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

**DIGHA SANKARPUR DEVELOPMENT AUTHORITY**

**P.O.— Digha, Dist – Purba Medinipur**

**Pin – 721428**

Memo No. 1712/XXX-49/DSDA/2015

Dated, Digha, the 20th March, 2015.

**PUBLIC NOTIFICATION**

In pursuance of provisions contained under section 38 of the West Bengal Town & Country (Planning and Development) Act, 1979 it is hereby notified for information of all concerned that the amended Land Use and Development Control Plan for part Planning Area (comprising 42 nos. of Mouzas) under Digha Sankarpur Development Authority has been prepared by the Authority and the same may be inspected at the following office/places from 11.00 A.M. to 4.00 P.M. on any working day following the publication of the Notification. The said amended Land Use and Development Control Plan has been approved under section 37 of the West Bengal Town & Country (Planning and Development) Act, 1979 by the State Government in Urban Development Department (Town & Country Planning Branch), Government of West Bengal vide memo no. 581-T&CP/C-2/1S-01/2012 dated 17.03.2015.

**Office/Place wherein LUDCP may be inspected**

1. Office of the Digha Sankarpur Development Authority at Old Digha, Purba Medinipur.
2. Office of the Urban Development Department (Town & Country Planning Branch), Nagarayan, DF-8, Sector-I, Salt Lake, Kolkata-700 064.

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# Amendment Land Use & Development Control Plan

**(LUDCP)**

**Digha Sankarpur Development Authority**

**Purba Medinipur, West Bengal**



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## 1.0 Background

DighaShankarpur Development Authority (DSDA) intends to revise the amendment Land Use and Development Control Plan for Old DighaShankarpur Planning Area. It has already accomplished the task of updating the existing land use database. PCI Software Pvt. Ltd., Kolkata, has been entrusted with the task of providing technical expertise for the amendment of Land use and Development Control Plan for DighaShankarpur.

DighaShankarpur Development Authority was initially constituted in the year 1990 with 16 nos. of mouzas as its planning area. Later on its area was extended upto 51 nos. of mouzas with 17220.04 acres of land as its planning area including Mandarmoni and Tajpur area. However this amendment LUDCP is covering only 13 nos of mouzas of Digha measuring 3231.99 acres and 29 nos mouza in Sankarpur area measuring 5520.63 acres total 42 numbers of mouzas with 8752.62 acres of land excluding Mandarmoni and Taipur area. Details of notification given below:

Notification No. & Date	Description	Reference
3445-T&CP/IC-6/89 dt. 28.11.90	West Bengal Town & Country Planning (Planning & Development) Act' 1979 came into force in the areas of 16 mouzas. relevant sections of T&CP Act. u/s 1 (3)	Annexure I
3446-T&CP/IC-6/89 dt. 28.11.90	16 mouzas declared as Planning Area.	
3447-T&CP/IC-6/89 dt. 28.11.90	Declaration of Digha Planning Area.	
4348-T&CP/IC-6/89 dt. 28.11.91	T&CP Act came into force for another 26 mouzas.	
4349-T&CP/IC-6/89 dt. 28.11.91	26 mouzas declared as Planning Area Extension of planning area.	
4350-T&CP/IC-6/89 dt. 28.11.91	Amalgamation of two Planning Area into One Planning Area (16+26)=42 mouzas.	
4351-T&CP/IC-6/89 dt. 28.11.91	Declaration of Digha Planning Area after amalgamation.	
4352-T&CP/IC-6/89 dt. 28.11.91	Rules/regulation/order if inforce shall apply to the newly areas of 26 mouzas.	
857-T&CP/IC-6/89 dt. 04.03.93	Declaration of Digha Development Authority.	
5319-TPCP/C-2/1P-5/2003 dt. 24.09.2003	Declaration of Digha Development Authority to DighaSankarpur Development Authority	

Memo No. 959(3)/XXX-48/DSDA/2013 dt. 23.10.2013	Public Notification at Newspapers for Amendment LUDCP	
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## 1.2 Chronological Development of Digha as Tourist Spot

Digha and Sankarpur is West Bengal's most popular sea resort and tourist spot located south west of Kolkata. It is 187 km from Kolkata and Described as the 'Brighton of the East best for a holiday. Digha has a low gradient with a shallow sand beach with gentle waves extends 7 kms in length.

The history of Digha as a seaside resort is not very old. During the 18th century, Digha village was under the "BirkulParganas". Digha is adorned by the virtue of her own natural beauty with the broad and vast blue sea and intoxicating rows of casurina trees overlooking the sea. Digha is famous for its beach which is considered as the finest hard beach of the world. Sir Warren Hasting called Digha beach as the "Brighton of the East".

In the recent time, Digha first came to knowledge of the people through Mr. J.F. Snaith, an English businessman who built a bungalow here during about 1939 and tried to popularise it through own endeavours. Afterwards, Digha caught the attention of Dr. B.C. Roy, the well renowned visionary and Chief Minister of West Bengal during 1950's who with his imagination took up all round development of Digha as a tourist spot and as well as to help the growth of a new township at this charming sea resort. What we now see and enjoy at Digha is, definitely, the positive result of imagination and attribution of Dr. Roy who is called the father of Digha.

## 1.3 Location

DighaShankarpur Planning Area lies in the South-Western corner of PurbaMedinipur District. It is a coastal tract adjoining Bay of Bengal in the south and bordering Orissa in the west. This Planning Area in PurbaMedinipur district of West Bengal is a potential tourism site in India extending from 87°29'21.05"E to 87°37'30"E longitude and 21°36'28.43" N to 21°41'59.52"N latitude. Digha is connected to Kolkata via SH-4, NH-41 and then NH-6. The alternative access to Digha is to travel along NH-6 up to Kharagpur and take the road to Digha via Egra and Depal (SH-5). With the opening of railway line between Tamluk and Digha under South-Eastern railway division, this

planning area now has a railway station namely Digha linking it by rail to Kolkata and Kharagpur and therefrom to the southern, northern and western part of India.



The revision of amendment Land Use and Development Control Plan had been proposed for the Old Digha Shankarpur Planning Area, the Area of Interest (AOI) covering 8752.62 acre hereafter called as Digha Shankarpur Planning Area. It comprises of Digha and Shankarpur area. The study area is bounded by Bay of Bengal on the southern side and land locked on other three sides. It has a total of 42 mouzas (out of which 5 mouzas are fully and 21 mouzas are partly under CRZ).

Sl No	Block Name	Name of Police Station	Name of Mouza	JL No	No of Sheets	Total Area of Mouza in Acres
1	Ramnagar - I	Digha	Padima	76	1	332.23
2	Ramnagar - I	Digha	Duttapur	77	1	114.46
3	Ramnagar - I	Digha	Paschim Gadadharpur	78	3	850.21
4	Ramnagar - I	Digha	Bhagibramhapur	79	1	96.64
5	Ramnagar - I	Digha	Champaboni	80	1	123.32
6	Ramnagar - I	Digha	Palsandapur	81	1	83.71
7	Ramnagar - I	Digha	Ratanpur	82	1	90.82
8	Ramnagar - I	Digha	Jatimati	83	1	170.63

Sl No	Block Name	Name of Police Station	Name of Mouza	JL No	No of Sheets	Total Area of Mouza in Acres
9	Ramnagar - I	Digha	Bilamura	85	1	218.1
10	Ramnagar - I	Digha	Khadalgobra	86	2	533.78
11	Ramnagar - I	Digha	Jagadispur	87	1	145.56
12	Ramnagar - I	Digha	Ghersai	88	1	339.53
13	Ramnagar - I	Digha	Gobindabasan	89	1	133
14	Ramnagar - I	Digha	Somaibasan	90	1	85.42
15	Ramnagar - I	Digha	Gangadharpur	91	1	173.38
16	Ramnagar - I	Digha	Atili	92	1	94.84
17	Ramnagar - I	Digha	Jagaibasan	93	1	42.62
18	Ramnagar - I	Digha	Maitrapur	94	2	297.3
19	Ramnagar - I	Digha	Mirjapur	95	1	22.85
20	Ramnagar - I	Ramnagar	Jhaugeria	207	1	223.09
21	Ramnagar - I	Digha	PurbaMukukndapur	211	2	872.41
22	Ramnagar - I	Digha	Bagunadiha	212	1	316.33
23	Ramnagar - I	Digha	Digha	213	1	230
24	Ramnagar - I	Digha	Chhotobalarampur	214	1	42.08
25	Ramnagar - I	Digha	Raipur	215	1	98.93
26	Ramnagar - I	Digha	Jhawa	216	1	19.62
27	Ramnagar - I	Ramnagar	Kiyageria	217	1	38.1
28	Ramnagar - I	Ramnagar	Jamrashyampur	218	1	138.75
29	Ramnagar - I	Ramnagar	Lachhimpur	219	1	128.51
30	Ramnagar - I	Ramnagar	Dalbaldya	220	1	105.69
31	Ramnagar - I	Ramnagar	Panchadaria	221	1	77.69
32	Ramnagar - I	Ramnagar	DakshinBalarampur	222	1	145.96
33	Ramnagar - I	Ramnagar	Nilpur	223	1	85.5
34	Ramnagar - I	Ramnagar	Shankarpur	224	1	126.9
35	Ramnagar - I	Ramnagar	PurbaBirampur	225	1	62.43
36	Ramnagar - I	Ramnagar	Jashipur	228	1	280.9
37	Ramnagar - I	Ramnagar	Bodhra	234	1	306.57
38	Ramnagar - I	Ramnagar	Tengramari	235	1	268.26
39	Ramnagar - I	Ramnagar	Kaima	236	1	129.02
40	Ramnagar - I	Ramnagar	Chandpur	237	2	384.72
41	Ramnagar - I	Ramnagar	Bherichauli	239	1	92.29
42	Ramnagar - I	Ramnagar	Jaldha	242	2	630.47

## **2.0 Legal Framework**

### **2.1 Statutory Provision**

The revision of amendment Land Use and Development Control Plan had been proposed for the Digha Shankarpur Planning Areas per provision under section 40 of The West Bengal Town & Country (Planning and Development) Act, 1979 and subsequent amendments thereon.

This document, including the schedules and diagrams, may be called "The Land Use and Development Control Plan (Revision/Amendment) for the Digha Shankarpur Planning Area".

This shall apply to the whole of the Digha Shankarpur Planning Area.

### **2.2 Provision Under the Act**

The West Bengal Town & Country (Planning & Development) Act, 1979 provides the basis for preparation and amendment of Land Use and Development Control Plans and procedure for their statutory approval.

The act suggested that:

**2.2.1** A Planning Authority or Development Authority shall, within two years of the declaration of a Planning Area, prepare a plan which will be called the amendment Land Use and Development Control Plan, for the Planning Area and forward a copy thereof to the State Government:

However, the concerned authority may prepare the plan in respect of any portion of the Planning Area, but the plan in respect of the entire Planning Area shall be completed within a period of three years or within such time as the State Government may from time to time extend.

The amendment Land Use and Development Control Plan in any area shall be a written statement,-

- (a) Formulating the policy and the general proposals including maps of the Planning Authority or the Development Authority in respect of the development and general use of land in that area including measures for the improvement of the physical environment;
- (b) Stating relationship between these proposals and general proposals for the development and general use of land in neighbouring areas which may be expected to affect the area; and

- (c) Containing such other matters as may be prescribed or directed by the State Government.

A amendment Land Use and Development Control Plan in any area shall contain or be accompanied by such maps, diagrams, illustrations and descriptive matters as the Planning Authority or the Development Authority thinks appropriate for the purpose of explaining or illustrating the proposals in the plan and such diagrams, illustrations and descriptive matters shall be treated as parts of the plan.

The amendment Land Use and Development Control Plan may also-

- (a) (i) Indicate broadly the manner in which the Planning Authority or the Development Authority proposes that land in such area should be used;

- (ii) Indicate areas or buildings requiring preservation and conservation for historical, architectural, environmental and ecological and religious purposes;

- (b) Allocate areas or zones of land for use-

- (i) For residential, commercial, industrial, agricultural, natural scenic beauty, forest, wild life, natural resources, fishery and landscaping;

- (ii) For public and semi-public open spaces, parks and playgrounds;

- (iii) For such other purposes as the Planning Authority or the Development Authority may think fit;

- (c) Indicate, define or provide for--

- (i) The existing and proposed national highways, arterial roads, ring roads and major streets;

- (ii) The existing and proposed lines of communications, including railways, transports, airports, canals and linkage between towns and villages;

- (iii) The existing and proposed amenities, services and utilities, systems for water supply including improvement of lakes, rivers, fountains and the like, sewerage, drainage and waste disposal, generation and distribution of electric power and distribution of gas, etc;

- (d) Include regulations (hereinafter called zoning and sub-division regulations) to control within each zone the location, height, number of storeys and size of buildings and other structures, the size of yards, courts and other open spaces and the use of buildings, structures and land and sub-division of land and the street alignments, set-back distances, embankments, constructional activities destroying natural scenic beauty and provide for amenities in hill areas and coastal areas and such other issues as may be considered appropriate by the Authority;

(e) Locate cluster of villages and huts and designate land for hats, markets, cottage industry, livestock, pasture festivals, fairs, melas and like community facilities and conservation of trees and forests;

(f) Indicate areas or zones for catchment, soil conservation, and plantation, unsafe for any construction, subsidence for any reason including operation of mines, earthquake prone area and control of natural disaster.

Explanation.--The expression "mine" has the same meaning as defined in the Mines Act, 1952 (35 of 1952);

(g) Designate land as subject to acquisition for any public purposes.

### **2.2.2 Approval of the State Government to the publication of notice of preparation of Amendment Land Use and Development Control Plan**

As soon as may be after the amendment Land Use and Development Control Plan has been submitted to the State Government, but not later than the time prescribed, the State Government shall direct the Planning Authority or the Development Authority to make such modifications in the Land Use and Development Control Plan as the State Government thinks fit and thereupon the concerned authority shall make the modifications.

### **2.2.3 Public notice of the preparation of the Amendment Land Use and Development Control Plan**

- (1) After the modifications, if any, the Planning Authority or the Development Authority shall publish a public notice in the Official Gazette and in one or more local newspapers, of the preparation of the amendment Land Use and Development Control Plan and the place or places where copies of the same may be inspected, inviting objections in writing from any person with respect to the amendment Land Use and Development Control Plan within a period of sixty days from the date of publication of the public notice in the Official Gazette or from the date of publication of the public notice in the newspaper, whichever is later.
- (2) The notice of preparation of the amendment Land Use and Development Control Plan as provided under the preceding sub-section, shall, notwithstanding anything contained in the Land Acquisition Act, 1894 (1 of 1894), be deemed to be a declaration duly made under section 4 of the said Act.
- (3) After the expiry of the period mentioned in sub-section (1), the concerned authority shall appoint a Committee consisting of three of its members, to

consider the objections filed under sub-section (1) and submit report within such time as the Planning Authority or the Development Authority may fix in this behalf.

- (4) The Committee so appointed shall have power to invite any other person, and such a person shall have a right to take part in the discussions of the Committee relevant to that purpose but shall not have a right to vote at a meeting and shall not be a member for any other purpose.
- (5) The Committee so appointed shall afford a reasonable opportunity of being heard, to any person, including representatives of Government Departments, or local authorities who has or have filed any objection, and who has or have made a request for being so heard.
- (6) As soon as may be, after the receipt of the report from the Committee, but not later than such time as may be prescribed, the Planning Authority or the Development Authority shall consider the report and may make such modifications in the amendmentLand Use and Development Control Plan as it considers proper, and shall submit the Land Use and Development Control Plan with or without modifications together with the report of the Committee to the State Government.

#### **2.2.4 Approval of the State Government**

- (1) As soon as may be, after the receipt of the amendmentLand Use and Development Control Plan, together with the report of the Committee, but not later than such time as may be prescribed, the State Government may either approve the amendmentLand Use and Development Control Plan with or without modifications or return the amendmentLand Use and Development Control Plan to the concerned authority to modify the plan or to prepare a fresh plan in accordance with such directions as the State Government may issue in this behalf.
- (2) After modification in the plan or preparation of a fresh plan in accordance with the directions of the State Government under sub-section (1), the same shall be submitted to the State Government for approval and the State Government shall intimate its decision within such time of the receipt of the plan as may be prescribed.

### **2.2.5 Coming into operation of the Amendment Land Use and Development Control Plan**

- (1) Immediately after the amendment Land Use and Development Control Plan has been approved by the State Government, the Planning Authority or the Development Authority shall publish a public notice in the Official Gazette and in a local newspaper or newspapers, of the approval of the amendment Land Use and Development Control Plan and the place or places where copies of the amendment Land Use and Development Control Plan may be inspected.
- (2) The publication of the notice in the Official Gazette of the approval of the amendment Land Use and Development Control Plan shall, notwithstanding anything contained in the Land Acquisition Act, 1894 (1 of 1894), be deemed to be a declaration duly made under section 6 of the said Act.
- (3) The amendment Land Use and Development Control Plan shall come into operation from the date of publication of the aforesaid notice in the Official Gazette.
- (4) If the amendment Land Use and Development Control Plan contains zoning and sub-division regulations as referred to in clause (d) of sub-section (4) of section 31, it shall be the duty of the Corporation or the Commissioners of the municipality or any other local authority, within whose jurisdiction such area or zone is situate, to enforce such regulatory measures in supersession of the rules and regulations, if any, applicable to such area or zone.

### **2.2.6 References to High Court questioning the validity of the Land Use and Development Control Plan**

- (1) Within one month of the coming into operation of the amendment Land Use and Development Control Plan, any person aggrieved by it may make an application to the High Court questioning the validity of the amendment Land Use and Development Control Plan or any provisions contained therein on the following grounds:--
  - (a) that it is not within the powers conferred by this Act, or
  - (b) that any requirement of this Act, or any rules made thereunder have not been complied with in relation to the making of the amendment Land Use and Development Control Plan.
- (2) The High Court, after giving an opportunity to the authority concerned and the State Government to be heard,--

- (a) may stay, until the final determination of the proceedings, the operation of any provisions contained therein so far as it affects any property of the applicant; and
  - (b) if satisfied that the amendment Land Use and Development Control Plan or any provision contained therein is not within the powers conferred by this Act, or that the interest of the applicant has been substantially prejudiced by a failure to comply with any requirement of this Act or rules, may quash the plan or any provision contained therein generally or in so far as it affects any property of the applicant.
- (3) Subject to the above provisions of this section, an amendment Land Use and Development Control Plan shall not, either before or after it has been approved, be questioned in any manner, in any legal proceedings whatsoever.

### **2.2.7 Amendment of Land Use and Development Control Plan**

At any time after the date on which the amendment Land Use and Development Control Plan for an area comes into operation, and at least once in every 10 years after that date, the concerned authority shall, after carrying out such fresh surveys as may be considered necessary, prepare and submit to the State Government an amendment Land Use and Development Control Plan for any alterations or additions considered necessary.

### **2.3 Power to Relax**

Notwithstanding anything contained in this amendment Land Use Development Control Plan, the Digha Shankarpur Development Authority may, for reasons to be recorded in writing and with the previous approval of the State Government, relax any provision of these regulations for dealing with a case in a just and equitable manner.

### **2.4 Objective of the Study**

To prepare a comprehensive, functional, implementable & enforceable land use plan with statutory back up as per the Town and Country Planning Act, 1979, and taking into consideration the existing laws/rules and regulations.

### **2.5 Scope of Work**

This plan will regulate land use and development activities. It will broadly follow the frame work of land use classification and developmental guidelines recommended

by UDPFI guidelines and modern concept of planning and development issues followed in the state & in India.

Contemporary zoning and land use classification techniques along with innovative development control mechanism to be adopted based on the past and current best practices across the country and abroad.

The planning process and formulation should be on scientific methodology, analysis and approach and it shall be prepared on digital based geo referenced base map.

It will cover all issues and aspects of planning and development at micro and macro level.

It should consider the environment aspects and optimum utilization of natural resources.

It should act as a tool for development permission u/s 46 and with specific rules & regulations and procedure for permission and should have a statutory back up and practical approach to preparation of projects/ schemes.

### **3.0 Project Planning & Implementation**

There are different stages for preparation of a conceptual broad zoning land use plan for the DighaShankarpur Planning Area. The stages include data collection from different sources, survey and analysis of survey data, ground verification and land-use updation among others. For effective data management and informed planning decisions, AutoCAD mapping platform was used all through the process.

#### **3.1 Overall Process**

The overall process for the preparation of a conceptual broad zoning plan is summarised below.

- a) Collection of Basic Maps from DSDA( Maps of Land-use, Mouza and Plot)
- b) Interaction with Local Authority
- c) Interaction with Local People
- d) Preparation of Inception Report
- e) Household survey and procurement of socio-economic data
- f) Preparation of Socio-economic Report.
- g) Collection of other relevant Information from various sources.

## 3.2 Data Collection

Data collection is split into data capture (direct data input) and data transfer (input of data from other systems).

Two main types of data capture are

- Primary data sources are those collected in digital format specifically for use in mapping.
- Secondary sources are digital and analog datasets that were originally captured for other purposes and need to be converted into a suitable digital format for use in mapping.

The processes of data collection are also referred to as data capture, data automation, data conversion, data transfer, data translation, and digitizing.

### 3.2.1. Source of Information/ Map/ Data

Following table outlines the data that was collected from different sources.

Features	Source
Plot boundary, Mouza boundary	Village Map, Mouza Map / LR Data from DSDA
Project Boundary of AOI (Area of Interest)	DSDA Information/ Map
Land Use	Total Station Survey map from DSDA
Major Location, POI (Point of Interest)	GPS Survey

## 3.3 Work Progress

Initially a meeting was held with DSDA officials regarding the preparation of map and updating of ELUM&R (Existing Land Use Map & Register) in August 2013 and the final agreement for revision of LUDCP of DighaShankarpurPlanning Area was signed in January 2014. After acceptance of the existing land use data of the Planning Area, the socio-economic survey process was initiated by DSDA and outsourced to Social Physical Environmental Consultants.

For field verification of existing land use data in July 2013. Final updation of existing land-use was carried out with the help of collected field survey data. With a thorough understanding of the Area of Interest, an inception report for the DighaShankarpurPlanning Area has been prepared and submitted to DSDA.

The socio-economic survey data of the planning area has been accepted after necessary correction.

Information required for different aspects were collected from different local authorities. Several interactions with the authorities were held to procure the information. Data on the proposed DighaShankarpurBeach development was collected from Institute for Environmental Studies and Wetland Management, Kolkata. Master plans (Sewerage, Drainage, and Water Supply) and other development plans of DighaShankarpur were collected fromDSAD. Finally the information is transferred, edited, and evaluated in maps. With adequate knowledge regarding previous and future proposals, a conceptual broad zoning land use plan forDighaShankarpur Planning Area is prepared.

#### **4.0 Area of Interest**

DighaShankarpur Planning Area (DSPA) is situated in the East Midnapore district of West Bengal The Study Area is bounded by Bay of Bengal on the southern side and land locked on other three sides. The total area of the Planning Area is 8752.62 acres.

#### **4.1 Administrative Units**

The Planning area includes DighaShankarpurplanning area (42 mouzas) includes Dighaarea (13 mouzas) and Shankarpur area (29 mouzas). A basic outline of the administrative units within DSDA is given in the below:

<b>Classification</b>	<b>Description</b>
District	PurbaMedinipur
Police Stations	Digha and Ramnagar
CD Block	Ramnagar-I
Gram Panchayats	Padima-I, Padima-II &Talgachari-II
Mouzas	42
Inhabited Mouzas (2011)	35
Uninhabited Mouzas (2011)	7
Total Population (2011)	47999
Urban Area	Nil

## **5.0 Present Facilities in DSDA Area**

### **5.1 Water Supply**

Underground source is the only source of drinking water at Digha at present. There are three deep tube-wells managed by PHE Department with a capacity of 2,72,400 liters which may meet the need of water demand of Digha (2125 KLD). The safe drinking water pipelines have been adequately laid throughout Digha. However, house-to-house connections are not satisfactory due to inadequate awareness of the local people. Most of the hotels and private houses have installed tube wells for obtaining water for drinking and other uses. Several areas receive water supply from the community tube wells of PHE Deptt., which are provided to them.

However, the mouzas in Shankarpur area are devoid of any planned safe water drinking facilities. The people residing in those areas have to depend mainly on tube wells.

### **5.2 Power Supply**

Digha gets its power mainly from the WBSEDCL. All the hotels, lodges, offices and residences are well connected by electricity. The road illumination and beach lighting are also satisfactory. Though the position of power supply is somewhat adequate, the low voltage and intermittent power failures cause problems at times. Voltage fluctuations sometimes cause much trouble to both the tourists and local people. Some measures have been advocated amongst which a sub-station at Digha is the most important. Land for the new sub-station at Digha has already been identified and the implementation of the same will be taken up by WBSEDCL in near future. Shankarpur gets its power supply from Ramnagar substation.

### **5.3 Sewerage System**

The Public Health Engineering Department of Govt. of West Bengal has already prepared a comprehensive Master Sewerage Scheme for Digha Township. The scheme envisages transportation of wastewater, treating the same and discharging the wastewater after treatment into the sea. 80% of the scheme has already been implemented and the remaining 20% remains to be completed. The treatment plant is yet to be constructed to make the plant operative. The open

drainage system is the only way to carry the waste water to the open sea. The hotels also violate the regulations set by the State Environment Department by disposing their sewage without treatment. The presence of coliform bacteria is in an alarming level throughout the beach of Digha and is harmful for the tourists also.

#### **5.4 Solid Waste Disposal**

This is one of the most neglected, yet critical, necessity to ensure control of environmental pollution and undesirable visual impact in tourist spots. Garbage vats and garbage bins have been constructed in Digha and Shankarpur. Existing practices of solid waste management at Digha suffer from the following shortfalls -

- No segregation of solid waste is practised in residential houses
- No house-to-house collection service
- In certain specific areas street sweepings are carried out by engaging labours. They use hand operated wheel burrows for collection of solid waste
- Vats have been constructed for storage of solid waste
- Solid wastes are not regularly collected from vats
- Solid waste is disposed off by uncontrolled open dumping
- A pilot vermiculture unit was constructed for conversion of organic waste to compost. Though presently the unit is not functioning.

In Shankarpur area no solid waste management system has been developed.

#### **5.5 Storm Water Drainage**

There is no comprehensive storm water drainage system at Digha – Shankarpur area. The storm-water drainage system, consisting of pucca and kutcha drains, carrying surface run-off mixed with sullage, empty itself on the beach, thereby causing pollution of the beach.

#### **5.6 Beach-Cleaning and Beautification**

The presence of tourists in large numbers on the beach has led to the unwanted and mostly unauthorized growth of tourist facilities/services like tea stalls, eateries, handicraft shops, horse riding, etc. thereby leaving a large amount of solid wastes which ultimately finds its way to the Bay of Bengal and thereby increases the sea pollution.

## **5.7 Erosion of the Beach**

Erosion of the beach around Digha-Shankarpur area has been a cause of worry for the Administration. A Monitoring Committee has been constituted by the Irrigation Department, GOWB to solve this problem. Some of the causes of beach erosion in

Digha-Shankarpur region have been assumed to be as below:

- I. Paucity of sand supply at the coast,
- II. Storm surges during high tide in monsoon and post monsoon months,
- III. Oblique wave approach (angle less than 50)
- IV. Relative sea level rise

## **5.8 Livelihood Activities**

The people residing at DSDA region are mainly dependent on fishing, aquaculture, tourism and handicrafts. To improve the livelihood activities of the local people, it is necessary to provide training to them so that they may diversify into other fields. To facilitate livelihood activities at DSDA region, a centre for handicrafts, tourism and capacity building may be built with adequate training facilities and production-cum display centre.

## **6.0 Nature of development of the study area**

### **6.1 Tourism**

Digha's economy is primarily dependent on tourism sector. Digha is West Bengal's most popular sea resort and tourist spot located south west of Kolkata. Digha has a low gradient with a shallow sand beach with gentle waves extends 7 kms in length. In Digha sea starts about a mile away from the start of the beach. The scenic beauty of this place is charming and luring.

The entire stretch of the Digha sea face from Old Digha to New Digha is filled with casuarina plantations, which looks beautiful. Tourists come here and bath in the sea, stroll by the beach along the casuarina trees and enjoy the sights and scenes offered by this magnificent stretch of sea. Since it is one of very few popular beaches in West Bengal, it gets overcrowded, especially during the cooler winter break.

New Digha is the newer section of the town with the beach that is suitable for a holiday. In addition to charming beach and several hotel, The latest attraction of new digha is the Science Center established by the National Council of Science Museums. The Centre offers a wide variety of mechanisms to make science an enjoyable learning experience. A fun glass measures individual height. A skeleton gives company for bicycle racing. An Eskimos' Igloo turns out to be a planetarium. Also in the enclave is the Centre's Science Park, which offers entertaining educational opportunities. A park representing the Jurassic Age has also been built at the Centre. The Asia's largest Marine Aquarium, which is opposite the hospital in Digha.

There is a small park with a lake called Amravati lake where you can enjoy a boat ride. Near lake has a Deepak Mitra's Snake Farm, A newly built toy train park which is an added attraction.

Another popular sea resort near digha is sankarpur Beach. It is a twin beach of Digha, around 14 km from Digha, along the Digha-Contai Road. Shankarpur has to its credit all the advantages of Digha, minus the crowd. Casuarina groves by the side of a gentle sea and good climate round the year make it a popular beach destination. Apart from the long, tree-lined beach, the main attraction is the Shankarpur Fishing Harbour Project. This beach is mostly empty except on weekends. The mornings are cool, when fishermen can be seen hauling their huge nets out of the sea. The morning sun reflecting on the sea waves in the east, and the local fish-boats on the coast offer excellent photographic opportunities.

## **6.2 Fish and Fisheries**

Digha is the largest fish landing centre of West Bengal. The marine fish catches from this point meet the demand of different market of the state especially of Kolkata and Howrah. Fishes inhabiting the coastal water of Digha are a treasured resource both in term of their utility as food and as materials for scientific study. Digha has a potential coastline of about 10 Km which offers scope for more effective exploitation of marine fishery resources.

Mohona Fish Market is on the upper end of the Old Digha Beach at 21°37' 49"N 87°32' 34"E towards the upper ends of the Old Digha Beach is Digha town of West Bengal State in India. All things are outright fishy in this Mohona Wholesale Fish Market where

many varieties of fish are traded whole sale and retail. Although this place has a distinct odour it also has its own charm - a chef and a sea-food lover s delight! Fried fish is a hot favourite among tourists on the beach.

At dawn the whole fish market suddenly comes alive and crowded and noisy with boisterous fisher-folk bringing in their catch in large containers and displaying them for sale. The whole market - which is a pretty large predominantly, supplies fish to Kolkata city through refrigeration and rapid transport. In some corners of the market, fish are sold on retail for the seafood lovers who want to buy smaller quantities for cooking at home. Typically, tourists buy different kinds of fish each day and ask their respective Tourist Lodges or Hotels or the shacks on the beach to cook it for them and they carry it to the beach where they relax in the sands and enjoy the fish. And as with all old news and fish, the seafood becomes stale if not consumed the same day or if it is not frozen in chillers. Hence consume the fish fresh.

### **6.3 Cashew Nut**

Cashew nut is another natural resource of Digha. There is a cashew nut farm nearly on the Bengal – Orissa border. Digha is a major location where cashew nuts are sold. Digha markets are full of cashew nut sellers and also cashew nuts are cheaper here than other places in West Bengal.

### **6.4 Agriculture**

It has been found that the area is predominantly agricultural area the eastern part of the region, known as Sankarpur region is predominantly occupied by agriculture other rural activities. Though limitation of this region is occupied by government lodges and ice factories. The land is rich and well supplied by irrigational water through canals and numbers tanks, scattered in this area agriculture is predominant in the western part along northern fringes of DSDA area. Plantation agriculture is found in this area paddy is the main crop.

### **6.5 Forest**

The forest prevents sea erosion and is mainly found in the western part of the PaschimGobardhanpur excluding some part is entirely covered with forest. Presently under ICZMP project funded by World Bank incentive for new plantation are being taken by department of forest and environment, Govt. of West Bengal.

## 6.6 Industry

The area has no major industry. Fishing is the main industry here. Some ice factories relative to fishing industry are located along the DighaContai road near Alankarpur and Sankarpur. Public utility includes hospitals, educational institution, administration and communication functions.

## 6.7 Connectivity

### 6.7.1 Road

Digha is connected to Kolkata via SH-4, NH-41 and then NH-6. The alternative access to Digha is to travel along NH-6 up to Kharagpur and take the road to Digha via Egra and Depal (SH-5). Tourists from other parts of the State like Bardhaman, Durgapur, Asansol, Bankura, Birbhum and Purulia and beyond come to Kharagpur by State Highways and major roads making Kharagpur (falling in PaschimMedinipur district) an important hub for visitors to Digha in PurbaMedinipur district.

### 6.7.2 Rail

With the opening of railway line between Tamluk and Digha under South-Eastern railway division, this planning area now has a railway station namely Digha linking it by rail to Kolkata and Kharagpur and therefrom to the Southern, northern and western parts of India.

#### **Followings Train services are available from Digha:**

1. *Digha to Howrah (Tramralipta, Kandari&Duranta Express) Daily*
2. *Digha to Santragachhi (Local) Daily*
3. *Digha to Puri (SamudraKanya SF &DighaPuri Express) Thursday & Sunday*
4. *Digha to Asansol (DighaAsansol Express) Sunday*
5. *Digha to New Jalpaiguri (Paharia Express) Saturday*
6. *Digha to Vishakapattam (DighaVishakapattam Express) Friday*
7. *Digha to Malda (DighaMalda Town Weekly Express) Thursday*

### 6.7.3 By Air

NetajiSubhas Chandra Bose International Airport (Dum Dum) near Kolkata is the nearest airport for this Planning Area. The airport is about 200 kms. by road from Digha.

### 6.8 Issue of consult

- **Water supply:**Quantity and quality of water is not satisfied as a developing tourist spot 100% connectivity to hotel and privets house is required. Installation of drinking water facility at beach and other area is also needed.
- **Power supply:** Low voltage and intermittent power failure need to be address.
- **Sewerage:** Waste water tenement plant and cover drainage system is to be implemented though drainage master plan.
- **Solid waste management:** Segregation, reclining, reused of solid waste is to be taken up by adapting proper solid waste management plan.
- **Storm water drainage:**Strom water drainage though detention tank rain water harvesting is to be implemented specially in the commercial zone (Hotel and resort).
- **Beach cleaning and beautification:** Initiative for tourist beach cleaning and beatification should be planned integrating proper tourist facilities and services.
- **Livelihood activities:** Proper utilization of location resources as fishing, tourism and handicraft with training facilities and production cum display centre.

### 7.0 Climate of Digha

Climate is considered to be an important element of the planning and design of any township, particularly, where tourism is the dominating activity. In this coastal belt, the climate, inspite of recent urbanization in the area, is still pleasant in comparison to that in other places of West Bengal. The salubrious climate of this coastal belt is the prime factor which is responsible for development of Digha-Shankarpur region as beach resort for the holiday makers throughout the year. In the summer days (March to June) the temperature does not exceed 300C normally and in winter (November to February) it seldom falls below 200C. During the summer months, moderate wind blows from the south west and normally continues during themonsoon (June to October) and in winter season gentle breeze blows from north to northeast.The

monsoon, though stretched to nearly five months, generally starts in the 1st week of June and normally continues upto September and sometimes extends upto the middle of October, but the trend of maximum intensity of rainfall recorded in this area identifies the period between July to September. This period experiences comparatively thin tourist inflow and may be considered as a little dull season. The monsoon is generally associated with depressions which at times intensify to cyclonic storms. At the initial and recession stages of the monsoon, the occurrence of medium intensity storms with strong wind blowing from south east to south west is very common in this area. The occurrence of heavy cyclone, at least once in every alternate year, is a regular feature of this region. The high intensity cyclonic storms generally originate in the upper Bay of Bengal within 200 km to 500 km from the shore line during the pre-monsoon (April – May) or post monsoon (September – October) period. The record of temperature, humidity, rainfall etc. in different months in DSDA areas is given below.

#### Temperature, Humidity & Rainfall at Digha

Month	Temperature			Humidity		Rainfall	No. of Rainy Days in a Month (Avg.)
	Max.	Min.	Mean	Max.	Min.	(Avg. in mm)	
January	24	16	20	81	42	13.0	3
February	28	22	25	73	41	20.0	3
March	32	26	29	84	45	30.0	4
April	32	26	29	80	60	40.0	5
May	32	26	29	76	60	150.0	10
June	34	26	30	82	68	280.0	16
July	34	26	30	85	61	290.0	20
August	34	26	30	86	71	255.0	22
September	32	24	28	79	75	200.0	17
October	32	24	28	76	58	120.0	10
November	28	26	27	76	55	50.0	4
December	22	16	19	76	38	00.0	0

## 8.0 Demography

### 8.1 Demography features:

As per Census of India 2011 (Provisional) the Old Digha Shankarpur Planning Area has a population of approximately 47,999 and has a gross density of 6 persons per acres.

**Mouza-Wise Population within the Planning Area of Digha-Shankarpur Development Authority**

<b>Sl No</b>	<b>Name of the Mouza</b>	<b>JL No</b>	<b>Total Population as per 2001 Census</b>	<b>Total Population 2011 Provisional</b>
1	Padima	76	1311	1458
2	Duttapur	77	591	812
3	PaschimGadadharpur	78	348	588
4	Bhagibramhapur	79	812	970
5	Champaboni	80	746	1025
6	Palsandapur	81	116	210
7	Ratanpur	82	718	925
8	Jatimati	83	1767	2133
9	Bilamura	85	128	1516
10	Khadalgebra	86	4381	5344
11	Jagadispur	87	645	718
12	Ghersai	88	726	896
13	Gobindabasan	89	803	1007
14	Somaibasan	90	157	269
15	Gangadharpur	91	299	359
16	Atili	92	91	42
17	Jagaibasan	93	48	102
18	Maitrapur	94	1031	1204
19	Mirjapur	95	316	362
20	Jhaugeria	207	657	746
21	PurbaMukukndapur	211	2440	2766
22	Bagunadiha	212	Depopulated	Depopulated
23	Digha	213	Depopulated	Depopulated
24	Chhotobalarampur	214	Depopulated	1
25	Raipur	215	Depopulated	Depopulated
26	Jhawa	216	Depopulated	Depopulated
27	Kiyageria	217	Depopulated	Depopulated
28	Jamrashyampur	218	608	701
29	Lachhimpur	219	709	842
30	Dalbaldya	220	160	177
31	Panchadaria	221	253	337
32	DakshinBalarampur	222	107	130
33	Nilpur	223	Depopulated	Depopulated

SI No	Name of the Mouza	JL No	Total Population as per 2001 Census	Total Population 2011 Provisional
34	Shankarpur	224	464	545
35	PurbaBirampur	225	Depopulated	Depopulated
36	Jashipur	228	421	469
37	Bodhra	234	1496	1775
38	Tengramari	235	1231	1460
39	Kaima	236	246	248
40	Chandpur	237	1693	1944
41	Bherichauli	239	387	446
42	Jaldha	242	1807	2177

## 8.2 Present Flow of Tourists DSDA (Per day)

The present tourist flow to Digha (per day) has been estimated for different times of the year on the basis of (a) available hotel accommodations (b) data supplied by DSDA (c) data obtained during field survey and is indicated below.

### Weekends (Non-Seasonal)

Hotel Beds (max.) [12000 no. Beds : 75% Occupancy]	9000
Private Accommodation [2040 no. Beds 50%]	1020
Unaccounted for 20% of Permanent Population	4083
Total	14113

### Weekends (Seasonal)

Hotel Beds	12000
Private Accommodation	2040
Additional Beds in Hotels & Private Accommodation – 20%	2808
Unaccounted for 20% of Permanent Population	5104
Total	21952

### Weekends and Holidays (Seasonal – Peak)

Hotel Beds	12000
Private Accommodation	2040
Additional Beds in Hotels & Private Accommodation – 30%	2808
Unaccounted for:	
a) 25% of Permanent Population	5140
b) 25% of hotel and private accommodation	3510
Total	26866

It may be noticed that the tourist flow to Digha during weekends and holidays (seasonal-peak) is more or less at par with the present local population. Hence, the environmental hazards at Digha may mainly be attributed to the high tourist flow to that region. The future tourist flow to the region is likely to rise further due to –

- Declaration of Digha as international tourist spot by govt. of west Bengal.
- Development of tourist activities and amusement as a part of world bank funded project.
- Development of fisheries and other live hoodactivity.
- Construction of the proposed Coastal Road from Dighashankarpur to Digha and onto NH-60 at Belda (Proposed).

### 8.3 Present population characteristics

This section gives an overall idea of the demographic features of DighaShankarpur Planning Area as has been found from socio-economic survey and census data. Some of the parameters taken into consideration are language, religion, social background, age, sex etc. The demographic profile of Digha-Shankarpur area (2001) is given below:

Description	Nos./ Percentage
Population (2011)	47999
SC Population	6036
ST Population	246
Density of Population (no. per acres.)	5
Sex Ratio	934
Female Literacy	8652 (62.2%)
Male Literacy	11805 (79.3%)
Total Literacy	20457 (71.74%)

### 8.4 Employment Structure

Employment structure in DSDA area is given below:

Employment	Nos.
Total Workers	8730
Marginal Cultivators	481
Marginal Agricultural Labourers	626
Main Household Industry Workers	115
Other Workers	4779
Main Workers	6884
Main Worker Cultivators	975
Main Worker Agricultural Labourer	1015
Marginal Workers	1846

Marginal Household Industry Workers	47
Marginal Other Workers	692
Non-Workers	20068

## 8.5 Social Infrastructure

Education Facilities in Digha - Shankarpur is showing in Schedule-VI

Categories	Nos.
Primary Schools	23
Middle School	-
High School	-
Higher Secondary School	4
General College (Just outside DSDA area)	1

## 8.6 Healthcare Infrastructure

Medical Facilities Available in Digha – Shankarpur

Categories	Nos.	
	2001-02	2005-06
Hospitals	1	1
Health Centre	1	1
Total Beds	50	50
Doctors	5	5

## 8.7 Population projection for Amendment LUDCP

Attempts have been made to ascertain the population of the planning area in previous Development Plans.

For this we have collected data of population in deferent mouzas from 1991, 2001 & 2011 census. Therefore the flowing projection made in the outline of the development plan.

Year	1991	2001	2011	2021	2031
<b>Total Population</b>	25337	27713	47999	56345	67676

This projection made in the amendment LUDCP is estimation over the population. It majorly followed the projection made by exposition method in the amendment LUDCP.

The Planning Area had a population of 25337 in 1991 and 27713 in 2001. The population of Digha Shankarpur Planning Areas as a whole increased at a moderately low rate compared to the rate of growth of population of the East

Medinapur district as a whole. However the population growth has seen growth rate of 73.3% during census 2001 to 2011 as per provision census data for the year 2001.

## 8.8 Population Density

Digha development authority with 42 mouzas had come into force in the year 1991. The overall density of population increased from three persons per acre in 1991 to four persons per acre in 2001. By 2011 overall density of population rose to six persons per acre. By 2031 it is estimated the overall density of population will rise to eight persons per acre. An alternative measure of density is number of household per acre. Although, density of commercial area of hotel actives is somewhat higher than the rest of area other land uses. Though it is desired from planning point of view that the population density should be in the accordance with the limited flowing public health, safety and conventional standard.

Year	Population	Area in Acre	Area in Ha	Gross Density (PPH)	Gross Density (PPAcre)
1991	25337	8752.62	3542.06	7.15	2.89
2001	27713	8752.62	3542.06	7.82	3.16
2011	47999	8752.62	3542.06	13.55	5.48
2021	56345	8752.62	3542.06	15.90	6.43
2031	67676	8752.62	3542.06	19.10	7.73

## 9.0 Development Priorities

Stake holder meeting had been conducted to have a user based priority of development. Accordingly, 11 parameters were outlined for which the ranking has been place.

It is observed that nearly 21.54% of the households assigned first priority for water supply, whereas about 19.29% assigned first priority for improvement of tourism. Drainage, solid waste management, development of transportation are also important as about 14%, 13%, 9.31% of the people assigned first priority come on these aspects respectively. Following table shows ranking for development activities according to the importance (first priority) assigned by people in the Planning Area.

Items	First Priority
Water supply	21.54 %
Tourism	19.29 %
Drainage	13.68 %
Solid waste management	13.06 %
Development of transportation	9.31 %

Beach beautification	7.35 %
Development of fisheries	5.39 %
Preparedness against Natural Disasters	3.39 %
Health Facilities	2.68 %
Education Facilities	2.26 %
Livelihood development	2.05 %
Total	100%

## 10.0 Planning Procedure

### 10.1 Plan Period

Development of tourist activity tend in Digha Sankarpur as well as weak enforcement of regulations of Land Use and Development Control is a major concern for future suitable development. With the Land Use and Development Control Plan, it is expected that the Digha Shankarpur Development Authority will be better equipped to manage and regulate the development in the region. However, due to the dynamics associated with the huge tourist footfall in Digha Sankarpur, it is difficult to propose a long term Land Use and Development Control Plan. The Land Use and Development Control Plan for Digha Shankarpur Planning Area is proposed for the year 2025.

### 10.2 Planning Directives

The main objective of amendment LUDCP is to allocate land uses to ensure public welfare and better standard of living. The land use distribution is based on compatibility of uses. The development control plan manages and regulates land development and ensures that all developments conform to a pre-determined set of objectives, policies or standards. Thus the Land Use and Development Control Plan must be inclusive of the physical, environmental, economic, social and aesthetic aspects.

To prepare this plan certain planning directives were followed.

1. Land use plan will respond to the natural surroundings, topography, geology, hydrology, ecology, etc.
2. The land use will show build-up spaces for commercial as well as residential uses. It will earmark agricultural land, forest land, sea and beaches, water bodies.
3. The sea beach shall be protected by Coastal Regulatory Zone. (CRZ-I, CRZ-II)

4. It will allocate land for public utility and infrastructure like water treatment plants, sewerage treatment plants, and solid waste treatment plant as per respective master plans. These would essentially follow the natural contours of the area.
5. As per the drainage master plan.
6. Transit facilities and logistic infrastructure are to be located as per Traffic and Transportation study and Plan.
7. The existing road layouts will be incorporated and proposals for augmentations will be made.
8. Relocation of hawkers from beach under Integrated Coastal Zone Management plan.
9. As per CRZ Rules no development will be proposed within 100 m from the high tide line. CRZ line has been shown in existing and proposed land use map.
10. Priority aspects must be decided as per the development priorities obtained in the socio-economic survey.
11. While allocating public infrastructures, priority will be given to the land under the possession of the government and the DighaShankarpur Development Authority. Ownership of plots of land will be given importance.
12. Areas for Tourism Development will be given due importance and incorporated in the plan. Owing to its natural location, tourism activities will be proposed, especially along the beach.
13. Provision of public facilities and infrastructures like health, education, government, recreation, community development, will be made as per the UDPFI Guidelines.

### **10.3 Methodology/Approach**

Without the knowledge of the existing situation, future proposal for land use and development control cannot be prepared. The first step in the preparation of the plan is updating the existing land use. After that, considering socio-economic survey data, existing situation is analysed. Projections are made for required infrastructure facilities and past proposals are considered for preparation of conceptual broad zoning. Then draft amendmentLUDCP will be prepared with detailed zoning regulations and development control guidelines. After considering stakeholders' objections/ suggestions, final amendmentLUDCP will be submitted.

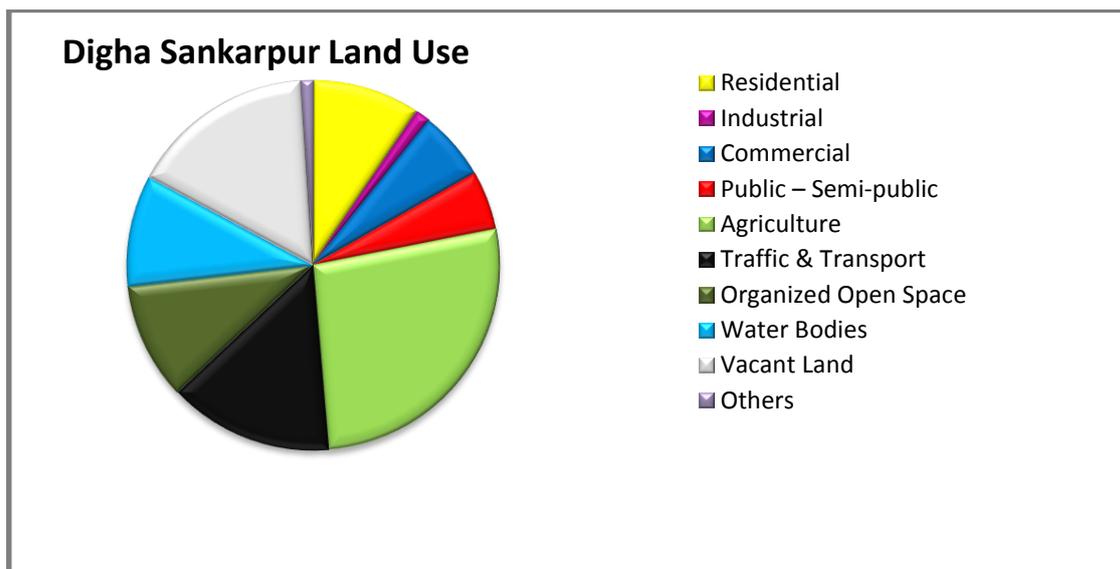
### **11.0 Analysis of Existing Landuse**

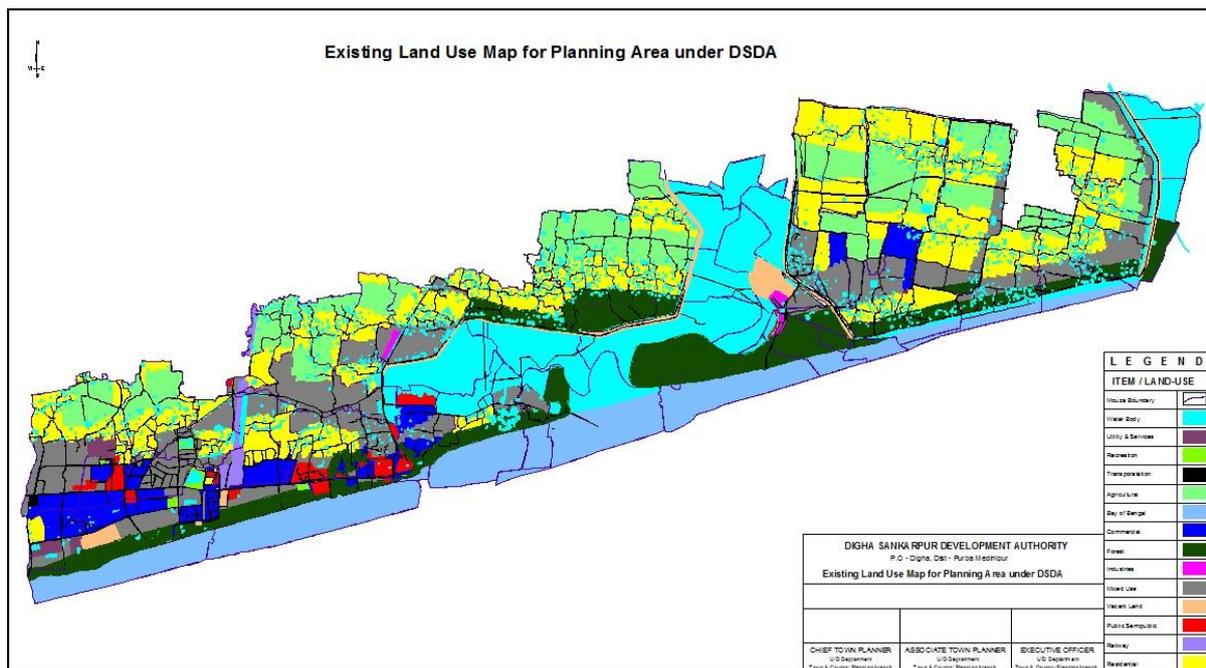
The existing land use is prepared through base line survey. It was surveyed for selective mouzas (about 42 mouzas of study area).The presently available existing

land use is prepared using landuse classification base on West Bengal Town & Country Planning Act.1979

Below shows the existing Land-use breakup of the Planning Area. Agricultural use (26.63%) comprised the major share of the landuse in DSDA planning area. Industrial activity (fisheries and allied) constitutes around 1.32% of the land. The commercial sector (6.05%) including hotel and other retail centre can be seen along the beach of old and new Digha. Traffic & Transportation and Vacant Land cover around 14.24% and 16.02% of the total area.

Land Use Type	Area In Hectare	% of Total Area
Residential	342.06	9.28
Industrial	48.55	1.32
Commercial	223.21	6.05
Public – Semi-public	188.39	5.11
Agriculture	981.33	26.63
Traffic & Transport	524.69	14.24
Organized Open Space (Park, Play Ground, Garden)	392.77	10.16
Water Bodies	356.29	9.67
Vacant Land	590.39	16.02
Others	36.85	1
Total	3684.53	100





## 12.0 Summary of Major Development Proposals for Amendment LUDCP

### 12.1 Background

Dighashankarpur is being projected as major sea beach tourism of West Bengal, located approximately 120 km from Kolkata.

The excellent location advantage of Dighashankarpur and availability of different marine resources paved the way for the establishment of various public and private sector establishment in fisheries and allied business. There is one marine research centre by Zoological Survey of India (ZSI).

Dighashankarpur is fast emerging as a very popular tourist destination of West Bengal, with the possibility of converting Dighashankarpur into tourism and marine culture hub, World Bank has taken initiative for integrated coastal management plan.

In order to obtain an acceptable balance between short term benefits and long term assets, the development of the coastal zone should be based upon a proper understanding of the processes in the coastal zone, supported by sound scientific inputs, engineering technology, and socio-economic skills. There is an urgent need for a controlled development of this coastal area that would help resolve conflicts among user categories. These conflicts can only grow in scope and size with the increasing user pressure applied on the coast. An interdisciplinary approach is needed where different sectors of society work co-operatively on the same issues. Therefore, a common methodology which can be used to describe the

complex interactions between the resource systems and its potential users and also to plan and control this process in a systematic and sustainable way is required. Such a process is called Integrated Coastal Zone Management (ICZM). ICZM approach is important if the needs of the increasing world population and demand for sustainable welfare of both human and the coastal ecosystems are to be met. Thus ICZM is a continuous and dynamic process that unites government and the community, science and management, sectorial and public interests in preparing and implementing an integrated plan for the protection and development of coastal ecosystems and resources. The goals of ICZM are to achieve sustainable development of coastal and marine areas, reduce vulnerability of coastal areas. In other words ICZM seeks to set dynamic balance between people and quality of coastal environment.

ICZM focuses on three operational objectives:

1. Strengthening sectorial management, for instance through training, legislation, staffing
2. Preserving and protecting the biological diversity of coastal ecosystems, mainly through prevention of habitat destruction, pollution and overexploitation.
3. Promoting rational development and sustainable utilization of coastal resources.

### **13.0 Major Development Proposals**

Residential Areas have been proposed in continuation of the existing residential areas. Land parcels having high land value (collected from secondary data) have been proposed for commercial and residential use.

The existing tourism and allied activities have not been disturbed. The proposals for attracting more tourists to Digha have been made in areas contiguous to the existing tourism facilities.

The existing parks and playgrounds have been preserved and proposals for creation of new parks and public open spaces have been made as per UDPFI Guidelines. The existing ponds and water bodies have been preserved in the proposed amendment LUDCP.

Proposals for development of fisheries in Digha have been made at old fish market. Preservation of export quality fish will be facilitated at this centre.

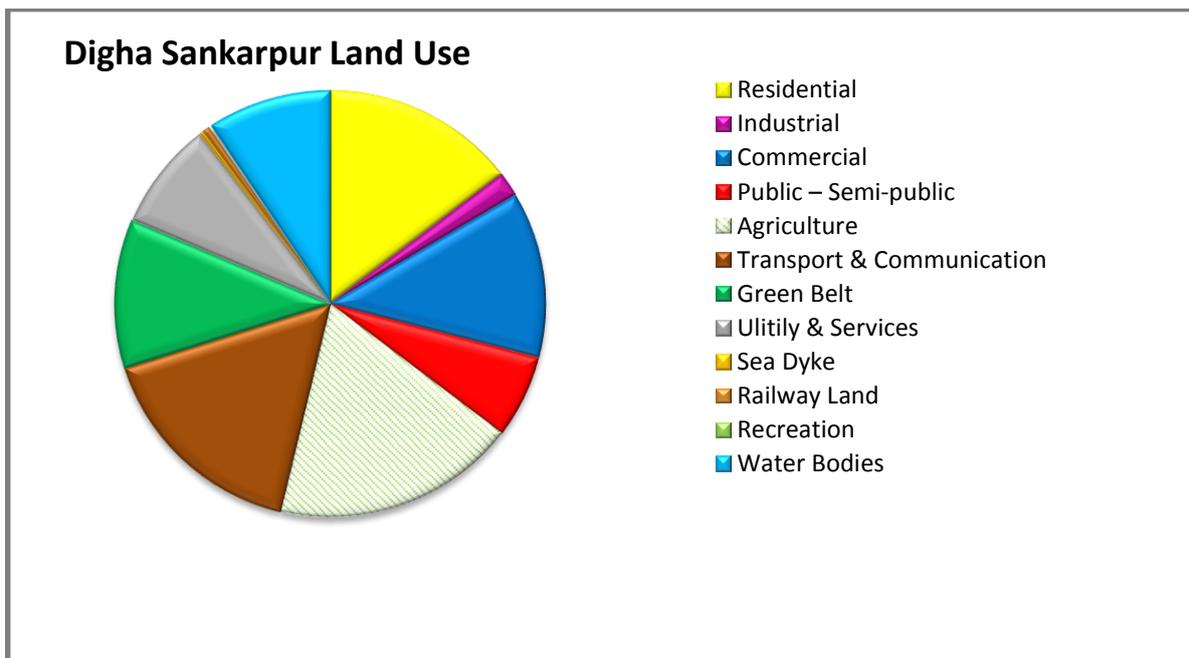
Also recreational zones have been proposed near old Digha and Tajpur area.

### **14.0 Land Use Categories Proposed**

#### **14.1 Levels of Proposed Land Use**

Following tables describe the area of land earmarked within different land zones in hectares. The tables also indicate the relative distribution of land under each use – zone:

Land Use Type	Area In Hectare	% of Total Area
Residential	538.41	14.61
Industrial	68.27	1.85
Commercial	463.86	12.58
Public – Semi-public	231.51	6.28
Agriculture	678.23	18.40
Transport & Communication	603.32	16.37
Green Belt	415.46	11.27
Utility & Services	302.13	8.19
Railway Land	20.53	0.55
Sea Dyke	12.93	0.35
Recreation	7.52	0.20
Water Bodies	342.36	9.29
Total	3684.53	100



Zoning protects residential area from the harmful invasions of commercial and industrial uses and at the same time promotes the orderly development of industrial and commercial areas. By regulation the spacing of buildings, adequate light, air, protection from fire etc. can be provided. It prevents overcrowding in buildings and land, thus ensures adequate facilities and services.

Zoning is not retrospective. It does not prohibit the uses of land and buildings that are lawfully established prior to the coming into effect of the zoning regulations. If these uses are contrary to the newly proposed uses, they are termed as non-conforming

uses and are gradually eliminated over years without inflicting unreasonable hardship upon the property owners.

The zoning regulation is a major tool to control the development pattern of the Planning Area.

## Development Control Regulation

### **Zoning Regulation – Permitted, Permissible, Prohibited**

The zoning regulation is a major tool to control the development pattern of the Planning Area. For the purpose of bringing a homogeneous and balanced development and keeping provisions for the growth and up to date urban activities in this area, activities are restricted and regulated.

The activities within the Digha Sankarpur Planning Area which are allowed by the Digha Sankarpur Dev. Authority (DSDA) are termed as Permissible (without conditions). It also contains the activities which could be allowed on an application to the Digha Sankarpur Dev. Authority (DSDA) if such sites do not form a part of the plan. Such use/activity is termed as Permissible on Application to Digha Sankarpur Dev. Authority (DSDA) (with conditions). The uses/activities which are otherwise not allowed in a particular use zone are termed as Activities/Uses Prohibited in certain use zones.

**Development Control Zone Residential (R -1):** Development Control Zone R – 1 comprises the area within Digha Shankarpur Planning Area that area used for residential purposes mixed with less than 40% of other uses. This zone includes the areas which are likely to be used in future for mainly residential purposes.

For the purpose of levying Development Charges for the institution of the use & Change of Use, as per the provisions in West Bengal Town & Country (Planning and Development) Act, 1979 as amended up to date (West Bengal Act XIII of 1979), section 102, the activities listed under Residential use shall be charged as 'Residential, whereas the activities listed under Commercial use, Public Semi –Public use, Utility & Services use, Transportation & Communication and Recreation shall be charged as 'Commercial, and the activities listed under the Industrial uses shall be charged as 'Industrial.

<b>Development Control Zone Residential (R -1)</b>			
<b>Activities</b>	<b>Uses Permitted</b>	<b>Uses Permissible</b>	<b>Uses Prohibited</b>
<b>Residential</b>	All Residential activities including Plotted housing (detached, semi-detached, row housing) , Group housing, Apartments, Multi Dwelling Units, Hostels, Old age homes, Orphanages	Transient visitors' camp/ Temporary shelter for disaster affected people	All activities not listed in 'Permitted' and 'Permissible' column

Commercial	<p>(Existing if any) Retail commercial shops/departmental stores ,Eateries and restaurants (without bar facilities, Professional consulting offices/private offices Banks, financial institutions and professional establishments Fuel stations(Petrol Pump),</p> <p>Note: In case of proposing new Commercial use, plot size should not exceed 5 katha. In case of mixed use the commercial floor area shall not exceed 40% of the total floor area of the concerned residential development or 3600 sq.ft., whichever is less</p>	<p>All activities (as mixed use) listed under Permitted category exceeding 10 Katha / 7200 sq.ft. shall be permissible as per decision of the Digha Sankarpur Dev. Authority (DSDA). (Minimum desirable road width for the above commercial establishment shall be 18 meter.) Cinema halls and multiplexes, Daily or weekly markets with temporary structures. automobile repairing workshops/garages</p> <p>Note: In case of mixed use the commercial floor area shall not exceed 40% of the total floor area of the concerned residential development or 10 Katha / 7200 sq.ft., whichever is less</p>	<p>Storage/warehousing/G odown (involving/not involving perishable, inflammable, explosive or other kinds of hazardous materials) Hotel/Lodge /Guest House Slaughter house</p> <p>All activities not listed in 'Permitted' and 'Permissible' column</p>
Public-Semi public	<p>(Existing if any ) Government/semi-government offices, post offices, police post, police stations, public distribution services (e.g. milk booths, electricity offices, telecommunication offices, postal services), (Existing if any ) Multi-purpose halls, auditoriums, assembly halls, gymnasium Places of public worship, religious buildings, welfare institutions, clubs, exhibition and art galleries .Religious places</p> <p>Nursery crèches, kindergartens, pre-primary, primary, secondary schools, Colleges, tutorial institutions, libraries and reading rooms, training institutions, public toilets Health clinics, dispensaries, nursing homes and child welfare &amp; maternity center, diagnostic centers, Pathological laboratories.</p> <p>Note: Note: In case of propose new PSP use plot size should not exceed 5 katha at one place. Health facilities should not exclusively treat contagious diseases.</p>	<p>Dhobi ghats</p> <p>All activities listed under Permitted category exceeding 5 Katha / 3600 sq.ft. shall be permissible as per decision of the Digha Sankarpur Dev. Authority (DSDA). (Minimum desirable road width for the above PSP establishment shall be 18 meter.)</p>	<p>All activities not listed in 'Permitted' and 'Permissible' column</p>

Transportation & Communication	Roads and transportation facilities, terminal facilities for para-transit modes, bus stand/shelter facilities, parking facilities (car/two-wheeler/bicycle), telecommunication facilities/exchanges, transmission and communication lines, highway amenities.	Loading –Unloading area, Car repairing activities,	All activities not listed in 'Permitted' and 'Permissible' column.
Utility & Services	Electrical distribution facilities, water/sewage pumping stations, water reservoirs (overhead/underground), solid waste collection yards/transfer points and other public facilities.	Sub-fire stations, fire stations, solid waste treatment units, solar power installations, rain water harvesting installations.	Electric grid station, water treatment plant, Sewage treatment plant, All activities not listed in 'Permitted' and 'Permissible' column
Industrial	Small cottage/ household (Kaju/Bamboo products) industries. Note: In case of mixed use the Industrial floor area shall not exceed 40% of the total floor area of the concerned residential development or 7200 sq.ft., whichever is less	Industries listed under "GREEN" category of WBPCB (Small scale) (Plot area not exceeding 7200 sq.ft.,)	Industries listed under "GREEN" category of WBPCB (Other than small scale) All activities not listed in 'Permitted' and 'Permissible' column
Recreational	Parks, playgrounds, gardens, multi-purpose open spaces, Community open space	Amusement Park (Plot area not exceeding 7200 sq.ft.,)	All activities not listed in 'Permitted' and 'Permissible' column
Agriculture	(Existing if any) Agricultural land and activities like poultry, fishing etc. Proposed agricultural activity like Nursery, urban farming/vertical farming, stacked green house farming, , community garden farming, Urban forestry/plantation, riparian buffers Note: Agricultural activity shall be ancillary to residential uses.	Urban agricultural activities including storage/processing/sale of farm products. (with proper provision of controlling air/water/noise pollution)	All activities not listed in 'Permitted' and 'Permissible' column

**Development Control Zone Commercial (C – 1):** Development Control Zone C-1 Comprises of the areas that are used for Hotel, Resort, Guest House, retail etc. commercial purposes, mixed with less than 40% of other uses that are permissible as per the zoning regulations indicated in this document. This zone includes areas which are likely to be used in future for mainly commercial activities like Hotel, various Tourist activities, market logistic hub and warehouses etc.

For the purpose of levying Development Charges for the institution of the use & Change of Use, as per the provisions in West Bengal Town & Country (Planning and Development) Act, 1979 as amended up to date (West Bengal Act XIII of 1979), section 102, the activities listed under Residential use shall be charged as 'Residential, whereas the activities listed under Commercial use, Public Semi –Public use, Utility & Services use, Transportation & Communication and Recreation shall be

charged as 'Commercial, and the activities listed under the Industrial uses shall be charged as 'Industrial.

<b>Development Control Zone Commercial (C - 1)</b>			
<b>Activities</b>	<b>Uses Permitted</b>	<b>Uses Permissible</b>	<b>Uses Prohibited</b>
<b>Commercial</b>	<p>All Commercial activities including Retail commercial whole sale shops/complex, departmental stores, Daily or weekly markets, perishable goods market</p> <p>Eateries and restaurants (with or without Bars)</p> <p>Hotels, Lodges, Dharmashala, Guest Houses, Night shelters, Boarding and lodging houses, Dormitories, convention centres, banquet halls, Cinemas and multiplexes</p> <p>Banks, financial institutions, professional establishments, commercial/private and corporate offices</p> <p>Fuel stations(Petrol Pump), automobile repairing workshops/garages</p> <p>Old age homes, Orphanages (Privately operated)</p> <p>Storage/warehousing (not involving perishable, inflammable, explosive or other kinds of hazardous materials)</p>	<p>Storage/warehousing including ancillary activities</p> <p>Storage, segregation and sale of second hand/ junk goods/recyclables</p> <p>LPG storage</p> <p>Generator/Solar panel space</p> <p>Slaughter house</p> <p>Permissible as per decision of the Digha Sankarpur Dev. Authority (DSDA)</p> <p>Note: With proper safety and measures and minimum desirable 12.0 m. road width.</p>	<p>Storage/warehousing/Godown (involving/not involving perishable, inflammable, explosive or other kinds of hazardous materials)</p> <p>All activities not listed in 'Permitted' and 'Permissible' column</p>
<b>Residential</b>	<p>(Existing if any) Residential activities including Plotted housing (detached, semi-detached, row housing) ,Group housing, Apartments, Multi Dwelling Units etc.</p> <p>Old age homes, Orphanages</p> <p>Note: In case of proposing new residential use the plot size should not exceed 5 katha. In case of mixed use the Residential floor area should not exceed 40% of the total floor area of the concerned commercial development or 3600 sq.ft. floor area, whichever is less.</p>	<p>Any development for the purpose of residential use only plot size exceeding 5 katha (3600 sq.ft.) area.</p>	<p>All activities not listed in 'Permitted' and 'Permissible' column</p>

Public-Semi public	<p>(Existing if any) Government/semi-government offices, post offices, police post, police stations, public distribution services (e.g. milk booths, electricity offices, telecommunication offices, postal services), public toilets</p> <p>(Existing if any) Multi-purpose halls, auditoriums, assembly halls, gymnasium</p> <p>(Existing if any) Places of public worship, religious buildings, welfare institutions, clubs, exhibition and art galleries.</p> <p>Educational and Health Institutes</p> <p>Note: Health facilities should not exclusively treat contagious diseases and total floor area should not exceed 10 Katha / 7200 sq.ft.at one location for proposing new PSP uses.</p>	<p>All activities listed under Permitted category exceeding 10 Katha / 7200 sq.ft. shall be permissible with conditions of the Digha Sankarpur Dev. Authority (DSDA), dhobi ghats.</p> <p>Permissible as per decision of the Digha Sankarpur Dev. Authority (DSDA)</p> <p>(Minimum desirable road width for the above PSP establishment shall be 18 meter.)</p>	All activities not listed in 'Permitted' and 'Permissible' column
Utility & Services	Electrical distribution facilities, water/sewage pumping stations, water reservoirs (overhead/underground), solid waste collection yards/transfer points and other public facilities.	Sub-fire stations, fire stations, solid waste treatment units, solar power installations, rain water harvesting installations. (not exceeding 10 Katha / 7200 sq.ft. with proper safety)	Electric grid station, water treatment plant, Sewage treatment plant, All activities not listed in 'Permitted' and 'Permissible' column.
Transportation & Communication	Roads, railway lines and station facilities, terminal facilities for para-transit modes, bus stand/shelter facilities, off-street parking facilities (car/two-wheeler/bicycle), telecommunication facilities/exchanges, transmission and communication lines, highway amenities.	Loading –Unloading area, Car repairing activities (not exceeding 10 Katha / 7200 sq.ft. with proper safety)	All activities not listed in 'Permitted' and 'Permissible' column
Industrial	Small cottage/ household (Kaju/ Bamboo products) industries. Note: In case of mixed use the Industrial floor area shall not exceed 40% of the total floor area of the concerned commercial development or 10 Katha / 7200 sq.ft., whichever is less	Industries listed under "GREEN" category of WBPCB (Small scale)	Industries listed under "GREEN" category of WBPCB (Other than small scale) All activities not listed in 'Permitted' and 'Permissible' column
Recreational	Parks, playgrounds, gardens, multi-purpose open spaces, Community open space	Amusement Park	All activities not listed in 'Permitted' and 'Permissible' column

<b>Agriculture</b>	<p>(Existing if any) Agricultural land and activities like poultry, fishing etc.</p> <p>Proposed agricultural activity like Nursery, urban farming/vertical farming, stacked green house farming, , community garden farming, Urban forestry/plantation, riparian buffers etc.</p> <p>Note: Agricultural activity shall be ancillary to the commercial uses.</p>	<p>Urban agricultural activities including storage/processing/sale of farm products.</p> <p>(with proper provision of controlling air/water/noise pollution)</p>	<p>All activities not listed in 'Permitted' and 'Permissible' column</p>
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**Development Control Zone Public / Semi – public (PS):** Development Control Zone Public / Semi – public comprises of the areas that are used for educational, health related and social institutions and also Govt. / semi – govt. offices. This zone has been suitably located so that the institutions can be easily accessible from different parts of the DSDA.

For the purpose of levying Development Charges for the institution of the use & Change of Use, as per the provisions in West Bengal Town & Country (Planning and Development) Act, 1979 as amended up to date (West Bengal Act XIII of 1979), section 102, the activities listed under Public Semi –Public use shall be charged as 'Commercial'. The activities listed under Residential use shall be charged as 'Residential, whereas the activities listed under Commercial use, Utility & Services use, Transportation & Communication and Recreation and Water Body shall be charged as 'Commercial, and the activities listed under the Industrial uses shall be charged as 'Industrial.

Development Control Zone Public / Semi – public (PS)			
Activities	Uses Permitted	Uses Permissible	Uses Prohibited
Public-Semi public	<p>All Public/Semi Public activities including Government/semi-government /undertaking offices/institutions, post offices, police station, police post, public distribution services (e.g. milk booths, electricity offices, telecommunication offices, postal services), public toilets, correctional homes,</p> <p>Educational Institutes like Nursery crèches, kindergarten, integrated residential schools, secondary and higher secondary schools, tutorial institutions, colleges, universities, libraries, technical/research institutions, laboratories, meteorological observatories, Health Institutes like Health clinics, dispensaries, diagnostic centers, pathological labs, nursing homes, child welfare &amp; maternity center, health centers, hospitals, sanatoria, rehabilitation centers and other medical and public health institutions</p> <p>Multi-purpose community halls, auditoriums, assembly halls, open air theatres, gymnasium, places of congregation,</p> <p>Places of public worship, religious buildings cultural centres/institutions.</p>	<p>Area under DSDA for proposed activities.</p> <p>Foreign missions, embassies, consulates</p> <p>Health facilities exclusively treating contagious diseases</p> <p>Burial grounds, crematorium, dhobi ghats.</p> <p>LPG storage</p>	<p>Activities dealing with hazardous, inflammable materials.</p> <p>All activities not listed in 'Permitted' and 'Permissible' column</p>
Commercial	<p>(Existing if any) Retail commercial shops, departmental stores, Medical –pharmaceuticals store</p> <p>Eateries and restaurants (without Bars), Fuel station, Auto mobile store.</p> <p>Note: In case of mixed use the Commercial floor area should not exceed 40% of the total floor area of the concerned PSP development or 3600 sq.ft. floor area, whichever is less.</p>	<p>Storage/warehousing including ancillary activities</p> <p>Generator/Solar panel space</p> <p>(with proper provision of controlling air/water/noise pollution)</p>	<p>Storage/warehousing/Godown (involving/not involving perishable, inflammable, explosive or other kinds of hazardous materials)</p> <p>Slaughter house</p> <p>All activities not listed in 'Permitted' and 'Permissible' column</p>

Residential	<p>(Existing if any) Residential activities including Plotted housing (detached, semi-detached, row housing), Group housing, Apartments, Multi Dwelling Units etc.</p> <p>Old age homes, Orphanages</p> <p>Note: In case of propose new residential use the plot size should not exceed 5 katha. In case of mixed use the Residential floor area should not exceed 40% of the total floor area of the concerned PSP development or 3600 sq.ft. floor area, whichever is less.</p>	<p>Any development for the purpose of residential use only plot size exceeding 5 katha/3600 sq.ft. area.</p>	<p>All activities not listed in 'Permitted' and 'Permissible' column</p>
Utility & Services	<p>Electrical distribution facilities, telecommunication facilities/exchanges, water/sewage pumping stations, water reservoirs (overhead/underground), solid waste collection yards/transfer points and other public facilities.</p>	<p>Sub-fire stations, fire stations, solid waste treatment units, solar power installations, rain water harvesting installations.</p> <p>Water treatment plants, sewage treatment plants, alternative energy installations.</p>	<p>Activities dealing with hazardous, inflammable materials.</p> <p>All activities not listed in 'Permitted' and 'Permissible' column.</p>
Transportation & Communication	<p>Roads, railway lines and station facilities, bus stand/shelter facilities, off-street parking facilities (car/two-wheeler/bicycle), transmission and communication lines, telecommunication facilities/exchanges, highway amenities.</p>	<p>Loading –Unloading area, Car repairing activities</p> <p>(not exceeding 10 Katha / 7200 sq.ft. with proper safety)</p>	<p>All activities not listed in 'Permitted' and 'Permissible' column</p>
Industrial	<p>Small cottage/ household (Kaju/Bamboo products) industries.</p> <p>Note: In case of mixed use the Industrial floor area shall not exceed 40% of the total floor area of the concerned commercial development or 3600 sq.ft., whichever is less</p>	<p>Industries listed under "GREEN" category of WBPCB (Small scale)</p> <p>Note: Area not exceeding 5 Katha / 3600 sq.ft.</p>	<p>Industries listed under "GREEN" category of WBPCB (Other than small scale)</p> <p>All activities not listed in 'Permitted' and 'Permissible' column</p>
Recreational	<p>Parks, playgrounds, gardens, multi-purpose open spaces, Community open space</p>	<p>Amusement Park</p> <p>(not exceeding area 10 Katha / 7200 sq.ft.)</p>	<p>All activities not listed in 'Permitted' and 'Permissible' column</p>
Agriculture	<p>(Existing if any) Agricultural land and activities like poultry, fishing etc.</p> <p>Note: Proposed Agricultural activity shall be ancillary to the PSP uses.</p>	<p>Urban agricultural activities including storage/processing/sale of farm products.</p>	<p>All activities not listed in 'Permitted' and 'Permissible' column</p>

**Development Control Zone Industries (I – 1):** This zone mainly comprises of the industries related to fishes, fishers related factory and reclining industries. Adequate measures have been taken in the amendment LUDCP to minimize the harmful effects of any industries on residents of the DSDA. As Digha is a prospective tourism hub of West Bengal only Industries with green and orange category (as specify by PCB) can be allowed in this zone.

For the purpose of levying Development Charges for the institution of the use & Change of Use, as per the provisions in West Bengal Town & Country (Planning and Development) Act, 1979 as amended up to date (West Bengal Act XIII of 1979), section 102, the activities listed under the Industrial uses shall be charged as 'Industrial. The activities listed under Residential use shall be charged as 'Residential, whereas the activities listed under Commercial use, Public Semi –Public, Utility & Services use and Recreation shall be charged as 'Commercial.

<b>Development Control Zone Industries (I – 1)</b>			
<b>Activitie s</b>	<b>Uses Permitted</b>	<b>Uses Permissible</b>	<b>Uses Prohibited</b>
<b>Industrial</b>	<p>All Industrial activities including Small cottage/ household (Kaju/ Bamboo products) industries. Industries listed under "GREEN" category of WBPCB (all scale) Industries listed under "ORANGE" category of WBPCB Note: Permission should be given subject to</p> <ul style="list-style-type: none"> <li>• noise generation limited to the prescriptions of the Ministry of Environment and Forest, Government of India., for industrial areas</li> <li>• adherence to the emission/discharge standard prescribed by WBPCB</li> <li>• adherence to the fire safety norms laid down in the Nation Building Code of India and West Bengal Fire Services Act 1950 (West Bengal Act XVIII of 1950), if applicable</li> </ul>	<p>Industries listed under "GREEN" category of WBPCB (Large scale) Industries listed under "ORDINARY RED" category of WBPCB</p>	<p>All activities not listed in 'Permitted' and 'Permissible' column</p>

Public-Semi public	(Existing if any) Government/semi-government /undertaking offices/institutions, post offices, police station, police post, Health Institutes, Educational institute. Note: In case of mixed use the Public Semi-public floor area shall not exceed 40% of the total floor area of the concerned Industrial development or 3600 sq.ft., whichever is less	LPG storage , Dhobi Ghat  Note: Public Semi Public activities ancillary to the Industrial Uses	Activities dealing with hazardous, inflammable materials. All activities not listed in 'Permitted' and 'Permissible' column
Commercial	(Existing if any) Commercial Retail shop, Medical –pharmaceuticals store, Eateries and restaurants (without Bars), Fuel stations, automobile repairing workshops/garages Note: In case of mixed use the Commercial floor area shall not exceed 40% of the total floor area of the concerned Industrial development or 3600 sq.ft., whichever is less	Guest houses, Service apartments, Boarding and lodging houses. Storage/warehousing including ancillary activities to Industrial use. Generator/Solar panel space	Storage/warehousing/Godown (involving/not involving perishable, inflammable, explosive or other kinds of hazardous materials) Slaughter house All activities not listed in 'Permitted' and 'Permissible' column
Residential	(Existing if any) Residential activities like dwelling unit, multi storied apartments. Staff quarter, Dormitories  Note: In case of proposing new Residential use plot size should not exceed 5 and should be ancillary to the industrial activities	Any residential development covering more than 5 Katha of plot area	All activities not listed in 'Permitted' and 'Permissible' column
Utility & Services	Fire station, Electrical distribution facilities, water/sewage pumping stations, water reservoirs (overhead/underground), solid waste collection yards/transfer points and other public facilities. (Note: not exceeding 5 Katha / 3600 sq.ft. with proper safety provisions)	Sub-fire stations, fire stations, solid waste treatment units, solar power installations, rain water harvesting installations, dhobi ghats. Water treatment plants, sewage treatment plants, solid waste treatment units, alternative energy installations. Note: Utility and Services ancillary to the Industrial activities.	All activities not listed in 'Permitted' and 'Permissible' column
Transportation & Communication	Roads, railway lines and station facilities, bus stand/shelter facilities, off-street parking facilities (car/two-wheeler/bicycle), transmission and communication lines, telecommunication facilities/exchanges, highway amenities.	Logistic hub.  Loading –Unloading area, Car repairing activities	All activities not listed in 'Permitted' and 'Permissible' column

Recreational	Parks, playgrounds, gardens, multi-purpose open spaces		All activities not listed in 'Permitted' column
Agriculture	(Existing if any) Agricultural land and activities like poultry, fishing etc. Note: Proposed Agricultural activities shall be incidental to the Industrial activities .	Sale, processing, storage of farm products.	All activities not listed in 'Permitted' and 'Permissible' column

**Development Control Zone Utility & Services (U-1):** This zone mainly comprise of the Development of traffic and transport- road, railway, parking , logistic hub, development of existing road and connectivity areas and Water treatment plant and network, Sewerage treatment plant and network, solid waste dumping/segregation area management.

For the purpose of levying Development Charges for the institution of the use & Change of Use, as per the provisions in West Bengal Town & Country (Planning and Development) Act, 1979 as amended up to date (West Bengal Act XIII of 1979), section 102, the activities listed under the Utility & Services use shall be charged as "Commercial". Industrial uses shall be charged as 'Industrial. The activities listed under Residential use shall be charged as 'Residential, whereas the activities listed under Commercial use, Public Semi –Public, Transportation and Recreation shall be charged as 'Commercial.

<b>Development Control Zone Utility &amp; Services (U-1)</b>			
<b>Activities</b>	<b>Uses Permitted</b>	<b>Uses Permissible</b>	<b>Uses Prohibited</b>
Utility & Services	All Utility & Services activities including Electrical distribution facilities, water/sewage pumping stations, water reservoirs (overhead/underground), solid waste collection yards/transfer points, solid waste treatment units, Sub-fire stations, Fire station, and other public facilities., solar power installations, rain water harvesting installations.		All activities not listed in 'Permitted' column
Transportation & Communication	Roads, Highway, railway lines and station facilities,bus stand/shelter facilities, off-street parking facilities (car/two-wheeler/bicycle), transmission and communication lines, telecommunication facilities/exchanges, highway amenities.	Logistic Hub  Loading –Unloading area, Car repairing activities	All activities not listed in 'Permitted' and 'Permissible' column

<b>Industrial</b>	(Existing if any) Small cottage/ household (Kaju/ Bamboo products) industries. Industries listed under "GREEN" category of WBPCB (all scale)	Industrial activities ancillary to the Utility and services uses.	All activities not listed in 'Permitted' and 'Permissible' column.
<b>Agriculture</b>	(Existing if any) Agricultural land and activities.	Agricultural activities incidental to the existing Utility and Services activities	All activities not listed in 'Permitted' and 'Permissible' column

**Development Control Zone Transportation & Communication (T-1):** This zone mainly comprise of the Development of traffic and transport- road, railway, parking , logistic hub, development of existing road and connectivity areas and Water treatment plant and network, Sewerage treatment plant and network, solid waste dumping/seggregation area management.

For the purpose of levying Development Charges for the institution of the use & Change of Use, as per the provisions in West Bengal Town & Country (Planning and Development) Act, 1979 as amended up to date (West Bengal Act XIII of 1979), section 102, the activities listed under the Transportation & Communication use shall be charged as "Commercial". Industrial uses shall be charged as 'Industrial. The activities listed under Residential use shall be charged as 'Residential, whereas the activities listed under Commercial use, Public Semi –Public, Utility & Services and Recreation shall be charged as 'Commercial.

<b>Development Control Zone Transportation &amp; Communication (T-1)</b>			
<b>Activities</b>	<b>Uses Permitted</b>	<b>Uses Permissible</b>	<b>Uses Prohibited</b>
<b>Transportation &amp; Communication</b>	All Transportation activities including Roads, Bridges, Highway, railway lines and station facilities, bus stand/shelter facilities, All types of parking facilities (car/two-wheeler/bicycle), transmission and communication lines, telecommunication facilities/exchanges, highway amenities. Loading –Unloading area, Car repairing activities  All types of Road amenities, Logistic Hub		All activities not listed in 'Permitted' column

Utility & Services	Electrical distribution facilities, water/sewage pumping stations, water reservoirs (overhead/underground), solid waste collection yards/transfer points, solid waste treatment units,	Sub-fire stations, Fire station, and other public facilities., solar power installations, rain water harvesting installations.	All activities not listed in 'Permitted' column
Industrial	Industries ancillary to the Transportation & Communication facilities (not exceeding 5 katha/ 3600 sq.ft.)		All activities not listed in 'Permitted' column.
Agriculture	(Existing if any) Agricultural land and activities.		All activities not listed in 'Permitted' column

**Development Control Zone Recreation (R):** Recreational zone has been proposed as park, playground, garden, Auditorium, Amusement Park and others.

For the purpose of levying Development Charges for the institution of the use & Change of Use, as per the provisions in West Bengal Town & Country (Planning and Development) Act, 1979 as amended up to date (West Bengal Act XIII of 1979), section 102, and the activities listed under the Recreational uses shall be charged as "Commercial". Industrial uses shall be charged as 'Industrial. The activities listed under Residential use shall be charged as 'Residential, whereas the activities listed under Commercial use, Public Semi –Public and Utility & Services use shall be charged as 'Commercial.

Development Control Zone Recreation (R)			
Activities	Uses Permitted	Uses Permissible	Uses Prohibited
Recreational	All Recreational activities including Parks, playgrounds, gardens, multi-purpose open spaces, swimming pools, golf course, indoor and outdoor stadium, sports complexes/training facilities, organised recreational complexes/amusement parks, eco parks, science park, Aqua Park , Zoological and botanical gardens, exhibition and art galleries, museums, science centers/Park, archives.	Waterfront developments, Tourist recreational amenities, Sports Amenities	All activities not listed in 'Permitted' and 'Permissible' column
Utility & Services	Electrical distribution facilities, water/sewage pumping stations, water reservoirs (overhead/underground), Fire station, and other public facilities.	Solar power installations, rain water harvesting installations, (with proper safety provisions)	All activities not listed in 'Permitted' and 'Permissible' column

Transportation & Communication	Roads, Bus stand/shelter facilities, off-street parking facilities (car/two-wheeler/bicycle), transmission and communication lines, telecommunication facilities/exchanges.		All activities not listed in 'Permitted' column
Public-Semi public	(Existing if any) Government/semi-government /undertaking offices/institutions, police station, police post, Health Institutes, Meteorological observatories, Public worship houses Note: In case of mixed use the Public Semi-public floor area shall not exceed 40% of the total floor area of the concerned PS development or 5 Katha / 3600 sq.ft., whichever is less	Offices and activities ancillary to the Recreational activities.	Activities dealing with hazardous, inflammable materials. All activities not listed in 'Permitted' and 'Permissible' column
Commercial	Note: Commercial activities ancillary to Recreational uses upto 5 katha/3600 sq.ft. area only be permitted .	Note: Commercial activities ancillary to Recreational facility	All activities not listed in 'Permitted' and 'Permissible' column
Agriculture	(Existing if any) Agricultural land and activities.	Agricultural activities incidental to the existing recreational uses	All activities not listed in 'Permitted' and 'Permissible' column

**Development Control Zone Agriculture (A):** Comprises of the existing areas that are used for agriculture and green open spaces.

For the purpose of levying Development Charges for the institution of the use & Change of Use, as per the provisions in West Bengal Town & Country (Planning and Development) Act, 1979 as amended up to date (West Bengal Act XIII of 1979), section 102, Industrial uses shall be charged as 'Industrial'. The activities listed under Residential use shall be charged as 'Residential, whereas the activities listed under Commercial use, Public Semi –Public and Utility & Services, Recreational use shall be charged as 'Commercial.

<b>Development Control Zone Agriculture (A)</b>			
<b>Activities</b>	<b>Uses Permitted</b>	<b>Uses Permissible</b>	<b>Uses Prohibited</b>
<b>Agriculture</b>	All kinds of agricultural activities including green house farming, pisciculture, aquaculture, horticulture, floriculture, community garden farming, agro-forestry Forestry/plantation Dairy and cattle farms, Piggeries and poultry farms, livestock rearing Storing and drying of fertilizers Milk chilling centers, cold storage, pasteurisation plants Rice mills, sugar mills, jaggery mills, any mills ancillary to existing agricultural use Orchards, nurseries and other stable crops, grazing pastures, forest lands Marshy land, barren land and water sheet	Agro processing units, Storage, sale, processing of Farm products	All activities not listed in 'Permitted' and 'Permissible' column
<b>Utility &amp; Services</b>	Electrical distribution facilities, Hi tension lines, water reservoirs (overhead/underground), solid waste collection yards/transfer points and other public facilities. Utility and services ancillary to the Existing Agricultural activities.	Sub-fire stations, fire stations, Water treatment plants, sewage treatment plants, solid waste treatment units, solar power installations, rain water harvesting installations, (with proper safety provisions)	All activities not listed in 'Permitted' and 'Permissible' column
<b>Transportation &amp; Communication</b>	Roads, Highway, railway lines and station facilities, bus stand/shelter facilities, transmission and communication lines, highway amenities. telecommunication facilities/exchanges,		All activities not listed in 'Permitted' column
<b>Industrial</b>	Small cottage/ household (Kaju/Bamboo products) industries. Industries ancillary to the existing agricultural activities.	Industries listed under "GREEN" category of WBPCB (Small scale)	All activities not listed in 'Permitted' and 'Permissible' column
<b>Public-Semi public</b>	(Existing if any) Government/semi-government /undertaking offices/institutions, post offices, police station, police post, Health Institutes, Educational Institute, Activities related to Agricultural awareness programme. Training institutions Note: In case of mixed use the Public Semi-public floor area shall not exceed 40% of the total floor area or 5 Katha / 3600 sq.ft., whichever is less	Dhobi ghats. Note: PSP activities exceeding 5 Katha / 3600 sq.ft. area shall be ancillary to the Agricultural activity	Activities dealing with hazardous, inflammable materials. All activities not listed in 'Permitted' and 'Permissible' column

<b>Commercial</b>	Daily/ weekly market with no permanent structures, Storage and sale of farm products locally produced, Note: Ground coverage does not exceed 5 katha/3600 sq.ft. and subject to a maximum of G+1 floor only	Generator/Solar panel space, Agricultural market. Note: Commercial activities ancillary to Agricultural activity	All activities not listed in 'Permitted' and 'Permissible' column
<b>Residential</b>	Residential uses within Farm houses shall not exceed 5 katha of plinth area for the farmer's own use within the limitation to G+ 1 floor. Dwelling for the people engaged in the farm (rural settlement)	Temporary shelter for disaster affected people	All activities not listed in 'Permitted' and 'Permissible' column

**Development Control Zone Green Belt (GB):** Comprise of all types of Green Buffer area used for the protection of river bed, CRZ area and also for the protection from the industrial pollution. Most of this area belongs to Government land.No permanent private development shall be allowed in this area.

<b>Development Control Zone Green Belt (GB)</b>			
<b>Activities</b>	<b>Uses Permitted</b>	<b>Uses Permissible</b>	<b>Uses Prohibited</b>
<b>Agriculture</b>	Existing Agricultural/Fishery activities only be permitted. Note: The above activities should incorporate necessary disaster management provision. Within CRZ areas the regulations as per CRZ Notification,2011 shall be followed.	Fishing, Aqua culture, processing of agricultural activities	All activities not listed in 'Permitted' and 'Permissible' column
<b>Utility &amp; Services</b>	Electrical distribution facilities, Hi tension lines, water reservoirs (overhead/underground), solid waste collection yards/transfer points, Fire station, and other public facilities like Toilets/Drinking water etc. Note: Within CRZ areas the regulations as per CRZ Notification,2011 shall be followed.	Sub-fire stations, fire stations, Water treatment plants, sewage treatment plants, solid waste treatment units, solar power installations, rain water harvesting installations, (with proper safety provisions)	All activities not listed in 'Permitted' and 'Permissible' column.
<b>Recreation</b>	Parks, playgrounds, Beautification area, gardens, multi-purpose open spaces  Note: Within CRZ areas the regulations as per CRZ Notification,2011 shall be followed.	Park with provision of tourist amenities, (different) Sports Amenities. Note: Within CRZ areas the regulations as per CRZ Notification,2011 shall be followed properly.	All activities not listed in 'Permitted' and 'Permissible' column.

Transportation & Communicatio	Roads, Highway, railway lines and station facilities, bus stand/shelter facilities, transmission and communication lines, telecommunication facilities/exchanges, highway amenities.		All activities not listed in 'Permitted' column.
Public-Semi public	Existing authorized activities, shall be permitted to continue. Only repairs shall be allowed.No reconstruction of existing authorized structures shall be permitted.  Note: Within CRZ areas the regulations as per CRZ Notification,2011 shall be followed.	Fire stations, Electrical distribution facilities, electric grid station, telecommunication facilities/exchanges, water reservoirs, solar power installations, rain water harvesting installing, alternative energy installations	All activities not listed in 'Permitted' and 'Permissible' column
Commercial	Daily/ weekly market with no permanent structures,Retail shop with temporary structures  Note: Within CRZ areas the regulations as per CRZ Notification,2011 shall be followed.		All activities not listed in 'Permitted' column
Residential	Existing authorized activities, shall be permitted to continue. Only repairs shall be allowed.No reconstruction of existing authorized structures shall be permitted.  Note: Within CRZ areas the regulations as per CRZ Notification,2011 shall be followed.	Dwelling units of traditional communities including fisher folk and other communities dependent on river related activities  Note: necessary disaster management provision, sanitation and recommended by the WBCZMA to NCZMA for approval by MoEF shall be followed	All activities not listed in 'Permitted' and 'Permissible' column

**Development Control Zone Water Bodies (W):** Comprises of all types of existing water bodies which includes, canal, lakes, ponds, etc. No development shall be encouraged /allowed in this area. All the water bodies existing within residential, commercial, Public-Semi Public, Utility & services, Agricultural and Organised open space area shall be conserved properly.

**Development Control Zone Railway Land (RL):** Comprises of entire area under Railway and Railway amenities. Since the entire area is under Central Govt./Govt. undertaking, no development shall be permissible in this area.

**Development Control Zone Sea Dyke (SD):** Comprises of area under beach front/road side area comprised of sand dunes and open sandy area. No development shall be permissible in this area.

**Note: No development charge will be levied on project under State Government or Central Government Projects as per Town & Country (Planning & Development) Act, 1979.**

### **15.0 Civic Amenity Charge**

Beside the development charge, the DSDA may, in accordance with the provision of WBT&CP Act and the rules made there under and with the prior approval of the State Government, by notification, levy amenity charge for extending such civic may be prescribed. Such charge has the statutory support as per the section 106A of the said WBT&CP Act.

Here "Civic Amenity" shall have the same meaning as in the West Bengal Government Township (Extension of Civic Amenities) Act 1975.

It is to be noted that both the development charge and civic amenity charge shall be recoverable as arrears of land revenue and as per the details vide notification no WB(Part-I)/95/SAR-359 dated 12.09.1995 and G.O. No 1594-T&CP/IT-3/95 dated 10.07.1995 (Annexure I)

### **16.0 Building Regulation**

Since most of the area under DSDA is predominantly rural therefore building regulation shall follow Panchyat Building Rules for any development, until further change of decision by DSDA.

The procedure of getting permission for institution or change of use from DSDA shall be as follows,

1. Application
2. Fill up of required form as per T&C (P&D) Act 1979& Rule
3. Payment of necessary fees
4. Giving Permission by DSDA.

### **17.0 Regulation for Coastal Zone**

Since a chunk of land comes under Coastal Regulation Zone, the CRZ notification shall have to be followed.

The following mouzas comes under notification:

<b>Sl.No</b>	<b>Mouza Name</b>	<b>JL No.</b>	<b>Partly/Fully</b>
1	Duttapur	77	Partly
2	PaschimGadadharpur	78	Partly
3	Bhagibramhapur	79	Partly
4	Khadalgobra	86	Partly

5	Gobindabasan	89	Partly
6	Somaibasan	90	Partly
7	Gangadharpur	91	Fully
8	Atili	92	Partly
9	Jagaibasan	93	Partly
10	Maitrapur	94	Partly
11	PurbaMukundapur	211	Partly
12	Bagunadiha	212	Partly
13	Digha	213	Fully
14	Chhotobalarampur	214	Partly
15	Raipur	215	Partly
16	Jhawa	216	Fully
17	Kiyageria	217	Fully
18	Jamrashyampur	218	Fully
19	Lachhimpur	219	Partly
20	Dalbaldya	220	Partly
21	Panchadaria	221	Partly
22	DakshinBalarampur	222	Partly
23	Kaima	236	Partly
24	Chandpur	237	Partly
25	Jaldha	242	Partly

## SCHEDULE – I

### Special Red Category Industries

1.	Acid lead batteries including lead casting, charging of acid lead battery (more than 10 batteries per day)
2.	All mining activities including queries
3.	Aluminium smelter
4.	Asbestos and asbestos-based industries
5.	Basic drug & pharmaceutical (excluding formulation)
6.	Calcium carbide manufacturing
7.	Cast iron foundry
8.	Cement (excluding simple grinding)
9.	Chemical, petrochemical and electrochemical, manufacture (including distillation) of mineral acids such as Sulphuric acid, Nitric acid, Hydrochloric acid, Phosphoric acid etc. and their salts, manufacture of alum
10.	Chlorates, per chlorates and peroxides
11.	Chlorine, fluorine, bromine, iodine and their compounds
12.	Chloro alkaline
13.	Coal washery & mineral beneficiation
14.	Coke making, coal liquefaction, coal tar distillation, processing of coal tar distillate or fuel gas making, heating of coal tar using wood fired oven/refining, coke briquetting (excluding sundrying), calcined petroleum coke manufacturing
15.	Copper smelter
16.	Dichromate and chromates & basic chrome sulfate
17.	Distillery including fermentation industry (including manufacture of yeast & beer)
18.	Dyes and dye-intermediates
19.	Electroplating operations
20.	Explosives including detonators, fuses etc. & their storage
21.	Ferro Alloys manufacturing industries
22.	Ferrous & Non-ferrous metal extraction (different furnaces & smelting), refining, casting, forging (with coal fired boilers), alloy making etc.
23.	Fertilizer (basic) (excluding granulation & formulation only)
24.	Fly ash exporter, importer, transport through pipeline by pneumatic pressure and direct loading to the barge
25.	Glass and ceramics (excluding tile manufacturing) using coal fired kiln
26.	Hazardous waste/Bio-medical waste disposal facilities
27.	Hydrocyanic acid and its derivatives
28.	Incineration plants
29.	Industry or process involving metal treatment or process such as picking, surface coating (excluding spray, manual brush, paint baking, paint stripping), heating treatment (only cyaniding), phosphating, galvanizing, anodizing, etc.
30.	Integrated textile mills (processing involving scouring, bleaching, dyeing, printing or any effluent/emission generating process) and dyeing of other
31.	Iron and Steel (involving processing from ore/scrap/integrated steel plants) including coke plants and steel products involving use of any of the equipment such as blast furnaces, open hearth furnace, induction furnace or arc furnace.
32.	Isolated storage of hazardous chemicals (as per schedule of manufacture, storage & import of Hazardous Chemical Rules, 1989), etc.
33.	Lead smelting, refining and manufacture of its oxides
34.	Non-alcoholic beverages (soft drinks) and only bottling of alcoholic products (capital investment on plant & machinery >Rs. 1 crore)
35.	Oil refinery (Mineral oil or Petro refineries)

36.	<i>Paints and varnishes (excluding units with only blending &amp; mixing)</i>
37.	<i>Pesticides (including formulation)</i>
38.	<i>Petrochemicals (manufacture of and not merely use of as raw material)</i>
39.	<i>Phenolic products</i>
40.	<i>Phosphorous and its compounds</i>
41.	<i>Pigments and intermediates</i>
42.	<i>Power plant (captive)</i>
43.	<i>Power plants (including hydel power, thermal power, nuclear power etc.) (excluding Diesel Generator sets and captive power plant)</i>
44.	<i>Printing or etching of glass sheet using hydrofluoric acid (large scale)</i>
45.	<i>Processes involving chlorinated hydrocarbons</i>
46.	<i>Pulp &amp; paper (excluding paper manufacturing by hydro pulping and excluding manufacture of Straw board, Gray board &amp; Duplex board)</i>
47.	<i>Pulp &amp; paper involving hydro pulping with de-inking / bleaching activity</i>
48.	<i>PVC granules from PVC waste</i>
49.	<i>Radioactive elements</i>
50.	<i>Reprocessing of spent solvent to primary synthetic paints and primer</i>
51.	<i>Rolling mill (hot) (coal fired)</i>
52.	<i>Rubber chemicals</i>
53.	<i>Ship breaking activity</i>
54.	<i>Slaughter houses and meat processing units, animal bone rendering plant</i>
55.	<i>sugar</i>
56.	<i>Synthetic &amp; natural fibre including rayon, tyre cord, polyester filament yam &amp; raw woolen, raw silk, cellophane paper, cellulose nitrate</i>
57.	<i>Synthetic resins</i>
58.	<i>Synthetic rubber</i>
59.	<i>Tranneries</i>
60.	<i>Vegetable oil &amp; edible oils including solvent extracted oils, hydro-generated oils</i>
61.	<i>Waste oil processing (ant method)</i>
62.	<i>Zinc smelter</i>

## **SCHEDULE – II**

### **Red Category of Industries**

1.	Acid slurry (sulphonation)
2.	Airports (siting restriction will not applicable)
3.	Bitumen processing and products
4.	Bone Mill
5.	Briquetting of manganese ore using hydrated lime and molasses
6.	Cement grinding (including coal fired drier)
7.	Ceramic colour manufacturing (using boiler)
8.	Citronilla oil (herbal aromatic chemical) manufacturing.
9.	Cleaning/ washing of old PVC & MS drums using mineral tarpine oil, kerosene oil & water
10.	Coal Bed methane exploration
11.	Composite woolen mill including dewaxing of raw wool and raw silk
12.	Crushing of ferro-manganese slag lumps
13.	Dairy and dairy products (integrated projects, capital investment on plant & machinery >Rs.1crore)
14.	Dry coal processing /Mineral processing industries like ore sintering, pelletization, grinding and pulverization etc.
15.	Earthen potteries & tile manufacturing (using coal or wood fired kiln)
16.	Electric lamp (bulb) manufacturing (large scale)
17.	Fertilizer (formulation and granulation only) with coal fired boiler/furnace
18.	Fiber glass and glass wool production
19.	Filling / refilling of CO2 gas
20.	Food & food processing including fruits & vegetable processing (with capital investment on plant & machinery >Rs.1crore)
21.	Glue (excluding glue from starch), gelatine and synthetic adhesives
22.	Gold and Silver smithy (purification with acid, smelting operation and sulfuric acid polishing operation) (using more than 1 litre of Sulphuric Acid / Nitric Acid per month)
23.	Grinding of rice husk, ground nut, soya waste, coconut shell
24.	Handicraft products like terracotta work, sculptures (plaster of paris & fibre glass)
25.	Health care establishment
26.	Heat treatment using coal & wood fired furnace (excluding cyaniding)
27.	Industrial carbon including electrodes and graphite blocks, activated carbon, carbon black etc.
28.	Industrial or inorganic gases ( excluding medical oxygen)
29.	Jute batching oil & oil in sizing in paper industries from waste vegetable oil
30.	Jute processing with dyeing
31.	Lime manufacturing
32.	Lubricating oils, greases or petroleum based products (excluding blending at normal temperature)
33.	Magnesium sulphate
34.	Manufacturing & reprocessing of PVC granules and manufacturing of reprocessed PVC products
35.	Manufacturing of bio-diesel from vegetable oil by transesterification process
36.	Manufacturing of mica based electrical insulating products using thinners/solvents
37.	Manufacturing of optical lenses (using furnace other than electric furnace)
38.	Manufacturing of pasted veneers using boiler of Thermic Fluid Heater
39.	Manufacturing of safety match

40.	Manufacturing of silica gel with furnace
41.	Manufacturing of toothpowder, toothpaste, talcum powder and other cosmetic items (large and medium scale)
42.	Manufacturing of umbrella (including manufacturing of metallic handle and sticks)
43.	Manufacturing of woolen blanket from woolen fibre
44.	Photographic films and chemicals
45.	Plyboard manufacturing (including vineer& laminate) with coal or waste wood fired boiler / thermic fluid heater (with captive resin manufacturing plant)
46.	Processing of animal hoofs, horns and other body parts
47.	Processing of sodium silicofluoride/sodium fluorosilicate
48.	Reclamation of rubber, manufacture of rubber solution containing mineral naphtha& rubber wastes, rubber based adhesives, industrial adhesives using paraffin wax & resin powder (for polishing leather goods, shoes etc.)
49.	Refractories
50.	Rubber goods industry (with boiler)
51.	Shellac processing
52.	Spice grinding (>20 HP motor)
53.	Starch production using husk fired boiler
54.	Stone crushing
55.	Straw board, gray board, duplex board and paper manufacturing by hydropulping and with or without using boiler
56.	Surgical and medical products involving prophylactics and latex
57.	Synthetic detergent (excluding formulation) and soap (with steam boiling)
58.	Testing of animals like rats, mice, guinea pig etc. for research activities (req. authorization as per Bio-medical waste(M & H) Rules, 1998 and its amendment thereafter)
59.	Thermocol Manufacturing (with boiler)
60.	Tyres and tubes vulcanization/hot retreading (using coal fired boiler)/moulding
61.	Versatile master batch/polymer compound using talc, calcite, pigment, additives, polymer etc. as raw material.
62.	Viscose/polester coated brass glass yam
63.	Wood charcoal manufacturing and processing

## SCHEDULE – III

### Orange Category of Industries

1.	Almirah Manufacturing (not permitted in municipal areas of West Bengal)
2.	Aluminium and copper extraction from scrap using oil fired furnace
3.	Automobile servicing, repairing and painting (excluding only fuel dispensing)
4.	Ayurvedic and Homeopathic medicine (with boiler)
5.	Bakery & confectionery [(a) with production capacity <10 tpd with coal & wood fired oven and (b) all units with production capacity > 10 tdp]
6.	Biaxially oriented PP film alongwithmetalising operation
7.	Bleaching of fabrics, yam
8.	Brickfields (excluding fly ash brack manufacturing using lime process)
9.	Cashew nut processing
10.	Cement grinding (excluding coal fired drier)
11.	Cement products like pipe, pillar, concrete sleeper using oil fired boiler
12.	Chanachur and laddoo from puffed and beaten rice (muri and chira) husk fired over
13.	Chilling plant, cold storage and ice making
14.	Chira mill
15.	Coffee seed processing
16.	Coke briquetting (sun drying)
17.	Cotton spinning and weaving ^medium and large scale)
18.	Digital printing on PVC cloth
19.	Dismantling of rolling stocks (wagons/coaches)
20.	Dry cell battery (excluding manufacturing of electrodes)
21.	Engineering and fabrication units
22.	Facility of handling, storage and transportation of food grains in bulk
23.	Fire works manufacturing and storage
24.	Fish feed, poultry feed and cattle feed
25.	Fish processing and packaging (excluding chilling of fish)
26.	Foam manufacturing
27.	Food & food processing including fruits & vegetable processing (capital investment on plant & machinery >Rs. 10 lakhs but <Rs. 1 crore)
28.	Forging of ferrous & non-ferrous metal (using oil or gas fired kiln)
29.	Glass, ceramic, earthen, earthen potteries and tile manufacturing using oil or gas fired kiln
30.	Gravure printing
31.	Grill Manufacturing (not permitted in municipal areas of West Bengal)
32.	Hardware manufacturing for computer and other information technology instruments
33.	Heat treatment using oil fired furnace (excluding cyanding)
34.	Hotels & Restaurants (capital investment on land, building plant & machinery >Rs. 30 lakhs)
35.	Housing complexes with more than or equal to 20000 sq. meter total built up area
36.	Husking mill
37.	Ice cream
38.	Infrastructure development project with capital investment more than Rs. 5 crores
39.	Jute processing without dyeing
40.	Liquid floor cleaner, black phenyl, liquid soap, glycerol moriostearate manufacturing
41.	Manufacture of mirror from sheet glass
42.	Manufacturing of iodized salt from crude/raw salt
43.	Manufacturing of mosquito repellent coil
44.	Mechanized laundry using oil fired boiler

45.	Modular wooden furniture from particle board, MDF, swan timber etc, ceiling tiles/partition board from saw dust, wood chips etc. & other agricultural waste using synthetic adhesive resin, wooden box making
46.	Organic nutrients (excluding simple mixing)
47.	Paint blending & mixing (ball mill)
48.	Pharmaceutical formulation (capital investment plant & machinery >Rs. 10 lakhs) and for R&D purpose (for sustained release/extended release of drugs only and not for commercial purpose)
49.	Plyboard manufacturing (including veneer& laminate) with oil fired boiler/thermic fluid heater (without resin plant)
50.	Ports and Harbours
51.	Poultry, hatchery, piggery (capital investment on land, building, plant & machinery >Rs. 10 lacs)
52.	Power press
53.	Printing ink manufacturing
54.	Printing or etching of glass sheet using hydrofluoric acid (small scale)
55.	Producer gas plant using conventional up-draft coal gasification (linked to rolling mills, glass and ceramic industry, refractories for dedicated fuel supply) (site specific, suitability of the site will be judged by the R.O. after site inspection)
56.	Puffed rice (muri) (using husk or coal fired chullah or vatti)
57.	Pulverization of bamboo and scrapwood
58.	Repairing of electric motor & generator
59.	Reprocessing of waste plastic (excluding PVC)
60.	Rice, mill & rice hullers
61.	Rolling mill (oil or gas fired) and cold Rolling mill
62.	Saw mill
63.	Seasoning of wood in steam heated chamber
64.	Ship/vessel manufacturing with only engineering & fabrication activities
65.	Silk screen printing
66.	Spray painting, paint baking, paint stripping
67.	Storage of hides and processing of tallow
68.	Synthetic detergents formulation (capital investment on plant & machinery >Rs. 5 lacs)
69.	Tea processing
70.	Tobacco products including cigarettes and tobacco processing
71.	Tyres and tubes vulcanization / hot retreading (using oil gas fired boiler)
72.	Wire drawing (cold process) and bailing straps
73.	Wire netting

- ❖ In addition to mandatory CFE/CFO in orange category any project with total built up area more than or equal to 20000 Sq.m shall also attract EIA notification under "Building and Construction projects" Section.
- ❖ If total built up area is more than or equal to 20000 sq.m then the projects shall attract EIA notification under "Building and Construction projects" section and structure of application fees for housing complexes etc. table is referred for determining CFE/CFO fees for such projects.

## **SCHEDULE – IV**

### **Green Category of Industries**

1.	Acid lead battery (up to batteries per day excluding lead plate casting)
2.	Aluminium utensils from aluminium circles
3.	Assembly of air cooler/conditioners, repairing and servicing
4.	Assembly of bicycles, baby carriage and other small non-motorised vehicles
5.	Automobile fuel outlet (only dispensing)
6.	Ayurvedic and Homeopathic medicine (without boiler)
7.	Bailing (hydraulic press) of waste papers
8.	Bakery & Confectionery (with production capacity < 10 tpd with oil, gas or electrical oven)
9.	Biomass Briquettes (sun drying) without using automatic vacuum forming
10.	Biscuit trays etc. from rolled PVC sheet (using automatic vacuum forming machine)
11.	Blending and packaging of Tea
12.	Blending of melamine resins & different powder
13.	Block making for printing without foundry (excluding paper or pulp manufacturing and without using boiler)
14.	Brass & Bell metal utensils manufacturing from circle (without re-Rolling facility)
15.	Candy
16.	Cardboard or corrugated box and paper products (excluding paper or pulp manufacturing and without using boiler)
17.	Carpet weaving
18.	Cement products like pipe, pillar, jafri, well ring etc. (should be done under closed covered shed to control cement dust spreading)
19.	Ceramic colour manufacturing (not using boiler and wastewater recycle process)
20.	Chalk making from plaster of paris
21.	Chilling plant and ice making without use of ammonia
22.	Coated electrode manufacturing
23.	Colour/Black & White studio
24.	Compact disc, computer floppy & cassette manufacturing
25.	Compressed oxygen gas from crude liquid oxygen
26.	Computerized ATM for printing ink. The process involves mixing and blending of specified colours with other supplied additives like varnishes to obtain desired shade through computerized colour matching system for use of Offset printing press.
27.	Core CO2 manufacturing
28.	Cotton and woollen hosiery making
29.	Cotton spinning & weaving (small scale)
30.	Cutting, sizing and polishing of marble stones.
31.	Dairy and dairy products (small scale) (capital investment on plant & machinery <Rs. 1 crore)
32.	Dal mills
33.	Decoration of ceramic cups and plates by electric furnace
34.	Diesel Generator sets (15 KVA and above) for residential building, commercial buildings and healthcare organization
35.	Diesel pump repairing & servicing
36.	Distilled water
37.	Electric lamp (bulb) manufacturing (small scale)
38.	Electrical and electronics goods manufacturing
39.	Electronic equipment assembling
40.	Emulsion of oil & water

41.	Fertilizer (granulation and formulation only)
42.	Flavoured bettle nut production.
43.	Flour mills (dry process)
44.	Fly ash bricks manufacturing (dry process)
45.	Food and food processing including fruit & vegetable processing (capital investment on plant & machinery <Rs 10 lakhs)
46.	Fountain pen manufacturing
47.	Glass ampules & vials making from glass tubes
48.	Glass putty and sealant
49.	Glass, ceramic, earthen potteries and tile manufacturing using electrical kiln or not involving kiln.
50.	Glue from starch.
51.	Gold and silver smithy (purification with )
52.	Groundnut Decorating (dry)
53.	Handloom weaving (without dyeing and bleaching operation)
54.	Hotel and restaurants (capital investment land, building, plant and machinery <Rs 30 lakhs) and boarding and loading house
55.	Insulation and other coated papers (excluding paper or pulp manufacturing) manufacturing.
56.	Iodized salt from common salt
57.	Jobbing and machining
58.	Laboratory-wares
59.	Leather cutting and stitching (more than 10 machines and using motor)
60.	Leather footwear and leather products, (excluding tanning and hide processing) (except cottage scale)
61.	Lubricating oils, greases or petroleum based products (only blending at normal temperature)
62.	Manufacturing of camphor tablets, naphthalene balls from camphor powders and naphthalene powders.
63.	Manufacturing of coir items from cocconut husk
64.	Manufacturing of ferrous and non-ferrous metal products without using heat treatment (Not generating any effluent or emission)
65.	Manufacturing of metal caps and containers
66.	Manufacturing of optical lenses (using electrical furnace)
67.	Manufacturing of pasted veneers without using boiler or Thermic Fluid Heater or by sun drying
68.	Manufacturing of shoe brush and wire brush
69.	Manufacturing of silica gel (without furnace)
70.	Manufacturing of toothpowder, toothpaste, talcum powder and other cosmetic items (small scale)
71.	Medical oxygen
72.	Mineralised water
73.	Anon-Alcholic Beverage (Soft drinks) & only bottling of Alholicproductas(Capital Investmenton Plant & Machinery<Rs. 1 Crore)
74.	Oil Mill Ghani& Extraction (no hydrogenation /refining )
75.	Organic & in organic nutrients (by simply mixing)
76.	Organic manure (manual mixing)
77.	Paints & Varnishes (mixing & blending)(without ball mill)
78.	Pallatization of husk
79.	Paper pins & U-Clips
80.	Pharmaceuticals formulation (capital investment on plant & machinery <Rs.Lakh
81.	Phenyl manufacturing
82.	Polythene & Plastic processed oproducts manufacturing ( excluding manufacturing and re processing PVC granules and manufacturing of reprocessed PVC products

	&re-processing of waste plastic)
83.	Poultry, hatchary, piggery (capital investment on land, building, plant & machinery < Rs.10 lakh.
84.	Power looms (without dyeing & bleaching)
85.	Printing press.
86.	Puffed rice (muri) (using oil, gas or electrical heating system)
87.	Ready mix concrete
88.	Re packing of chemicals in small container
89.	Re processing of waste cotton (Dhaniamill)
90.	Rope (cotton & plastic)
91.	Rubber goods industry (without boiler)
92.	Scientific and mathematical instrument manufacturing-
93.	Soap manufacturing (without steam boiling)
94.	Solar module (non-conventional energy apparatus ) manufacturing unit
95.	Solar power generation through solar photo voltaic cell
96.	Spice grinding (< 20 HP motor)
97.	Steel furniture without spray painting
98.	Steeping & Processing grains
99.	Supari (betel nut )grinding.
100.	Surgical and medical products not involving effluent /emission generating processes.
101.	Sweet shop
102.	Synthetic detergent formulation(capital investment on plant&machinery < RS. 5 lakh)
103.	Tap hole clay, trough clay,ladle covering compound , mould coating compound etc.by mix of china clay, alumina,bauxite etc.
104.	Tea garden only
105.	Teflon based products
106.	Thermocol manufacturing
107.	Thermometer making
108.	Toilet cleaner by simple mixing
109.	Toys (only electronic and mechanical) manufacturing
110.	Transformer repairing /manufacturing (should not be allowed in congested areas)
111.	Tyres and Tubes retreading (without boiler)
112.	Veneer, laminate (without boiler and thermic fluid heter )
113.	Washing of used sand by hydraulic discharge
114.	Washing.chilling of fish and packaging only
115.	Water softening and demineralised plant

## **SCHEDULE – V**

### **List of Affected Mouza for Proposed Roads Alignment**

<b>Sl. No.</b>	<b>Road Name</b>	<b>Mouza Name</b>	<b>JL. No.</b>
1	Extension of Northern Bypass	Padima	76
		Ratanpur	82
		Palsandapur	81
		Jatimati	83
		Champabani	80
2	Proposed Bypass to Sankarpur	Ghersai	88
		Maitrapur	94
		PurbaMukundapur	211
		DakshinBalarampur	222
		Shankarpur	224

## SCHEDULE – VI

### List of Educational Institutions/Temple/Mosque

Sl.No.	Mouza Name	JL.No.	Dag No.	Land Use
1	Padima	76	229	Padima Junior High School
2	Duttapur	77	319	DuttapurSishuSikha Kendra
3	Bhagibramhapur	79	207	Bhagibrahmapur Primary School
4	Champaboni	80	277	ChampaboniPrimary School
5	Champaboni	80	23	Simantagram Primary School
6	Palsandapur	81	7	Ratanpur MSK School
7	Palsandapur	81	5	Ratanpur SSK School
8	Ratanpur	82	108& 109	Idgah
9	Ratanpur	82	95	Nurani Mosque
10	Ratanpur	82	126	Duttapur Primary School
11	Jatimati	83	918	Primary School
12	Jatimati	83	451	Mosque
13	Bilamura	85	492- 496,916,920,9 21	Digha D.L.J.B.S. High School
14	Bilamura	85	292	Bilamria Primary School
15	Khadalgobra	86	1726	Junior School
16	Khadalgobra	86	1886	RamkrishnaSarada Ashram
17	Khadalgobra	86	310	Khadalgobra SSK
18	Khadalgobra	86	1878	AnukulTemple
19	Khadalgobra	86	1861	ShibTemple
20	Khadalgobra	86	1980	Temple
21	Khadalgobra	86	2010	BhabaPaglaMandir
22	Ghersai	88	46	DighaVidyabhaban
23	Ghersai	88	534	Ghersai SSK
24	Ghersai	88	219	Jagadishpur Primary School
25	Gobindabasan	89	60	Primary School
26	Gobindabasan	89	165	Ma Narmada Mandir
27	Somaibasan	90	22	ChandiMandir
28	Somaibasan	90	15	Gangadharpur SSK
29	Jagaibasan	93	68	Hanuman Temple
30	Maitrapur	94	140	AmitrapurSishuSikhaKendra
31	Mirjapur	95	2	DasanpurHarijan Part Basic Vidyalaya
32	Jhaugeria	207	297	Jhaugearia Primary School
33	PurbaMukukndapur	211	1912	NaykaliMandir
34	PurbaMukukndapur	211	1077	Primary School
35	PurbaMukukndapur	211	704	Primary School
36	PurbaMukukndapur	211	903	Temple
37	PurbaMukukndapur	211	427	Anirudha High School
38	PurbaMukukndapur	211	1356	Temple
39	PurbaMukukndapur	211	233	School
40	PurbaMukukndapur	211	226	Temple

	<b>Mouza Name</b>	<b>JL.No.</b>	<b>Dag No.</b>	<b>Land Use</b>
41	PurbaMukukndapur	211	1616	Temple
42	Chhotobalarampur	214	8	Sankarpur Children Nursery School
43	Jamrashyampur	218	357	JamraShyampur SSK
44	Jamrashyampur	218	513	Temple
45	Jamrashyampur	218	515	Temple
46	Lachhimpur	219	333	Lachhimpur Primary School
47	Lachhimpur	219	439	School
48	Lachhimpur	219	114	Temple
49	Panchadaria	221	306	Temple
50	Shankarpur	224	186	Shankarpur Primary School
51	Shankarpur	224	87	Temple
52	Jashipur	228	174	Jasipur Primary School
53	Jashipur	228	632	Temple
54	Bodhra	234	1097	Temple
55	Bodhra	234	590	Temple
56	Bodhra	234	399	Temple
57	Bodhra	234	450	BodharaPanthoswari High School
58	Bodhra	234	375	Temple
59	Tengramari	235	375	Tangramari SSK
60	Kaima	236	285	Temple
61	Kaima	236	401	School
62	Chandpur	237	173	ChandpurKamdev Primary School
63	Chandpur	237	285	Temple
64	Bherichauli	239	350	VerichuliAdarsha SSK
65	Jaldha	242	992	JaldhaHarijan Primary School
66	Jaldha	242	692	Jaldha Primary School
67	Jaldha	242	1282	Jaldha HS School
68	Jaldha	242	1207	Adarsha SSK

# **Annexure I**

Government of West Bengal  
Development and Planning (T&CP) Department  
18, Rabindra Sarani, Calcutta-1.

No. 3445-T&CP/LC-6/89.

Dated, the 28th November, 1990.

N O T I F I C A T I O N

In exercise of the power conferred by Sub-Section (3) of Section 1 of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Ben. Act XIII of 1979), the Governor is pleased hereby to appoint the day of issue of this Notification as the date on which the said Act shall come into force in the area described in the Schedule below : -

T H E S C H E D U L E

Sl. No.	Name of Mouza	Police Station	District	J. L. No.	Whole/ Part	Area in Acres
(1)	(2)	(3)	(4)	(5)	(6)	(7)
1.	Padima	Digha	Midnapore	76	Whole	332.23
2.	Duttapur	-do-	-do-	77	Whole	114.46
3.	Paschim Gadadharpur	-do-	-do-	78	Whole	850.21
4.	Bhagibramhapur	-do-	-do-	79	Whole	96.64
5.	Champaboni	-do-	-do-	80	Whole	123.32
6.	Palsandapur	-do-	-do-	81	Whole	83.71
7.	Ratanpur	-do-	-do-	82	Whole	90.82
8.	Jatimati	-do-	-do-	83	Whole	170.63
9.	Bilamria	-do-	-do-	85	Whole	218.10
10.	Khadalgobra	-do-	-do-	86	Whole	533.78
11.	Dakshin Jagadishpur	-do-	-do-	87	Whole	145.56
12.	Gharsai	-do-	-do-	88	Whole	339.53
13.	Gobinda Basan	-do-	-do-	89	Whole	133.00
14.	Somai Basan	-do-	-do-	90	Whole	85.42
15.	Gangadharpur	-do-	-do-	91	Whole	173.38
16.	Atili	-do-	-do-	92	Whole	94.84
						3585.63

By order of the Governor,

S. S. Chattopadhyay,  
Secretary to the  
Government of West Bengal

S/Saha.

- : (2) : -

No. 3445/1(12)-T&CP/1C-6/89.

Dated, the 28th November, 1990.

Copy forwarded for information and necessary action to : -

1. The Secretary, \_\_\_\_\_  
(All Department of this Government)
2. The District Magistrate \_\_\_\_\_  
All District Magistrate
3. The \_\_\_\_\_  
(All Divisional Commissioners)
4. The Accountant General, West Bengal, Treasury Buildings,  
Calcutta-700 001.
5. The Administrator, Digha Development Scheme,  
Digha, Midnapore.
6. The F. A., Development and Planning Department
7. The P. S. to Chief Secretary,  
Government of West Bengal
8. The P. S. to Chief Minister,  
West Bengal
9. The P. S. to Minister-in-Charge of this Department
10. The \_\_\_\_\_  
(All Heads of Stream of this Department)
11. The Law Officer of this Department
12. The Gazette Copy.

*Slm 28.11.90*

Deputy Secretary to the  
Government of West Bengal

Government of West Bengal  
Development and Planning (T&CP) Department  
18, Rabindra Sarani, Calcutta-1.

No. 3446-T&CP/1C-6/89.

Dated, the 28th November, 1990.

N O T I F I C A T I O N

WHEREAS the provisions of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Ben. Act XIII of 1979) (hereinafter referred to as the said Act), have come into force in the area described in the Schedule to this Department Notification No. 3445-T&CP/1C-6/89 dated the 28th November, 1990.

NOW, THEREFORE, in exercise of the power conferred by Sub-Section (1), read with Sub-Section (2), of Section 9 of the said Act, the Governor is pleased hereby to declare the said Area, the limits of which shall be as defined in the Schedule below, to be a Planning Area for the purpose of the said Act.

T H E S C H E D U L E

Sl. No.	Name of Mouza	Police Station	District	J. L. No.	Whole/ Part	Area in Acres
(1)	(2)	(3)	(4)	(5)	(6)	(7)
1.	Padima	Dighe	Midnapore	76	Whole	332.23
2.	Duttapur	-do-	-do-	77	Whole	114.46
3.	Paschim Gadadharpur	-do-	-do-	78	Whole	850.21
4.	Bhagibremhapur	-do-	-do-	79	Whole	96.64
5.	Champeboni	-do-	-do-	80	Whole	123.32
6.	Palsandapur	-do-	-do-	81	Whole	83.71
7.	Retanpur	-do-	-do-	82	Whole	90.82
8.	Jatimati	-do-	-do-	83	Whole	170.63
9.	Bilamrie	-do-	-do-	85	Whole	218.10
10.	Khadalgobra	-do-	-do-	86	Whole	533.78
11.	Dekshin Jagadishpur	-do-	-do-	87	Whole	145.56
12.	Ghersei	-do-	-do-	88	Whole	339.53
13.	Gobinda Basen	-do-	-do-	89	Whole	133.00
14.	Somei Basen	-do-	-do-	90	Whole	85.42
15.	Gangadharpur	-do-	-do-	91	Whole	173.38
16.	Atili	-do-	-do-	92	Whole	94.84
						<u>3585.63</u>

By order of the Governor,

S. S. Chattopadhyay,  
Secretary to the  
Government of West Bengal

S/Sehs.

- : (2) : -

No. 3446/1(12)-T&CP/10-6/89. Dated, the 28th November, 1990

Copy forwarded for information and necessary action to

1. The Secretary, ~~\_\_\_\_\_~~ (All Department of this Government)
2. The District Magistrate ~~\_\_\_\_\_~~ (All District Magistrate)
3. The ~~\_\_\_\_\_~~ (All Divisional Commissioners)
4. The Accountant General, West Bengal,  
Treasury Buildings, Calcutta-1.
5. The Administrator, Digha Development Scheme,  
Digha, Midnapore
6. The F.A., Development and Planning Department
7. The P. S. to Chief Secretary, Government of West B
8. The P. S. to Chief Minister, Government of West B
9. The P. S. to Minister-in-Charge of this Department
10. The ~~\_\_\_\_\_~~ (All Heads of Stream of this Department)
11. The Law Officer of this Department
12. The Gazette Copy.

SM 28.11.90  
Deputy Secretary to the  
Government of West Bengal

S/Saha.

A N N E X U R E - ' C '

Government of West Bengal  
Development and Planning (T&CP) Department  
18, Rabindra Sarani, Calcutta-1.

No. 3447-T&CP/1C-6/89.

Dated, the 28th November, 1990.

N O T I F I C A T I O N

In exercise of the power conferred by Sub-Section (1) and (3) of Section 11 of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Ben. Act XIII of 1979), the Governor is pleased to constitute the Dighe Planning Authority in respect of the Planning Area declared as such under this Department Notification No. 3446-T&CP/1C-6/89 dated the 28th November, 1990 consisting of the following members for a period not exceeding three years from the date of Notification : -

- 1) Sabhadhipati,  
Midnapore Zilla Parishad ... Chairman
- 2) Shri Rohini Karan, Member,  
Zilla Parishad, Midnapore ... Member
- 3) Shri K. N. Chatterjee,  
Senior Regional Planner,  
Development & Planning (T&CP) Department,  
Government of West Bengal ... Member
- 4) One Representative of  
Finance Department ... Member
- 5) One Representative of  
Development & Planning  
Department ... Member
- 6) Sub-Divisional Officer,  
Contel, District-Midnapore ... Member
- 7) Sabhapati,  
Ramnagar Panchayat Samity ... Member
- 8) Shri Mrinal Kanti Roy, MLA,  
Ramnagar, District-Midnapore ... Member
- 9) Administrator, Dighe  
Development Scheme and  
Executive Officer of the  
Planning Authority ... Member-Secretary

By order of the Governor,

S. S. Chattopadhyay,  
Secretary to the  
Government of West Bengal

S/Seha.

- : (2) : -

No. 3447/1(12)-T&CP/10-6/89.      Dated: the 28th November, 1990.

Copy forwarded for information and necessary action to : -

1. The Secretary, \_\_\_\_\_  
(All Department of this Government)
2. The District Magistrate, \_\_\_\_\_  
(All Districts)
3. The \_\_\_\_\_  
(All Divisional Commissioners)
4. The Accountant General, West Bengal,  
Treasury Buildings, Calcutta-1.
5. The Administrator, Dighe Township
6. The Financial Adviser,  
Development and Planning Department
7. The Private Secretary to the  
Chief Secretary of West Bengal
8. The Private Secretary to the  
Chief Minister of West Bengal
9. The Private Secretary to the  
Minister-in-Charge of this Department
10. The \_\_\_\_\_  
(All Stream Heads of this Department)
11. The Law Officer of this Department
12. The Gazette Copy.

28.11.90

Deputy Secretary to the  
Government of West Bengal

S/Saha.

Government of West Bengal  
Development and Planning (T&CP) Department  
18, Rabindra Sarani, Calcutta - 700 001.

No. 4348-T&CP/1C-6/89

Dated, the 28th November, 1991.

NOTIFICATION

In exercise of the power conferred by sub-section (3) of section 7 of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Ben. Act XIII of 1979), the Governor is pleased hereby to appoint the day of issue of this Notification as the date on which the said Act shall come into force in the area described in the Schedule below :

SCHEDULE

Sl. No.	Name of Mouza	Police Station	District	Whole/ Part	J.L. No.	Area in Acres
1.	2.	3.*	4	5.	6.	7.
1.	Jagai Basan	Digha	Midnapur	Whole	93	42.62
2.	Maitrapur	-do-	-do-	-do-	94	297.30
3.	Mirzapur	-do-	-do-	-do-	95	22.85
4.	Jhaugeria	-do-	-do-	-do-	207	223.09
5.	Purbamukundapur	-do-	-do-	-do-	211	872.41
6.	Begunadiha	-do-	-do-	-do-	212	316.33
7.	*Digha	-do-	-do-	-do-	233	230.00
8.	*Jhawa	Ramnagar	-do-	-do-	216	19.62
9.	*Giyageria	-do-	-do-	-do-	217	38.10
10.	Dakshin Balarampur	-do-	-do-	-do-	222	145.96
11.	Purba Binampur	-do-	-do-	-do-	225	62.43
12.	Jashipur	-do-	-do-	-do-	228	280.90
13.	Bodhra	-do-	-do-	-do-	234	306.57
14.	Tangramari	-do-	-do-	-do-	235	268.26
15.	Bheri Chauli	-do-	-do-	-do-	239	92.29
16.	Jaldha	-do-	-do-	-do-	242	630.47
17.	Nilpura	-do-	-do-	-do-	223	85.50
18.	Shankarpur	-do-	-do-	-do-	224	126.90
19.	Chote Balarampur	-do-	-do-	-do-	214	42.08
20.	Dalbaldia	-do-	-do-	-do-	220	105.69
21.	Panch Dharia	-do-	-do-	-do-	221	77.69
22.	Lachhimpur	-do-	-do-	-do-	219	128.51
23.	Kaima	-do-	-do-	-do-	236	129.02
24.	Jamra-Shyampur	-do-	-do-	-do-	218	138.75
25.	Raipur	-do-	-do-	-do-	215	98.93
26.	Chandpur	-do-	-do-	-do-	237	384.72

\* Indicate non-existence of mouza since they have been washed away by the sea.

By order of the Governor

Sd/- S. K. Roy.

Joint Secretary to the  
Government of West Bengal.

No.4348-T&CP/1C-6/89

Dated, the 28th November, 199

Copy forwarded to Executive Officer, Digha Planning Authority for information and necessary action.

Sd/- S. K. Roy.

Joint Secretary to the Government of West Bengal.

No.4435-T&CP/1C-6/89

Dated, the 28th November, 1

Copy forwarded for information and necessary action

1. The Secretary, \_\_\_\_\_  
( All Department )
2. The District Magistrate, \_\_\_\_\_  
(All District)
3. The Commissioner, \_\_\_\_\_  
( All Division )
4. The Accountant General, West Bengal,  
Treasury Buildings, Calcutta - 700 001.
5. The Administrator, Digha Township.
6. The Financial Advisor, Development and Planning &  
Department.
7. The Private Secretary to the Chief Secretary,  
West Bengal,
8. The Private Secretary to the Chief Minister,  
West Bengal.
9. The Private Secretary to the Minister-in-Charge  
of this Department.
10. The Chairman, Digha Planning Authority.
11. \_\_\_\_\_  
(All member of Digha Planning Authority)
12. \_\_\_\_\_  
(Heads of all Stream/Section/Cells of this Depar
13. The Law Officer of this Department.
14. The Gazettee Copy.

*Anna 6.12.9*

Assistant Secretary to the Government of West Bengal.

Government of West Bengal  
Development and Planning (T&CP) Department  
18, Rabindra Sarani, Calcutta -1

No.4349-T&CP/1C-6/89

Dated, the 28th November, 1991.

NOTIFICATION

WHEREAS the provisions of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Ben. Act XIII of 1979) (hereinafter referred to as the said Act), have come into force in the area described in the Schedule to this department notification No. 4349-T&CP dated, the 28-11-1991.

NOW, THEREFORE, in exercise of the power conferred by sub-section (1), read with sub-section (2) of section 9 of the said Act, the Governor is pleased hereby to declare the said Area, the limits of which shall be as defined in the Schedule below, to be a Planning Area for the purpose of the said Act.

SCHEDULE

Sl. No.	Name of Mouza	Police Station	District	Whole/Part	J.L. No.	Area in Acres
1.	2.	3.	4.	5.	6.	7.
1.	Jagai Basan	Digha	Midnapur	Whole	93	42.62
2.	Maitrapur	-do-	-do-	-do-	94	297.30
3.	Mirzapur	-do-	-do-	-do-	95	22.85
4.	Jhaugeria	Ramnagar	-do-	-do-	207	223.09
5.	Purbamukundapur	Digha	-do-	-do-	211	872.41
6.	Begunadiha	-do-	-do-	-do-	212	316.33
7.	*Digha	-do-	-do-	-do-	213	230.00
8.	*Jhawa	-do-	-do-	-do-	216	19.62
9.	*Kiyageria	Ramnagar	-do-	-do-	217	38.10
10.	Dakshin Balarampur	-do-	-do-	-do-	222	145.96
11.	Purba Birapur	-do-	-do-	-do-	225	62.43
12.	Jashipur	-do-	-do-	-do-	228	280.90
13.	Bodhra	-do-	-do-	-do-	234	306.57
14.	Tangraari	-do-	-do-	-do-	235	268.26
15.	Bheri Chauli	-do-	-do-	-do-	239	92.29
16.	Jaldha	-do-	-do-	-do-	242	630.47
17.	Nilpura	Digha	-do-	-do-	223	85.50
18.	Shankarpur	Ramnagar	-do-	-do-	224	126.90
19.	Choto Balarampur	-do-	-do-	-do-	214	42.08
20.	Delbaldia	-do-	-do-	-do-	220	105.69
21.	Panch Dharia	-do-	-do-	-do-	221	77.69
22.	Lachhipur	-do-	-do-	-do-	219	128.51
23.	Kaima	-do-	-do-	-do-	236	129.02
24.	Jamra-Shyampur	-do-	-do-	-do-	218	138.75
25.	Raipur	Digha	-do-	-do-	215	98.93
26.	Chandpur	Ramnagar	-do-	-do-	237	384.72

\* Indicate non-existence of mouza since they have been washed away by the sea.

By order of the Governor  
Sd/- S. K. Ray,

Joint Secy. to the Govt. of West Bengal

No.4349-T&CP/1C-6/89 Dated, the 28th November, 1991

No. 4349-T&CP/1C-6/89

Dated : 28th November 1991.

Copy forwarded to Executive Officer, Digha Planning Authority for information and necessary action.

Sd/- S. K. Roy  
28.11.91

Joint Secretary to the  
Govt. of West Bengal.

No. 4436-T&CP/1C-6/89

Dated : 6th December 1991.

Copy forwarded for information and necessary action to :-

1. The Secretary, \_\_\_\_\_  
(All Deptt.)
2. The D. M., \_\_\_\_\_  
(All District)
3. The Commissioner, \_\_\_\_\_  
(All Division)
4. The Accountant General, West Bengal, Treasury Building, Calcutta-1.
5. The Administrator, Digha Township.
6. The Financial Adviser, Dev. & Plng. Deptt.
7. The Private Secy. <sup>to</sup> the Chief Secretary, West Bengal.
8. The Private Secy. to the Chief Minister, West Bengal.
9. The Private Secy. to the Minister-in-Charge of this Deptt.
10. The Chairman, Digha Planning Authority.
11. \_\_\_\_\_  
(All members of Digha Planning Authority)
12. \_\_\_\_\_  
(Heads of all Stream/Section/Cells of this Deptt.)
13. The Law Officer of this Deptt.
14. The Gazettee Copy.

*Sen*  
6.12.91  
Assistant Secretary to the  
Government of West Bengal.

No. 4350-T&CP/1C-6/89.

Calcutta, the 28th November, 1991.

NOTIFICATION

WHEREAS the provisions of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Ben. Act XIII of 1979) (hereinafter referred to as the said Act) have come into force in the areas described in the Schedule to this department notification No. 3445-T&CP/1C-6/89 dated 28th November, 1990.

AND WHEREAS in exercise of the power conferred by sub-section (1) read with sub-section (2) of section 9 of the said Act the State Government has been pleased to declare the area as mentioned in the Schedule of this department notification No. 3446-T&CP/1C-6/89 dated 28th November, 1990 as the Planning Area for the purpose of the said Act.

AND WHEREAS in exercise of the power conferred by sub-section (1) read with sub-section (2) of section 9 of the said Act the State Government has also been pleased to declare the area as mentioned in the Schedule of this department notification No. 4349-T&CP/1C-6/89 dated 28th November, 1991 as the Planning Area for the purpose of the said Act.

AND WHEREAS the State Government has decided to amalgamate the aforesaid two planning areas as mentioned in this department notification No. 3446-T&CP/1C-6/89 dated 28th November, 1990 and also this department notification No. 4349-T&CP/1C-6/89 dated 28th November, 1991 into one Planning Area.

NOW, THEREFORE, in exercise of the power conferred by sub-section (3) of section 9 of the said Act the Governor is pleased hereby to declare one Planning Area after amalgamation, the area and limits of which shall be as defined in the Schedule below, to be the Planning Area for the purpose of the said Act.

THE SCHEDULE

S1 No.	Name of Mouza	Police Station	District	J.L. No.	Whole/Part.	Area in Acres
1.	Pedima	Digha	Midnapore	76	Whole	332.23
2.	Duttapur	do	do	77	do	114.46
3.	Paschim Gadacharpur.	do	do	78	do	850.21
4.	Bhagibrahmapur.	do	do	79	do	96.64
5.	Champahoni.	do	do	80	do	123.32
6.	Palsandapur.	do	do	81	do	83.71
7.	Ratanpur.	do	do	82	do	90.82
8.	Jatimati.	do	do	83	do	170.63
9.	Bilamria.	do	do	85	do	218.10
10.	Khaddlgobra.	do	do	86	do	533.78
11.	Dakshin Jagadishpur.	do	do	87	do	145.56
12.	Gharasi.	do	do	88	do	339.53
13.	Gobinda Basan.	do	do	89	do	133.00
14.	Somai Basan.	do	do	90	do	85.42
15.	Gadharpur.	do	do	91	do	173.38
16.	Atili.	do	do	92	do	94.85
17.	Jagai Basan.	do	do	93	do	42.62
18.	Mitrapur.	do	do	94	do	297.30
19.	Mirzapur.	do	do	95	do	22.85
20.	Jhaugeria.	Ramnagar	do	207	do	223.09
21.	Purbamukhudarpur.	Digha	do	211	do	872.41
22.	Begunadiha.	do	do	212	do	316.33
23.	*Digha.	do	do	213	do	230.00
24.	*Jhawa.	do	do	216	do	19.62
25.	Kiyageria.	Ramnagar	do	217	do	38.10
26.	Dakshin Balarempur.	do	do	222	do	145.96
27.	Purba Birampur.	do	do	225	do	62.43
28.	Kashipur.	do	do	228	do	280.90
29.	Bidhra.	do	do	234	do	306.57
30.	Tangramari.	do	do	235	do	268.26
31.	Bheri Chauli.	do	do	239	do	92.29
32.	Jaldha.	do	do	242	do	630.47
33.	Nilpura.	Digha	do	223	do	85.50
34.	Shankarpur.	Ramnagar	do	224	do	126.90

Sl. No.	Name of Mouza.	Police Station.	District.	J.L. No.	Whole/Part.	Area in Acres.
35.	Choto Balarampur.	Ramnagar.	Midnapur.	214	Whole.	42.08
36.	Dalbaldia.	-do-	-do-	220	-do-	105.69
37.	Fanch Dharla.	-do-	-do-	221	-do-	77.69
38.	Lachhimpur.	-do-	-do-	219	-do-	128.51
39.	Kaima.	-do-	-do-	236	-do-	129.02
40.	Jamra-Shyampur.	-do-	-do-	218	-do-	138.75
41.	Raipur.	Digha	-do-	215	-do-	98.93
42.	Chandpur.	Ramnagar	-do-	237	-do-	384.72

\* Indicates non-existence of mouza since they have been washed away by the sea.

By order of the Governor,  
Sd/- S.K.Roy,  
Joint Secretary to the  
Government of West Bengal

No. 4350/1-T&CP/1C-6/89.

Calcutta, the 28th November, 1991.

Copy forwarded to Executive Officer, Digha Planning Authority for information and necessary action.

Sd/- S.K.Roy,  
Jt. Secy. to the Govt. of West Bengal

No. 4437-T&CP/1C-6/89.

Calcutta, the 6th December, 1991.

Copy forwarded to information to :-

1. The Secretary, \_\_\_\_\_  
All Department
2. The Commissioner, \_\_\_\_\_  
All Division
3. The District Magistrate, \_\_\_\_\_  
All District.
4. The Accountant General, West Bengal, Treasury Bldgs., Cal-1.
5. The Administrator, Digha Township.
6. The Financial Adviser, Dev. & Planning Deptt.
7. The Private Secretary to the Chief Secretary, West Bengal.
8. The Private Secretary to the Chief Minister, West Bengal.
9. The Private Secretary to the Minister-in-Charge of this Deptt.
10. The Chairman, Digha Planning Authority.
11. \_\_\_\_\_  
All members of Digha Planning Authority.
12. \_\_\_\_\_  
Heads of all Stream/Section/Cells of this Deptt.
13. The Law Officer of this Department.
14. The Gazettee Copy.

*Sana*  
6.12.91  
Assistant Secretary to the  
Government of West Bengal.

Datta/6.12.91.

Government of West Bengal  
Development and Planning (T&CP) Department  
18, Rabindra Sarani, Calcutta - 700 001.

No. 4351-T&CP/1C-6/89.

Dated the 28th November, 1991.

NOTIFICATION

WHEREAS the provisions of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Beng. Act XIII of 1979) (hereinafter referred to as the said Act), have come into force in the planning area as described in this department notification No. 3446-T&CP dated 28.11.90.

AND WHEREAS in exercise of the power conferred by sub-sections (1) and (3) of section 11 of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Beng. Act XIII of 1979), the Governor has been pleased to constitute the Digha Planning Authority under this department Notification No. 3447-T&CP/1C-6/89 dated the 28th November, 1990.

AND WHEREAS in exercise of the power conferred by sub-section (3) of section 9 the State Government has been pleased to amalgamate two Planning Areas into one Planning Area by this department Notification No. 3450-T&CP dated 28.11.91.

NOW THEREFORE in exercise of the power conferred by sub-sections (1) and (3) of section 11 of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Beng. Act XIII of 1979), the Governor is pleased to constitute the Digha Planning Authority declared under this department Notification No. 3447-T&CP/1C-6/89 dated 28th November, 1990 for Planning Area declared under this department Notification No. 4349-T&CP. dated 28.11.91.

By order of the Governor,

Sd/- S. K. Roy.

Jt. Secy. to the Govt. of West Bengal

Dated the 28th November, 1991.

No. 4351-T&CP/1C-6/89.

Copy forwarded to the Executive Officer, Digha Planning Authority for information and necessary action.

Sd/- S. K. Roy.  
28.11.91.

GOVERNMENT OF WEST BENGAL  
DEVELOPMENT AND PLANNING (T&CP) DEPARTMENT  
18, Rabindra Sarani, Calcutta-1

No.4352-T&CP/1C-6/89

Dated the 28th November, 1991

N O T I F I C A T I O N

WHEREAS the Digha Planning Authority has been constituted under this department Notification No.3447-T&CP/1C-6/89 dated 28th November, 1990.

AND WHEREAS in exercise of the powers conferred by sub-section (3) of Section 9, the State Government has been pleased to amalgamate <sup>two</sup> the Planning Area into <sup>one</sup> the Planning Area by this department Notification No.4350-T&CP dated 28.11.91.

AND WHEREAS in exercise of the power conferred by sub-section (1) and (3) of section 11 of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Ben. Act XIII of 1979) the Governor has been pleased to constitute the Digha Planning Authority declared under this department Notification No.3447-T&CP/1C-6/89 dated 28th November, 1990 for the Planning Area declared under this department Notification No.4349-T&CP dated 28.11.91.

NOW, THEREFORE, in exercise of the power conferred by sub-section (4) of section 9 of the said Act the State Government is pleased to direct that all or any of the rules, regulations, orders, directions and powers made, issued or conferred under this Act or deemed to have been made, issued or conferred under this Act and <sup>to</sup> enforce in the Planning Area as declared under this department Notification No.3446-T&CP/1C-6/89 dated 28th November, 1990 at the time, shall apply to the area amalgamated with the other Planning Area under this department Notification No.4350-T&CP dated 28.11.91 without further publication in the Official Gazette.

By Order of the Governor,

Sd/-<sup>S</sup> K. Roy,  
Jt. Secy. to the Govt. of West Bengal

No.4352-T&CP/1C-6/89

Dated the 28th November, 1991

Copy forwarded to the Executive Officer, Digha Planning Authority for information and necessary action.

*Sd/-* 28.11.91  
Jt. Secy. to the Govt. of West Bengal

GOVERNMENT OF WEST BENGAL  
Urban Development (T&CP) Department  
18, Rabindra Sarani, Calcutta-700001

WA. 657-T&CP/MC-6/87

Dated the 4th March, 1993

MEBEG

15/3

NOTIFICATION

In exercise of the power conferred by sub-section (1) and sub-section (3) of Section 11 of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Ben. Act VIII of 1979) and in supersession of this Department notification no. 3447-T&CP/IC-6/89 dated 28th November, 1990, the Governor is pleased hereby to constitute the Digha Development Authority in respect of the planning area declared as such under this Department notification No. 4350-T&CP/IC-6/89 dated 28th November, 1991 consisting of the following members for a period not exceeding three years from the date of the notification :

1. Shri Surjya Kanta Mishra,  
Minister-in-Charge, Panchayat and  
Rural Development, Govt. of West Bengal. : Chairman.
2. Shri Rohini Karan, Member,  
Zilla Parishad, Midnapore. : Member.
3. An Assistant Regional Planner/  
Assistant Town Planner nominated  
by Urban Dev. (T&CP) Deptt.,  
Government of West Bengal. : Member.
4. One Representative of the  
Finance Department, Government  
of West Bengal. : Member.
5. One Representative of the  
Development and Planning Department,  
Government of West Bengal. : Member
6. Sub-Divisional Officer,  
Contai, District Midnapore. : Member
7. Sabhapati, Ramnagar Panchayat Samiti. : Member
8. Shri Mrinal Kanti Roy, MLA  
Ramnagar, District Midnapore. : Member.
9. District Magistrate, Midnapore : Member.

contd...2

10. One Representative of the Tourism Department. : Member
11. One Representative of the Fisheries Department. : Member
12. Administrator, Digha Development Scheme and Executive Officer of the Development Authority. : Member-Secretary.

By order of the Governor,

Sd/- S.K. Roy.

Joint Secretary to the Govt. of West Bengal.

B.Mitra/-

NO.857/1-T&CF/1C-6/87

Dated the 4th March, 1993

Copy forwarded to the Executive Officer, Digha Development Authority for information and necessary action.

*G. Sanyal*

Assistant Secretary to the Government of West Bengal.

NO.857/2-T&CF/1C-6/87

Dated the 4th March, 1993

Copy forwarded for information and necessary action to :-

1. The Secretary, \_\_\_\_\_ (All Department).
2. The District Magistrate, \_\_\_\_\_ (All District).
3. The Commissioner, \_\_\_\_\_ (All Division).
4. The Accountant General (A&E), West Bengal, Treasury Bldgs, Cal.
5. The Administrator, Digha Township.
6. The Financial Adviser, Dev. & Planning Deptt.
7. The Private Secretary to the Chief Secretary, West Bengal.
8. The Private Secretary to the Chief Minister, West Bengal.
9. The Private Secretary to the Minister-in-Charge of this Deptt.
10. The Chairman, Digha Dev. Authority.
11. Sri A. Mondal, Member-Secretary, Digha Dev. Authority  
(All Members of Digha Development Authority).
12. \_\_\_\_\_ (Heads of all Stream/Section/Cells of this Deptt.).
13. The Law Officer of this Deptt.
14. The Gazette Copy.

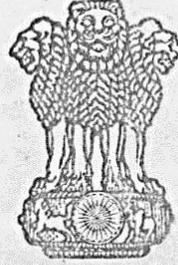
*G. Sanyal*

Assistant Secretary to the Government of West Bengal.

Registered No. WB/SC-247

No. WB(Part-I)/2004/SAR-75

The  
Kolkata Gazette



सत्यमेव जयते

Extraordinary  
Published by Authority

PHALGUNA 21]

THURSDAY, MARCH 11, 2004

[SAKA 1925

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

GOVERNMENT OF WEST BENGAL

URBAN DEVELOPMENT DEPARTMENT

Town and Country Planning Branch  
'Nagarayan', DF-8, Sector-I, Salt Lake  
Kolkata-700 064

No. 5319-TPCP/C-2/IP-5/2003

Kolkata, the 24th September, 2003.

NOTIFICATION

I am directed by the Order of the Governor to state that, the Governor has been pleased to revise the nomenclature of Digha Development Authority from Digha Development Authority to Digha Sankarpur Development Authority w.e.f. the date of issue of the notification.

By order of the Governor,  
SUNDAR MAJUMDAR,  
Dy. Secy. to the Govt. of West Bengal.

The  
Kolkata Gazette



सत्यमेव जयते

Extraordinary  
Published by Authority

JAISTHA 20]

THURSDAY, JUNE 10, 2010

[SAKA 1932

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

**DIGHA SANKARPUR DEVELOPMENT AUTHORITY**

P.O. - Digha, Dist.- Purba Medinipur

Pin - 721428

Memo No. 952

Digha, the 1st April, 2010.

**PUBLIC NOTIFICATION**

In pursuance of provisions contained under section 38(1) of the West Bengal Town & Country (Planning and Development) Act, 1979 it is hereby notified for information of all concerned that the Land Use and Development Control Plan for the entire Planning Area (comprising 42 nos. of Mouzas) under Digha Development Authority [Nomenclature of which has been revised to Digha Sankarpur Development Authority under Notification No. 5319-T&CP/C-2/IP-5/2003 dated 24/09/2003 of Urban Development (Town & Country Planning) Department, Government of West Bengal] has been prepared by the Authority and the same may be inspected at the following office/places from 11.00 A.M. to 4.00 P.M. on any working day following the publication of the Notification. The said Land Use and Development Control Plan has been approved under section 37(1) of the West Bengal Town & Country (Planning and Development) Act, 1979 by the State Government in Urban Development (Town & Country Planning) Department, Government of West Bengal vide memo no. 989-T&CP/2M-I/96 dated 20/03/2001.

**Office/Place wherein LUDCP may be inspected**

1. Office of the Digha Sankarpur Development Authority at Old Digha, Purba Medinipur.
2. Office of the Land Use Planning Cell of the Urban Development (Town & Country Planning) Department, Nagarayan, DF-8, Sector-1, Salt Lake, Kolkata - 700 064.

S. K. MANDAL,

*Executive Officer, Digha Sankarpur Development Authority &  
Special Officer, Urban Development (Town & Country Planning) Department*

Published by the Controller of Printing and Stationery, West Bengal and printed at Saraswati Press Ltd.  
(Government of West Bengal Enterprise), Kolkata 700 056

Government of West Bengal  
Urban Development Department  
NAGARYAN  
DF-8, Sector-I, Salt Lake City  
Kolkata-64.

No.2118-T&CP/C-2/T&CP/3A-5/2008

Date: 19/09/2008.

**NOTIFICATION**

In exercise of power conferred under Section 103 of West Bengal Town & Country (Planning & Development) Act, 1979 as amended from time to time, the Governor is pleased to fix up the rates of Development Charges in respect of Planning Areas under the Planning Authorities and Development Authorities under the Urban Development Department, as follows :-

SL No.	Purpose	Rate (Rs. per sqmtr.)
1	<b><u>For Institution of Use</u></b>	
	1. For Residence	40.00
	2. For Industry	180.00
	3. For commerce	300.00
2	<b><u>Change of Use</u></b>	
	1. From Agriculture to Residence	40.00
	2. From Agriculture to Industry	140.00
	3. From Agriculture to Commerce	400.00
	4. From Residence to Industry	120.00
	5. From Residence to Commerce	340.00
	6. From Industry to Residence	180.00
7. From Industry to Commerce	300.00	
	<b>Rate (Rs. per cu.mtr.)</b>	
3	For Carrying out any other Development*	10.00

This order shall take immediate effect. The Planning/ Development Authorities shall notify the Development Charges in terms of provisions under Sub-Section (1) of Section 102 of the West Bengal Town & Country (Planning & Development) Act, 1979.

By order of the Governor

Principal Secretary to the Government of West Bengal

M. G. Chanda  
Sd/-

Secy  
CP/3A-5  
16/9/08

The  
**Calcutta**  **Gazette**  
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*Extraordinary*  
Published by Authority

BHADRA 21]

TUESDAY, SEPTEMBER 12, 1995

[SAKA 1917

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

**GOVERNMENT OF WEST BENGAL**  
**URBAN DEVELOPMENT (T & CP) DEPARTMENT**  
18, Rabindra Sarani, Calcutta-1

No. 418

Calcutta, the 12th September, 1995.

*NOTIFICATION*

In exercise of the power conferred by Section 106A of the West Bengal Town and Country (Planning and Development) Act, 1979 (West Bengal Act XIII of 1979) as amended by the West Bengal Town & Country (Planning & Development) (Amendment) Act, 1993 (West Bengal Act VII of 1993), and with previous sanction of the Govt. in Urban Development (T & CP) Deptt. vide G.O. No. 1594-T&CP/IT-3/95 dated the 10th July, 1995; it is hereby notified that the Digha Development Authority will levy tourist Civic Amenity charge from the tourists entering and staying within the Planning Area under Digha Development Authority, @ Rs. 2.00 per tourist per entry with effect from the date which will be notified through local newspapers subsequent to the publication of this notification and in the manner prescribed in the aforesaid G.O.

By order of the  
Digha Development Authority.

D. MAITI,  
Executive Officer.



## Digha Sankarpur Development Authority

P.O.- Digha, Dist- Purba Medinipur, Pin-721428

### PUBLIC NOTIFICATION

In pursuance of provisions contained under section 36(1) of the West Bengal & Country (Planning and Development) Act, 1979 it is hereby notified for information of all concerned that the Land Use and Development Control Plan for the following mouzas under Digha & Sankarpur Planning Area of Digha Sankarpur Development Authority has been Amended by the Authority and the same may be inspected at the following offices/places from 11.00 A.M. to 4.00 P.M. on any working day following the publication of the Notification. The said Land Use and Development Control Plan has been Amended & Modified under section 40 of the West Bengal Town & Country (Planning and Development) Act, 1979 by the Digha Sankarpur Development Authority.

#### Office/Place wherein LUDCP may be inspected

1. Office of the Digha Sankarpur Dev. Authority at Old Digha, Disheri Building, Purba Medinipur.
2. Office of the Land Use Planning Cell of the Urban Development (Town & Country Planning) Department, Nagarayan, DF-8, Sector-I, Salt Lake, Kolkata- 700 064.
3. Office of the District Magistrate, Purba Medinipur, Tamluk, Purba Medinipur.
4. Office of the Sub Divisional Officer, Contai Sub Division, Contai, Purba Medinipur.
5. Office of the Block Dev. Officer, Ramnagar-I Dev. Block, Ramnagar, Purba Medinipur.
6. Office of the Pradhan, Padima-I Gram Panchayat, Paya Medinipur, Dist-Purba Medinipur.
7. Office of the Pradhan, Padima-II Gram Panchayat, Alankarpur, Dist.- Purba Medinipur.
8. Office of the Pradhan, Talgachhari-II Gram Panchayat, Bodhra, Dist.- Purba Medinipur.

#### Police Station : Digha

- |                                  |                                      |                                      |
|----------------------------------|--------------------------------------|--------------------------------------|
| (01) Padima, J.L.No.-76          | (02) Duttapur, J.L.No.- 77,          | (03) Paschim Gadadharpur, J.L.No.-78 |
| (04) Bhagibramhapur, J.L.No.- 79 | (05) Champaboni, J.L.No.- 80         | (06) Palsandapur, J.L.No.-81         |
| (07) Ratanpur, J.L. No.- 82      | (08) Jatimati, J.L.No.- 83           | (09) Bilamura, J.L.No.- 85           |
| (10) Khadalgobra, J.L.No.- 86,   | (11) Jagadispur, J.L.No.- 87,        | (12) Ghersai, J.L.No.- 88            |
| (13) Gobindabasan, J.L.No.- 89,  | (14) Somaibasan, J.L.No.- 90         | (15) Gangadharpur, J.L.No.- 91       |
| (16) Atili, J.L.No.- 92          | (17) Jagibasan, J.L.No.- 93          | (18) Maitrapur, J.L.No.-94           |
| (19) Mirjapur, J.L.No.- 95       | (20) Purba Mukukndapur, J.L.No.- 211 | (21) Bagunadiha, J.L.No.- 212        |
| (22) Digha, J.L.No.- 213         | (23) Chhotobalarpur, J.L.No.- 214    | (24) Raipur, J.L.No.- 215            |
| (25) Jhawa, J.L.No.- 216         |                                      |                                      |

#### Police Station : Ramnagar

- |                                     |                              |                                  |
|-------------------------------------|------------------------------|----------------------------------|
| (01) Jhaugeria, J.L.No.- 207        | (02) Kiyageria, J.L.No.- 217 | (03) Jamrashyampur, J.L.No.- 218 |
| (04) Lachhipur, J.L.No.- 219        | (05) Dalbaldya, J.L.No.- 220 | (06) Panchadaria, J.L.No.- 221   |
| (07) Dakshin Balarpur, J.L.No.- 222 | (08) Nilpur, J.L.No.- 223    | (09) Shankarpur, J.L.No.- 224    |
| (10) Purba Birampur, J.L.No.- 225   | (11) Jashipur, J.L.No.- 228  | (12) Bodhra, J.L.No.- 234        |
| (13) Tengramari, J.L.No.- 235       | (14) Kaima, J.L.No.- 236     | (15) Chandpur, J.L.No.- 237      |
| (16) Bherichauli, J.L.No.-239       | (17) Jaldha, J.L.No.- 242    |                                  |

Sd/- Soumen Pal  
Executive Officer

Digha Sankarpur Development Authority  
& Spl. Officer, Urban Dev. (T & CP) Deptt.

Memo. No.958

Dated, Digha, the 23 rd Oct, 2013

**দীঘা শঙ্করপুর উন্নয়ন কর্তৃক পক্ষ**

দীঘা : পূর্ব মেদিনীপুর :: দূরাভাষ : (০৩২২০) ২৬৬০০১, ২৬৬২২৭ :: ওয়েবসাইট : www.dsdu.gov.in

**- : সাধারণ বিজ্ঞপ্তি :-**

এতদ্বারা জনসাধারণের অবগতির জন্য জানানো যাইতেছে যে, দীঘা শঙ্করপুর উন্নয়ন কর্তৃক পক্ষ তাহাদের এলাকাভুক্ত দীঘা ও শঙ্করপুর এলাকায় নিম্নলিখিত মৌজাগুলির জন্য ওয়েস্ট বেঙ্গল টাউন এ্যান্ড (প্ল্যানিং এ্যান্ড ডেভেলপমেন্ট) এ্যাক্ট ১৯৭৯ এর ৪০ নং ধারা অনুযায়ী জমির ব্যবহার মানচিত্র এবং রেজিস্টার (L.U.D.C.P) সংশোধন ও পরিবর্তন করিয়াছেন। এক্ষেত্রে উপরোক্ত আইনের ৩৬(১) নং ধারা অনুযায়ী জানানো যাইতেছে যে, উক্ত জমির ব্যবহার মানচিত্র ও রেজিস্টার (LUDCP) এই বিজ্ঞপ্তি প্রকাশের পরদিন হইতে যে কোন কাজের দিন সকাল ১১ টা হইতে বিকাল ৪ টা পর্যন্ত নিম্নোক্ত কার্য্যালয়গুলিতে পরিদর্শন করা যাইবে।

- ১) দীঘা শঙ্করপুর উন্নয়ন কর্তৃক পক্ষের কার্যালয় দিশারী বাড়ী পুরাতন দীঘা, পূর্ব মেদিনীপুর।
- ২) নগরোন্নয়ন দপ্তর, ল্যাণ্ড ইউজ প্ল্যানিং সেল, ডি. এফ.-৮, পশ্চিমবঙ্গ সরকার, নগরায়ন, সন্টলেক, সেক্টর-১, কোল-৬৪
- ৩) জেলা শাসক, পূর্ব মেদিনীপুর জেলা, তমলুক, পূর্ব মেদিনীপুর।
- ৪) মহকুমা শাসক, কাঁথি মহকুমা, কাঁথি, পূর্ব মেদিনীপুর।
- ৫) সমষ্টি উন্নয়ন আধিকারিক, রামনগর-১ সমষ্টি উন্নয়ন, জেলা-পূর্ব মেদিনীপুর।
- ৬) প্রধান, পদিমা ১ নং গ্রাম পঞ্চায়েত, পায়্যা মেদিনীপুর, জেলা-পূর্ব মেদিনীপুর।
- ৭) প্রধান, পদিমা ২ নং গ্রাম পঞ্চায়েত, অলঙ্কারপুর, জেলা-পূর্ব মেদিনীপুর।
- ৮) প্রধান, তালগাছাড়ি-২ গ্রাম পঞ্চায়েত, বোধড়া, জেলা-পূর্ব মেদিনীপুর।

এই সম্পর্কে কাহারো কোন বক্তব্য থাকিলে এই বিজ্ঞপ্তি প্রকাশের ৩০(ত্রিশ) দিনের মধ্যে নিম্নস্বাক্ষরকারীর অফিসে লিখিতভাবে বক্তব্য দাখিল করা যাইবে। উক্ত সময়সীমার পরে প্রাপ্ত কোন বক্তব্য গ্রাহ্য বলিয়া বিবেচিত হইবে না।

**থানা ১- দীঘা**

- (০১) পদিমা - জে. এল. নং- ৭৬
- (০৪) ভগীন্দ্রপুর - জে. এল. নং- ৭৯
- (০৭) রতনপুর - জে. এল. নং- ৮২
- (১০) ঝাদালপোবরা - জে. এল. নং- ৮৬
- (১৩) গোবিন্দবন্দান - জে. এল. নং- ৮৯
- (১৬) আটিলি - জে. এল. নং- ৯২
- (১৯) মীর্জাপুর - জে. এল. নং- ৯৫
- (২২) দীঘা - জে. এল. নং- ২১৩
- (২৫) ঝাওয়া - জে. এল. নং- ২১৬

- (০২) দস্তপুর - জে. এল. নং- ৭৭
- (০৫) চাপাবনী - জে. এল. নং- ৮০
- (০৮) জাতিমাটা - জে. এল. নং- ৮৩
- (১১) জগদীশপুর - জে. এল. নং- ৮৭
- (১৪) সোমাইবন্দান - জে. এল. নং- ৯০
- (১৭) জগাইবন্দান - জে. এল. নং- ৯৩
- (২০) পূর্ব মুকুন্দপুর - জে. এল. নং- ২১১
- (২৩) ছোট বলারামপুর - জে. এল. নং- ২১৪

- (০৩) পশ্চিম গদাধরপুর - জে. এল. নং-
- (০৬) পালমুগুপুর - জে. এল. নং- ৮১
- (০৯) বিলামুড়িয়া - জে. এল. নং- ৮৫
- (১২) ঘেরসাই - জে. এল. নং- ৮৮
- (১৫) গদাধরপুর - জে. এল. নং- ৯১
- (১৮) মৈত্রাপুর - জে. এল. নং- ৯৪
- (২১) বেওনাডিহা - জে. এল. নং- ২১২
- (২৪) রাইপুর - জে. এল. নং- ২১৫

**থানা ২- রামনগর**

- (০১) ঝাউগেড়িয়া - জে. এল. নং- ২০৭
- (০৪) লক্ষ্মীপুর - জে. এল. নং- ২১৯
- (০৭) দক্ষিণ বলরামপুর - জে. এল. নং- ২২২
- (১০) পূর্ব বিরামপুর - জে. এল. নং- ২২৫
- (১৩) চ্যাপরামারী - জে. এল. নং- ২৩৫
- (১৬) ভেড়িচাউলী - জে. এল. নং- ২৩৯

- (০২) কিয়াগেড়িয়া - জে. এল. নং- ২১৭
- (০৫) দলবলাদিয়া - জে. এল. নং- ২২০
- (০৮) নীলপুর - জে. এল. নং- ২২৩
- (১১) ঘোশীপুর - জে. এল. নং- ২২৮
- (১৪) কাইমা - জে. এল. নং- ২৩৬
- (১৭) জলধা - জে. এল. নং- ২৪২

- (০৩) জামরা শ্যামপুর - জে. এল. নং- ২১৮
- (০৬) পাঁচদিয়া - জে. এল. নং- ২২১
- (০৯) শঙ্করপুর - জে. এল. নং- ২২৪
- (১২) বোধড়া - জে. এল. নং- ২৩৪
- (১৫) চাঁদপুর - জে. এল. নং- ২৩৭

**নির্বাহী আধিকারিক**

দীঘা শঙ্করপুর উন্নয়ন কর্তৃক পক্ষ ও বিশেষ আধিকারিক, নগর উন্নয়ন দপ্তর

Memo. No.958

Dated: Disha, the 23rd Oct 2013

## পুত্রবধূকে হত্যার দায়ে দু'বছর পর গ্রেপ্তার স্বশুর

২৩ অক্টোবর : মাত্র দু'মাস বিয়ে যেতে না যেতেই পুত্রবধূকে হত্যা করলো স্বামী ও স্বশুর। মৃত পুত্রবধূর বাবার অভিযোগে টানা দু'বছরেরও বেশী দিন পর স্বশুরকে গ্রেপ্তার করলো পুলিশ। মৃত্যুর বাবা মেয়ের স্বামী ও স্বশুরের বিরুদ্ধে অধিক পণ ও যৌতুকের দাবী সহ পুত্রবধূকে নির্ধাতন, আত্মহত্যার প্ররোচনা দেওয়া ও হত্যার অভিযোগ করেন। প্রসঙ্গত, ১২ সালে বিয়ে হয়েছিল মারিশদা থানার পাইকবাড়ি গ্রামের সুভাষ মাইতির ছেলে লালমোহন মাইতির সঙ্গে সোনালী। বিয়ের পর সোনালীকে নিয়ে তার স্বামী লালমোহন ও তার বাবা সুভাষ সুদূর মুখাইতে চলে যায়। ১২ সালের জুলাই মাসে ১২ তারিখে

সোনালী দেবীর বাবা শ্রীকান্ত মাইতি খবর পান, তাঁর মেয়ে সোনালী মাইতি (৪০) মারা গেছে। খবর পেয়ে শ্রীকান্তবাবু তার জামাই লালমোহন সহ তার বাবা সুভাষ মাইতির বিরুদ্ধে লিখিত অভিযোগ করেন। অভিযোগের খবর পেয়ে লালমোহন ও তার বাবা সুভাষ এলাকা ছেড়ে গা ঢাকা দেয়। মঙ্গলবার মারিশদা থানার এস আই অশোক কৃষ্ণ ঘোষ গোপনে গ্রামে ফিরেছে। এরপর তিনি অভিযান চালিয়ে মৃত্যুর স্বশুর সুভাষ মাইতিকে হেফজত করলেন। বুধবার তাকে আদালতে পাঠালে কাঁথি আদালতের বিচারক তার জামিন না মঞ্জুর করে জেল হেফাজতে থাকার নির্দেশ দেন।

৪ জন অভিজ্ঞ  
টেবিল বয়, ২  
বাসন ধোয়ার  
করুন।

৭০০২১৩৪৬

T &  
COLLEGE  
UNIVERSITY

VB-019  
এসি  
A, MBA, MCA  
সমস্ত বিষয়।  
M.Sc, MSW,

বিশেষ সুযোগ।  
চলছে,  
32872228

তন(উঃ মাঃ)

খানা কাঁথি,  
২২০-২৮৪১৭০

ব্রহ্মি

দ্বিতীয় পর্যন্ত ডক্টর ফর্ম  
বিদ্যালয়ে অফিসে  
টা পর্যন্ত।

৪ ১১/১২/২০১৩  
৩ সতাল ১১টা  
পর্যন্ত)  
মাসিক পরীক্ষা হবে।

ষ্টঃ-

গাভ, স্বাস্থ্যসংক্রান্ত ও  
বহান।  
শেষ গুরুত্ব সহকারে  
মা।

### Digha Sankarpur Development Authority

P.O. - Digha, Dist - Purba Medinipur  
Pin - 721428

Memo, No. 958

Dated, Digha, the 23<sup>rd</sup> Oct, 2013

#### PUBLIC NOTIFICATION

In pursuance of provisions contained under section 36(1) of the West Bengal Town & Country (Planning and Development) Act, 1979 it is hereby notified for information of all concerned that the Land Use and Development Control Plan for the following mouzas under Digha & Sankarpur Planning Area of Digha Sankarpur Development Authority has been Amended by the Authority and the same may be inspected at the following offices/ places from 11.00 A.M. to 4.00 P.M. on any working day following the publication of the Notification. The said Land Use and Development Control Plan has been Amended & Modified under section 40 of the West Bengal Town & Country (Planning and Development) Act, 1979 by the Digha Sankarpur Development Authority.

#### Office/Place wherein LUDCP may be inspected

1. Office of the Digha Sankarpur Dev. Authority at Old Digha, Disheri Building, Purba Medinipur.
2. Office of the Land Use Planning Cell of the Urban Development (Town & Country Planning) Department, Nagarayan, DF-8, Sector-I, Salt Lake, Kolkata - 700 064.
3. Office of the District Magistrate, Purba Medinipur, Tamluk, Purba Medinipur.
4. Office of the Sub Divisional Officer, Contai Sub Division, Contai, Purba Medinipur.
5. Office of the Block Dey. Officer, Ramnagar-I-Dev. Block, Ramnagar, Purba Medinipur.
6. Office of the Pradhan, Padima-I-Gram Panchayat, Paya Medinipur, Dist - Purba Medinipur.
7. Office of the Pradhan, Padima-II-Gram Panchayat, Alankarpur, Dist - Purba Medinipur.
8. Office of the Pradhan, Talgachhari-II-Gram Panchayat, Bodhra, Dist - Purba Medinipur.

#### Police Station : Digha

- |                                    |  |   |
|------------------------------------|--|---|
| (01) Padima, J.L. No. - 76         | (02) Duttapur, J.L. No. - 77           | (03) Paschim Gadadharpur, J.L. No. - 78 |
| (04) Bhagibramhapur, J.L. No. - 79 | (05) Champaboni, J.L. No. - 80         | (06) Palsandapur, J.L. No. - 81         |
| (07) Ratanpur, J.L. No. - 82       | (08) Jatimati, J.L. No. - 83           | (09) Bilamura, J.L. No. - 85            |
| (10) Khadalgobra, J.L. No. - 86    | (11) Jagadisapur, J.L. No. - 87        | (12) Ghersai, J.L. No. - 88             |
| (13) Gobindabasan, J.L. No. - 89   | (14) Somaibasan, J.L. No. - 90         | (15) Gangadharpur, J.L. No. - 91        |
| (16) Atili, J.L. No. - 92          | (17) Jagaiabasan, J.L. No. - 93        | (18) Maitrapur, J.L. No. - 94           |
| (19) Mirjapur, J.L. No. - 95       | (20) Purba Mukukndapur, J.L. No. - 211 | (21) Bagunadiha, J.L. No. - 212         |
| (22) Digha, J.L. No. - 213         | (23) Chhotobalarampur, J.L. No. - 214  | (24) Raipur, J.L. No. - 215             |
| (25) Jh...                         |  |   |

#### Police Station : Ramnagar

- |   |                                |                                   |
|---|--------------------------------|-----------------------------------|
| (01) Jhaugeria, J.L. No. - 207          | (02) Kiyageria, J.L. No. - 217 | (03) Jamrasyampur, J.L. No. - 218 |
| (04) Lachhimpur, J.L. No. - 219         | (05) Dalbaldya, J.L. No. - 220 | (06) Panchadaria, J.L. No. - 221  |
| (07) Dakshin Balarampur, J.L. No. - 222 | (08) Nilpur, J.L. No. - 223    | (09) Shankarpur, J.L. No. - 224   |
| (10) Purba Birampur, J.L. No. - 225     | (11) Jashipur, J.L. No. - 228  | (12) Bodhra, J.L. No. - 234       |
| (13) Tengramari, J.L. No. - 235         | (14) Kaima, J.L. No. - 236     | (15) Chandpur, J.L. No. - 237     |
| (16) Bherichauli, J.L. No. - 239        | (17) Jaldha, J.L. No. - 242    |                                   |

Sd/- Soumen Pal  
Executive Officer

Digha Sankarpur Development Authority  
& Spl. Officer, Urban Dev.(T&CP)Deptt.

Memo No. 959(3)/XXX-48/DSDA/2013 dt. 23.10.13

**দীঘা শঙ্করপুর উন্নয়ন কর্তৃপক্ষ**

দীঘা = পূর্ব মেদিনীপুর

দুরত্ব : (০৩২২০)২৬৬০০১, ২৬৬২২৭

ওয়েব সাইট : [www.dsda.gov.in](http://www.dsda.gov.in)

**-ঃ সাধারণ বিজ্ঞপ্তি :-**

এতদ্বারা জনসাধারণের অবগতির জন্য জানানো যাইতেছে যে, দীঘা শঙ্করপুর উন্নয়ন কর্তৃপক্ষ তাঁহাদের এলাকাত্ত দীঘা ও শঙ্করপুর এলাকায় নিম্নলিখিত মৌজা গুলির জন্য ওয়েস্ট বেঙ্গল টাউন এ্যান্ড কান্ট্রি প্রানিং এ্যান্ড ডেভেলপমেন্ট এ্যান্ড ১৯৭৯ এর ৪০নং ধারা অনুযায়ী জমির ব্যবহার মানচিত্র এবং রেজিস্টার (L.U.D.C.P) সংশোধন ও পরিবর্তন করিয়াছেন।  
এক্ষণে উপরোক্ত আইনের ৩৬(১) নং ধারা অনুযায়ী জানানো যাইতেছে যে, উক্ত জমির ব্যবহার মানচিত্র ও রেজিস্টার (LUDCP) এই বিজ্ঞপ্তি প্রকাশের পরদিন হইতে যে কোন কাজের দিন সকাল ১১টা হইতে বিকাল ৪টা পর্যন্ত নিম্নোক্ত কার্যালয় গুলিতে পরিদর্শন করা যাইবে।

- ১) দীঘা শঙ্করপুর উন্নয়ন কর্তৃপক্ষের কার্যালয় দিশারী বাড়ী পুরাতন দীঘা, পূর্ব মেদিনীপুর।
- ২) নগরোন্নয়ন দপ্তর, ল্যান্ড ইউজ প্রানিং সেল, ডি.এফ-৮, পশ্চিমবঙ্গ সরকার, নগরায়ন, সল্টলেক, সেক্টর-১, কোল - ৬৪
- ৩) জেলা শাসক, পূর্বমেদিনীপুর জেলা, তমলুক, পূর্বমেদিনীপুর।
- ৪) মহকুমা শাসক, কাঁধি মহকুমা, কাঁধি, পূর্বমেদিনীপুর।
- ৫) সমষ্টি উন্নয়ন আধিকারীক, রামনগর-১ সমষ্টি উন্নয়ন, রামনগর, পূর্বমেদিনীপুর।
- ৬) প্রধান, পদিমা-১নং গ্রাম পঞ্চায়েত, পায়ামেদিনীপুর, জেলা- পূর্ব মেদিনীপুর।
- ৭) প্রধান, পদিমা-২নং গ্রাম পঞ্চায়েত, অলকারপুর, জেলা- পূর্ব মেদিনীপুর।
- ৮) প্রধান, তালগাছরি-২-গ্রাম পঞ্চায়েত, বোধড়া, জেলা- পূর্ব মেদিনীপুর।

এই সম্পর্কে কাহারো কোন বক্তব্য থাকিলে এই বিজ্ঞপ্তি প্রকাশের ৩০(ত্রিশ) দিনের মধ্যে নিম্নাধিকারকারীর অফিসে লিখিতভাবে বক্তব্য দাখিল করা যাইবে। উক্ত সময়সীমার পরে প্রাপ্ত কোন বক্তব্য গ্রাহ্য বলিয়া বিবেচিত হইবে না।

**থানা :- দীঘা**

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| (০১) পদিমা - জে.এল নং- ৭৬      | (০২) দত্তপুর - জে.এল নং- ৭৭           | (০৩) পশ্চিম গদাধরপুর - জে.এল নং- ৭৮ |
| (০৪) ভগীরথপুর - জে.এল নং- ৭৯   | (০৫) চাঁপাবনী - জে.এল নং- ৮০          | (০৬) পালধনপুর - জে.এল নং- ৮১        |
| (০৭) রতনপুর - জে.এল নং- ৮২     | (০৮) জাতিমাটা - জে.এল নং- ৮৩          | (০৯) বিলামুড়িয়া - জে.এল নং- ৮৫    |
| (১০) খাদলাগোবরা - জে.এল নং- ৮৬ | (১১) জগদীশপুর - জে.এল নং- ৮৭          | (১২) ঘেরসাই জে.এল নং- ৮৮            |
| (১৩) গোবিন্দবসান জে.এল নং- ৮৯  | (১৪) সোমাইবসান - জে.এল নং- ৯০         | (১৫) গঙ্গাধরপুর - জে.এল নং- ৯১      |
| (১৬) আটিলি - জে.এল নং- ৯২      | (১৭) জগাইবসান - জে.এল নং- ৯৩          | (১৮) মৈত্রাপুর - জে.এল নং- ৯৪       |
| (১৯) মীর্জাপুর - জে.এল নং- ৯৫  | (২০) পূর্ব মুকুন্দপুর - জে.এল নং- ২১১ | (২১) বেগুনডিয়া - জে.এল নং- ২১২     |
| (২২) দীঘা - জে.এল নং- ২১৩      | (২৩) ছোট বলরামপুর - জে.এল নং- ২১৪     | (২৪) রাইপুর - জে.এল নং- ২১৫         |
| (২৫) কাওয়ান - জে.এল নং- ২১৬   |                                       |                                     |

**থানা :- রামনগর**

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| (০১) বাড়ীগেড়িয়া - জে.এল নং- ২০৭   | (০২) কিয়োগেড়িয়া - জে.এল নং- ২১৭ | (০৩) জামরা শ্যামপুর-জে.এল নং- ২১৮ |
| (০৪) লক্ষ্মপুর - জে.এল নং- ২১৯       | (০৫) দলবলদিয়া - জে.এল নং- ২২০     | (০৬) পাঁচদিয়া - জে.এল নং- ২২১    |
| (০৭) দক্ষিণ বলরামপুর - জে.এল নং- ২২২ | (০৮) নীলপুর - জে.এল নং- ২২৩        | (০৯) শঙ্করপুর - জে.এল নং- ২২৪     |
| (১০) পূর্ব বিরামপুর - জে.এল নং- ২২৫  | (১১) ঘোশীপুর - জে.এল নং- ২২৮       | (১২) বোধড়া - জে.এল নং- ২৩৪       |
| (১৩) টাঙ্গুরামারী - জে.এল নং- ২৩৫    | (১৪) কাইমা - জে.এল নং- ২৩৬         | (১৫) চাঁদপুর - জে.এল নং- ২৩৭      |
| (১৬) ডেড়িচাউলী - জে.এল নং- ২৩৯      | (১৭) জলখা - জে.এল নং- ২৪২          |                                   |

নির্বাহী আধিকারীক

দীঘা শঙ্করপুর উন্নয়ন কর্তৃপক্ষ ও

বিশেষ আধিকারীক, নগর উন্নয়ন দপ্তর

Memo No. 959(3)/XXX-48/DSDA/2013 dt. 23.10.13

পুর) কর্তৃক প্রকাশিত ও মুদ্রিত। সম্পাদক অমিতাভ মাইতি \* ফোন এবং ফ্যাক্স (০৩২২০)২৫৫২১৮/২৫৭০৬৯, সূচক-৭২১৪০১  
watitara, Contai, Purba Medinipur, 721401, E-Mail: [chetanacti@gmail.com](mailto:chetanacti@gmail.com), Editor - Amitava Maity.

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ও ভাঙ করানো হয়।

যোগাযোগ :—  
7384652773

### ঘর ভাড়া

কাঁথি সেন্ট্রাল  
বাসস্ট্যান্ড এর নিকট  
দীঘা বাইপাসের  
পশ্চিম দিকে দুই কক্ষ  
বিশিষ্ট বারান্দা,  
রান্নাঘর, বাথরুম সহ  
ঘর ভাড়া দেওয়া  
হবে। সস্তার যোগাযোগ  
করুন। মোঃ-  
৮৪৩৬৭০১৩০৪

### বাগান সহ জায়গা বিক্রয়

কাঁথি রেলস্টেশন ও রেল  
ক্রসিং এর নিকটবর্তী ২৫  
লিঞ্চ চওড়া মোরাম রাস্তার  
সংলগ্ন মনোরম পরিবেশে  
৯১' ডেঃ জায়গা সহ  
চারিদিকে ফলের বাগান ও  
পুকুর যুক্ত বাস্তব উপযোগী  
জায়গা একত্রে অথবা প্লট  
করে বিক্রয় হবে। আগ্রহী  
ব্যক্তিগণ সস্তার যোগাযোগ  
করুন। যোগাযোগ —  
৮১০১৯৪৭১৭৭,  
সকাল ৭টা-৯টা, সন্ধ্যা ৬টা-১০টা

## Digha Sankarpur Development Authority

P.O.- Digha , Dist- Purba Medinipur, Pin- 721428

Memo No. 1712/XXX-49/DSDA/2015 Dated , Digha the 20th March 2015

### PUBLIC NOTIFICATION

In pursuance of provisions contained under section 38 of the West Bengal Town & Country (Planning and Development) Act, 1979 it is hereby notified for information of all concerned that the amended Land Use and Development Control Plan for part Planning Area (comprising 42 nos, of Mouzas) under Digha Sankarpur Development Authority has been prepared by the Authority and the same may be inspected at the following office /places from 11.00 A.M. to 4.00 P.M. on any working day following the publication of the Notification. The said amended Land Use and Development Control Plan has been approved under section 37 of the West Bengal Town & Country (Planning and Development ) Act, 1979 by the State Government in Urban Development Department (Town & Country Planning Branch), Government of West Bengal vide memo no. 581-T & CP/C-2/1S-01/2012 dated 17.03.2015.

### Office / Place wherein LUDCP may be inspected.

1. Office of the Digha Sankarpur Development Authority at Old Digha, Purba Medinipur.
2. Office of the Urban Development Department (Town & Country Planning Branch), Nagarayan, DF -8, Sector-1, Salt Lake, Kolkata-700064

Sd/- Sujan Dutta

Executive Officer

Digha Sankarpur Development Authority  
& Spl. Officer, Urban Dev. (T & CP) Deptt.

২২ মার্চ ২০১৫

২৩ মার্চ ২০১৫

উপকূল বার্তা

সভনহলের গেডের বিষয়াতে, কাথ

## Digha Sankarpur Development Authority

P.O.- Digha, Dist- Purba Medinipur, Pin-721428  
Memo No 1712/XXX-49/DSDA/2015 Dated, Digha the 20th March 2015

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#### Office / Place wherein LUDCP May be Inspected

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2. Office of the Urban Development Department (Town & Country Planning Branch), Nagarayan, DF -8, Sector-1, Salt Lake, Kolkata 70064

**Sd/- Sujan Dutta**

Executive Officer

Digha Sankarpur Development Authority  
& Spl. Officer, Urban Dev. (T & CP) Deptt.

- \* মাননীয় জাফর আজমোল কি
- \* মাননীয় কাজী সামসুদ্দিন
- \* মাননীয় সুবীর
- \* মাননীয় সুবর্ণ কাজী
- \* মাননীয় মিস্ত্রি কাজী
- \* মাননীয় হাবিবুর রহমান
- \* মাননীয় তরুন জান
- \* মাননীয় শ্রীমতী তানিয়া
- \* মাননীয় শ্রী প্রদীপ গায়ে
- \* মাননীয় শ্রী মৃগয় পণ্ড
- \* মাননীয় শ্রীমতী সুপ্রভা না
- \* জনাব মীর্জা খলিল নে
- \* মাননীয় শ্রী ধীরেন্দ্রন
- \* মাননীয় শ্রী মলয়

—ঃ আমন্ত্রণ

সুজনেব, দেশজনীর অমর সন্তান, তমসাচ্ছন্ন সমা  
কবি কাজী নজরুল ইসলামের পূর্ণ স্মৃতির উদ্দেশ্যে নি  
১লা এপ্রিল, ২০১৫ থেকে ৯ই এপ্রিল ২০১৫ তা  
এরই নিরিখে ১লা এপ্রিল পূর্ণ্যলয়ে সন্ধ্যা ৩  
করবেন মাননীয় শ্রী শুভেন্দু অধিকারী,  
বর্গচ্ছটায় উদ্ভাসিত নজরুল মঞ্চ ও প্রদর্শনীর উদ্বোধন  
সংসদ, ভারত সরকার, প্রাক্তন মন্ত্রী, গ্রামোন্নয়ন দ  
নিবেদিত হৃদয় পত্রের সুবাস মাখা নান্দনি  
আমাদের ধন্য করবে এই বিধৃত বিশ্বাস রাখি।

আরোফ খান, সভাপতি

|| নজরুল মে

—ঃ পরি

তাজপুর

তাজপুর, মাজনা,

কঃ গৌরীশঙ্কর দাস, স্বত্বাধিকারীঃ আনন্দ দাস, উপকূল বার্তা প্রকাশনী দীঘা রোড, কাঁথি, পূর্ব মেদিনীপুর কর্তৃক মুদ্রিত

## **Annexure II**

Report on hearing of the objections in respect of amendment of L.U.D.C.P u/s 36(5) of the West Bengal Town & Country (Planning & Development) Act 1979 on 20.12.2013 by the hearing Committee.

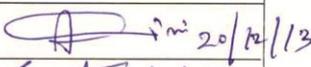
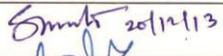
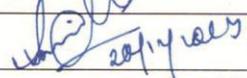
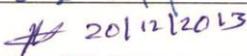
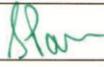
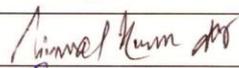
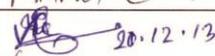
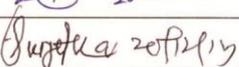
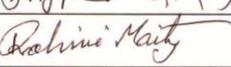
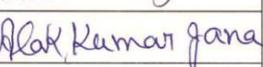
The Committee heard the following objections one by one & the views were given as below :

Sl. No.	Name & Address of the Objectors	Remarks
1)	Nirmal Kumar Das, Vill - Athilagori, P.O. & P.S. - Contai.	As the matter was not related to the amendment of L.U.D.C.P, it was not considered for hearing.
2)	Jayanta Kumar Shee & Ors. Vill - Hatabari, P.O. & P.S. - Contai.	As the matter was not related to the amendment of L.U.D.C.P, it was not considered for hearing.
3)	Shri Sujit Kar & Ors. Vill - Purbamukundapur, P.O. - Jhawgeria, P.S. - Digha Mohana Coastal.	The matter heard by the Committee & suggest to refer to the appropriate authority for clear identification of CRZ on the area under reference i.e. Mouza - Purbamukundapur, J.L. No. 211, P.S. - Digha. If the area does not fall under CRZ, the DSDA may consider the Petition ensuring the organized development along the stretches of proposed Sankarpur connecting road.
4)	Sri Debojyoti Maity, Vill - Ghersai, P.O. - Alankarpur.	Absent
5)	Smt. Ritu Maity, Vill - Ghersai, P.O. - Alankarpur.	Absent
6)	Sri Anutosh Bhakta, Vill - Sherpur, P.O. & P.S. - Contai.	Absent

*Shaw*  
*Shri Sujit Kar & Ors.*  
*20/12/13*

Signature of the Officials

**Attendance of the officials and Objectors in connection with the hearing of objections in respect of amendment of LUDCP u/s 36(5) of West Bengal Town & Country(Planning & Development)Act'1979 at 3.00 P.M. in the office chamber of the Executive Officer, Digha Sankarpur Dev. Authority at Digha**

Sl. No.	Name of Officials	Designation	Signature
1	Sri Akhil Giri	M.L.A., Ramnagar L.A. Constituency	 20/12/13
2	Sri Saibal Thakurata	Chief Town Planner, Urban Dev. Deptt.	 20/12/13
3	Sri Sarit Bhattacharya	Sub Divisional Officer, Contai	 20/12/13
4	Sri Nitai Charan Sar	Savapati, Ramnagar-I-Panchayat Samity	 20/12/2013
5	Sri Soumen Pal	Executive Officer, DSDA	
6			
7			
8			
Sl. No.	Name of the Objectors	Address	Signature
1	Nirmal Ku Das	Athilagori, Contai	
2	Jayanta Ku sheel	Hatabari, Contai	 20.12.13
3	Sujat Kumar ors -	Purba makandapur P.O. Thaugeria -	 20/12/13
4	-Do-	-Do-	 Rajini Maiti
5	-Do-	-Do-	 Alak Kumar Jana
6			
7			
8			
9			
10			
11			
12			
13			
14			

Government of West Bengal  
Urban Development Department  
Town & Country Planning Branch  
"NAGARAYAN", DF-8, Sector-1, Salt Lake, Bidhannagar,  
Kolkata-700064

Memo No. 581- T&CP/C-2/15-01/2012

Date: 17<sup>th</sup> March, 2015

From: Joint Secretary to the Government of West Bengal  
To: The Executive Officer,  
Digha Sankarpur Development Authority  
Digha, Purba Medinipur.

Sub:- Final approval of the State Government for the Amendment of LUDCP of Old Digha Sankarpur Planning Area

Ref:- Your Letter No. 1650/XXX-49/DSDA/2015 Dated 24.02.2015 & 1182/XXX-49/DSDA/2014 Dated 11.11.2014

Sir,

With reference to your Final Amendment of Land Use and Development Control Plan for Old Digha Sankarpur Planning Area as submitted in hard copy along with your letter under reference to above, the Final approval of the State Government is being given as per the West Bengal Town & Country (Planning and Development) Act, 1979, under section 37.

You are requested to publish a public notice in the Official Gazette and in a local newspaper or newspapers so that the Amendment of Land Use and Development Control Plan shall come into operation from the date of publication of the aforesaid notice in the Official Gazette as per the West Bengal Town & Country (Planning and Development) Act, 1979, under section 38.

Yours faithfully

*Haqueh*  
Joint Secretary to the  
Government of West Bengal

Memo No. 581/1(3)- T&CP/C-2/15-01/2012

Date: 17<sup>th</sup> March, 2015

Copy forwarded for kind information to:

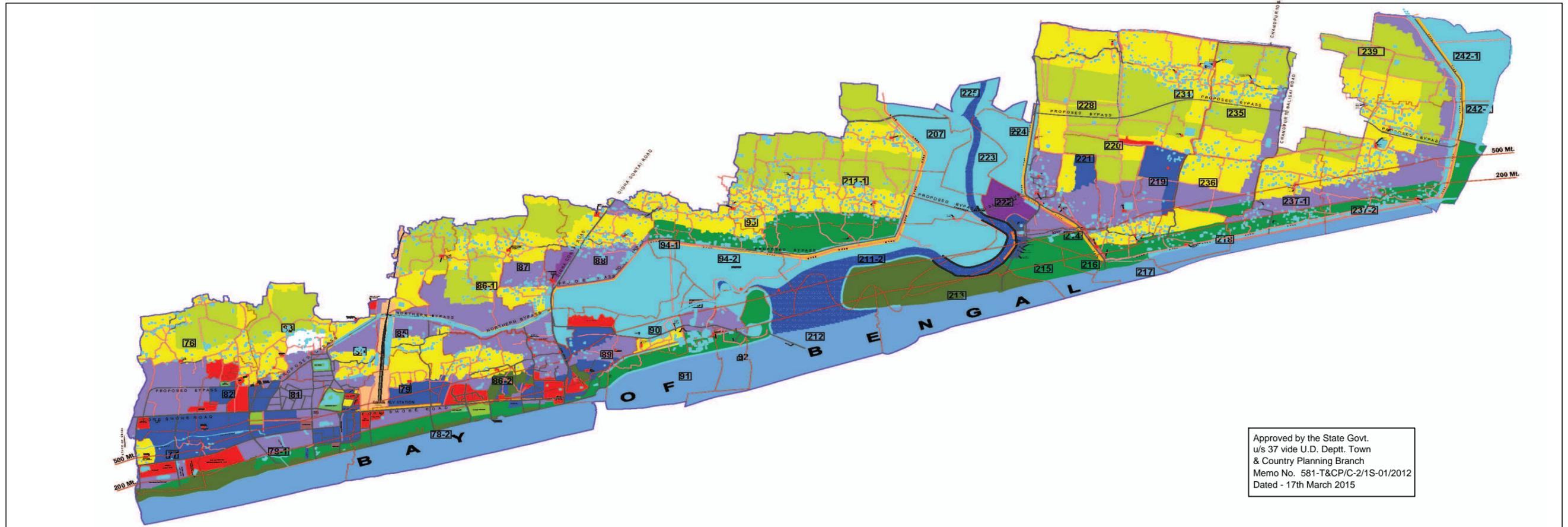
1. The OSD to the Hon'ble MIC. of this Department
2. The Chief Town Planner of this Department
3. The PS to the Pr. Secretary of this Department

Joint Secretary to the  
Government of West Bengal

# Land Use & Development Control Plan for Planning Area under

## DIGHA SANKARPUR DEVELOPMENT AUTHORITY

Modified U/S 40 of West Bengal Town & Country (Planning & Development) Act 1979



Approved by the State Govt.  
u/s 37 vide U.D. Deptt. Town  
& Country Planning Branch  
Memo No. 581-T&CP/C-2/1S-01/2012  
Dated - 17th March 2015

Sl No	Name of Mouza	No of Sheets	JL No	Name of Police Station	Page No
<b>DIGHA</b>					
1	Padima	1	76	Digha	1,2
2	Duttapur	1	77	Digha	3
3	Paschim Gadadharpur	3	78	Digha	4,5,6,7
4	Bhagibramhapur	1	79	Digha	8
5	Champaboni	1	80	Digha	9
6	Palsandapur	1	81	Digha	10
7	Ratanpur	1	82	Digha	11
8	Jatimati	1	83	Digha	12
9	Bilamura	1	85	Digha	13,14
10	Khadalgobra	2	86	Digha	15,16,17
11	Jagadispur	1	87	Digha	18
12	Ghersai	1	88	Digha	19,20
13	Gobindabasan	1	89	Digha	21

Sl No	Name of Mouza	No of Sheets	JL No	Name of Police Station	Page No
<b>SANKARPUR</b>					
14	Somaibasan	1	90	Digha	22
15	Gangadharpur	1	91	Digha	23
16	Atili	1	92	Digha	24
17	Jagaibasan	1	93	Digha	25
18	Maitrapur	2	94	Digha	26,27
19	Mirjapur	1	95	Digha	28
20	Jhaugeria	1	207	Ramnagar	29
21	Purba Mukundapur	2	211	Digha	30,31,32,33
22	Bagunadiha	1	212	Digha	34,35
23	Digha	1	213	Digha	36
24	Chhotobalarampur	1	214	Digha	37
25	Raipur	1	215	Digha	38
26	Jhawa	1	216	Digha	39
27	Kiyageria	1	217	Ramnagar	40

Sl No	Name of Mouza	No of Sheets	JL No	Name of Police Station	Page No
28	Jamrashyampur	1	218	Ramnagar	41
29	Lachhimpur	1	219	Ramnagar	42
30	Dalbaldya	1	220	Ramnagar	43
31	Panchadaria	1	221	Ramnagar	44
32	Dakshin Balarampur	1	222	Ramnagar	45,46
33	Nilpur	1	223	Ramnagar	47
34	Shankarpur	1	224	Ramnagar	48
35	Purba Birampur	1	225	Ramnagar	49
36	Jashipur	1	228	Ramnagar	50
37	Bodhra	1	234	Ramnagar	51
38	Tengramari	1	235	Ramnagar	52
39	Kaima	1	236	Ramnagar	53
40	Chandpur	2	237	Ramnagar	54,55
41	Bherichauli	1	239	Ramnagar	56
42	Jaldha	2	242	Ramnagar	57,58,59

DIGHA SANKARPUR DEVELOPMENT AUTHORITY  
P.O. DIGHA, DIST-PURBA MEDINIPUR  
PIN :: 721428

Phone No. 03220-266001,  
Fax No. 03220-266273  
E-mail ID: eodsda@gmail.com

Memo, No. 1566 /XXX - 49 /DSDA/2018

Dated, Digha, the 19<sup>th</sup> Mar'2018

**From** : The Executive Officer,  
Digha Sankarpur Development Authority  
& Spl. Officer, Urban Dev. (T & CP) Deptt.  
Digha :: Purba Medinipur.

**To** : The Joint Secretary,  
Urban Development & Municipal Affairs Department,  
Nagarayan, DF-8, Sector - I,  
Salt Lake, Kolkata - 64.

**Sub** : Draft LUDCP for Mandarmoni & Tajpur under the planning  
areas of DSDA, Digha.

**Madam,**

This is to inform you that the draft LUDCP for the planning areas of Mandarmoni & Tajpur under this Authority has since been prepared U/S 31 of the West Bengal Town & Country (Planning & Development) Act'1979 and sent herewith for your kind perusal and according necessary approval U/S 35 of the said Act.

Yours faithfully,



**Executive Officer**  
**Digha Sankarpur Development Authority**  
**& Spl. Officer, U.D.&M.A. Deptt.**