

Office of the Rajarhat Panchayet Samity
Rajarhat : North 24 Parganas

Memo No: - 453 / RPS

BP: - 535

Date: - 05.03.2025

To,

VINAYAK REALTECH PROPERTES LLP.

Kalikapur, Patharghata Gram Panchayat

Rajarhat Panchayat Samity,

North 24 Parganas.

SUB: Regarding Approval of proposed G+4 storied Residential Building plan of "VINAYAK REALTECH PROPERTES LLP (Project Name: RAJHANS)", at Mouza- Kalikapur , J.L. no. 40, R.S & L.R. Dag no. 864, L.R. Khatian no.1270, P.S- Rajarhat, under Patharghata G.P. Rajarhat Panchayet Samity, North 24 Parganas.

Ref No: MEMO no:930/(N)ZP , Dated:04/02/2025 & MEMO no:1004/(N)ZP, Dated:18/02/2025,
ii)MEMO No:380/RPS,Dated:25.02.2025

Sir,

In connection with the above mentioned subject it is hereby informed to you that the proposed G+4 storied Residential Building plan of "VINAYAK REALTECH PROPERTES LLP (Project Name: RAJHANS)", has been approved by this Panchayat Samity under the NEW TOWN KOLKATA Planning area (Building) Rules, 2014 read with the West Bengal Panchayat (Panchayat Samity Administration) Rules, 2008 .

It is also requested to inform the undersigned about **Project Registration / Agent Registration with WBRERA in accordance with section 3(2)(a) of Real Estate (Regulation and Development) Act,2016** and commencement *of the said construction* in accordance with section 11 of NEW TOWN KOLKATA Planning area (Building) Rules, 2014. Notice for *completion of work up to Plinth Level* must also be given in accordance with section 13(1) of NEW TOWN KOLKATA Planning area (Building) Rules, 2014. *Further work shall only be taken up after getting necessary direction from the sanctioning authority in accordance with section 13(2) of NEW TOWN KOLKATA Planning area (Building) Rules, 2014., Failure to do so may result in non granting of Completion cum Occupancy Certificate in future* and also ensure to deposit the actual amount of CESS to the concerned authority in due time.

Project Registration / Agent Registration with WBRERA may be done within six months from the date of approval; otherwise the approval plan may be cancel without farther notice from this office.

Approval is accorded subject to the fact that your project should not obstruct the natural flow of existing drainage system of the surrounding area as well as passage of rain water.

This is to inform you that an amount of Rs.1,27,203/- and Rs.1,56,482/-deposited by you through NEFT /IMPS on 27.02.2025&28.02.2025 has been credited to our A/C No – 922020041830946, A/C holder Name – EO RAJARHAT PANCHAYAT SAMITY A/C BUILDING PLAN FEE, IFSC Code - UTIB0002121.

It is also requested to receive the approved Building plan from this Office as early as possible.

Thanking you,

Memo No: 453 /RPS

Copy forward for information to:

1. Additional Executive Officer, North 24 Parganas
Zilla Parishad
2. Sabhapati, Rajarhat Panchayet Samity

Yours faithfully



Executive Officer

Rajarhat Panchayet Samity

Monika
JE-RHP