



PRADHAN NAGAR, SILIGURI - 734003

Memo No. : 12559/SJDA

Date : 16-Feb-2024

To,

1.Sri Nihar Kanti Sarkar, 2.Sri Dhiraj Sarkar, 3.Sri Pradip Sarkar, 4.Sri Himadri Sarkar, 5.Sri Sekhar Sarkar, 6.Smt. Pratima Sarkar (Chowdhury),.

Rani Rashmoni Road, Deshbandhu Para, P.O. & P.S.- Siliguri, Dist.- Darjeeling.

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

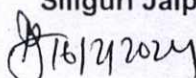
In reference to his / her application dated 26-Jul-2023 (0701/SIG/PLNG/SJDA/2023) on the subject quoted above, the proposed institution of **Residential(Residential Bldg)** use/change of use of land from _____ to _____ development for land area of 278.10 square meters (Site Plan enclosed) at **Siliguri Municipal Corporation C.S. / R.S. /L.R Plot No 2626 (L.R) 12170 (R.S)** ,In Sheet No. **NA (L.R) 20 (R.S)** Holding No. _____ within Ward No. **29 (S.M.C.)** Mouza **Siliguri Municipal Town (JL NO. -088)** _____ under **Siliguri 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. 01/08/03** 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/0161/2024** dated **12-Dec-2023** / 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 Regulations as applicable.


Chief Executive Officer,

Siliguri Jalpaiguri Development Authority


16/2/2024

Contd to Page 2

**RECEIPT**

Receipt No. : RC/0161/2024

Date : 12/12/2023

Challan No. : 1702/PLNG/SJDA

File No. : 0701/SIG/PLNG/SJDA/2023

Mouza : Siliguri Municipal Town

Owner Name : 1.Sri Nihar Kanti Sarkar, 2.Sri Dhiraj Sarkar, 3.Sri Pradip Sarkar, 4.Sri Himadri Sarkar, 5.Sri Sekhar Sarkar, 6.Smt. Pratima Sarkar (Chowdhury).

Description	Amount
Development Charges	3,615.00

Payment Mode : Cheque / RTGS

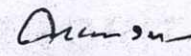
Total Amount : 3,615.00

Total Amount In Words : Rupees Three Thousand Six Hundred Fifteen Only

Cheque/DD No. : 23346404454

Bank Name : INDIAN BANK

Branch Name : SLG


Signature of Authorized Officer