



Department.

FILE No. of 193

SECTION

PART

Disposal No.

15

Subject

NOTE:—Former Correspondence filed in file Compilation No.
Subsequent Correspondence filed in file Compilation No.



Heritage

KMR.CDD.MmQ.1938.05

P. A. P. 1

2



No. LCP.

377/38

MUNICIPAL CORPORATION,
KARACHI

From

~~KUMBERALI BHALEDINO Esq., L.C.E.~~

Land Manager & Architect.

NOV 5 1938

ORDER UNDER SCH. VI, CHP. XI, RULE 5 (1) OF
ACT XVII OF 1933.

To,

Mr.

Jangal Khan
C/o Mr. K. T. Tinnam
KARACHI,

With reference to your application with plan for
on plot 413 Sheet No. 1002 Quarter received in this
office on 30-8-38, I have to inform you that the said plan is
approved and permission to build in accordance therewith is hereby granted. The
building must be erected in conformity with the Bye-laws and rules of the Karachi
Municipal Corporation.

A copy of a approved plan is attached herewith.

NOV 3 1938

Land Manager & Architect.

Karachi Municipal Corporation

NOTICE, 1:—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.

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 placed round the land to be occupied and
on payment in advance, of fees for occupation of land.

NOTICE, 4:—Rain water Spouts and Spouts from the balconies, windows, steps
and doors of the building will not be permitted to project on or overhang 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
and Architect before filing 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.

NOTICE, 8:—All Tanks built for purposes of carrying building operations
must be covered with Planking as required by Rule 9 (2) (b) of Chapter II Schedule
VI of Municipal Rules sanctioned by the Commissioner-in-Sind under his No. Gel
6101, dated 25-11-35.

NOTICE, 9:—Proper hoarding and fencing round the plot be provided before
starting the work.

29/10



Re: Plot No. 43/22-2, D. Mian.

4

KARACHI MUNICIPAL CORPORATION.

600-8-38

Diary sheet in respect of Building Regulation plans received.

Date of receipt.	Date When sent.	Date When Retd.	Date when sent to B. S.	Date when put up to L. M. A.	Date when obj. sent.	Remarks.
AUG 30 1938 Recd. of S.P.M.						
H. O. ...	31-8-1938	2-9-38				
E. E. ...	- 40 -	1-9-38	10 SEP 1938			
L. S. ...	- 60 -	10-9-38				
7 OCT 1938						
H. O. ...						
E. ...	7 OCT 1938	10/10	14/10/38			
L. S. ...	7 OCT 1938	10/10				
H. O. ...						
E. E. ...						
L. S. ...						



KANAYALAL T. TINANI,

Architect Engineer & Surveyor

B. E.

KOTHARI BUILDING,
BUNDER ROAD,ARCHITECT
MUNICIPAL CORPORATION
KARACHI

Karachi 26th Sept. 1938.

6 - OCT. 1938

The Land Manager & Architect,

Karachi Municipal Corporation,

Karachi.

Dear Sir,

Re:- Plot No 43 M.M. 2 Machhi-
Miani quarter, Karachi

With reference to your letter No LCP

377/38 dated 22nd Sept. 38, I am sending you

herewith the plans complied with your objection

-s as under:-.

1. The building is a an existing one and there is no necessity of showing under ground tank as no changes are proposed in drainage lines.

2 to 4. Complied with.

5. The amount for the alleged encroached area has already been paid up.

6. Chief Officer I under stand has now given orders for allowing single room tenements in this locality.

I hope the plans will meet your kind approval.

Thanking you in anticipation.

Yours faithfully,

K. M.

*Taken Plans
connection
K. M.
19/10/38*

P.T.O.



5-2

The S.E. & Ls have
 no objection now. The
 Ho also has no objection
 provided ~~to~~ one room ten-
 ments are allowed in this
 Quarters. By recent or-
 der of the Co one room
 tenements are to be
 allowed in much the
 same -
 for this requirement
 remains -

20
 .. 19/2

Man approved

100/10

100/10

P.T.O.



OCT 8 - 1938

1000-6-38

KARACHI MUNICIPAL CORPORATION.

Case No. LCP

for building on plot

No.

43

S. S.

Quarter

:0:

Forwarded with Compliments to the ~~Health Officer~~
~~Executive Engineer~~ with a request

to state if his following objections previously raised are now complied with

*Memo of obj. sent**7/10* *[Signature]*

For Land Manager & Architect.

Remarks of the ~~Health Officer/Ex. Engineer~~.*Objection no 1, 2 & 3 Complied by the Architect**Objection no 4 regarding Encroachment already settled**Of 6-4-38**No Objection*~~Health Officer~~
~~Executive Engineer~~*2/12/10**S.L.S**[Signature]*
*10/10**14/10*



600-7-38.

KARACHI MUNICIPAL CORPORATION.

(BUILDING SECTION)

REVIEW FORM

AUG 31 1938

Case No. B. S. P. 377/38.

Re:—Plot No. 43 Sheet No. 22-2, in Mian Qr.

A copy of plan is forwarded with Compliments to LAND SURVEYOR for favour of remarks and return to the Land Clerk within FIVE DAYS as per order of the CHIEF OFFICER issued in this connection.

[Signature]
LAND CLERK.

LAND SURVEYOR'S REPORT.

1. (a) Does the plot come under Alignment? Ans.
(b) If so, is the street line correctly shown? _____
2. (a) Does the plot come under the P. T. Scheme? _____
(b) If so, is the plot shown as finally re-constructed? _____
3. (a) Is there any encroachment? Yes - 1/29
(b) If so, state the nature and No. of sq. yards? _____
4. (a) Is the area of the plot stated on plan correct? Ans. stated
(b) If not give the correct area _____
5. (a) Is the plot subject to any conditions of previous sub-division and amalgamation? _____
(b) If so, state the conditions. _____
6. (a) Is the street width correctly shown? Ans.
(b) If not state the widths. _____

Objections

- (1) Clear site plan to be attached
- (2) Area of the plot to be shown
- (3) Full measurement & width of streets to be correctly shown
- (4) Encroachment matter must be settled.

[Signature]
Head Draftman
1/9/38

[Signature]
LAND SURVEYOR.

10/9



OCT 8 - 1938

1000 - 6-38

KARACHI MUNICIPAL CORPORATION.

Case No. LCP.

for building on plot

No. 43S. S. h. h. 2Quarter much. h.

:0:

Forwarded with Compliments to the Health Officer with a request
Executive Engineer
 to state if his following objections previously raised are now complied with

Position of M.S. Tank if any should
be shown

7/10

For Land Manager & Architect.

Remarks of the Health Officer/Ex. Engineer.

The objection not complied with.

Applying for the same

M. 11/9/38

Sub-Engineer

Health Officer
Executive Engineer

R.

10/10

No objection

M. D. D. D. D.

17/10/38

1000-6-38.

Office Telephone Nos. 2805, 2806
& 2087MUNICIPAL CORPORATION,
KARACHI.

LAND MANAGER & ARCHITECT

SEP 22 1938

Reference No. L. C. P. 377/38

To, Mr. K.T. Tinani Architect for owner.

Dear Sir,

With reference to your application dated 24-8-38 recd. on 30-8-38 with a plan for the proposed buildings/additions and alterations on plot No. 43 Survey Sheet No. M.M.2, Machi Miani Quarter, I have to request you to comply with the following requirements:—

S.E.'s objection.

1. Position of U.G. Tank if any should be shown on the plan.

L.S.'s objections.

2. Clear site plan to be attached.
3. Area of the plot to be shown.
4. Side measurements & width of streets to be correctly shown.
5. Encroachment matter must be settled.

L.M.'s objection.

6. Providing partition walls in rooms thus making one room tenements can not be allowed as one room tenements in this locality can not be allowed.

The plans are returned herewith rejected.

Yours faithfully,

Land Manager & Architect.



11-1

AUG 31 1938

3

Plot No. P 377/38-Sheet No. 43/22-2, S. 2nd Qr.

BUILDING SURVEYOR'S REPORT.

The present proposal is for providing partition walls in rooms thus making one room tenements - There are no instructions permitting one room tenements in this locality.

Date _____

18/10/38
Building Surveyor

Remarks of LAND MANAGER AND ARCHITECT

No, SE, L8. P.S. objections

18/10/38 L. M. A. 11/5 [Signature]

Date _____

Land Manager and Architect



KARACHI MUNICIPAL CORPORATION.

BUILDING SECTION

REVIEW FORM.

Case No P/E. 377/38.

Applicant's Name Mr. Janabada Viskanda.Architect's Name Mr. K. Y. Jirani

EXTRACT FROM THE LAND REGISTER.

New plot No. 43 Sheet No. 2-2 } Mr. Jirani Quarter.
Old plot No. _____ Sheet No. _____

Whether under Govt. or Municipal Control ...	<u>Govt.</u>	
Registered Holder of plot ...	<u>Mr. Janabada Viskanda.</u>	
Area	Government ...	<u>380</u>
	Municipal ...	<u>208.3</u>
	Total ...	<u>588.3</u>
Title and period of lease...	<u>99 years from 25.9.1879.</u>	
Form of lease ...	<u>4/3/1</u>	
Any Special conditions of lease ...		
Remarks ...		

Date of receipt of plan _____

Date of expiry of 30 days _____



Heritage

KMR.CDD.MmQ.1938.05

1000-638.

KARACHI MUNICIPAL CORPORATION.**BUILDING SECTION.****REVIEW FORM.**

AUG 31 1938

Case No. P/E 377/38.

RE:—Plot No. 43, Sheet No. 22-2, Dr. Mian Qr.A copy of plan is forwarded with compliments to the Health Officer for
favour of remarks.

Imp. Plan
 to Govt & H.O. for
 no
 31/8

FOR LAND MANAGER & ARCHITECT.

HEALTH OFFICER'S REMARKS

no objection - provided the work
 terminated are permitted in main.
 main. Out.

HEALTH OFFICER.



AUG 31 1938

13

KARACHI MUNICIPAL CORPORATIONCase No. P 377/38Plot No. 43/22-2, 4, main Qr.

Forwarded with compliments to the Sub. Engineer Drainage for favour
of remarks.

FOR LAND MANAGER & ARCHITECT.

SUB. ENGINEERS REMARKS

Position of W.C. Tank if any should
be shown on the plan.

M. 1/9/38

Date _____

SUB. ENGINEER

Returned with compliments to the Land Manager & Architect.

FOR SUB. ENGINEER.

135/377/38
8/31/8

Recd on 30/8/38

Ret: 4/9/38 5 P.M.
30/8

8/30/8

14

FORM A.

NOTICE UNDER SECTION SCHEDULE VI CHAPTER XI RULE 2 (1)
OF THE CITY OF KARACHI MUNICIPAL ACT 1933.

Karachi

24/8/1938

Date of delivery at Municipal office

THE CHIEF OFFICER

MUNICIPAL CORPORATION,

Dear Sir,

KARACHI.

Pursuant to the provision of Schedule VI, Chapter XI Rule 2 (1) of the City of Karachi Municipal Act 1933, I hereby given you notice that I intend within the meaning of that rule to erect a building on plot No. 43 Survey sheet M. m. 2 Situated in Munna St. street Maabhi Miani Quarter as per Ground plan, Elevation and Section sent herewith in quadruplicate.

The said building will be of following description. additionsof Cement partitions.It is intended for the purpose of Residential

†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 that the name of the person whom I intend to employ to supervise the erection of the said building is. Mr. K. T. Tanani.

I hereby under take to abide by the City of Karachi Municipal Act 1933, and all rules and bye-laws framed pursuant to the Act.

Yours faithfully

Signature of the owner

Jamnad, Kishore

Address of the owner

52 Rampart Row, Karachi

†See on the reverse

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

2

Nature of soil in foundation _____

Nature of masonry of foundation _____

do Plinth _____

do Superstrnture _____

Kind woodwork in trusses, post etc. _____

Kind of roof _____

Kind of Floor _____

Method of Draining Sullage Water existing.

NOTE—Specification and nature of work should be given against item of works mentioned above.

Karachi 29th August 1938

To,

The Chief Officer,

Municipal Corporation,

Sir,

Karachi,

With reference to the notice under Schedule VI, Chapter XI, Rule (2) I of the City of Karachi Municipal Act 1933, submitted to you by Mr.

Jamnedas Vishandas.for the building on plot No 43 M.M.2 Machhi Mian Dr.

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.

K. K. K.