

Sub:-Assessment of Fair Rent of the building of the office of the ICDS Project, Md. Bazar Block at Patelnagar, Birbhum owned by B.D.O, Md. Bazar situated at Vill. + P.O. - Patelnagar, Dist. - Birbhum in reference to the memo. no. 75 dated 05.01.2017 (F. R. Case No. 02/2017).

As per order of the Spl. Land Acquisition Officer, Birbhum I have enquired the proposed office as stated above on 07.03.2017. The proposed office building is situated beside north side of Suri-Sainthia road. The proposed office building on the first floor of the western building is newly constructed and now in good condition with minimum amenities like motor pumps water, sanitation and electrification, Distemper wall.

MEASUREMENTS OF THE ROOM-

- (1) Room(Meeting Hall): - 34'-10"X15'-10"= 551.51ft. ✓
 - (2) Room(Store Room): - 13'-00"X 09'-00" = 117.00 sft. ✓
 - (3) Room(Store Room): - 11'-10"X 09'-10" = 116.35 sft. ✓
 - (4) Room: - 11'-11" X - 09'-11" = 118.18 sft. ✓
 - (5) Room: - 20'-00" X - 15'-10" = 316.66 sft. ✓
 - (6) Latrine & Bath: - 11'11" x 10'04" = 123.14 sft.
 - (7) Passage -31'-11" X - 05'-10" = 186.17 sft.
- Total Room Space = 1219.71 + 50% of(123.14 +186.17)= 1219.71+154.66=1374.37 sft.

Now to assess the rent of the premises in question we ought to follow the G.O. where from it appears that the per sft. rate of Room within the Rural area will be allowed @ Rs.6.02 P per sft. So, the room area of the assessment in question will be assessed @ Rs.6.02 x 1374.37 sft = Rs. 8273.71.

Similarly, @ 2% may be allowed for Distemper wall and the rent comes to Rs. 8273.71 x 2% = Rs.165.47.

So, to sum up the rent comes to Rs.8273.71 + Rs.165.47 = Rs.8439.18 or say Rs.8439.00 per month w. e. f. the date of possession including of all taxes and normal repairs.

Under the circumstances stated above the rent of the premises in question is to be fixed @ Rs.8439.00 (Rupees eight thousand four hundred thirty nine) only per month seems to be fair and reasonable, if approved.

Submitted
15/03/17
(Radhakanta Let)
L. A. Surveyor