

B. Singh

SILIGURI JALPAIGURI



DEVELOPMENT AUTHORITY

PRADHAN NAGAR, SILIGURI - 734003

Memo No. : 7612/SJDA

Date : 09-Dec-2021

To,
Jalhiro Devi Builders Represented By One Of Its Partners Sri Aayush Singhal S/O Sri Sanjay Kumar Singhal.,
Vidyasagarpally,
Khalpara, Siliguri,
P.O.- Siliguri Bazar,
P.S.- Siliguri,
Dist.- Darjeeling.

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 09-Nov-2021(2194/SIG/PLNG/SJDA/2021) on the subject quoted above, the proposed institution of Residential(Residential Bldg) use/change of use of land from _____ to _____ development for land area of 394.10 square meters (Site Plan enclosed) at **Siliguri Municipal Corporation C.S. / R.S. /L.R. Plot No 89 (L.R) 137/1111(R.S) In Sheet No. 164 (L.R) 15 (R.S) Holding No. _____** within Ward No. 33 (S.M.C.) Mouza **Dabgram (Urban) (JL NO. -002) under Bhakti Nagar 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 Residential as per Land Use Development and control (LUDCP) prepared and published by the Siliguri Jalpaiguri Development Authority under section 38(3) of the West Bengal Town & Country (Planning & Development) Act, 1979. whereas, predominant land use of the proposed parcel under reference is Residential Zone No. 03/01/02 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/2772/2021** dated 25-Nov-2021 / 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 Residential(Residential Bldg) 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


Chief Executive Officer,
Siliguri Jalpaiguri Development Authority

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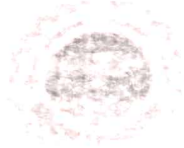
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Regulations as applicable.

Copy Forwarded To:

1. BL & LRO, Rajganj, P.O. Fatapukur (Rajganj) P.S. Rajganj, Dist. Jalpaiguri, Pin-735134



SILIGURI JALPAIGURI
DEVELOPMENT AUTHORITY

Chief Executive Officer,
Siliguri Jalpaiguri Development Authority

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RECEIPT

Receipt No. : RC/2772/2021

Date : 25/11/2021

Challan No. : 1767/PLNG/SJDA

File No. : 2194/SIG/PLNG/SJDA/2021

Mouza : Dabgram (Urban)

Owner Name : Jaihro Devi Builders
Represented By One Of Its
Partners Sri Aayush Singhal
S/O Sri Sanjay Kumar Singhal.

Description	Amount
Development Charges	5,123.00

Payment Mode : Cheque / RTGS

Total Amount : 5,123.00

Total Amount In Words : Rupees Five Thousand One Hundred Twenty Three Only

Cheque/DD No. : 329211726054468

Bank Name : HDFC Bank

Branch Name : slg



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Signature of Authorized Officer

