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PART I—Orders and Notifications by the Governor of West Bengal, the High Court, Government Treasury, etc.

GOVERNMENT OF WEST BENGAL
URBAN DEVELOPMENT DEPARTMENT

M. D. Branch

“Nagarayan”, DF-8, Sector-I, Bidhannagar, Kolkata-700 064

No. 1722-UD/O/M/SL(AL/NR)/8L-8/2004(pt.)

Kolkata, the 6th May, 2005.

NOTIFICATION

It has come to the notice of the Government of West Bengal that quite a good number of industrial plots in Sector-V and commercial plots in Sector-V and outside Sector-V of Bidhannagar are lying unutilised even after the delivery of possession of the said plots to the lessees were made long ago. It has also come to the notice of the Government that a good number of such industrial and commercial plots with industrial/commercial units are lying unused in Sector-V and outside Sector-V of Bidhannagar.

2. While examining the reasons for such a situation, it has been found that many of the lessees have failed to utilise the plots of land allotted to them because the project for which the land was allotted has now become outdated and economically unviable. Many of the lessees approach the Government for permission to change the project for which the plots were allotted to them. The Government deals with such proposals case by case according to their merit.

3. In order to streamline the entire process and to ensure that all the unutilised industrial and commercial plots of land and industrial and commercial lands with industrial/commercial units are put to effective use, the Governor has been pleased in terms of clause 2(9) of the lease-deed to order that the Government of West Bengal in the Urban Development Department shall allow the lessee or a transferee of leasehold right to change his old project for which the land was allotted to him/her subject to the observance of the formalities mentioned hereinbelow.

4. The lessee of a land or a transferee of leasehold right of a land in Bidhannagar industrial and commercial plots, if they intend to change the original purpose of allotment, shall have to apply to the Government seeking such permission. The Government of West Bengal in the Urban Development Department shall examine the proposal and if it is found suitable, shall allow such change of purpose subject to payment of fees at the following rates and execution and registration of a deed of rectification to the original lease-deed following the usual rules of registration of the Government:

- (i) Rs. 10,000/- (Rupees ten thousand) only per cottah if an I.T. related project is proposed;
- (ii) Rs. 20,000/- (Rupees twenty thousand) only per cottah for non-I.T. projects.

In no case any concession of registration fees shall be allowed.

5. The Governor is also pleased to order that in this case the character of the land (industrial/commercial) shall have to be retained and cannot be changed.

6. The Governor has further been pleased to order that for each subsequent change of purpose all the terms and conditions and the procedure as mentioned in this notification shall apply.

By order of the Governor,

K. S. RAJENDRA KUMAR,
Principal Secretary to the Govt. of West Bengal.