

OFFICE OF THE P.O.Naxalbari
Dist. Darjeeling
NAXALBARI PANCHAYAT SAMITY
P.O. NAXALBARI, DIST. DARJEELING




Memo. No. 102 /Plan/NPS

Dated: 19/07/2018

To,
Sri. Shiba Prasad Dutta, s/o Late Amarendra Nath Dutta,
&
Sri. Sayan Dutta, s/o Mr. Shiba Prasad Dutta,
Rupsingh, Bagdogra
Darjeeling.

Sub.: Land use Certificate.

In reference to his application dated 27/04/18 on the subject quoted above, the proposed use of land as **Bastu to Residential cum Cimmercial** development for an area of **681.190 Square metres** (Site Plan enclosed) at Rupsingh Plot No.480,481(RS),626,627(LR) Khatian No. 1513(LR), Mouza-Rupsingh J.L.No-095 under Bagdogra Police Station, they are hereby informed that the development /institution / change of use of land as proposed is hereby approved for land use as required under **sub-Section 12 of Section 114A of West Bengal Panchayat Act, 1973 as amended up to 2009**. The development charge as leviable under the said Act for the proposed development / institution/ change of use of land has been paid vide money receipt No..... NIL..... Dated **16/07/2018**. The applicant is allowed to use a floor area not exceeding the area as per the table mentioned in the site plan/ enclosed.....X..... square metres as out of total land area permissible under Regulation.


Executive officer
Naxalbari Panchayat Samity
Naxalbari, Darjeeling.
&
Block Development Officer
Naxalbari Development Block
Naxalbari, Darjeeling.



Sub Assistant Engineer (BPC),
Naxalbar, Development Block

1. MR. SHIBA PRASAD DUTTA S/O LATE AMARENDRA NATH DUTTA AND
 2. MR. SAYAN DUTTA S/O MR. SHIBA PRASAD DUTTA
 SITUATED AT
 MOUZA - RUPSIINGHA, J.L. NO. - 95, R.S DAG NO. - 480, 481, L.R. DAG NO. - 626, 627,
 R.S. KHATAN NO. - 24/1, L.R. KHATAN NO. - 1513, UNDER LOWER BAGDOGRA
 GRAM PANCHAYAT, KNOWN AS VILLAGE - RUPSIINGH JOTE (SOUTH), P.O & P.S.-
 BAGDOGRA, DISTRICT - DARJEELING. PIN - 734014

AREA CALCULATION:-

AREA OF LAND AS PER DEED = 728.43 SQ.MT.
 AREA AS PER POSSESSION = 681.99 SQ.MT.

- A) $\sqrt{13.96 \times 0.754 \times 2.908 \times 0.298} = 1.61$ SQ.MT.
- B) $\sqrt{14.87 \times 1.36 \times 2.301 \times 11.208} = 22.83$ SQ.MT.
- C) $\sqrt{20.99 \times 8.421 \times 8.459 \times 4.112} = 78.41$ SQ.MT.
- D) $\sqrt{22.86 \times 8.874 \times 5.982 \times 7.996} = 98.50$ SQ.MT.
- E) $\sqrt{18.52 \times 12.05 \times 3.656 \times 2.819} = 47.95$ SQ.MT.
- F) $\sqrt{19.59 \times 3.889 \times 11.91 \times 3.793} = 58.66$ SQ.MT.
- G) $\sqrt{18.68 \times 13.081 \times 2.883 \times 2.715} = 43.73$ SQ.MT.
- H) $\sqrt{24.024 \times 8.059 \times 10.735 \times 5.23} = 104.28$ SQ.MT.
- I) $\sqrt{28.24 \times 8.898 \times 9.446 \times 9.895} = 133.25$ SQ.MT.
- J) $\sqrt{21.64 \times 12.553 \times 3.295 \times 5.791} = 71.99$ SQ.MT.

TOTAL = 681.99 SQ.MT.

ACHIEVED GROUND COVERAGE :- 50% OR 340.795 sq.mt.

FLOOR	COMMERCIAL	EST	RESIDENTIAL	STAIR & LEFT AREA	PARKING
BASEMENT				45.00 smt.	
GROUND	295.795 smt. (100%)			45.00 smt.	
FIRST	295.625 smt. (100%)			45.00 smt.	
SECOND	295.625 smt. (100%)			45.00 smt.	
THIRD		295.795 smt.		45.00 smt.	BASEMENT
FOURTH		295.795 smt.		45.00 smt.	
FIFTH		295.795 smt.		45.00 smt.	
SIXTH		295.795 smt.		45.00 smt.	

DedARATION:-
 We shall maintain 2.5 mt. as front open space &
 even no steps will provided within this area.

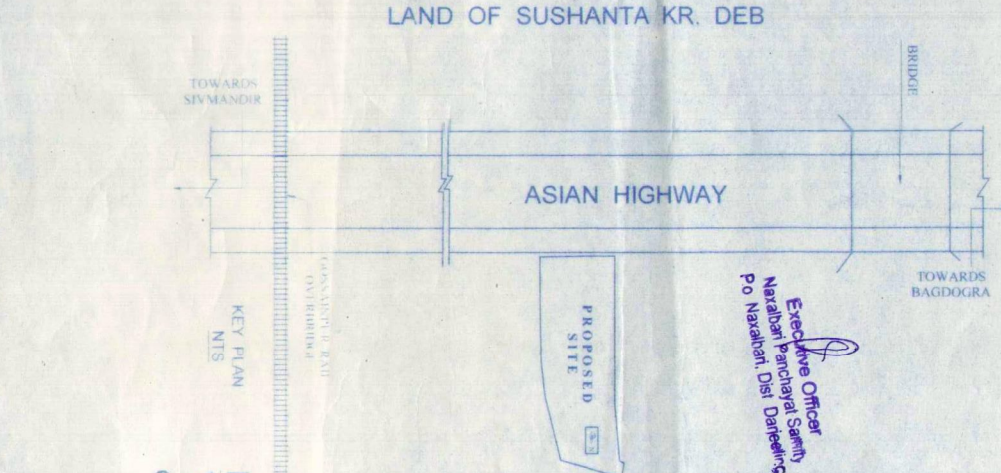
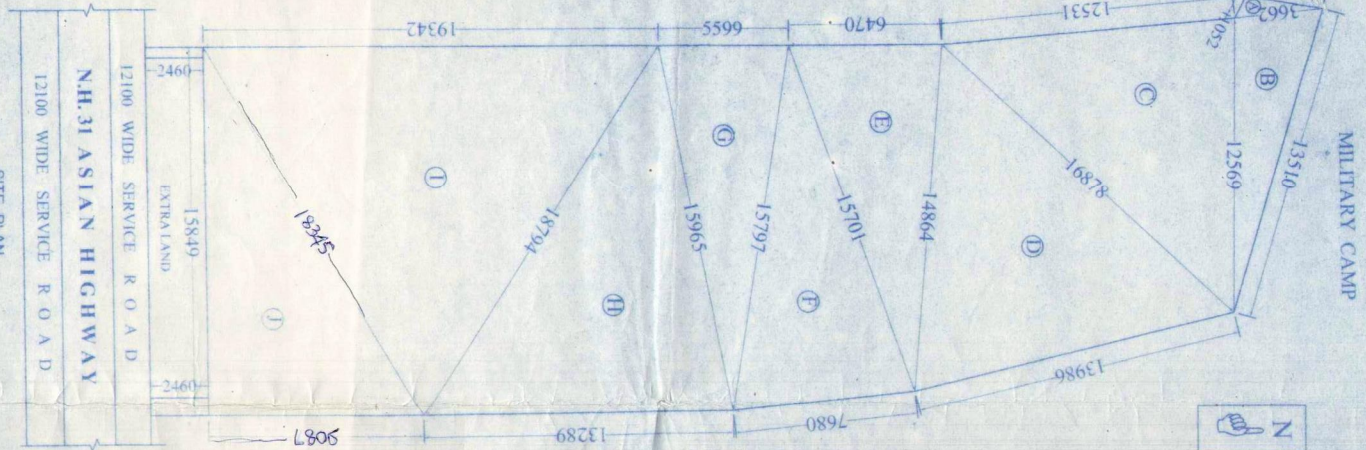
Shiba Prasad Dutta

Sayan Dutta

SIG. OF OWNER

Tapen Kumar Sen
 (CONSULTANT CIVIL ENGINEER)
 S.M.C. & S.I.D.A Approved L.B.S.
 LIC. NO. - A-3975/M.C. & B-8975/J.D.A

SIG. OF L.B.S



12100 WIDE SERVICE ROAD
 N.H.31 ASIAN HIGHWAY
 12100 WIDE SERVICE ROAD

SITE PLAN
 SCALE :- 1:200