

Government of West Bengal  
Office of the Block Land & Land Reforms Officer  
মগরাহাট-১, দক্ষিণ ২৪ পরগণা



Certificate of Conversion

Memo : NO- 581 / BL&LRO / MAG-1 / 2024 Date : 20/11/2024

To

নাম: ফ্যাব্রিক এগ্রোটেক প্রাইভেট লিমিটেড

পিতা/স্বামীর নাম: পক্ষে প্রতিনিধি

ঠিকানা: 4/1 মিডিলটন স্ট্রীট

P.S.: উস্তি

District: দক্ষিণ ২৪ পরগণা

Sub: Order allowing Change, conversion or alteration of mode of use of land.

Ref: His/Her application dated: 18/10/2024

In terms of the provision laid down in sec 4C of the West Bengal Land Reforms Act, 1955 as amended up to date read with the provision of Rule 5A of West Bengal Land Reforms Rules, 1965 permission is hereby accorded to him/her for change, conversion or alteration of mode of use of land from one class to another as noted in the schedule-I below with effect from 20/11/2024, subject to the terms and condition as noted in schedule-II.

**Schedule-I**

(Schedule of Land for which conversion is allowed vide case no. CN/2024/1621/253)

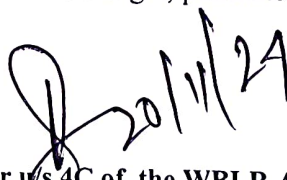
Mouza With JL No. & PS	Khatian No.(LR)	LR Plot No. Noted in the Deed	New Plot No. (after creation of Bata if any)	Share	Area (in Acres)	Classification as per ROR	Classification for which permission accorded
গাঁদুয়া, 69, উস্তি	911	346		3207	0.0400	শালি	কমার্সিয়াল বাস্তু
গাঁদুয়া, 69, উস্তি	911	347		3207	0.0400	শালি	কমার্সিয়াল বাস্তু

**Schedule – II**

**(Terms and conditions for conversion)**

- This permission for conversion is without prejudice to any of the provisions of chapter IIB of West Bengal Land Reforms Act, 1955 and any of the provisions of sub section(3) of section 6 of the West Bengal Estate Acquisition Act 1953.(West Bengal Act I of 1954)
- This permission for conversion is also without prejudice to any provision of the Urban Land (Ceiling and Regulation) Act, 1976 (Act 33 of 1976) & the Town & Country (Planning & Development) Act, 1979, if these are applicable to the land involved.

- c) This permission for conversion is also without prejudice to any provision of the East Kolkata Wetlands (Conservation and Management) Act, 2006 (West Bengal ACT VII of 2006) where the land is situated within the areas of East Kolkata Wetlands as defined in the East Kolkata Wetlands (Conservation and Management) Act, 2006 (West Bengal ACT VII of 2006).
- d) Where the object of change or conversion is to use the land for a purpose for which approval or license from an appropriate authority is necessary, the order directing change, conversion or alteration is subject to obtaining such approval or permission or license from such authority as soon as the order granting change or conversion as sought for is made.
- e) Where the application relates to permission for change, Conversion or alteration of any land having water body, the order allowing change, conversion or alteration is subject to creation of compensatory water body of equal or larger size of such water body within a period of 90 days from the date of issue of the order granting change, conversion as sought for is made.
- f) This permission of conversion will stand revoked if the land is found already acquired under any proceedings of Land Acquisition Act or any other Act.
- g) This permission for conversion is subject to the approval of the Competent Authority under the West Bengal Trees (Protection and Conservation in Non-Forest Areas) Act, 2006 wherever applicable.
- h) This permission for conversion will stand revoked if there is any violation of the provision of prevailing laws enforcing prevention of environmental pollution affecting public health in general of the locality at any point of time.
- i) This permission of conversion will also stand revoked if the land is used for other than the purpose for which permission is given.
- j) The Land Revenue shall be determined as per sec. 23 of amended WBLR Act.
- k) This conversion certificate is issued in accordance with the notification bearing no. 4296-LR/1A-05/07 GE(M) dated 17.09.2009 of the Commissioner General, Land and Land Reforms Deptt and Addl Chief Secretary to the Govt of West Bengal, published on 24.09.20096 in the Kolkata Gazette, Extraordinary.

  
Collector u/s 4C of the WBLR Act, 1955  
&  
Block Land & Land Reforms Officer  
Mugrahat-I, South 24 Parganas  
Block Land & Land Reforms Officer

Dated: 20/11/2024

Memo  
No:

- (i) The RI, of the for information and taking necessary action.  
(ii) Office copy of the certificate to be kept with the relevent case Record

**Block Land & Land Reforms Officer**