



ASANSOL DURGAPUR DEVELOPMENT AUTHORITY

A Statutory Authority of the Government of West Bengal
(Under Urban Development & Municipal Affairs Department)

1st Administrative Building
City Centre,
Durgapur -713216

Vivekananda Sarani, Senraliegh Road
Near Kalyanpur Housing
Asansol - 71330.

Ref No : ADDA / DGP / NOC(P)/PC-420/18-19/1270 DATE : 17.12.2019

To
Koushik Mukherjee
Gitanjali Park, Andal More,
P.O.+P.S.- Andal,
Dist - Paschim Bardhaman.

Sub: N.O.C. for Development of **Commercial cum Residential Project** on 09 decimal/364.22 sq. mtr. of land area on vide RS/LR Plot No. 1620, LR Khatian no. 4938, in Mouza - Dignala J.I No.43 P.S. Andal, in Census Town Area in pursuance of Section 46 of the West Bengal Town & Country (Planning & Development) Act, 1979.

Ref:- Your Application No. **P/4716** dated **17.01.2019**.

Sir,
This Authority will be pleased to issue N.O.C. for change of use of your plot & development of the project in pursuance of Section 46 of the West Bengal Town & Country (Planning & Development) Act, 1979.

The Development permission of this **Commercial cum Residential Project** is based on the LUDCP of the Durgapur Sub-Division, existing Bye-laws & Town-planning norms, containing the following features:

- 1) Total ground coverage less than 40% of the total plot area.
- 2) FAR within 2.25 (two point two five).
- 3) Maximum Building height 18 M with G+5 structures.
- 4) Abutting road 12.2 M wide as per survey verification.

Subject to the following condition:

- i. Necessary conversion N.O.C. required to be taken up as per WBLR Act. or any other Act as applicable.
- ii. The Authority shall not take up responsibility for providing water for the above project.
- iii. You have to approach the local power supply agency to draw power for your project.
- iv. You must provide proper drainage for your plot, and take up land development, based on the level survey as produced by you, in such a manner that the adjacent plots are not adversely affected.
- v. You have to provide suitable location for garbage vat within your plot without sacrificing organized open space or other mandatory open space.

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- vi. Use of Fly Ash bricks & Fly Ash as a constructional material, required to be mandatorily utilized in this project with ref to the Govt. order of Ministry of Environment, Forests & Climate Change, GOI, vide memo No. DONO. 9-8/2005-HSMD dated-28.04.2016.
- vii. Rainwater Harvesting along with adequate number of Recharging Pit should be installed in the site.
- viii. 5% Organized open space should be maintained and Plantation of broad leaf evergreen trees (Preferable Fruit Trees) is mandatory.
- ix. You must provide Solar Lighting System in all the shadow free areas within your premises to make your project energy efficient.
- x. Provision for small S.T.P & for the outfall of the S.T.P, you should take necessary NOC from the Urban / Rural Local Body.
- xi. A copy of Completion Certificate of the Project from Urban Local Body to be submitted in due time to this Authority.
- xii. All the other statutory approval as required for the development of this project.

Thanking You,

Yours faithfully,

[Signature]
Chief Executive Officer,
Asansol Durgapur Development Authority.

Memo No. ADDA/DGP/ _____

Dated _____

Copy to:

- 1) Hon'ble Chairman, ADDA for kind information.

[Signature]
Chief Executive Officer,
Asansol Durgapur Development Authority.

Prepared by