



ASANSOL DURGAPUR DEVELOPMENT AUTHORITY

(A Statutory Authority of the Government of West Bengal)
(Under Urban Development & Municipal Affairs Department)

1st Administrative Building,
City Centre,
Durgapur - 713216

Vivekananda Sarani, Sen-Raleigh Road,
Near Kalyanpur Housing More,
Asansol - 713305

Form - 4 (see rule 9)

Memo No : ADDA/ASL/2024/001029

Date : 11-Jun-2024

To

1. **CLM DEVELOPERS PVT. LTD represented by Mr. Aditya Sharma** , C/O - Mr Mahendra Sharma , Address - S.B Gorai Road bye lane, beside of Baba Loknath Mandir

2. **PARK INFRA DEVELOPERS PVT.LTD represented by Sri Pawan Kumar Modi** , C/O - Late Phool Chand Modi , Address - S.B Gorai Road bye lane, beside of Baba Loknath Mandir

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

In reference to his / her application no **2024/01/002371**, Dated **28/04/2024** on the subject quoted above, the proposed institution of **Commercial Housings (Flats, Apartments, Housing Complex, plotted development excluding Cooperative Housing)** use / change of use of land from **Residential Zone** to **Commercial Housings (Flats, Apartments, Housing Complex, plotted development excluding Cooperative Housing)** development for land area of **2549.52** square meter at **Asansol** Plot No.(R.S.) **2125,2155**, and Plot No.(L.R.) **2429**, and Khatian No.(R.S.) **0**, / Khatian No.(L.R.) **1834,1833**, in sheet No. *** Holding No. *** within Ward No. 9 Old , Municipality Asansol Municipal Corporation , Mouza Narasinghaband , J.L. No. 21 under **Hirapur** Police Station. He / She is hereby informed that the development / institute / change of use of his / her land within Zone No. *** as per Land Use Development and Control Plan (LUDCP) prepared and published by the **Asansol Durgapur Development Authority** under section 38(3) of the West Bengal Town & Country (Planning & Development) Act, 1979, where Present Land Use of the proposed parcel of land under reference is **Residential Zone** as per Land Use map & Register (LUMR) published by **Asansol Durgapur Development Authority** under section 29 (6) of the West Bengal Town & Country (Planning & Development) Act, 1979 and the development / institute / change of use as proposed is compatible with the LUDCP. The development charge as leviable under the said Act for the proposed development / institute of change of use has paid vide money receipt No. **4115594563224** dated **10-Jun-2024** amounting is **254952.00** and further no such development charge is leviable.

With reference to the application mentioned above, the **Asansol Durgapur Development Authority** does not have any objection for the development of the schedule of land for **Commercial Housings (Flats, Apartments, Housing Complex, plotted development excluding Cooperative Housing)** purpose, as stated below subject to the following condition:

- 1) Application for conversion must be made by the applicant before the competent authority U/s 4C of the West Bengal Land Reforms Act, 1955 as amended up to date.
- 2) The permission of Development is also without prejudice 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 as amended up to date.
- 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.



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