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Structural Stability Report Prepared For: SBI / RACPC Belapur / Sharad Jagannath Pawar (4556/2303134) Page 1 of 4

Vastu/Mumbai/10/2023/4556/2303134 21/03-331-JAPA Date: 21.10.2023

Structural Stability Report

Structural Observation Report of Residential Flat No. 6, 1st Floor, Wing 'A' "Reshma Co-op. Hsg. Soc. Ltd.", Plot No. 26, Sector – 9A, Village – Vashi, Navi Mumbai, Taluka & District Thane, PIN – 400 703, State – Maharashtra, Country – India.

Name of Owner: Sharad Jagannath Pawar & Pallavi Sharad Pawar

This is to certify that on visual inspection, it appears that the structure of the at "Reshma Co-op. Hsg. Soc. Ltd.", is in good condition and the future life can be reasonably taken under good condition and with proper periodic repairs & maintenance is about 23 years.

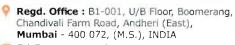
General Information:

A.		Introduction
1	Name of Building	"Reshma Co-op. Hsg. Soc. Ltd."
2	Property Address	Residential Flat No. 6, 1st Floor, Wing 'A' "Reshma Co-
	1	op. Hsg. Soc. Ltd.", Plot No. 26, Sector – 9A, Village –
	11	Vashi, Navi Mumbai, Taluka & District Thane, PIN - 400
		703, State – Maharashtra, Country – India.
3	Type of Building	Residential
4	No. of Floors	Ground + 3 Upper Floors
5	Whether stilt / podium / open parking	Open Car Parking Space
	provided	1 1
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	1986 (As per Occupancy Certificate)
11	Present age of building	37 years 1 = Create
12	Residual age of the building	23 years Subject to proper, preventive periodic
		maintenance & structural repairs.
13	No. of flats (Per Floor)	1st Floor is having 4 Flats
14	Methodology adopted	As per visual site inspection

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	1
5	Filling cracks on the external walls	Not found	15
6	Cracks on columns & beams	Not found	3
7	Vegetation	Not found	







		N C.
8	Leakages of water in the drainage pipes	Not found
	or water pipes	
9	Dampness external in the wall due to	Not found
	leakages	7.55.10-2.112
10	Any other observation about the	1. At the time of site inspection, external condition of
	condition of external side of the building	the building is normal, dampness-leakages &
	oonalien er external elde er trie ballanig	
		cracks are not found.
		2. Structural Stability Report from licensed structural
		engineers not provided for our verification.
С	Internal Observation of the common areas of the building and captioned premises	
1	Beams (Cracks & Leakages)	Normal Condition
2	Columns (Cracks & Leakages)	Normal Condition
3	Ceiling (Cracks & Leakages)	Normal Condition
4	Leakages inside the property	Not found
5	Painting inside the property	Normal
6	Maintenance of staircase & cracks	Normal

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

E Conclusion

The captioned building is having Ground + 3 Upper Floors which are constructed in year 1986 (as per occupancy certificate). Estimated future life under present circumstances is about 23 years subject to proper, preventive periodic maintenance & structural repairs.

The inspection dated 18.10.2023 reveals no structural damage or deterioration to the building. The building is well as the property is maintained in Normal condition & will stand future life subject to proper, preventive periodic maintenance & Good structural repairs.

Our Observations about the structure are given above.

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.

For VASTUKALA CONSULTANTS (I) PVT. LTD

Sharadkumar Digitally si Chalikwar B. Chalikwar Digitally si Chalikw

Digitally signed by Sharadkumar B.
Chalikwar
DN: cn = Sharadkumar B. Chalikwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
ou=CMD, email=cmcl@vastukala.org, c=IN
Date: 2023.10.21 11:57:06 +05:30*

Director

Auth. Sign.

Sharadkumar B. Chalikwar

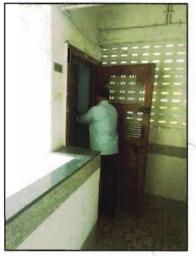
Govt. Reg. Valuer Chartered Engineer (India) Reg. No. (N) CCIT/1-14/52/2008-09

BOB Empanelment No.: ZO:MZ:ADV:46:941





Actual Site Photographs



















Actual Site Photographs





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