

**PROFORMA INVOICE**

<b>Vastukala Consultants (I) Pvt Ltd</b> B1-001,U/B FLOOR, BOOMERANG,CHANDIVALI FARM ROAD, ANDHERI-EAST 400072 GSTIN/UIN: 27AADCV4303R1ZX State Name : Maharashtra, Code : 27 E-Mail : accounts@vastukala.org	Invoice No.	Dated
	<b>PG-2870/23-24</b> Delivery Note	<b>11-Oct-23</b> Mode/Terms of Payment <b>AGAINST REPORT</b>
Buyer (Bill to) <b>Bank Of Baroda- old Jakatnaka bhiwandi branch</b> old Jakatnaka Branch Shop No 1 & 2, Konark Arcade, Near Bhiwandi Muncipal Corporation, Bhiwandi, 4211302 GSTIN/UIN : 27AAACB1534F2Z5 State Name : Maharashtra, Code : 27	Reference No. & Date.	Other References
	Buyer's Order No.	Dated
	Dispatch Doc No.	Delivery Note Date
	<b>004300/2302957</b> Dispatched through	Destination
Terms of Delivery		

SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	<b>STRUCTURAL REPORT FEE</b> (Technical Inspection and Certification Services)	997224	18 %	<b>1,500.00</b>
	<b>CGST</b>			<b>135.00</b>
	<b>SGST</b>			<b>135.00</b>
<b>Total</b>				<b>1,770.00</b>

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

**Indian Rupee One Thousand Seven Hundred Seventy Only**

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	1,500.00	9%	135.00	9%	135.00	270.00
<b>Total</b>	<b>1,500.00</b>		<b>135.00</b>		<b>135.00</b>	<b>270.00</b>

Tax Amount (in words) : **Indian Rupee Two Hundred Seventy Only**

Company's Bank Details  
 Bank Name : **ICICI BANK LTD**  
 A/c No. : **340505000531**  
 Branch & IFS Code: **THANE CHARAI & ICIC0003405**



UPI Virtual ID : **VASTUKALATHANE@icici**

**Remarks:**  
 Smt. Rohini Prakash Sikchi - Residential Flat No. 103,  
 1st Floor, "New Chawl", Bazar Peth, M. H. No. 60,  
 Bhiwandi, Thane - 421 302, 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

for **Vastukala Consultants (I) Pvt Ltd**

*Arinal*  
 Authorised Signatory

This is a Computer Generated Invoice





## Structural Stability Report

Structural Observation Report of Residential Flat No. 103, 1<sup>st</sup> Floor, "New Chawl", Bazar Peth, M. H. No. 60, Bhiwandi, Thane – 421 302, State – Maharashtra, Country – India.

**Name of Owner:** Smt. Rohini Prakash Sikchi

This is to certify that on visual inspection, it appears that the structure of the at "New Chawl", is in normal condition and the future life can be reasonably taken under good condition and with proper periodic repairs & maintenance is about 22 years.

### General Information:

A.		Introduction
1	Name of Building	"New Chawl"
2	Property Address	Residential Flat No. 103, 1 <sup>st</sup> Floor, "New Chawl", Bazar Peth, M. H. No. 60, Bhiwandi, Thane – 421 302, State – Maharashtra, Country – India.
3	Type of Building	Residential used
4	No. of Floors	Ground + 3 Upper Floors
5	Whether stilt / podium / open parking provided	Not Provided
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 sides plastered
9	Type of Compound	Brick Masonry Walls
10	Year of Construction	1985 (As per site information)
11	Present age of building	38 years
12	Residual age of the building	22 years Subject to proper, preventive periodic maintenance & structural repairs.
13	No. of flats (Per Floor)	2 Flats on 1 <sup>st</sup> Floor
14	Methodology adopted	As per visual site inspection
B.		External Observation of the Building
1	Plaster	dampness-leakages & cracks found at multiple locations
2	Chajjas	dampness-leakages & cracks found at multiple locations
3	Plumbing	leakages found at some locations
4	Cracks on the external walls	Found
5	Filling cracks on the external walls	Found
6	Cracks on columns & beams	Found
7	Vegetation	Found
8	Leakages of water in the drainage pipes or water pipes	Found
9	Dampness external in the wall due to	Found

Thane : 101, 1<sup>st</sup> Floor, B Wing, Beth Shalom, Near Civil Hospital, Thane (W) - 400 601, (M.S.), INDIA  
E-mail : thane@vastukala.org, Tel. : 80978 82976 / 90216 25621

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



	leakages	
10	Any other observation about the condition of external side of the building	<b>1. At the time of site inspection, external condition of the building is normal, dampness-leakages &amp; cracks found at multiple locations.</b> <b>2. Structural Stability Report from licensed structural engineers not provided for our verification.</b>
<b>C Internal Observation of the common areas of the building and captioned premises</b>		
1	Beams (Cracks & Leakages)	Found at few locations
2	Columns (Cracks & Leakages)	Found at few locations
3	Ceiling (Cracks & Leakages)	Good Condition
4	Leakages inside the property	Dampness found at few locations
5	Painting inside the property	Good except dampness at few locations
6	Maintenance of staircase & cracks	Normal

<b>D</b>	<b>Common Observation</b>	
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. Cracks found in beam and column at some locations.

<b>E</b>	<b>Conclusion</b>
<p>The captioned building is having Ground + 3 Upper Floors which are constructed in year 1985 as per site information. Estimated future life under present circumstances is about 22 years subject to proper, preventive periodic maintenance &amp; structural repairs.</p> <p>The inspection dated 10.10.2023 reveals minor structural damage or deterioration to the building. The building is well as the property is maintained in normal condition &amp; will stand future life subject to proper, preventive periodic maintenance &amp; Good structural repairs.</p> <p>Our Observations about the structure are given above.</p> <p>The above assessment is based on visual inspection only. Separate structural audit from licensed structural engineers is advised to assess exact balance life of structure.</p>	

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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.,  
ou=CMD, email=cmd@vastukala.org, c=IN  
Date: 2023.10.11 18:15:22 +05'30'

*Sharad*

Director

Auth. Sign.

**Sharadkumar B. Chalikwar**

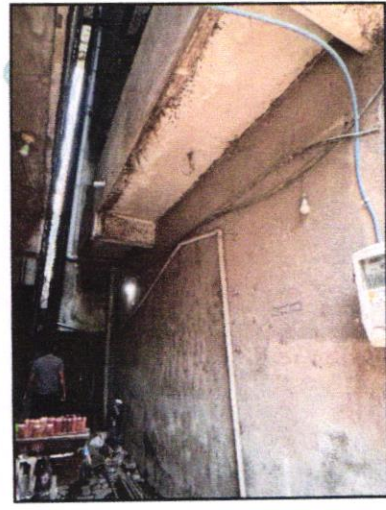
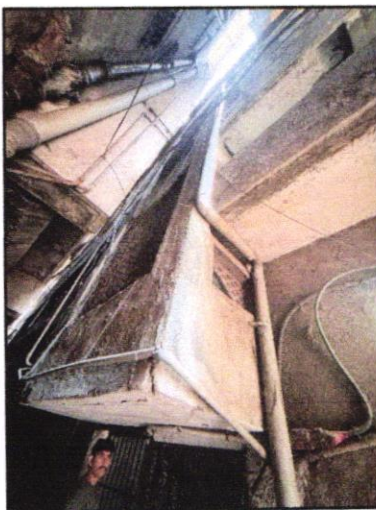
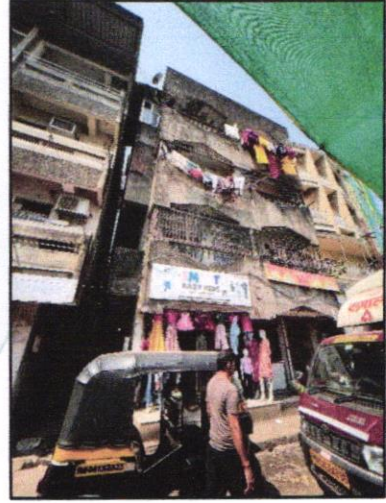
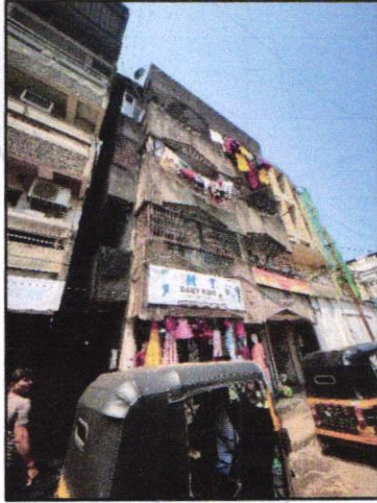
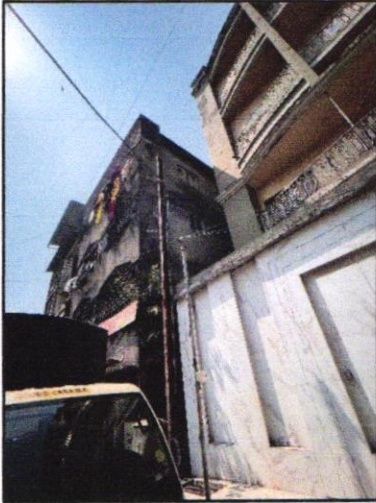
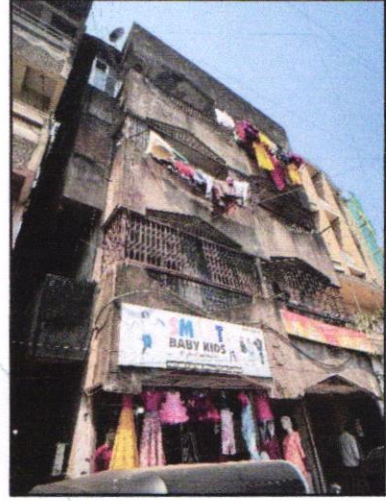
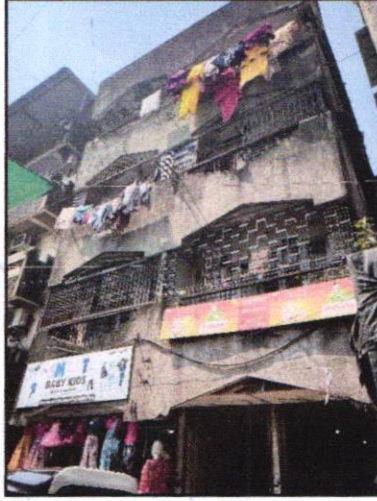
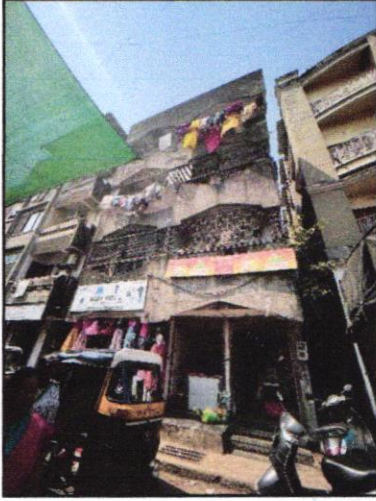
Govt. Reg. Valuer  
Chartered Engineer (India)  
Reg. No. (N) CCIT/1-14/52/2008-09  
BOB Empanelment No.: ZO:MZ:ADV:46:941



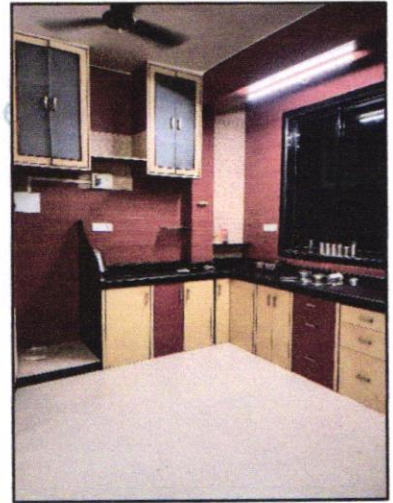
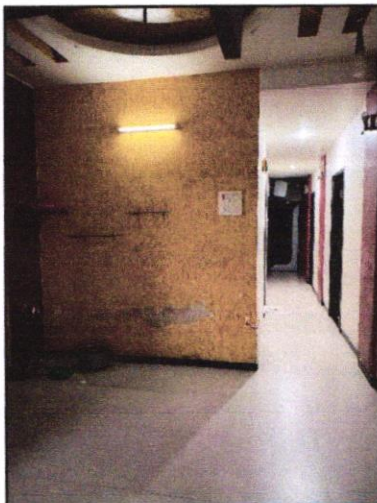
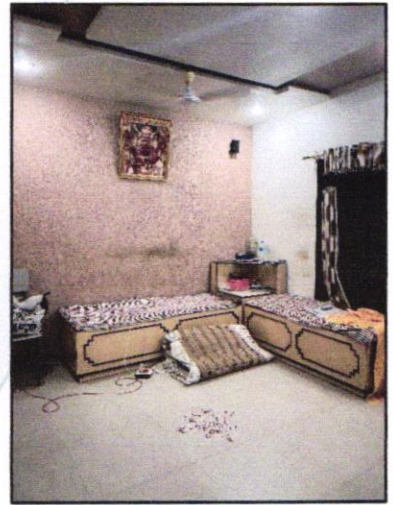
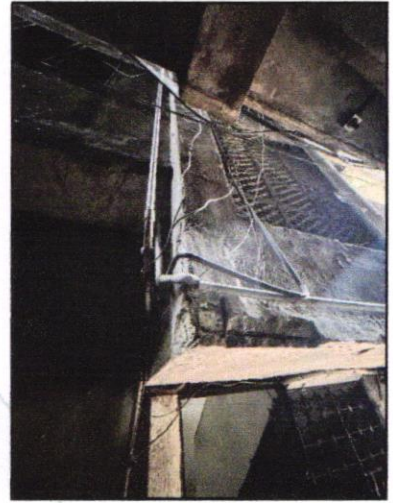
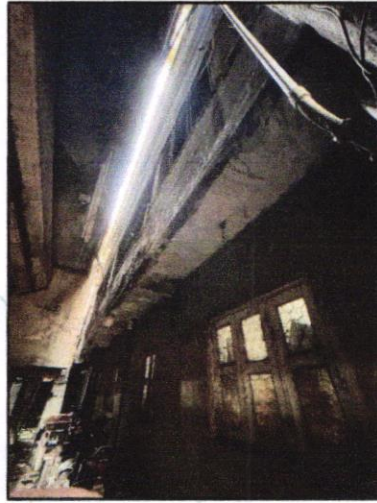
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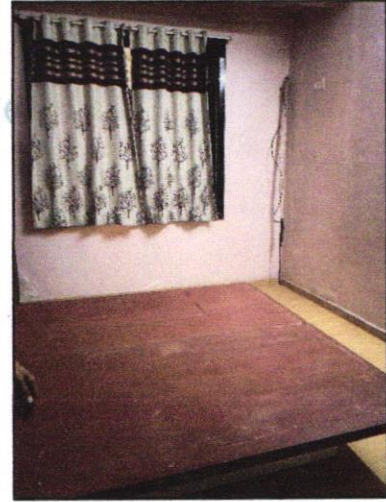
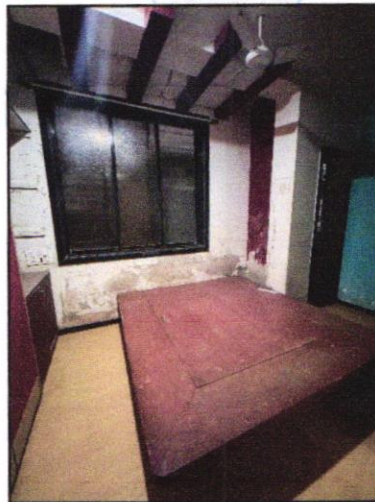
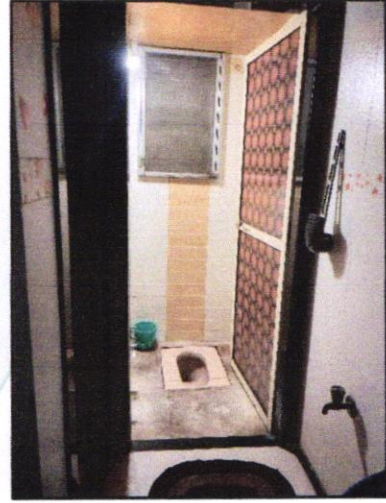
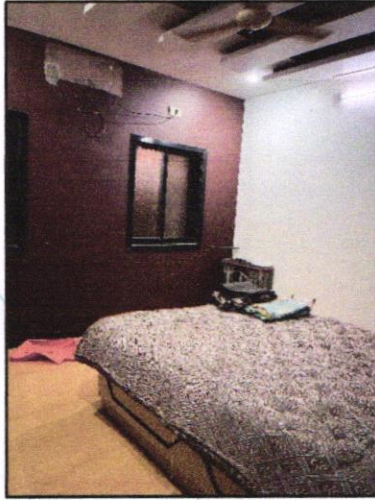
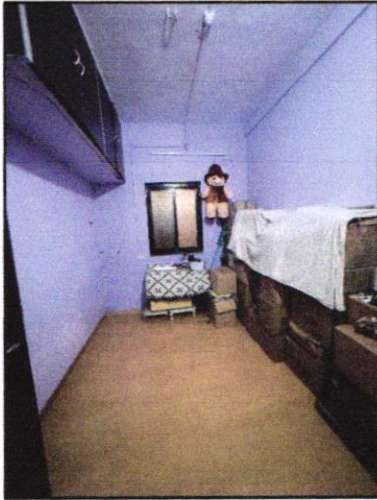
## Actual Site Photographs



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