

Meeting of MBC Meeting Meeting No. 599 Meeting Date: 05/07/2022

Members Present: 1. Municipal Commissioner, Chairman, 2. IC Building, 3. Representative of Commissioner of Police, 4. Representative of W&A, 5. Representative of M&D, 6. Architect, 7. Town Planner, 8. Representative of K&A

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Proposal: This is a proposal for sanction of G+VII storied residential building having height 29.15 meter u/s 39A of the KMC Act, 1980. Area of the plot is 174.293 Sq.M (physical) building road width 16.75 meter at the southern side of the plot.

Name of Architect: Anilhan Bishui, CA/2001/27297, Name of ESE: Utpal Santra, 1/58 Name of GTE: Jishnu Pal, 1/32 Name of Applicant: Haranjit Singh, Self & C.A. of Taranjit Singh & Others. Total Proposed Floor Area: 473.80 Sq.M. Builtup Area: 547.619 Sq.M.

NOC / Observation: ULC/68 Act 1976 (memo no 6477/ULC/Ally/2016, dated 22/08/2016, W&A's: (NOC No WBFS/6019/17/KOL/RB/7371/17/317), dated 13/08/2021, Green Building: (GCBC Registration No GAH 21111, Pre certified Platinum, June 2021), A&L NOC BEHA/EAST/18/07217/234908, dated 27/07/2017, Site 62.0 meter from AMSL, Site elevation 10.0, R&N, (62.25 meter vide no G/MWC/1135/T.B/2017-2018/104/257, dated 01/03/2018), B.L.R.O. vide no 18/1833/B.L.R.O./M/J/A.T.M./Kasha dated 18/06/2008 etc. Conversion Certificate: 18/359/Con Certificate/BLLRO/ATM/Kasha/2009 Dated: 04/02/2010, Shali to Bastu (Commercial), etc. K&A: vide no 38/K&A/M/J/LAM-69/7(B) Dated 22/04/2019.

The plan proposal has been examined in the building committee in detail. The proposal, is recommended for sanction subject to compliance departmental requisition and departmental circulars.

There is no violation of Building Rules as such.

DCRC (C)/ BLDG/South West Building Dept. Kolkata Municipal Corporation

K.M.D.A., K.P. (TRAFFIC), W.B.F. & E.S., MED, Town Planner

MMC(Building)/Hon'ble Mayor Above Recommendation of MPC requires approval of MMC(Building)/Hon'ble Mayor, KMC in order to enable this department to process the plan for sanction.

Director General (Building) Municipal Commissioner

Government of West Bengal Office of The Director General West Bengal Fire & Emergency Services 130, Mirza Ghalib Street, Kolkata - 700026

Memo no. 17/359/Con Certificate/BLLRO/ATM/Kasha/2009 Dated: 04/02/2022

To: Sri Haranjit Singh s/o Jodh Singh, 20, B. T. Road, Kolkata - 700002

Sub: Conversion Certificate Ref: Your application dated 19.02.2009 praying for change of classification of land

In terms of the provisions laid down in sec 4C of the WBLR Act 1955 read with provisions of Rule 54 of WBLR Rules permission is hereby accorded for conversion of land as noted in the schedule - I below with effect from 03.02.2010, subject to the terms and conditions as noted in schedule - II.

Schedule - I

Sl. No.	Area	Present classification as per R.O.R.	Conversion allowed for classification
1	Chakgaria JL no.-26 PS: Jadavpur	106 (RS) 13 (RS) 05 ka 08 ch 07 sqn. 9.1 decimal	Shali Bastu (for commercial use)

Schedule - II (Terms and conditions for conversion)

1) That the order directing change, conversion or alteration is without prejudice to any of the provisions of chapter - II of WBLR Act 1955.

2) That the order directing change, conversion or alteration is without prejudice to the provision of sub-section (3) of section 4 of the West Bengal State Acquisition Act, 1955 (West Bengal Act 1 of 1954).

3) That where the land is situated within any urban agglomeration within the meaning of the Urban Land (Ceiling & Regulation) Act 1976 (sec 23 of 1976), the order directing change, conversion or alteration is without prejudice to the provision of the said Act.

4) That where the land is situated within the jurisdiction of a Development Authority constituted under the West Bengal Town and Country Planning & Development Act 1979 (West Bengal Act XII of 1979), the order directing change, conversion or alteration is without prejudice to the provision of the said Act.

5) That where the land is situated within the area of East Kolkata Wetlands as defined in the East Kolkata Wetlands (Conservation and Management) Act, 2006 (West Bengal Act 171 of 2006), the order directing change, conversion or alteration is without prejudice to the provisions of the said Act.

6) That where the object is change or conversion to use the land for a purpose for which approval or permission or license from an appropriate authority is necessary, the order directing change, conversion or alteration is subject to obtaining such approval, permission or license from such authority as soon as the order of granting change or conversion is sought for it made.

7) That where the application relates to permission for change, conversion or alteration of any land having water body, the order directing change, conversion or alteration is subject to creation of compensatory water body or equal or larger size of such water body within a period of 90 days from the date of issue of the order granting change, conversion or alteration as sought for it made.

8) The land revenue shall be determined as per provision of sec 23 of the WBLR Act as amended up to date.

9) Conversion is allowed. However necessary no-objection approval from the concerned authorities must be obtained as required for such project.

NARULA INFRASTRUCTURE PVT. LTD. Director

ARANJIT SINGH SELF AND CA OF TARANJIT SINGH AMRIT SINGH NARULA INFRASTRUCTURE (P) LTD. NORTHERN CARGO SERVICE Director

Government of West Bengal Office of the Block Land & Land Reforms Officer Additional Thakurpukur, Metiaburuzee at Kasha

Memo no. 17/371/Con Certificate/BLLRO/ATM/Kasha/2009 Dated: 04.02.20

To: M/S Narula Infrastructure Pvt. Ltd. 20 B T Road, Kolkata - 700002

Sub: Conversion Certificate Ref: Your application dated 19.02.09 praying for change of classification of land

In terms of the provisions laid down in sec 4C of the WBLR Act 1955 read with provisions of Rule 54 of WBLR Rules permission is hereby accorded for conversion of land as noted in the schedule - I below with effect from 03.02.2010, subject to the terms and conditions as noted in schedule - II.

Schedule - I

Sl. No.	Area	Present classification as per R.O.R.	Conversion allowed for classification
1	Chakgaria JL no.-26 PS: Jadavpur	106 (RS) 13 (RS) 6 ka 0 ch 0 sqn. 9.9 decimal	Shali Bastu (for commercial use)

Schedule - II (Terms and conditions for conversion)

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3) That where the land is situated within any urban agglomeration within the meaning of the Urban Land (Ceiling & Regulation) Act 1976 (sec 23 of 1976), the order directing change, conversion or alteration is without prejudice to the provision of the said Act.

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Government of West Bengal Office of the Block Land & Land Reforms Officer Additional Thakurpukur, Metiaburuzee at Kasha

Memo no. 17/368/Con Certificate/BLLRO/ATM/Kasha/2009 Dated: 04.02.20

To: Sri Taranjit Singh s/o Jodh Singh 20 B T Road, Kolkata - 700002

Sub: Conversion Certificate Ref: Your application dated 19.02.09 praying for change of classification of land

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Schedule - I

Sl. No.	Area	Present classification as per R.O.R.	Conversion allowed for classification
1	Chakgaria JL no.-26 PS: Jadavpur	106 (RS) 13 (RS) 4 ka 12 ch 0 sqn. 7.84 decimal	Shali Bastu (for commercial use)

Schedule - II (Terms and conditions for conversion)

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2) That the order directing change, conversion or alteration is without prejudice to the provision of sub-section (3) of section 4 of the West Bengal State Acquisition Act, 1955 (West Bengal Act 1 of 1954).

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PARTY'S COPY

Before starting any construction the site must conform with the plans sanctioned and all the conditions as proposed in the plan should be fulfilled.

The validity of the written permission to execute the work is subject to the above conditions.

Non Commencement of Erection/Re-Erection within Two Year will Require Fresh Application for Sanction.

CONSTRUCTION SITE SHALL BE MAINTAINED TO PREVENT MOSQUITO BREEDING AS REQUIRED UNDER US 496 (1) & (2) OF CMC ACT 1980 IN SUCH MANNER SO THAT ALL WATER COLLECTION & PARTICULARLY LIFT WELLS, VATS, BASEMENT CURING SITES, OPEN RECEPTACLES ETC. MUST BE EMPTIED COMPLETELY TWICE A WEEK.

Plan case no. 2017110089

A suitable pump has to be provided i.e. pumping unfilitered water for the distribution to the flushing cisterns and urinals in the building incase unfilitered water from street main is not available.

THE KOLKATA MUNICIPAL CORPORATION BUILDING PERMIT No. 382/2022/110249 Date: 05.09.2022 Borough No. XI Ex. Engineer: Anil E. Sengupta B. No. XI, B. No. XI. HO DEPARTMENT

No rain water pipe should be fixed or discharged on Road or Footpath. Drainage plan should be submitted at the Borough Executive Engineer's Office and the sanction obtained before proceeding with the drainage work.

Design of all Structural Members including that of the foundation should conform to Standards specified in the National Building Code of India.

The building materials that will be stacked on Road/Passage or Foot-path beyond 3-months or after construction of G Floor, whichever is earlier may be seized forthwith by the K.M.C. at the cost and risk of the owner.

THE SANCTION IS VALID UP TO 05.09.2027

Approved By: M.B.C. The Building Committee Meeting No. 599 Date: 05/07/2022

DEVIATION WOULD MEAN DEMOLITION

RESIDENTIAL BUILDING

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