

PCB CONSTRUCTION

145, Putiary Panchanantoal Road, Kolkata - 700041

+91-99030 99481 / 9163506822 / 7003113718

Ref. No. :-

Date :- 10-06-2026

To
The Authority
West Bengal Real Estate Regulatory Authority (WBRERA)
Calcutta Greens Commercial Complex (1st Floor)
1050/2, Survey Park
Kolkata – 700075

Subject: Clarification regarding AAI Height Restriction for Project "TWIN TOWER-II"

Respected Sir/Madam,

This is for your kind information that our project, "TWIN TOWER-II", is situated at Premises No. 56A, Sodepur Road, Ward No. 122, Borough No. XIII, P.O. & P.S. Haridevpur, under Kolkata Municipal Corporation, Kolkata – 700082, West Bengal.

The geographical coordinates of the project site are approximately as follows:

Latitude: 22°48'79" N

Longitude: 88°33'28" E

As per the Colour Coded Zoning Map (CCZM) applicable to the project area, the permissible top elevation is specified as "113 meters AMSL (Above Mean Sea Level) or below". This means that the highest point of any structure, including lift machine room, water tank, parapet wall, antenna, and other appurtenant structures, should not exceed 113 meters AMSL.

The ground elevation of the project area is generally in the range of 8–10 meters AMSL. Considering a ground elevation of 10 meters AMSL, the permissible building height above ground level would be approximately 103 meters (113 m – 10 m = 103 m).

The proposed building height of the project is only 14.50 meters plus ground level, which is substantially below the permissible height limit indicated in the CCZM.

Accordingly, the proposed structure is well within the prescribed height restrictions applicable to the area and does not exceed the permissible top elevation specified in the CCZM.

This submission is made for your kind consideration and record.

Thanking you.

Yours faithfully,

PCB CONSTRUCTION


Partner