

**FORM – I**  
**APPLICATION FOR REGISTRATION OF PROJECT**

The West Bengal Housing Industry Regulatory Authority  
Calcutta Green Commercial Complex (1<sup>st</sup> Floor)  
1050/2, Survey Park,  
Kolkata – 700 075.

Dear Sir,

We hereby apply for the grant of registration of our project to be set up at 24/01/B, Station Approach Road, Krishnanagar – 741 101, District: Nadia, State: West Bengal.

1. The requisite particulars are as under:

- (a) Status of the Applicant: ~~Individual / Company/ Proprietorship Firm / Societies/ Partnership Firm/ Limited Liability Partnership~~  
In the case of Firm / Societies / Trust / Companies / Limited Liability Partnership / Competent Authority:
- (b) Name – Suryatoran Abasan LLP & K.C.R.S. Developers LLP  
(c) Address – 7A, Bentinck Street, Room No. 405, 4<sup>th</sup> Floor, Kolkata – 700 001.  
(d) Copies of registration certificates – Annexure A  
(e) Main Objects – Annexure B  
(f) Name, photograph and address of Chairman of the Governing Body / Partners / Directors etc. as mentioned below:

		
Name: Kiran Chand Lunawat Address: 12, Shakespeare Sarani, Kolkata – 700 071	Name: Rohan Mitra Address: Flat 1/A, 3 Lower Rawdon Street, Kolkata – 700 020	Name: Shekhar Maitra Address: 24, Station Approach Road, Krishnanagar, Pin – 741 101, Nadia.

- (i) PAN No:  
a) Suryatoran Abasan LLP : ADLFS1231R  
b) K.C.R.S. Developers LLP : AASFK5284A
- (ii) Name and address of the bank or banker with which account in terms of section 4 (2)(1)(D) of the Act will be maintained

Name of the Bank: Kotak Mahindra Bank Limited, Loudon Street Branch (7/1A/1, Sukh Building, Kolkata – 700 017), Current Account No. 0412997721, IFSC Code: KKBK0006590.

For Suryatoran Abasan LLP  
*K.C. Lunawat*  
Designated Partner  
*Rohan Mitra*  
Designated Partner  
*Shekhar Maitra*  
Designated Partner

For K.C.R.S. Developers LLP  
*K.C. Lunawat*  
Designated Partner  
*Shekhar Maitra*  
Designated Partner

(iii) Details of the project land held by the applicants as mentioned below:

Land containing by measurement an area of 12 Cottahs 15 Chittacks 24 Square feet more or less situate, lying at and being Premises No. 24/01/B Station Approach Road, Krishnanagar, Police Station: Kotwali, Post Office: Krishnanagar, Dist: Nadia, within Ward No. 12 of the Krishnanagar Municipality and butted and bounded as follows:

On the **North** : By Station Dulepara Road;  
On the **South** : By Akankha Apartment;  
On the **East** : By House of others;  
On the **West** : By Station Approach Road.

- (iv) Brief details of the projects launched by the promoter in the last five years, whether already completed or being developed, as the case may be, including the current status of the said projects, and delay in its completion, details of cases pending, details of type of land and payments pending etc. - Nil
- (v) Agency to take up external development works: - Self Development
- (vi) Registration fee by way of online payment through net banking or debit card or credit card for an amount of Rs. \_\_\_\_\_/- calculated as per Notification No. 61-HIV/3M-4/18 dated 13<sup>th</sup> September 2018.
- (vii) Any other information the applicant may like to furnish.

2. I/We enclose the following documents namely:

- (i) Authenticated copy of PAN Card of the promoters - Attached as Annexure C.
- (ii) Audited balance sheet of the promoters for the preceding financial year and income tax returns of the promoters for the three preceding financial years - Attached as Annexure D.
- (iii) Copy of legal title deeds reflecting the title of the promoters to the land on which development is proposed to be developed along with legally valid documents with authentication of such title, if such land is owned by another person - Attached as Annexure E.
- (iv) The details of encumbrances on the land on which development is proposed including any right, title, interest or name of any party in or over such land along with the details - Attached as Annexure F.
- (v) Where the promoter is not the owner of the land on which development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, entered into between the promoter and such-owner and copies of title and other documents reflecting the title of such owner on the land proposed to be developed - Attached as Annexure G.

For Suryatoran Abasan LLP

K.C. Kumawat  
Designated Partner  
For Suryatoran Abasan LLP

For Suryatoran Abasan LLP

Shekhar Maeh  
Designated Partner

For K.C.R.S. Developers LLP

K.C. Kumawat  
Designated Partner  
For K.C.R.S. Developers LLP

For K.C.R.S. Developers LLP

Shekhar Maeh

- (vi) An authenticated copy of the approvals and commencement certificate from the competent authority obtained in accordance with the laws as may be applicable for the real estate project mentioned in the application, and where the project is proposed to be developed in phases, an authenticated copy of the approvals and commencement certificate from the competent authority for each of such phases - Attached as Annexure H.
- (vii) The valid sanction plan, layout plan and specifications of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority - Attached as Annexure I.
- (viii) The plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including fire-fighting facilities, drinking water facilities, emergency evacuation services, use of renewable energy - Attached as Annexure J.
- (ix) The location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including latitude and longitude of the end points of the project - Attached as Annexure K.
- (x) Proforma of the allotment letter, agreement for sale, and the conveyance deed proposed to be signed with the Allottees - Attached as Annexure L.
- (xi) The number, type and the carpet area of apartments for sale in the project along with the area of the exclusive balcony or verandah areas and the exclusive open terraces areas with the apartment, if any - Attached as Annexure M.
- (xii) The number and areas of garage for sale in the project - Attached as Annexure N.
- (xiii) The number of open parking areas available in the real estate project - Attached as Annexure O.
- (xiv) The names and address of the contractors, architect, structural engineer, if any and other persons concerned with the development of the proposed project - Attached as Annexure P.
- (xv) A declaration in FORM – A as per rule - Attached as Annexure Q.

3. I/We solemnly affirm and declare that the particulars given herein are correct to my/our knowledge and belief.

Dated:

Place: Kolkata

For Suryatoran Abasan LLP  
 Designated Partner  
 For Suryatoran Abasan LLP  
 Sekhar Maeh  
 Designated Partner

Yours faithfully,  
 For K.C.R.S. Developers LLP  
 Designated Partner  
 For K.C.R.S. Developers LLP  
 Sekhar Maeh