

## 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. <b>PG-3179/23-24</b>	Dated <b>30-Oct-23</b>
Buyer (Bill to) <b>Bank Of Maharashtra - Kasarwadavli Branch</b> Kasarwadavli Branch Shop No 19.20.21, Sai Pushpa Bldg, Opp Vedant Hospital, S no 50, H No 6 Kasarwadavali Thane west GSTIN/UIN : 27AACCB0774B3Z2 State Name : Maharashtra, Code : 27	Delivery Note	Mode/Terms of Payment <b>AGAINST REPORT</b>
	Reference No. & Date.	Other References
	Buyer's Order No.	Dated
	Dispatch Doc No. <b>004768/2303286</b>	Delivery Note Date
	Dispatched through	Destination
Terms of Delivery		

Sl No.	Particulars	HSN/SAC	GST Rate	Amount
1	<b>STRUCTURAL REPORT FEE</b> <i>(Technical Inspection and Certification Services)</i>	997224	18 %	<b>2,000.00</b>
	<b>CGST</b>			<b>180.00</b>
	<b>SGST</b>			<b>180.00</b>
<b>Total</b>				<b>2,360.00</b>

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

**Indian Rupee Two Thousand Three Hundred Sixty Only**

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	2,000.00	9%	180.00	9%	180.00	360.00
<b>Total</b>			<b>180.00</b>		<b>180.00</b>	<b>360.00</b>

Tax Amount (in words) : **Indian Rupee Three Hundred Sixty Only**

**Remarks:**

Mr. Sumukh Shailendra Shahapurkar & Mrs. Saloni Shailendra Shahapurkar Residential Structural Report No. 502, 5th Floor, Building No A-10, Rutu Enclave Building No. A-9 & A-10 Co-Op. Hsg. Soc. Ltd., Rutu Enclave Complex, Near Muchhala Polytechnic, New /Current Survey No. 172 (Part) & 173 (Part), Ghodbunder Road, Village - Kavesar, Taluka - Thane, District - Thane, Thane (West), PIN Code - 400 615, State - Maharashtra, 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 : **ICICI BANK LTD**  
 A/c No. : **340505000531**  
 Branch & IFS Code : **THANE CHARAI & ICIC0003405**



UPI Virtual ID : **VASTUKALATHANE@icici**

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

*Avinch*  
 Authorised Signatory

This is a Computer Generated Invoice



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

An ISO 9001:2015 Certified Company

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## Structural Stability Report

Structural Observation Report of Residential Flat No. 502, 5<sup>th</sup> Floor, Building No A-10, "Rutu Enclave Building No. A-9 & A-10 Co Op. Hsg. Soc. Ltd.", Rutu Enclave Complexs, Near Muchhala Polytechnic, Ghodbunder Road, Village - Kavesar, Taluka - Thane, District - Thane, Thane (West), PIN Code - 400 615, State - Maharashtra, India.

**Name of Owner:** Mr. Sumukh Shailendra Shahapurkar & Mrs. Saloni Shailendra Shahapurkar

This is to certify that on visual inspection, it appears that the structure of the at "Rutu Enclave Building No. A-9 & A-10 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 39 years.

### General Information:

A.	Introduction	
1	Name of Building	"Rutu Enclave Building No. A-9 & A-10 Co Op. Hsg. Soc. Ltd "
2	Property Address	Residential Flat No. 502, 5 <sup>th</sup> Floor, Building No A-10, "Rutu Enclave Building No. A-9 & A-10 Co Op. Hsg. Soc. Ltd.", Rutu Enclave Complexs, Near Muchhala Polytechnic, Ghodbunder Road, Village - Kavesar, Taluka - Thane, District - Thane, Thane (West), PIN Code - 400 615, State - Maharashtra, India
3	Type of Building	Residential used
4	No. of Floors	(Part) Ground + (Part) Stilt + 7 Upper Floors
5	Whether stilt / podium / open parking provided	Stilt / Open 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 sides plastered
9	Type of Compound	Brick Masonry Walls
10	Year of Construction	2002 (As per occupancy certificate)
11	Present age of building	21 years
12	Residual age of the building	39 years Subject to proper, preventive periodic maintenance & structural repairs.
13	No. of flats (Per Floor)	4 Flats on 5 <sup>th</sup> Floor
14	Methodology adopted	As per visual site inspection



**Thane :** 101, 1st 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

### Our Pan India Presence at :

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

**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



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<b>B. External Observation of the Building</b>		
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	Not Found
10	Any other observation about the condition of external side of the building	The external condition of the building is good.
<b>C Internal Observation of the common areas of the building and captioned premises</b>		
1	Beams (Cracks & Leakages)	Not found
2	Columns (Cracks & Leakages)	Not found
3	Ceiling (Cracks & Leakages)	Not found
4	Leakages inside the property	Not found
5	Painting inside the property	Good
6	Maintenance of staircase & cracks	Good
<b>D 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 Conclusion</b>		
<p>The captioned building is having (Part) Ground + (Part) Stilt + 7 Upper Floors which are constructed in year 2002 as per Occupancy Certificate. Estimated future life under present circumstances is about 39 years subject to proper, preventive periodic maintenance &amp; structural repairs.</p> <p>The inspection dated 30.10.2023 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>		

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: 2023.10.30 18:11:38 +05'30'

*Avinav*

**Director**

**Auth. Sign.**

**Sharadkumar B. Chalikwar**

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. [N]C.C.I.T/I -14/52/2008-09

BOM Empanelment No.: AX33/CREMON/Valuer/Empanelment/ Sr No.55/ 2019-20



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

An ISO 9001:2015 Certified Company

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## Actual Site Photographs



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