

West Bengal Real Estate Regulatory Authority
Calcutta Greens Commercial Complex (1st Floor)
1050/2, Survey Park, Kolkata – 700 075

Name of the Applicant: S & S DEVELOPER

Project Name: PRAVATI APARTMENT

WBREERA Registration No. WBREERA/P/MAL/2024/001539

Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
Modification of Sanction Plan (01) ----- 10.06.2025	Whereas an Application has been received by the West Bengal Real Estate Regulatory Authority (WBREERA) on 22.04.2025, as per the provision of section 14 (2)(ii) of the Real Estate (Regulation and Development) Act, 2016 (hereinafter referred to as the RERA Act, 2016) for approval of changes / alterations and incorporation of such changes / alterations, on the ground of revision of sanctioned plan, as furnished at the time of project registration with WBREERA Authority, in the project details named 'PRAVATI APARTMENT', registered vide WBERRA No:- WBREERA/P/MAL/2024/001539 dated 30.05.2024. And Whereas a Notarized Affidavit-cum-Declaration dated 16.04.2025 has been submitted by the Applicant stating the changes to be incorporated in the project details of 'Pravati Apartment' and the reasons for such changes. And Whereas the Applicant Promoter of the project 'Pravati Apartment', situated at 3 No. Govt. Colony, Mouza – Pirojpur, District – Maldah, Municipality – English Bazar, PS – English Bazar, West Bengal, 732103, has taken the prior written consent of at least two-thirds of existing allottees, other than the promoter, as required under section 14(2)(ii) of the RERA Act, 2016, for the purpose of such changes in details of the Project - 'Pravati Apartment'. The Applicant also stated in their said Affidavit that due to Revision of the Sanctioned Plan the rights and interest of the allottees of the project will not be affected. After careful examination of the submissions of the said Applicant on Affidavit which is placed on record, this Authority is of the considered view that the changes in the project details is due to revised sanctioned plan and the Applicant has duly taken prior written consent of two-thirds of the existing Allottees, other than the Promoter, for revision of the sanctioned	

plan, as per the statutory requirement of section 14(2)(ii) of the RERA Act, 2016.

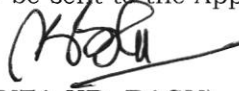
Now therefore, in exercise of the power conferred under section 14(2)(ii) of the Real Estate (Regulation & Development) Act, 2016, read with Rule 16(5) of the West Bengal Real Estate (Regulation and Development) Rules, 2021, this Authority is pleased hereby to allow the changes in the details of the project as provided below:-

Sl. No.	Particulars of Change	Details as Per Current WBRERA Registration	Amended Details to be uploaded in WBRERA website as per revised sanctioned plan
1	Area of Land – Residential	328 Sq. meters	398 Sq. meters
2	Area of Land – Commercial	210 Sq. meters	140 Sq. meters
3	Area of Land – Total	538 Sq. meters	538 Sq. meters
4	Floor	G+4	G+6
5	Open Car Parking	NIL	NIL
6	Covered Parking	NIL	NIL
7	Basement Parking	59 Nos.	59 Nos.
8	Total Built up Area of Project – Residential	1181 Sq. meters	1945 Sq. meters
9	Total Built up Area of Project – Commercial	693 Sq. meters	691 Sq. meters
10	Total Carpet Area of Project – Residential	1029 Sq. meters	1705 Sq. meters
11	Total Carpet Area of Project – Commercial	657 Sq. meters	601 Sq. meters
12	Total No. of Units – Residential	18 Nos.	30 Nos.
13	Total No. of Units – Commercial	2 Nos.	2 Nos.

Secretary, WBRERA shall issue the Modified Certificate of the

instant project and he shall take necessary steps to update the necessary changes in the WBRERA Website immediately;

Let copy of this order be sent to the Applicant by speed post and also by email immediately.



(JAYANTA KR. BASU)

Chairperson

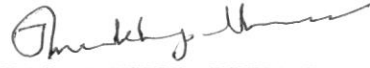
West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority



(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority