

PROFORMA INVOICE

Vastukala Consultants (I) Pvt Ltd Ackruti Star, 1st Floor, 121, Central Road, MIDC, Andheri (E), Mumbai - 400 093 GSTIN/UIN: 27AADCV4303R1ZX State Name : Maharashtra, Code : 27 E-Mail : accounts@vastukala.org	Invoice No. PG-1060/23-24	Dated 14-Jun-23
Buyer (Bill to) STATE BANK OF INDIA- RACPC BELAPUR Estate Department Corporate Center, 4th Floor, CIDCO Tower No. 4, Railway Station Building, C.B.D Belapur, Navi Mumbai- 400614 GSTIN/UIN : 27AAACS8577K2ZO State Name : Maharashtra, Code : 27	Delivery Note	Mode/Terms of Payment AGAINST REPORT
	Reference No. & Date.	Other References
	Buyer's Order No.	Dated
	Dispatch Doc No. 31729 / 2301064	Delivery Note Date
	Dispatched through	Destination
Terms of Delivery		

Sl No	Particulars	HSN/SAC	GST Rate	Amount
1	STRUCTURAL REPORT FEE <i>(Technical Inspection and Certification Services)</i>	997224	18 %	2,500.00
	CGST			225.00
	SGST			225.00
Total				₹ 2,950.00

Amount Chargeable (in words) E. & O.E

Indian Rupee Two Thousand Nine Hundred Fifty Only

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	2,500.00	9%	225.00	9%	225.00	450.00
Total	2,500.00		225.00		225.00	450.00

Tax Amount (in words) : **Indian Rupee Four Hundred Fifty Only**

Remarks:

Mrs. Sonia Sushil Sahni & Mr. Sushil Santkumar Sahni -
 Residential Flat No. 341, 1st Floor, Building No. 13,
 "The Jasmine Highway Co-Op. Hsg. Soc. Ltd.", New
 MIG Colony, Bandra (East) Mumbai - 400 051, State -
 Maharashtra, Country - India

Company's PAN : **AADCV4303R**

Declaration

NOTE - AS PER MSME RULES INVOICE NEED TO
 BE CLEARED WITHIN 45 DAYS OR INTEREST
 CHARGES APPLICABLE AS PER THE RULE.
 MSME Registration No. - 27222201137

Company's Bank Details

Bank Name : **State Bank of India**
 A/c No. : **32632562114**
 Branch & IFS Code: **MIDC Andheri (E) & SBIN0007074**
for Vastukala Consultants (I) Pvt Ltd

Ratto
 Authorized Signatory

This is a Computer Generated Invoice



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Structural Stability Report

Structural Observation Report of Residential Flat No. 341, 1st Floor, Building No. 13, "The Jasmine Highway Co-Op. Hsg. Soc. Ltd.", New MIG Colony, Bandra (East) Mumbai – 400 051, State – Maharashtra, Country – India.

Name of Owner: Mrs. Sonia Sushil Sahni & Mr. Sushil Santkumar Sahni

This is to certify that on visual inspection, it appears that the structure of the building "The Jasmine Highway Co-Op. Hsg. Soc. Ltd." is in POOR condition and the future life can be reasonably taken under normal working condition and with immediate structural repairs & maintenance is about 14 years (after repairs).

General Information:

A.		Introduction
1	Name of Building	"The Jasmine Highway Co-Op. Hsg. Soc. Ltd."
2	Property Address	Residential Flat No. 341, 1 st Floor, Building No. 13, "The Jasmine Highway Co-Op. Hsg. Soc. Ltd.", New MIG Colony, Bandra (East) Mumbai – 400 051, State – Maharashtra, Country – India
3	Type of Building	Residential use
4	No. of Floors	Ground + 6 Upper Floors
5	Whether stilt / podium / open parking provided	Along with Covered Car Parking
6	Type of Construction	R.C.C. Framed Structure
7	Type of Foundation	R.C.C. Footing
8	Thickness of the External Walls	9" thick brick walls both side plastered
9	Type of Compound	Brick Masonry Walls
10	Year of Construction	1997 (As per Documents)
11	Present age of building	46 Years
12	Residual age of the building	14 years Subject to immediate maintenance & structural repairs.
13	No. of flats (Per Floor)	4 Flats
14	Methodology adopted	As per visual site inspection



Our Pan India Presence at :

Mumbai Aurangabad Pune Rajkot
Thane Nanded Indore Raipur
Delhi NCR Washik Ahmedabad Jaipur

Regd. Office : B1-001, 11/B Floor, Boomerang,
Chandival Farm Road, Andheri (East),
Mumbai - 400 072, (M.S.), INDIA
Tele/Fax : +91 22 28371325/24
mumbai@vastukala.org

B. External Observation of the Building		
1	Plaster	Normal Condition
2	Chajjas	Normal Condition
3	Plumbing	Normal Condition
4	Cracks on the external walls	Not Found
5	Filling cracks on the external walls	Not Found
6	Cracks on columns & beams	Not Found
7	Vegetation	Not Found
8	Leakages of water in the drainage pipes or water pipes	Not Found
9	Dampness external in the wall due to leakages	Found
10	Any other observation about the condition of external side of the building	The external condition is Normal
C Internal Observation of the common areas of the building and captioned premises		
1	Beams (Cracks & Leakages)	Cracks found at some places
2	Columns (Cracks & Leakages)	Long Crack found on one side
3	Ceiling (Cracks & Leakages)	Poor condition
4	Leakages inside the property	Dampness Found
5	Painting inside the property	Ceiling needs painting in one room
6	Maintenance of staircase & cracks	Normal

D Common Observation		
1	Structural Audit of the Building Under Bye – Laws No. 77 of the Model Bye Laws (Co-Operative Societies Act / Rules)	As per Bye Laws No. 77 of Co-Op. Societies Bye Laws under the Act the society shall conduct a Structural Audit of the building of the society as follows
2	Remark	No Structural Audit Report is furnished for the perusal

E Conclusion	
<p>The captioned building is having Ground + 6 upper floors which is constructed in year 1977 (As per Documents). Estimated future life under present circumstances is about 14 years subject to immediate preventive maintenance & structural repairs.</p> <p>The inspection dated 05.06.2023 reveals structural damage or deterioration to the building. The building is maintained normally and will stand future life subject to immediate, proper, preventive maintenance & structural repairs. The internal crack in one column/wall needs immediate structural repairs.</p> <p>Our Observations about the structure are given as above.</p> <p>The above assessment is based on visual inspection only.</p>	

For VASTUKALA CONSULTANTS (I) PVT. LTD.

Sharadkumar
B. Chalikwar

Digitally signed by Sharadkumar B. Chalikwar
DN: cn=Sharadkumar B. Chalikwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
email=SB.Chalikwar@vastukala.org,
c=IN
Date: 2023.06.14 17:04:47 +05'30'

C.M.D.

Auth. Sign

Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. (N) CCIT/1-14/52/2008-09

SBI Empanelment No.: SME / TCC / 2016-17 / 156 / Sr. No. - 193



Vastukala Consultants (I) Pvt. Ltd.

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Actual Site Photographs

