



PRADHAN NAGAR, SILIGURI - 734003

Memo No. : 11140/SJDA

Date : 18-Apr-2023

To,


SILIGURI MOTELS PRIVATE LIMITED REPRESENTED BY TWO OF ITS DIRECTOR 1. UPALI SHIBA ROY , 2. VAISHALI RAY BOTH D/O. LATE DEBABRATA ROY.,
JAMYRTA NIWAS, JYOTI NAGAR, SILIGURI, P.O. - SEVOKE ROAD, P.S. - BHAKTINAGAR, DIST. - JALPAIGURI.

Sub : Land Use Compatibility Certificate u/s. 46 of the West Bengal Town & Country (Planning & Development) Act, 1979

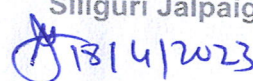
In reference to his / her application dated 22-Mar-2023(0400/SIG/PLNG/SJDA/2023) on the subject quoted above, the proposed institution of **Mercantile(Shop)** use/change of use of land from _____ to _____ development for land area of 1,227.46 square meters (Site Plan enclosed) at **SILIGURI (S.M.C.)** C.S. / R.S. /L.R Plot No 413 (L.R) 222 (R.S) ,In Sheet No. **SILIGURI UTTAR PACHIM MOUZA (L.R) 02 (R.S)** Holding No. _____ within Ward No. **02(S.M.C.)** Mouza **Siliguri Municipal Town (JL NO. -088)** _____ under **SILIGURI** Police Station, he / she is hereby informed that the development / institution / change of use of land as proposed is compatible / incompatible to the proposed Land Use of the **Commercial , Mixed , Residential** as per Land Use Development and control (LUDCP) prepared and published by the Siliguri Jalpaiguri Development Authority under section 38(3) of of the West Bengal Town & Country (Planning & Development) Act, 1979, whereas, predominant land use of the proposed parcel under reference is **Commercial , Mixed , Residential** Zone No. **01/01/01** as per Land Use Map & Register (LUMR) adopted by Development / Planning Authority under section 29(3) of the WB T&C (P&D) Act, 1979. The development charge as leviable under the said act for the proposed development / institution / change of use of land has paid vide money receipt No. **RC/0740/2023** dated **17-Apr-2023**/ no such development charge is leviable.

With reference to the application mentioned above ,the Siliguri Jalpaiguri Development Authority does not have any objection for the development of the schedule of land for **Mercantile(Shop)** purpose, subject to the following conditions,as stated below:

1. Permission for conversion must be obtained by the applicant from the competent authority U/s. 4C of the West Bengal Land Reforms act, 1955 ;
2. The permission of development is without prejudice and other law, if any, to any of the permission of Urban Land (Ceiling and Regulation) Act, 1976 (section 33 of 1976) & section 4C of The West Bengal Land Reforms Act,1955.
3. The Development permission shall stand automatically revoked if it violates any of the provision of the prevailing laws of the country.
4. Any development on the aforementioned plot/plots of land should have to abide by the development Control Regulations as applicable.


Chief Executive Officer,

Siliguri Jalpaiguri Development Authority


18/4/2023

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Copy Forwarded To:

1. OC & SRO II, Siliguri Municipal Corporation area, L&LR Dept., Court More, Siliguri

Chief Executive Officer,
Siliguri Jalpaiguri Development Authority

Handwritten notes and signatures in blue ink at the bottom of the page.

**RECEIPT**

Receipt No. : RC/0740/2023 **Date** : 17/4/2023
Challan No. : 1104/PLNG/SJDA **File No.** : 0400/SIG/PLNG/SJDA/2023
Mouza : Siliguri Municipal Town **Owner Name** : SILIGURI MOTELS PRIVATE LIMITED REPRESENTED BY TWO OF ITS DIRECTOR 1. UPALI SHIBA ROY , 2. VAISHALI RAY BOTH D/O. LATE DEBABRATA ROY.

Description	Amount
Development Charges	81,012.00

Payment Mode : - **Total Amount** : 81,012.00

Total Amount In Words : Rupees Eighty One Thousand Twelve Only

Cheque/DD No. : 000864184964 **Bank Name** : Union Bank of India

Branch Name : Slg

[Signature]
Signature of Authorized Officer