



Your trusted partner for buying, selling, and managing property,  
ensuring hassle-free service with 100% transparency.

3/350/2 Mettukuppam,  
OMR Thoraipakkam,  
Chennai, India

[hello@verified.realestate](mailto:hello@verified.realestate)

+91 9996 12 9996

Official Property Record

Digitally Verified Record - Powered by Verified  RealEstate™



Date –10-04-2024.

**STABILITY CERTIFICATE**

I have undertaken assignment as structural engineer for the structural work of the development work on PROPOSED CONSTRUCTION OF HIGH-RISE GROUP DEVELOPMENT CONSISTING OF EXTENDED COMBINED BASEMENT FLOOR FOR 3 BLOCKS WITH HEIGHT OF 65.35M,

BLOCK1: STILT FLOOR PART/ GROUND FLOOR PART + 1ST FLOOR TO 21 FLOORS WITH 342 DWELLING UNITS,

BLOCK: 2 GROUND FLOOR +5 FLOOR +6TH FLOOR PART TO 21ST FLOOR PART WITH 169 DWELLING UNITS WITH AMENITIES (G+5 FLOORS)

& BLOCK:3 STILT FLOOR PART/GROUND FLOOR PART + 21 FLOORS WITH 342 DWELLING UNITS- RESIDENTIAL BUILDING (TOTALLY 853 D.U'S) WITH OPEN SWIMMING POOL AT GROUND FLOOR LEVEL AVAILING WITH PREMIUM FSI AT PALLAVARAM-KUNDRATHUR MAIN ROAD CHENNAI, COMPRISED IN SURVEY Nos: 15/2A2,15/2A3, 15/2A4, 15/2B1, 15/2B2, 15/2B3A, 15/2B3B & 16/1 OF MOONDRAMKATTALAI VILLAGE, KUNDRATHUR TALUK, KANCHEEPURAM DISTRICT WITHIN THE LIMITS OF KUNDRATHUR TOWN PANCHAYAT. As owner the following listed/persons are associated with the work.

**Owner : Casagrand Fresh Private Limited.**

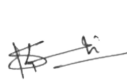
I hereby certify & confirm adequacy of the structural design represented through structural drawing issued from time to time & based on memos of my periodic site visiting for checking founding stratum/reinforcement.

I am enclosing herewith undertaking of the licensed supervising engineer/owner regarding compliance with structural drawings & adherence to standard construction practices while executing the construction work. On the basis of this I hereby certify that to the best of my knowledge & belief the said structure is fit for the occupation for the intended purpose. I further confirm that the structural design is based on relevant Indian codes especially.

- 1) IS-456-2000 Code of practice for plain & reinforced concrete structure.
- 2) IS-875-(part-2)-1987-code of practice for design loads.
- 3) IS 1893-2016-Criteria for Earthquake Resistant Design.
- 4) IS 13920-2016 code of practice for Ductile Detailing.
- 5) IS 16700-2017 code of practice for Design of reinforced concrete tall buildings.
- 6) IS 2911-2020 code of practice for Design for Pile Foundation.

The certificate is issued on the clear understanding that my overall design responsibility for the safety & proper performance of the structural design ceases, moment any addition & or alteration or any damage to the structural frame caused by accident or by tampering with geometrical sections of structural members for any purpose whatsoever or due to overloading of the structure or lack of maintenance or any act that is detrimental to the structural as a whole. "The Building will be Structural SAFE AND SOUND when used for the purpose for which it is designed"

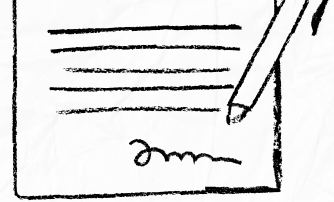
Thanking you



Mr. Kishor Gavali.

Partner.

(Vastech Consultants & Engineers LLP.)



our services doesn't just end there



### **Buying & Selling Services**

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.



### **Legal & Documentation Services**

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.



### **Property Development & Approvals**

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



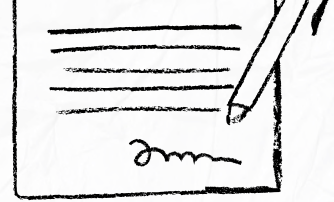
### **NRI & Investment Services**

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management



### **Compliance & Special Services**

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



 **empowering your real estate decisions  
with smart tools**



### **Property Valuation & Cost Estimation**

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter



### **Ownership, Compliance & Legal Verification**

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer



### **Zoning & Land Use Analysis**

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator



### **Property Documentation & Workflow Tools**

Forms & Templates, Document Generator, Document Translation, Dictionary



### **Vastu & Property Management Tools**

Home Vastu Shastra, Plot Vastu Shastra, Property Management



We're honored to be part of your  
real estate journey

3/350/2 Mettukuppam,  
OMR Thoraipakkam,  
Chennai, India

[hello@verified.realestate](mailto:hello@verified.realestate)  
[+91 9996 12 9996](tel:+919996129996)  
[www.verified.realestate](http://www.verified.realestate)