

REFERENCE No

B. S. P. B. 26

OF 1930.

N. J. MODI.

B. Sc. Engineering London.

A. M. INST., C. E., L. C. E.

A. M. I. S. E., M. R. San. I.

Land Manager & Architect.

LAND MANAGER & ARCHITECT'S OFFICE,

KARACHI, 30th April 1930.

ORDER UNDER SECTION 96 (2) OF ACT. III OF 1901.

From,

THE LAND MANAGER & ARCHITECT.

KARACHI MUNICIPALITY.

To,

Mr. Henderson Knechtel
C/o Mr. & Mrs. Adam's (Architects) KARACHI.

Dear Sir,

With reference to your application dated 16. 12. 1933

I have to inform you that the plan submitted by you for building
making
.....houses.....on plot No. 56 sheet No. B.R-1,.....Bunder.....
Quarter, is approved and permission to build in accordance therewith is
granted. The building must be erected in accordance with the approved
plans and deviations should not be made without previous sanction of the
Municipality.

This sanction holds good, provided the work of construction is commenced in earnest within a year from this date, whereafter the sanction will be deemed to have lapsed.

Intimation copy to

	880
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"	31
"	21
"	11
"	01

Yours faithfully,

B. Sc. A. M. Inst. C. E.
Land Manager & Architect.

NOTICE. 1—This sanction does not entitle the owner to build on land not conveyed to him either by the Government or the Municipality by a Sanad or entry in a Sanad.

NOTICE. 2—This pass does not give permission to occupy Municipal land with building materials. This can only be allowed when the Street is wide enough to permit building materials being deposited on it without it being a source of danger to the public and only then on a hoarding being placed round the land to be occupied and on payment in advance, of fees for occupation of Manioipal land, at the following rates.

					Rs. a. p.
(1)	For the first 12 weeks, per square yard per week	...	0	0	3½
(2)	For the next 12 weeks, " "	...	0	0	7
(3)	For any subsequent time " "	...	0	1	2

NOTICE. 3—Windows, steps and doors of the building will not be permitted to project on or overhang any public street or Municipal land.

NOTICE. 4—Plinths will not be allowed to project more than 2 inches on any Public street for ornamental purposes.

NOTICE. 5—You are required to give timely intimation to the Land Manager and Architect before filling in the foundations and before concrete is filled in for Re-inforced concrete work.

NOTICE. 6—Incase of set back or set forward, the first course of Plinths must be laid after the line is checked by the Land Surveyor.

LAND SURVEYOR'S REPORT.

- (1) Does the plot come under Alignment? Yes.
- (2) Is the Alignment Correctly Shown? Yes.
- (3) Are the Site Measurements correct? Yes.
- (4) Is there any encroachment? No.
- (5) Is the plot affected by T. P. Scheme?

Remarks

The building is proposed on the plot 56 B.R.1 and portion of the plot 57 B.R.1 which has been wholly acquired by the Karachi Municipality.

no objection

24/12

Date 19

3/11/30
Land Surveyor.

Remarks of

LAND MANAGER AND ARCHITECT.

Central Passage must be atleast 6' wide in spec. The north P. walls must be upto 7'-6" high, balcony platform be provided in the rear room, which must be called Verandah & the left balcony be there in open space & Right balcony to gallery, BS (1) (3) (4) (6) exchange party be shown same. 4/1/30.

Plans attached Subject to exchange by Sanction by the C. & S.

3

Date of disposal

Land Manager and Architect.

No/R. 495 of 19 2

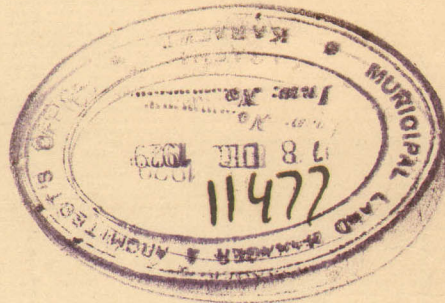
3-1
56, B2-1
Baluchan

MUNICIPAL CHIEF OFFICER'S OFFICE,

Karachi, 17/12 19 2

MEMO

The above application is forwarded with compliments to the Health Officer for favour of report



Imp. Now Health
Show to H.O.

17/12

2714

[Signature]
for Chief Officer.

17/12

MUNICIPAL HEALTH OFFICER'S REPORT.

Returned with compliments to the Land Manager and Architect,
Karachi Municipality with the following Remarks:—

Date of receipt

L. M & A.
What have you got to say
in the matter. We have decided
the policy that at least
one entire leg of the
living room should be
on open space

18/12/1929

No objection
to amended plan
17/2/30

Date of disposal

Date

15-12-1929

[Signature]
Health Officer.



No. L. M. _____ 19 .

Date of receipt: _____

LAND MANAGER AND ARCHITECT'S OFFICE,

Karachi _____ 19 .

Forwarded to the Building Surveyor and Land Surveyor for report.

for Land Manager and Architect.

BUILDING SURVEYOR'S REPORT.

Plot No. 56 Sheet No. B.R.-1 Bunder OnApplicant's Name Personal MemberWhether he is the owner of the plot on which it is proposed to build yes.Plot under whose control Govt.Whether it is permanent or temporary Permanent.The work proposed Bldg.

Are the Land Sale Rules observed (in case of Municipal plots only.) _____

Area of the plot: (newly Sold) _____ (119) area built _____

Building Surveyor's Report _____

All the external walls must be made of full thickness.is what about air and light of rear rooms.3) Stair case should have concrete backing.4) Wall by the side of stair case to be of non-inflammable material. width of passage be written down.5) Kitchen and sanitary block to be only 7' high and barred above.6) ~~What about the supports of 12"x8" beam~~1) The size of 20"x12" beam must be increased.7) Reinforcement for 12"x8" beam is insufficient.Building Surveyor 3/4/41

KARACHI MUNICIPALITY.

N. J. MODI.

B. Sc. Engineering London.

A. M. INST., C. E., L. C. E.

A. M. I. S. E., M. R. San. I.

Land Manager & Architect.

REFERENCE No. L. M. A. B. S. # P. 26 OF 1930

LAND MANAGER & ARCHITECT'S OFFICE,

KARACHI, 11 JAN 1930 19 .

FROM,

THE LAND MANAGER & ARCHITECT,

KARACHI MUNICIPALITY.

To,

Mr. Dandamal Menghai
Comp. Dept. Karachi

Sir,
Gentlemen,

With reference to your application dated 17-12-1929, with a plan for the proposed building/additions and alterations on plot No. 56, Survey Shee No. B.R.1, Bunds quarter I have the honour to inform you that until the following requirements are complied with plans cannot be passed:—

- (1) Central passage must be at least 6' wide in opening.
- (2) The middle partition walls must be kept 7'6" high. Kitchen platform be provided in the rear rooms, which must be called verandah. The left kitchen be thrown in open space & right kitchen to gallery.
- (3) All the external walls must be made of full thickness.
- (4) Staircase to have lime concrete backing.
- (5) Wall by the side of staircase to be non-inflammable.
- (6) Width of passage be written down.
- (7) The size of 20"x12" beam must be increased.
- (8) Reinforcement for 14"x6" beam is insufficient.
- (9)

The plans are returned herewith for amendment.

I have the honour to be,

Sir/Gentlemen,

Your most obedient servant.



