot)	1126.67
10. Built up area due to "Additional FSI on payment of premium" as per Table No. 12 of Regulation No.30(A) on remaining/balance plot	---
11. Built up area due to admissible "TDR" as per Table No.12 Regulation No.30(A) subject to Regulation no. 30(A)3	400.00
a) PERMISSIBLE INCENTIVE FSI AS PER REG. 33(7)(b)-15% OF EXISTING BUA OR 10 SQ.MT. PER TENEMENT (40 X 10 = 400.00 SQ.MT.)	---
b) PERMISSIBLE 100% TOR = 2234.85 SQ.MT.	---
(i) PROTECTED FSI (2234.85 - 2253.33 = 4.51 SQ.MT.)	4.51
(ii) TOR = 2253.33 - (400 + 4.51) = 1849.32 SQ.MT.	NIL
12. Permissible Built up Area (7+(6)+(10)+(11))	3870.75
13. a) Existing floor area (phase I)	---
b) Proposed BUA (as the case may be without BUA as per 2(c)) (1029.73 + 2802.81)	3832.54
c) Purely residential built-up area	2802.81
b2) Remaining non residential built-up area	1029.73
14. a) Permissible BUA as Per Reg. 33(12)(b)	NIL
b) Rehab Area Proposed =	NIL
15. Fungible Compensatory area as per regulation No. 31(3) (Permissible)	1341.38
a) i) Permissible Fungible Compensatory area for Rehab component without charging premium. (COMM - 360.40 + RESI - 349.52 = 709.92)	709.92
ii) Fungible Compensatory area for Rehab component without charging premium	631.46
b) i) Permissible Fungible Compensatory for Sale area by charging premium. (COMM - 360.40 + RESI - 349.52 = 709.92)	709.92
ii) Fungible Compensatory area for Sale available on payment of premium. (COMM - 360.40 + RESI - 349.52 = 709.92)	709.92
16. Total Built up Area proposed including Fungible Compensatory Area (16 + 17a)+(13)+(14))	5173.92
17. FSI consumed on Net plot = (13/244)	1.70
(A) Reservation/Designation	---
a) Name of Reservation	---
b) Area of Reservation affecting the plot	---
(i) Area of Reservation to be handed over as per Regulation No.17	---
(ii) Area available for tenement (e) minus (i)	---
(iii) Tenements permissible (density of tenements/hectare)	170.00
(iv) Total number of tenements proposed on the plot	38.00
(v) Tenements for existing tenants	---
(vi) Total Tenement on the plot	38.00
(B) Parking Statement	95.00
i) Parking required by Regulations for -	---
Car	---
Scooter/Motor cycle	---
Outsiders (visitors)	---
ii) Covered garage permissible	---
iii) Covered garage proposed	---
Car	---
Scooter/Motor cycle	---
Outsiders (visitors)	---
(iv) Total parking provided	148.00
(C) Transport Vehicles parking	---
i) Spaces for transport vehicles parking required by Regulations	NIL
ii) Total No. of transport vehicles parking spaces provided	NIL

12. Permissible Built up area : 3870.75
 15.(a)(i) Permissible Fungible Compensatory area for Rehab without charging premium: 749.90
 15.(b) (i) Permissible Fungible Compensatory area for Sale without charging premium: 709.92
TOTAL: 5329.97

PROFORMA - B

CONTENTS OF SHEET
 GRD FLOOR PLAN, BUA STATEMENT, CARPET AREA & PARKING STATEMENT, BLOCK & LOCATION PLAN, PLOT AREA CALCULATION

GENERAL NOTES
 PLOT BOUNDARY SHOWN IN BLACK
 PROPOSED WORK SHOWN IN RED
 EXISTING STRUCTURE TO BE DEMOLISHED SHOWN IN YELLOW
 EXTERNAL WALLS ARE 0.15m. THK.
 INTERNAL WALLS ARE 0.15m. THK.

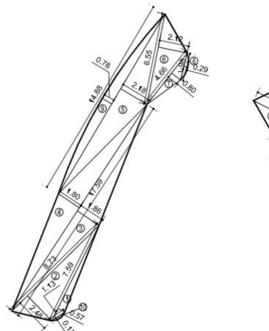
DESCRIPTION OF PROPOSAL & PROPERTY
 PROPOSED COMMERCIAL CUM RESIDENTIAL BLDG. ON PLOT BEARING CTS NO.194/A/161/B OF VILLAGE GHATKOPAR AT THE JUNCTION OF GHATKOPAR MAHUL ROAD & BARRISTER NATH PAI ROAD, GHATKOPAR - (EAST), MUMBAI - IN-N-WARD.

NAME & SIGNATURE OF OWNER
NIMIT JITENDRA MEHTA

NAME & SIGNATURE OF / L.S.
Sunil Ramchandra Deole

SCALE 1:100 DATE 02.04.2025
 Drawn by NDMM
 SHEET No. 1/12 JOB NO. 1599

SUNIL R. DEOLE
 Lic no. L.S.-840000323
deole bros
 LICENSED SURVEYORS,
 ENGINEERS & PROJECT
 MANAGEMENT CONSULTANTS
 701/702 'R' WING, JAY-VIJAY BUILDING,
 LEKHY CINEMA ROAD, GHATKOPAR (W),
 MUMBAI - 400 086.
 PHONE: 26148396 / 25149102



LOS-1 AREA DIAGRAM (SCALE: 1:200)

LOS-1 AREA CALCULATION		
1	0.50 X 7.59 X 0.57 X 1 NO	= 2.16 SQ.MT.
2	0.50 X 6.73 X 2.48 X 1 NO	= 10.83 SQ.MT.
3	0.50 X 17.59 X 1.86 X 1 NO	= 16.36 SQ.MT.
4	0.50 X 17.59 X 1.80 X 1 NO	= 15.83 SQ.MT.
5	0.50 X 14.88 X 2.18 X 1 NO	= 16.22 SQ.MT.
6	0.50 X 6.55 X 2.12 X 1 NO	= 6.94 SQ.MT.
7	0.50 X 4.66 X 0.80 X 1 NO	= 1.86 SQ.MT.
8	2/3 X 1.98 X 0.29 X 1 NO	= 0.38 SQ.MT.
9	2/3 X 14.88 X 0.78 X 1 NO	= 7.74 SQ.MT.
10	2/3 X 1.13 X 0.17 X 1 NO	= 0.13 SQ.MT.
TOTAL ADDITION		= 78.45 SQ.MT.

LOS-2 AREA DIAGRAM (SCALE: 1:200)

LOS-2 AREA CALCULATION		
1	0.5 X 5.65 X 2.95 X 1 NO	= 8.33 SQ.MT.
2	0.5 X 5.65 X 1.47 X 1 NO	= 4.15 SQ.MT.
3	0.5 X 5.55 X 2.08 X 1 NO	= 5.77 SQ.MT.
4	0.5 X 6.10 X 3.38 X 1 NO	= 10.31 SQ.MT.
5	0.5 X 10.07 X 3.07 X 1 NO	= 15.46 SQ.MT.
6	0.5 X 5.69 X 0.71 X 1 NO	= 2.02 SQ.MT.
7	0.5 X 10.07 X 0.20 X 1 NO	= 1.01 SQ.MT.
8	0.5 X 16.85 X 2.38 X 1 NO	= 20.05 SQ.MT.
9	0.5 X 24.39 X 1.00 X 1 NO	= 12.20 SQ.MT.
10	0.5 X 24.39 X 3.17 X 1 NO	= 38.66 SQ.MT.
11	0.5 X 3.39 X 0.54 X 1 NO	= 0.92 SQ.MT.
12	2/3 X 5.61 X 0.13 X 1 NO	= 0.50 SQ.MT.
13	2/3 X 1.19 X 0.24 X 1 NO	= 0.19 SQ.MT.
14	2/3 X 1.50 X 0.23 X 1 NO	= 0.23 SQ.MT.
TOTAL ADDITION		= 119.80 SQ.MT.

LOS AREA SUMMARY

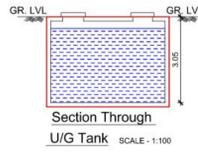
LOS-1	= 78.45 SQ.MT.
LOS-2	= 119.80 SQ.MT.
LOS-3	= 137.80 SQ.MT.
TOTAL LOS AREA	= 336.05 SQ.MT.
10% PERM. LOS AREA	= 225.33 SQ.MT.
PROPOSED LOS AREA	= 336.05 SQ.MT.



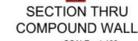
BLOCK PLAN (SCALE 1:500)



LOCATION PLAN (SCALE 1:4000)



Section Thru U/G Tank (SCALE: 1:100)



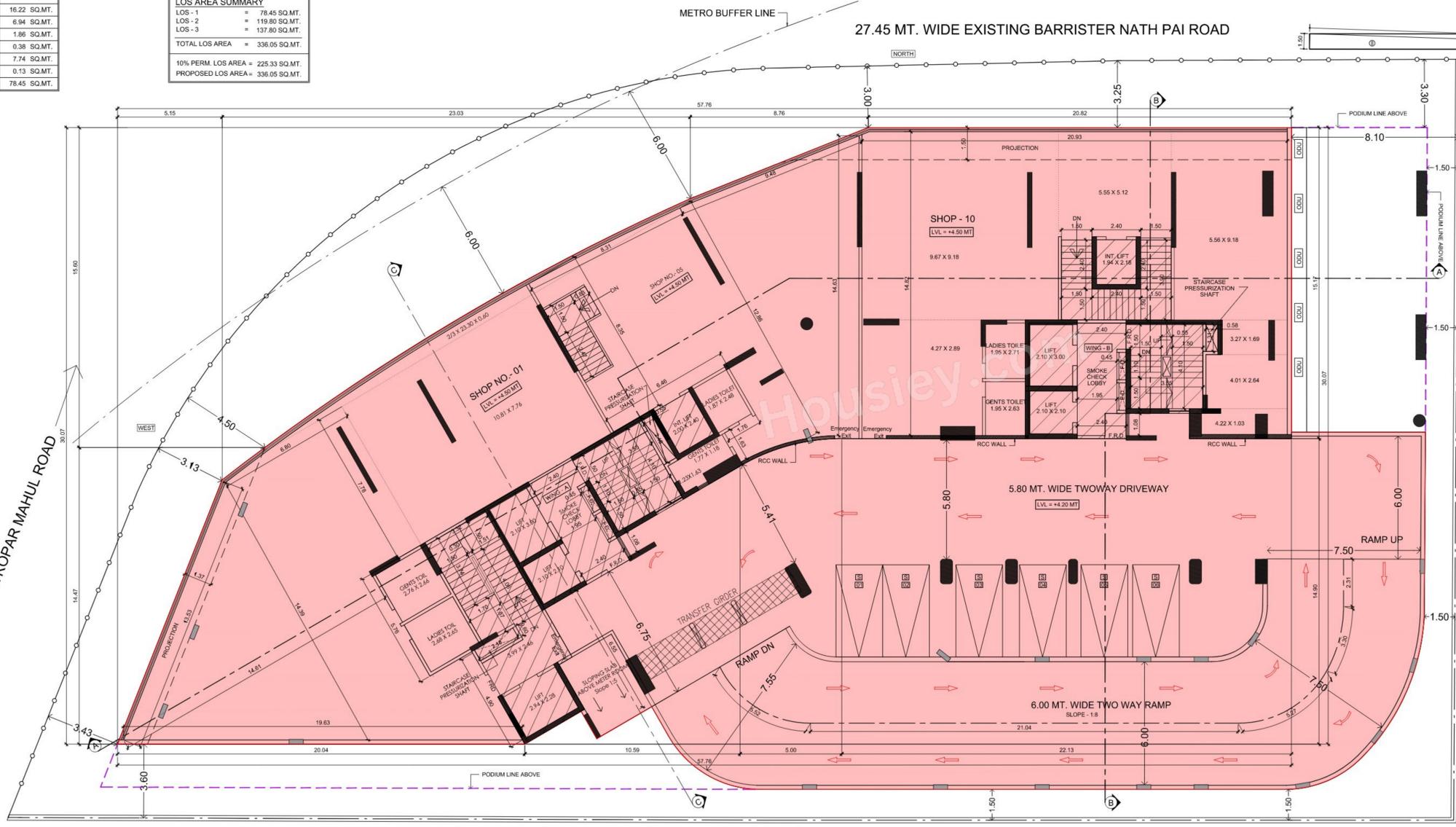
SECTION THRU COMPOUND WALL (SCALE = 1:100)

LOS-3 AREA CALCULATION		
1	0.5 X 3.93 X 1.76 X 1 NO	= 3.46 SQ.MT.
2	0.5 X 3.93 X 0.51 X 1 NO	= 1.00 SQ.MT.
3	0.5 X 18.50 X 1.50 X 1 NO	= 13.88 SQ.MT.
4	0.5 X 23.40 X 1.50 X 1 NO	= 17.55 SQ.MT.
5	0.5 X 18.60 X 1.50 X 1 NO	= 13.95 SQ.MT.
6	0.5 X 11.19 X 7.45 X 1 NO	= 41.68 SQ.MT.
7	0.5 X 46.07 X 1.22 X 1 NO	= 28.10 SQ.MT.
8	0.5 X 46.07 X 1.50 X 1 NO	= 34.55 SQ.MT.
TOTAL ADDITION		= 154.17 SQ.MT.
DEDUCTIONS		
A	2/3 X 11.19 X 2.20 X 1 NO	= 16.37 SQ.MT.
TOTAL DEDUCTION		= 16.37 SQ.MT.
TOTAL BUILT UP AREA [X - Y1]		= 137.80 SQ.MT.

LOS-3 AREA DIAGRAM (SCALE: 1:200)

SUMMARY OF STAIRCASE, LIFT, LIFT LOBBY AREA FOR CHARGING PREMIUM AS PER NOTIFICATION ISSUED UNDER NO. TR-40022/19/0204/11 DT. 29.03.2024 & CIRCULAR NO. CH/EP/2001/GEN DT. 19-03-2024			
FLOOR	STAIRCASE, LIFT & LIFT LOBBY AREA IN SQ.MT. (A)	LESS LIFT WELL FREE OF FS WITHOUT CHARGING IN SQ.MT. (B)	NET AREA OF BY CHARGING PREMIUM IN SQ.MT. (C = A-B)
GROUND - COMMERCIAL	37.10	ONE TIME LIFT SHAFT COUNT	37.10
1ST. COMMERCIAL	37.10	6.70	30.40
1ST. RESIDENTIAL	93.53	ONE TIME LIFT SHAFT COUNT	93.53
2ND.	92.31	21.42	70.89
3RD.	92.31	21.42	70.89
4TH.	92.31	21.42	70.89
5TH.	92.31	21.42	70.89
6TH.	92.31	21.42	70.89
7TH.	92.31	21.42	70.89
TOTAL	721.59	135.22	586.37

TOTAL COMMERCIAL STAIRCASE AREA	= 67.50 SQ.MT.
TOTAL RESIDENTIAL STAIRCASE AREA	= 518.87 SQ.MT.
TOTAL AREA	= 586.37 SQ.MT.



PART 1ST. COMMERCIAL & PART 1ST. PODIUM FLOOR PLAN (SCALE 1:100)

TOTAL PARKING = 06
BIG PARKING = NIL
SMALL PARKING = 06 NOS.

PROFORMA - B
DATE AND STAMP OF APPROVAL OF PLANS
APPROVED SUBJECT TO CONDITIONS MENTIONED IN THIS OFFICE
LETTER NO. : P-244102024(194A) (P)J/N Ward GHATKOPAR

Suhas Vasant Nemane
EXECUTIVE ENGINEER (B.P.) E.S.-II

KISAN VIRJI GOHIL
S.E.B.P. (J-EAN-W)

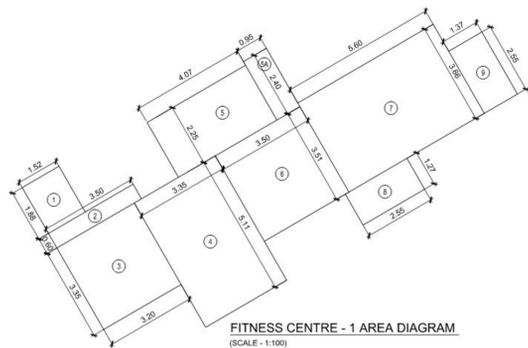
RAJAM UTTAM JINARKAR
A.E.B.P. L & N-WARD

CONTENTS OF SHEET:
1ST. COMMERCIAL FLOOR & PART 1ST. PODIUM LOS AREA CALCULATION, BLOCK & LOCATION PLAN SECTION THROUGH COMPOUND WALL & U. G. TANK

DESCRIPTION OF PROPOSAL & PROPERTY
PROPOSED COMMERCIAL CUM RESIDENTIAL BLDG. ON PLOT BEARING CTS NO. 194/16/16 OF VILLAGE GHATKOPAR AT THE JUNCTION OF GHATKOPAR MAHUL ROAD & BARRISTER NATH PAI ROAD, GHATKOPAR - (EAST), MUMBAI - IN N-WARD.

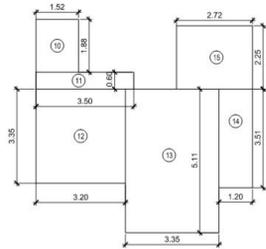
NAME & SIGN. OF OWNER	NAME & SIGN. OF / L.S.
NIMIT JITENDRA MEHTA	Sunil Ramchandra Deole
M/S. JVM SPACES C.A. TO OWNER SHREE YASHWANT CHS. LTD.	SUNIL R. DEOLE Lic. No. L.S.-84005323 deole bros LICENSED SURVEYORS, ENGINEERS & PROJECT MANAGEMENT CONSULTANTS 701, 702, 'A' WING, JAY-VIJAY BUILDING, UDAY CINEMA ROAD, GHATKOPAR (W), MUMBAI - 400 086. PHONE: 25145396 / 25149102

SCALE 1:100 DATE 02.04.2025
Drawn by NADIM
SHEET NO. 2/12 JOB NO. 1569



FITNESS CENTRE - 1 AREA DIAGRAM (SCALE - 1:100)

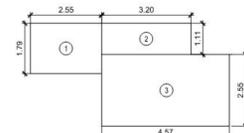
FITNESS CENTRE - 1 AREA CALCULATION			
1	1.52	X 1.88	X 1 NO = 2.86 SQ.MT.
2	3.50	X 0.60	X 1 NO = 2.10 SQ.MT.
3	3.20	X 3.35	X 1 NO = 10.72 SQ.MT.
4	3.35	X 5.11	X 1 NO = 17.12 SQ.MT.
5	4.07	X 2.25	X 1 NO = 9.16 SQ.MT.
5A	0.95	X 2.40	X 1 NO = 2.28 SQ.MT.
6	3.50	X 3.51	X 1 NO = 12.29 SQ.MT.
7	5.60	X 3.66	X 1 NO = 20.50 SQ.MT.
8	2.55	X 1.27	X 1 NO = 3.24 SQ.MT.
9	1.37	X 2.55	X 1 NO = 3.49 SQ.MT.
TOTAL ADDITION = 83.76 SQ.MT.			



FITNESS CENTRE - 2 AREA DIAGRAM (SCALE - 1:100)

FITNESS CENTRE - 2 AREA CALCULATION			
10	1.52	X 1.88	X 1 NO = 2.86 SQ.MT.
11	3.50	X 0.60	X 1 NO = 2.10 SQ.MT.
12	3.20	X 3.35	X 1 NO = 10.72 SQ.MT.
13	3.35	X 5.11	X 1 NO = 17.12 SQ.MT.
14	1.20	X 3.51	X 1 NO = 4.21 SQ.MT.
15	2.72	X 2.25	X 1 NO = 6.12 SQ.MT.
TOTAL ADDITION = 43.13 SQ.MT.			

STATEMENT OF PERMISSIBLE FITNESS CENTER AREA	
PERMISSIBLE FITNESS CENTER AREA	= 2% OF TOTAL BUILT-UP AREA (F.S.I.)
(RESI BUA = 3707.03)	= $2 \times 3707.03 / 100$
	= 74.14 sq.mts.
PERMISSIBLE FITNESS CENTER AREA	= 74.14 SQ.MTS.
PROPOSED AREA OF FITNESS CENTER	= 126.89 SQ.MTS. (83.76 + 43.13)
COUNTED IN FSI	= 52.75 SQ.MT.



SOCIETY OFFICE AREA DIAGRAM (SCALE - 1:100)

SOCIETY OFFICE BUILT UP AREA CALCULATION			
1	2.55	X 1.79	X 1 NO = 4.56 SQ.MT.
2	3.20	X 1.11	X 1 NO = 3.55 SQ.MT.
3	4.57	X 2.55	X 1 NO = 11.65 SQ.MT.
TOTAL ADDITION = 19.76 SQ.MT.			



5TH. PODIUM FLOOR PLAN (SCALE 1:100)

TOTAL PARKING = 53
BIG PARKING = 27 NOS.
SMALL PARKING = 26 NOS.

PROFORMA - B	
DATE AND STAMP OF APPROVAL OF PLANS	
APPROVED SUBJECT TO CONDITIONS MENTIONED IN THIS OFFICE LETTER NO. : P-24410/2024(194A (pt))N Ward/GHATKOPAR	
<p>Suhas Vasant Nemane</p> <p>EXECUTIVE ENGINEER (B.P.) E.S.-II</p>	
<p>KISAN VIRJI GOHIL</p> <p>S.E.B.P. (L-6AN/W)</p>	<p>RAJARAM UTTAM JHALEKAR</p> <p>A.E.B.P. I & N-WARD</p>
CONTENTS OF SHEET.	
5TH. PODIUM FLOOR, FITNESS CENTRE AREA CALCULATION, SOCIETY OFFICE AREA CALCULATION	
DESCRIPTION OF PROPOSAL & PROPERTY	
PROPOSED COMMERCIAL CUM RESIDENTIAL BLDG. ON PLOT BEARING CTS NO.194A/16/B OF VILLAGE GHATKOPAR AT THE JUNCTION OF GHATKOPAR MAHUL ROAD & BARRISTER NATH PAI ROAD, GHATKOPAR - (EAST), MUMBAI - IN N-WARD.	
NAME & SIGN. OF OWNER	NAME & SIGN. OF / L.S.
<p>NIMIT JITENDRA MEHTA</p> <p>M/S. JVM SPACES C.A. TO OWNER SHREE YASHWANT CHS. LTD.</p>	<p>Sunil Ramchandra Deole</p> <p>SUNIL R. DEOLE Lic no. L.S.:840005323</p> <p>deole bros</p> <p>LICENSED SURVEYORS, ENGINEERS & PROJECT MANAGEMENT CONSULTANTS</p> <p>701, 702, 'A' WING, JAY-VIJAY BUILDING, UDAY GINEMA ROAD, GHATKOPAR (W), MUMBAI - 400 086. PHONE: 25148396 / 25149102</p>
<p>SCALE 1:100</p> <p>DATE 02.04.2025</p> <p>Drawn by NADIM</p> <p>SHEET NO. 512</p> <p>JOB NO. 1069</p>	<p>North arrow</p>