



## KARACHI MUNICIPALITY.

J. MODI.

Ing (London).

E., L. C. E.

A. M. M. R., San. I.

Land Manager &amp; Architect

REFERENCE No. L.M.A.B.S. 7

15-1

OF 193

LAND MANAGER &amp; ARCHITECT'S OFFICE

KARACHI, 8. 5. 1932.

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

Mr. Bachar Durrkaran

C/o Mr. Durrkaran

Dear Sir,

With reference to your application dated 30.3.32

I have to inform you that the plan submitted by you for building

                     on plot No. 60 sheet No. 20, first

Quarter, is approved and permission to build in accordance therewith is granted.

The building must be erected in accordance with the Bye-laws and Rules of the Municipality.

A copy of approved plan is attached herewith.

Yours faithfully,

B. Sc., A. M. Inst. C. E.

Land Manager &amp; Architect.

NOTICE. 1:—This sanction holds goods, provided the work of construction is commenced in earnest within a year from this date, whereafter the sanction will be deemed to have lapsed.

NOTICE. 2:—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. 3:—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 Municipal land, at the following rates.

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

NOTICE. 4:—Windows, steps and doors of the building will not be permitted to project on or overhang any public street or Municipal land.

NOTICE. 5:—Plinth cornice will not be allowed to project more than 2 inches on any Public street for ornamental purposes.

NOTICE. 6:—You are required to give timely intimation to the Land Manager & Architect before filling in the foundation and before concrete is filled in for Re-inforced concrete work.

NOTICE. 7:—In case of set back or set forward, the first course of Plinths must be laid after the line is checked by the Land Surveyor.



Heritage

KMR.CDD.JmQ.1932.09

163  
5

P 169  
          

25-

2 n 7

James Hill



## FORM A

[ Vide Rule 238/A (1) ]

NOTICE UNDER SECTION 96 (1) CHAPTER IX OF THE BOMBAY  
DISTRICT MUNICIPAL ACT III OF 1901 AS MODIFIED  
UPTO THE 1st MARCH 1915.

Karachi

5/4

1932.

Date of delivery at Municipal Office.

To,

THE CHIEF OFFICER,

KARACHI MUNICIPALITY.

Sir,

Pursuant to the provision of Section 96 of the Bombay District Municipal Act III of 1901. I hereby give you notice that I intend with the meaning of that Section to erect a building on plot No. Old/new 25 Survey sheet Old/new J. M. I situated in Tanahel street Quarter as per Ground plan, Elevation and Section sent herewith in quadruplicate.

The said building will be of the following description.

It is intended for the purpose of

Two floors  
residence

†Specification of the work will be as follows:—

\*I also submit herewith a certificate from the Electrical Inspector to Government as required under Rule 62 (3) of the Indian Electricity rules.

I further beg to inform you that the name of the person whom I intend to employ to supervise the erection of the said building is Mr. C. N. Lal

I hereby under take to abide by the Bombay District Municipal Act and all rules and bye-laws framed pursuant to the Act.

Yours faithfully,

Signature of the owner

C. N. Lal

Address of the owner

For Chandrian Kotwal Saman  
Ad. Sessions Judge

See on the reverse.

\*This line to be struck off if there is no electric aerial line passing by the plot.

NOTICE:—1 Printed copy of the extracts of the Bombay District Municipal Act and the rules and regulations framed under Section 48, together with the form of notice under Section 96 (1) can be had from the Municipal Office at.....each.

NOTICE:—2 It is requested that all notices and plans should be delivered to the Office Clerk of the Land Manager and Architect from whom a receipt can be obtained.



2

Nature of soil in foundation

Dry earth

Nature of masonry in foundation

Lime concrete

do

Plinth

Kafcha

do

Superstructure

"

Kind of woodwork in trusses, post, etc.,

Kind of Roof

R.C. floor.

Kind of Floor

"

Method of Drawing Sullage Water

with M. drain

:O:

NOTE:— Specification and nature of work should be given against items of work mentioned above.

Karachi, dated

5/4

1932

To

The Chief Officer,

Karachi Municipality.

Sir,

With reference to the notice under Section 96 of the Municipal Act submitted to you by Mr. Chandiram. K. Samtani. Senior

Judge.

for the building at

Tamshed gr.

I beg to inform you that I have agreed to supervise the erection of building work mentioned therein.

I beg to remain,

Sir,

Your most obedient servant,

Licensed Surveyor.



## NOTES SECTION.

Building Department.

Case No. P/160 of 1932.

Applicant's Name C. Chandiram K. SantaniArchitect's Name S. N. Lala.Plot No. 25 Sheet No. J. m. 1, Jamshed. Quarter

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

Date of despatch 5. 4 1932

for Chief Officer,

## MUNICIPAL HEALTH OFFICER'S REPORT.

Returned with compliments to the Land Manager and Architect, Karach

Municipality with the following Remarks:—

Date of receipt

No objection

Date of disposal

Date 8-4-1932.

Health Officer.

## BUILDING SURVEYOR'S REPORT.

Plot No. 25 Sheet No. J. m. Quarter J. m. l. e. d.

Name of owners as per Land Register Sathasani Sivasani

Digitis Succulentis & Punctatum 20

Applicant Chandrasekhar Sh Santauri

Plot under whose control *Municipal*

Whether it is permanent or temporary *Permanent*

Lease \_\_\_\_\_

The work proposed

Are the Land Sale Rules observed (in case of Municipal plots only) \_\_\_\_\_

Area of the plot (Newly sold) \_\_\_\_\_ area built. \_\_\_\_\_

Whether there is any unauthorised works existing on the plot

Remarks there is already a garage at D

which is the humour and constructs of

B.

- No definite to the plans a corner

the plans cannot be approved until the

Shop put up in garage; removed and

an undertaking given by the town that he

shall we put it again.

Date \_\_\_\_\_

Building Surveyor.



## LAND SURVEYOR'S REPORT.

- (1) Does the plot come under Alignment? \_\_\_\_\_
- (2) Is the Alignment Correctly Shown? \_\_\_\_\_
- (3) Are the Site Measurements correct? \_\_\_\_\_
- (4) Is there any encroachment? \_\_\_\_\_
- (5) Is the plot affected by T. P. Scheme? \_\_\_\_\_
- (6) Is in plot subject to any conditions of previous sub-division and amalgamation? \_\_\_\_\_

Remarks \_\_\_\_\_

Date \_\_\_\_\_

19 \_\_\_\_\_

Remarks of \_\_\_\_\_

Land Surveyor.

LAND MANAGER AND ARCHITECT.

BSS Mr wall 5 or 15' as a p. /

2/14

Pls after

2/14

Date of disposal \_\_\_\_\_

Land Manager and Architect.



200—11.31.

## KARACHI MUNICIPALITY.

—:O:—

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 &amp; Architect.

REFERENCE No. L. M. A. *B. S. I. 109* of 193 .

LAND MANAGER &amp; ARCHITECT'S OFFICE,

KARACHI, *12. 4* 193*2*.

To,

*Mr. C. N. Lala*  
*Architect*

DEAR SIR,

Re Plot No. *25* Sheet No. *10* *1st* Quarter.With reference to the plans for proposed *1st floor*.....

..... submitted for the  
above plot, I have the honour to request you to see the undersigned at the  
Municipal Office any week day from 1-30 p. m. to 4-30 p. m. when the  
requirements of this Office will be pointed out to you.

Yours faithfully,

*L. M. 12/4*  
B. Sc., A. M. INST. C. E.,

Land Manager and Architect,

Karachi Municipality.



## 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

—:O:—

REFERENCE No. L. M. A. B. S. P. 160 OF 1932.

LAND MANAGER &amp; ARCHITECT'S OFFICE,

KARACHI, 23.4.1932.

FROM,

THE LAND MANAGER &amp; ARCHITECT,

KARACHI MUNICIPALITY.

To,

Chandiram Kothumal EsqC/o. Mr Lala

Dear Sir,  
 Gentlemen,

With reference to your application dated 5.4.1932 with a plan for the proposed building/additions and alterations on plot No. 25, Survey Sheet No. J.D. 1, 1st quarter I have the honour to inform you that until the following requirements are complied with plans cannot be passed:—

- (1) The plans cannot be approved until the Shop front in ~~gate~~ garage is finished and an under-taking given by the owner that he shall not put it again.
- (2) Wall S to be 15" as on ground floor

(4)

(5)

(6)

(7)

(8)

(9)

The plans are returned herewith for amendment.

Yours faithfully,

23/4

B. S. A. M., INST. C. E.  
 Land Manager & Architect.

71  
Korachi  
25/4/32

To

The Land Manager & Architect,  
Municipality, Korachi.

Dear Sir,

With reference to your objection to  
the proposed building of an upper story  
to the my house, half of plot No.  
25 J. M. furnished quote, I beg to in-  
form you that the owner of the other  
half of the plot, by name Vishindas  
is neither related to me nor connected  
with me in any manner. I have no  
influence over him what so ever. We  
have told him to ~~stop~~ remove the  
shop which is situated in his half  
share but he refuses, saying that he  
will fight out on the legal point.  
My half is both South & is distinct.

The disputed shop is situated in the Northern half belonging to Vishindan. I myself feel that a forage or shop in front of the main door & the public road is rather an ugly sight. I have therefore applied to shift the my forage to the further back end. Thus, I being a law-abiding citizen am agreeable to do any thing you suggest, but allow me to tell you that it is not fair to punish a man for the faults of his neighbour. you may put a screw upon him when he applies to build an upper story upon his half share, or you may take any other steps apt. him that you think advisable, but kindly grant me the necessary provision at your earliest convenience, as I shall be shortly going back to Hyderabad.

I beg to remain;

Yours faithfully  
 Chandan Kothumal Santani  
 Rtd. District & Sessions Judge.



C. N. LALA.  
ARCHITECT  
&  
SURVEYOR.

WATER COURSE ROAD.

Opp. New Municipal Building.

KARACHI, 25th April 32 193

The Land Manager & Architect.  
Karachi Municipality. Karachi.

Re. plot 25. J.M.1. Jamshed q

Dear sir,

With reference to your letter of 23rd inst, all your objections have been removed. Please therefore approve the plans.

1. The owner has replied under separate letter that he is removing his garage away and that he is not responsible for another man who is also submitting his plans to you when you can raise ~~that~~ <sup>the objection of</sup> ~~objection~~ with him.

shop

2. Wall S is made 15" thick.

Yours faithfully.

*C. N. Lala*

Architect.

BB Under the circumstances take action against the owner of the Northern Side we could have A for the creation of B. things they are parking

26/4/32



Heritage

KMR.CDD.JmQ.1932.09

## 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. 6-5-C. 160 of 1932.

LAND MANAGER & ARCHITECT'S OFFICE,

KARACHI, 27. 4. 1932.

FROM

THE LAND MANAGER & ARCHITECT,

KARACHI MUNICIPALITY.

To,

Mr. C. N. Lala  
Architect

Sir,  
Gentlemen,

Re: Plot No. 25 . Sheet Jan 1. Jan 8th Qr.

With reference to your application dated 25-4-1932

for the proposed building/additions and alterations on the above plot, I have the honour to inform you that unless one more copy of the plan on cloth is/are submitted the plans cannot be disposed off.

I have the honour to be

Sir/Gentlemen,

Your most obedient servant,

27/4  
B. SC., A. M. INST., C. E.,  
Land Manager & Architect.



C. N. LALA,  
ARCHITECT  
&  
SURVEYOR

WATER COURSE ROAD,

Opp. New Municipal Building,

KARACHI, 28/4 1932

pg. 111/29/4/2

The Land manager & Architect  
Karachi Municipality.  
Karachi

Dear Sir,

Re - Plot 25 J.M.I

Tanaka 29

As desired by you I am  
herewith sending you one  
copy on the cloth.

Please approve the plans.

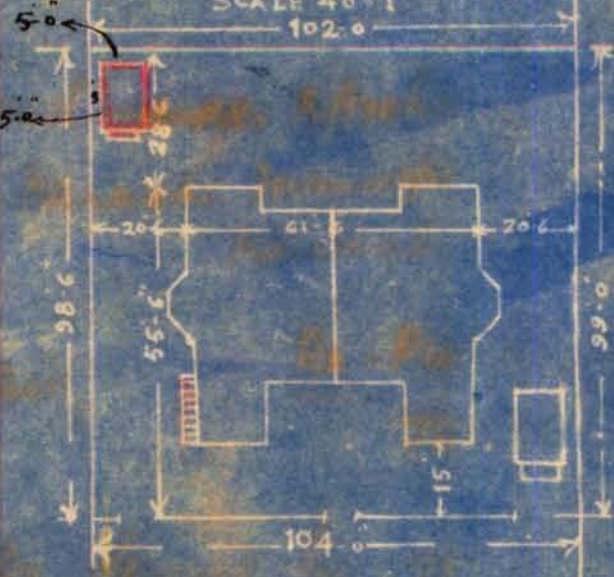
yours faithfully



c  
1. send up  
forms after  
Tanka  
2  
30/4

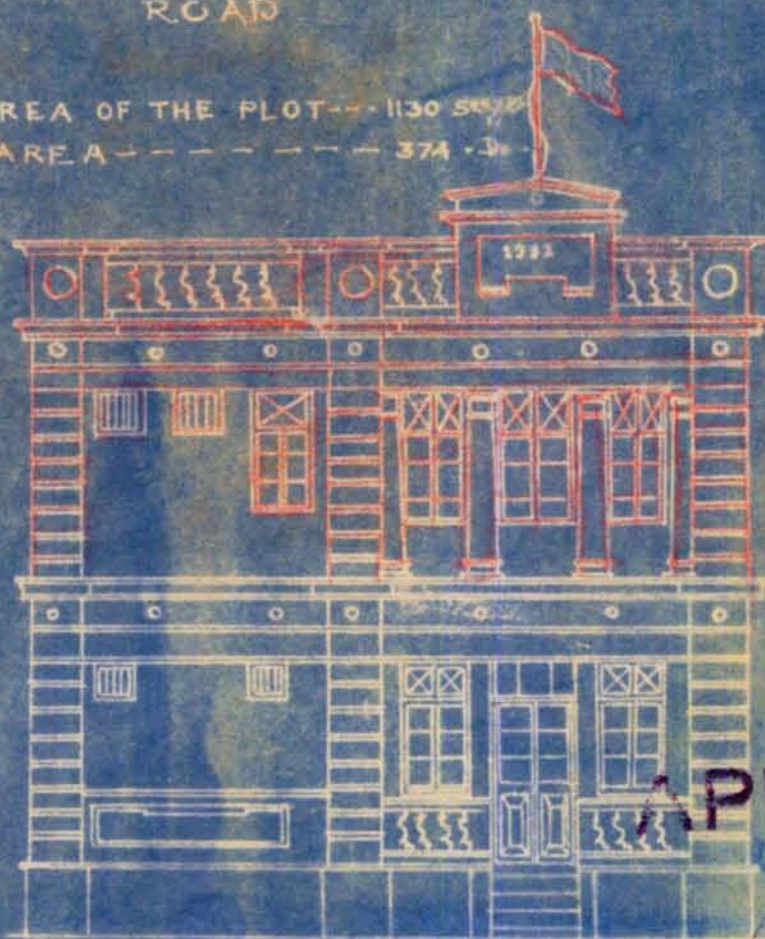
PLAN SHOWING PROPOSED 1<sup>ST</sup> FLOORON SOUTHERN SIDE OF PLOT N<sup>o</sup> 3725 J.M.1 JAMESHED Q<sup>R</sup> 37SITE PLAN  
SCALE 40'-1"

SCALE 8'-0'-1"



ROAD

NOTE:-

TOTAL AREA OF THE PLOT --- 1130 SQR  
BUILT AREA --- 374 SQR

ELEVATION

APPROVED.

S. J. Modi

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

This plan is approved subject to the following conditions:-

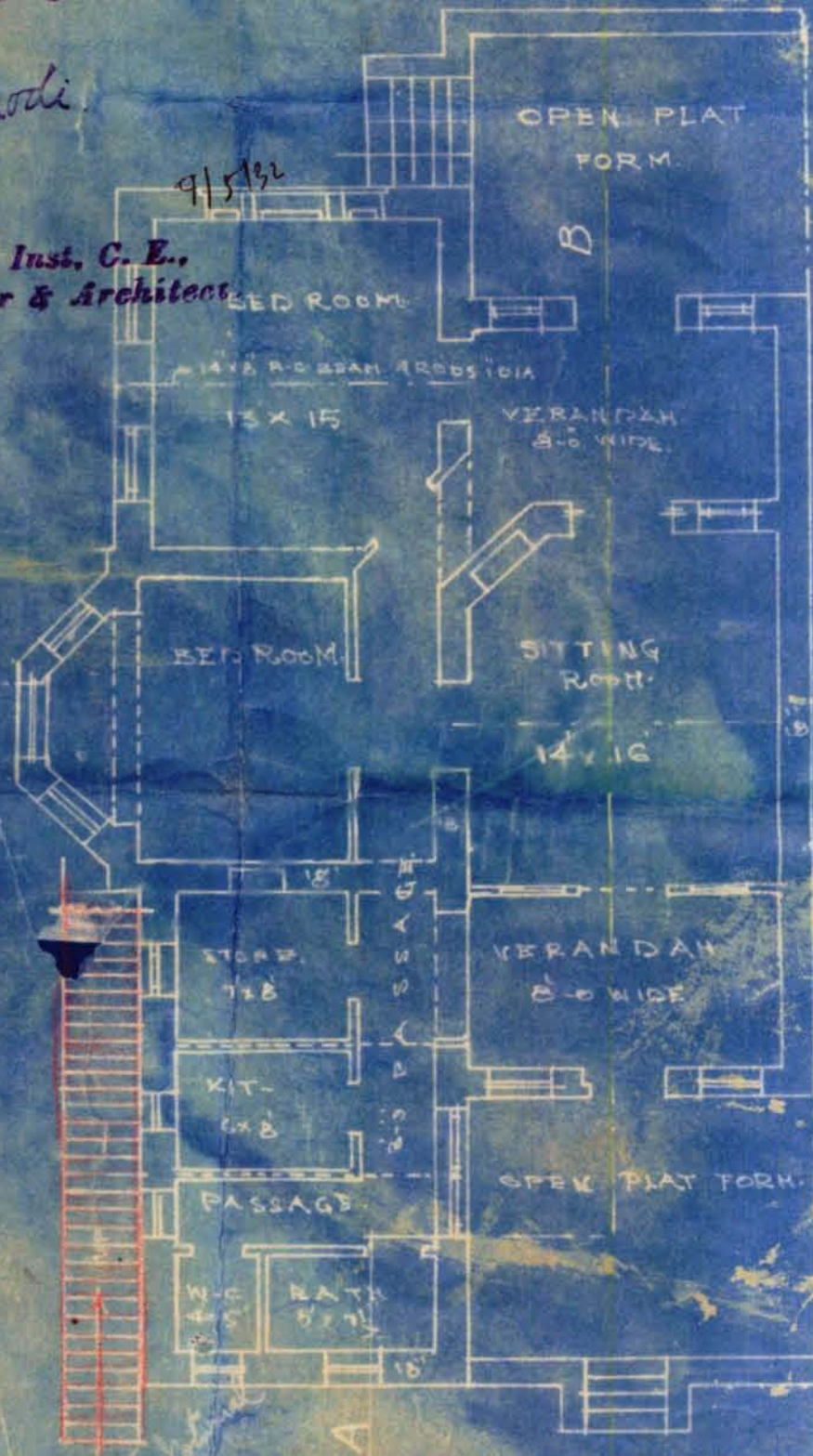
1. The plan does not entitle the owner to build on land not covered in him either by the Govt. or the Municipality by a survey or entry in a survey.



1ST FLOOR PLAN



SECTION ON A-B



GROUND FLOOR PLAN

CHIMANDAS. H. LALA  
ARCHITECT & SURVEYOR  
WATER COURSE ROAD KARACHI

OWNER

Chimandas H. Lala  
ARCHITECT & SURVEYOR



12

## 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 &amp; Architect

REFERENCE No. L.M.A.B.S. P. 169 OF 193

LAND MANAGER &amp; ARCHITECT'S OFFICE,

KARACHI, 9. 5. 1932.

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

Mr. Chaudhri K. Samtani

Dear Sir,

cf. CN Lala

With reference to your application dated. 5. 4. 32

I have to inform you that the plan submitted by you for building  
 1st Floor on plot No. 25 sheet No. 1, 1st, 1st.  
 Quarter, is approved and permission to build in accordance therewith is granted.  
 The building must be erected in accordance with the Bye-laws and Rules of the  
 Municipality.

A copy of approved plan is attached herewith.

Yours faithfully,

715  
 B. Sc., A. M. Inst. C. E.  
 Land Manager & Architect.

NOTICE. 1:—This sanction holds goods, provided the work of construction is commenced in earnest within a year from this date, whereafter the sanction will be deemed to have lapsed.

NOTICE. 2:—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. 3:—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 boarding being placed round the land to be occupied and on payment in advance, of fees for occupation of Municipal land, at the following rates.

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

NOTICE. 4:—Windows, steps and doors of the building will not be permitted to project on or overhang any public street or Municipal land.

NOTICE. 5:—Plinth cornice will not be allowed to project more than 2 inches on any Public street for ornamental purposes.

NOTICE. 6:—You are required to give timely intimation to the Land Manager & Architect before filling in the foundation and before concrete is filled in for Re-inforced concrete work.

NOTICE. 7:—In case of set back or set forward, the first course of Plinths must be laid after the line is checked by the Land Surveyor.