

Form No. 3-20,000-6-38

Department.

FILE No. of 193

SECTION

PART

Disposal No.

Subject

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

391/58  
NOV 1 1938



**MUNICIPAL CORPORATION,  
KARACHI**

KUMBERALI BHALEDINO Esq., L.C.E.

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

Mr.

Parvaram Parvaram  
C/o M. N. M. Biswas Architects  
KARACHI,

With reference to your application with plan for

A copy of a pproved plan is attached herewith.

Land Manager & Architect.

Karachi Municipal Corpotation

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 Reinforced 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.

30/1/38

MUNICIPAL CORPORATION  
TANJAVUR

MEMORANDUM  
FOR THE RECORD

ORDER UNDER THE TOWN AND COUNTRY PLANNING ACT, 1947

For the purpose of the Town and Country Planning Act, 1947, the Municipal Corporation, Tanjavur, hereby orders that the area of land situated in the village of Thiruvannamalai, Taluk of Tanjavur, District of Tanjavur, shall be reserved for the purpose of Public Use.

200/1/38

30/1/38



To.

The Hon<sup>ble</sup> A  
Karechi me

Dear Sir,

Re: Plot No: 103 M.M. 6

We are herewith sending you  
 a copy of the above plot  
 plan may require the  
 consent to us and approval.

Yours faithfully

21-10-38

N. K. G. S.

Pos  
 me  
 21/10

As a please verify  
 return

Correct.  
 21.10.

~~B. S. E. S. for usual report please within four days~~  
 21/10/38

# PLAN SHOWING PROPOSED ADDITIONS & ALTERATIONS ON PLOT N<sup>o</sup> 103. SHEET N<sup>o</sup> M M 62 MACHT MIANEE QUARTER SCALE 8 FT. TO AN INCH.

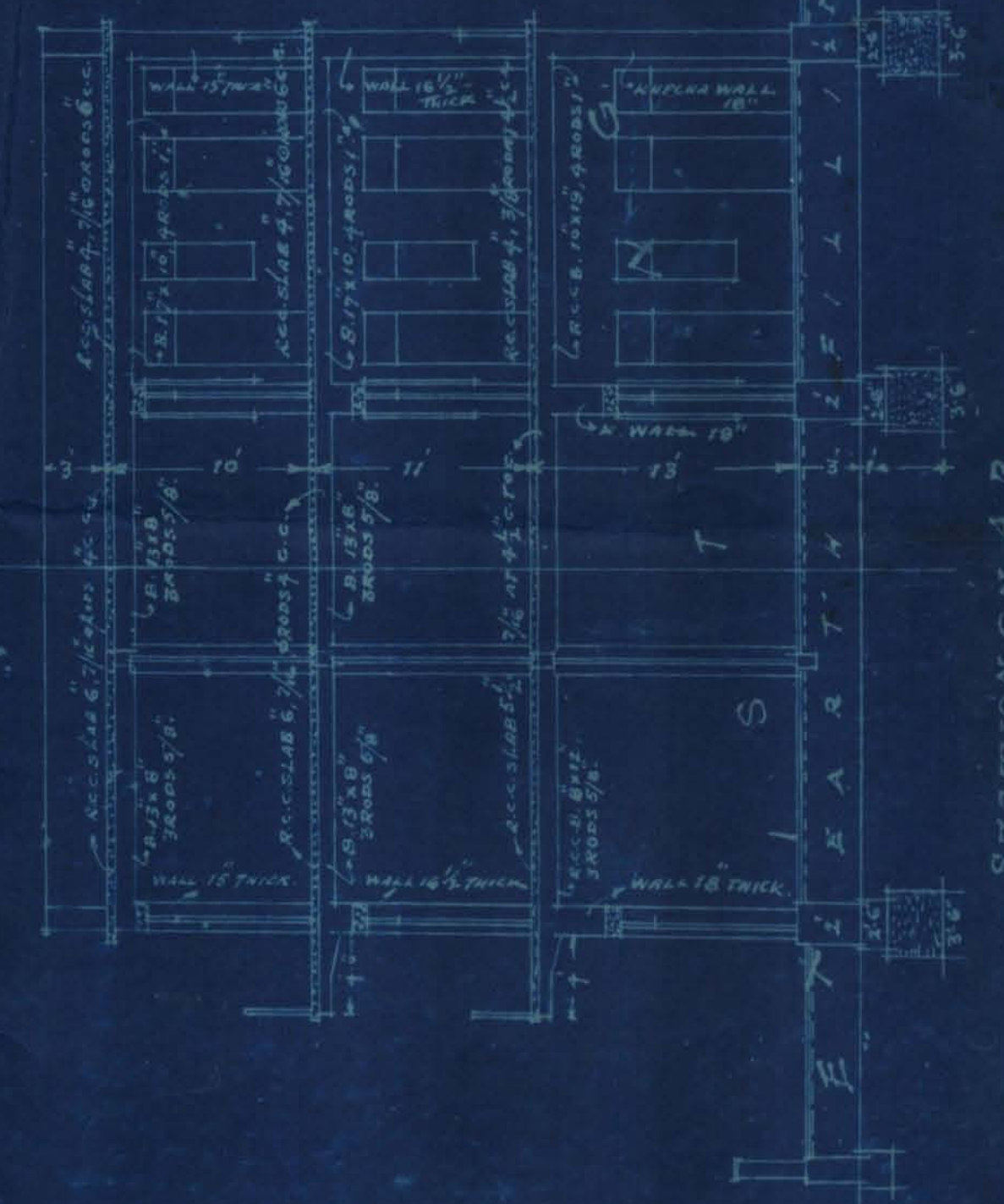


All Tanks built for purposes of carrying on operations must be covered with planking as required by Rule 9 (b) of chapter II, schedule VI of Municipal Rules sanctioned by the Government in-land water No. 61, dated 1911-1912.

APPROVED:

*[Signature]*  
 NOV 3-1938  
 Land Manager and Architect.  
 6/4/38

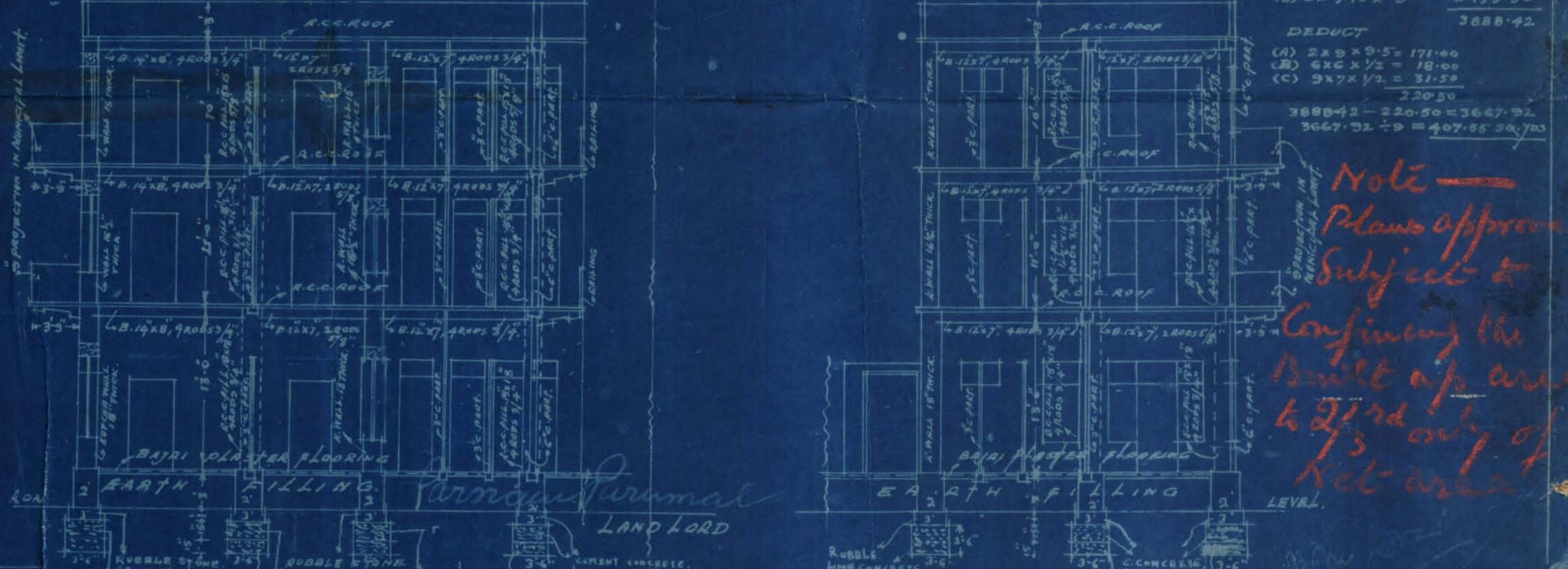
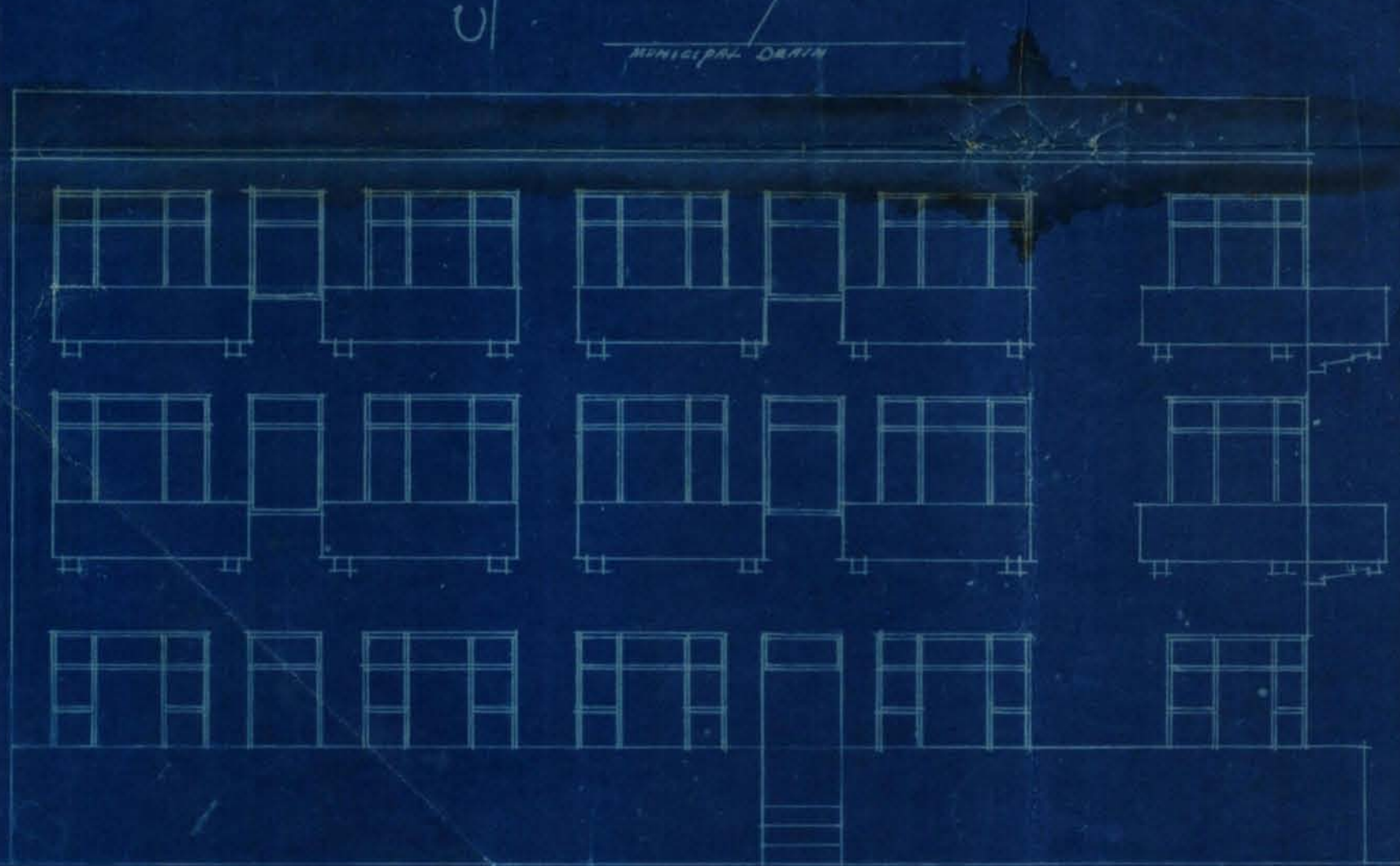
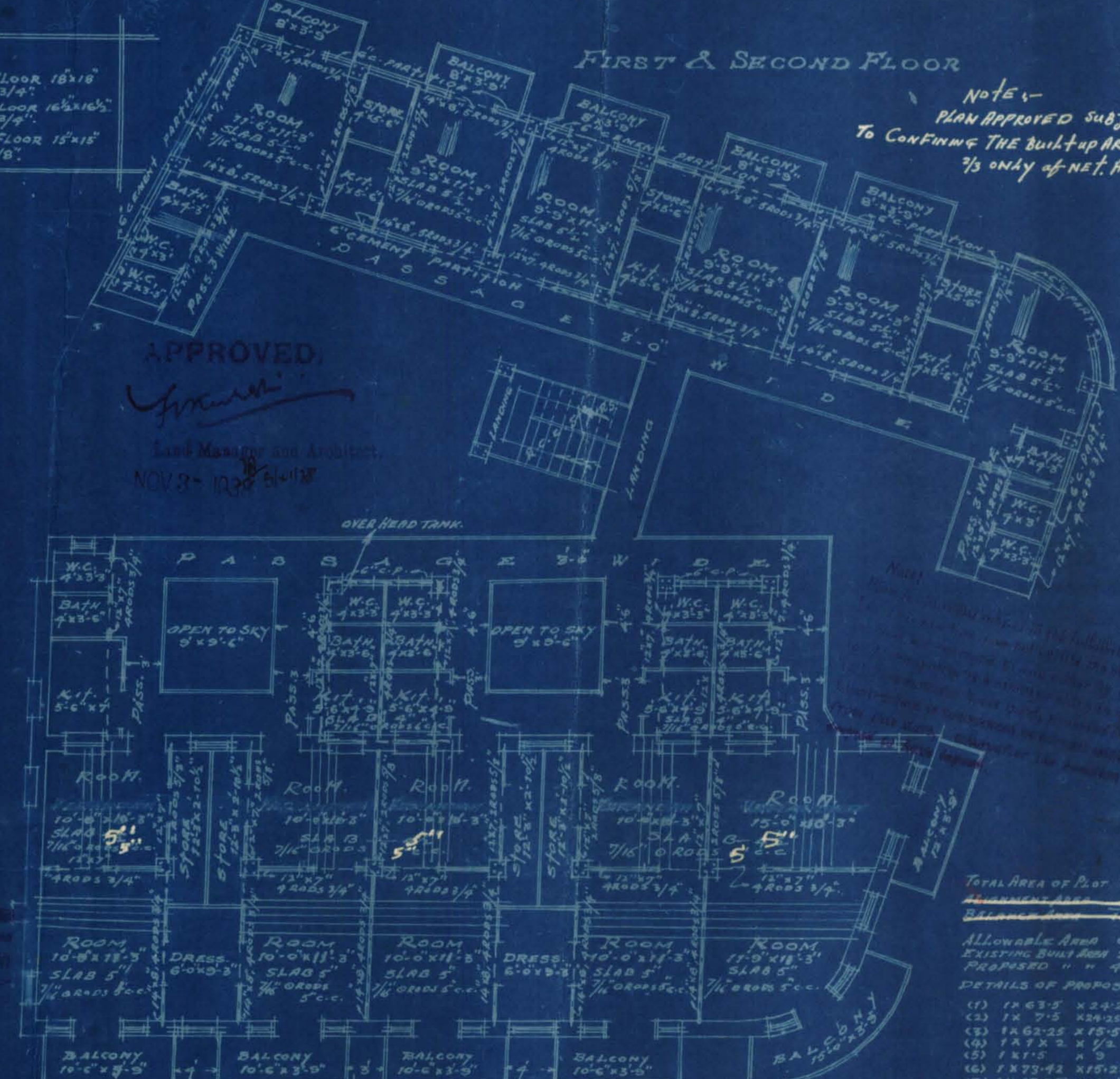
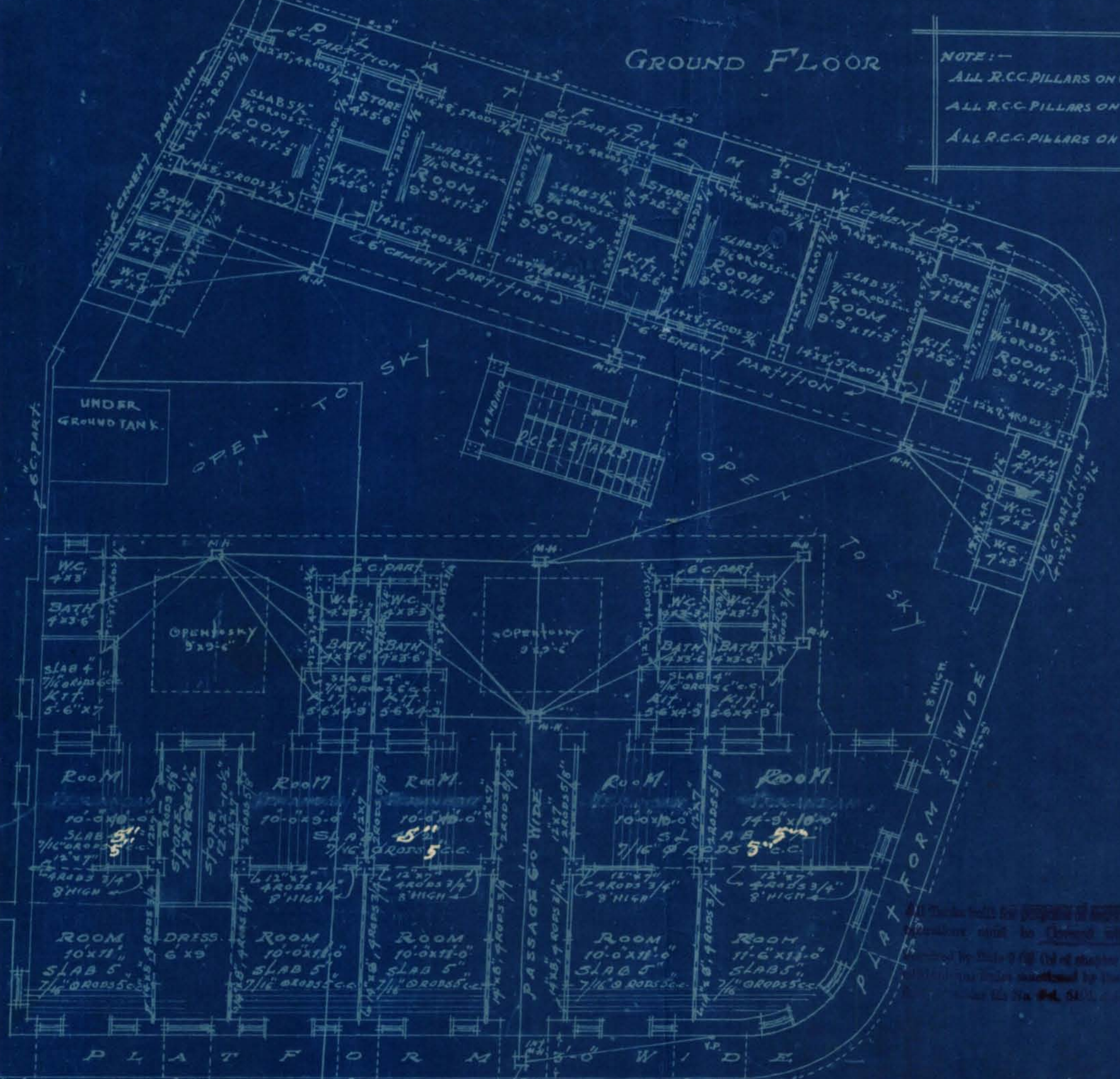
NOTE FOR R.C.C. PILLARS. 16" x 16" 4 RODS 1/2" DIA.  
 ON 1st. 16" x 16" 4 RODS 3/4"  
 2ND. 14" x 14" 4 RODS 3/4"



NARAYAN M. CHIVANI & CO.  
 ARCHITECTS & ENGINEERS.  
 KARACHI

# PLAN SHOWING PROPOSED ADDITIONS & ALTERATIONS ON PLOT No. 103. SHEET M.M. 6. MACHI MIANEE QUARTER. — SCALE 8 FT. TO AN INCH.

(2)



**DETAILS OF PROPOSED AREA**

|                     |                            |
|---------------------|----------------------------|
| (1)                 | 12.63'5" x 24.25' = 307.50 |
| (2)                 | 1 x 7.5' x 24.25' = 181.88 |
| (3)                 | 1 x 6.25' x 15.5' = 96.88  |
| (4)                 | 1 x 7' x 12' = 84.00       |
| (5)                 | 1 x 15' x 15' = 225.00     |
| (6)                 | 1 x 15' x 15' = 225.00     |
| (7)                 | 1 x 15' x 15' = 225.00     |
| (8)                 | 2 x 7.5' x 15' = 225.00    |
| <b>TOTAL</b>        | <b>1380.75</b>             |
| <b>DEDUCT</b>       |                            |
| (A)                 | 2 x 9' x 9' = 162.00       |
| (B)                 | 6 x 6' x 1/2' = 18.00      |
| (C)                 | 2 x 7' x 1/2' = 7.00       |
| <b>TOTAL DEDUCT</b> | <b>187.00</b>              |
| <b>NET AREA</b>     | <b>1193.75</b>             |

**Note**—  
Plans approved Subject to Confirming the Built up area to 2/3 only of Net area.

YACHT MIANEE QUARTER.

SCALE 8 FT. TO AN INCH.

## ELEVATION

GROUND FLOOR

Block Plan

NOTE: PLAN APPROVED SUBJECT  
TO CONFINING THE BUILT UP AREA  
TO 2/3 ONLY OF NET AREA.

NOTE FOR R.C. PILLARS.  
R.C. PILLARS IN G. FLOOR, 16"x16", 4 RODS 1"  
" " " ON 1st, 16"x16", 4 RODS 3/4"  
" " " 2ND, 14"x14", 4 RODS 3/8"

*NARAYNDAS M. CHIVANI & CO.*  
*ARCHITECTS & ENGINEERS.*  
*KARACHI.*

LAMP LOGS

(2)



600-7-38.

## KARACHI MUNICIPAL CORPORATION.

(BUILDING SECTION)

REVIEW FORM SEP 8 - 1938

Case No. B. S. P. 391/38.

Re:—Plot No. 103 Sheet No. 22-6, D. Main 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? yes  
(b) If so, is the street line correctly shown? yes
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? no  
(b) If so, state the nature and No. of sq. yards? \_\_\_\_\_
4. (a) Is the area of the plot stated on plan correct? yes  
(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? yes  
(b) If not state the widths. \_\_\_\_\_

Objections

*no objection to the int. plan as corrected;  
if the revised alignment is  
taken as approved.*

*[Signature]*  
Head Draftsman.

LAND SURVEYOR.

B.S.P.

*See the 2c  
no objection  
to the int. plan  
as corrected.  
[Signature]  
13/9*

*B.S.P.  
no objection to the  
int. plan, as corrected.  
is the revised alignment  
be taken as approved?  
[Signature]  
9/9/38*

*Plan has to  
be revised  
[Signature]  
13/9*

*Recd  
12/9*

*L.S. Clerk N.  
[Signature]  
9/9*

879

SEP 8 - 1938

9-1

4

Plot No. 391/38.

Sheet No. 103/22-6, S. Line Gr.

## BUILDING SURVEYOR'S REPORT.

Plus tard pour conclure

Inc 1C/3/62

Date \_\_\_\_\_

## Building Surveyor

Remarks of LAND MANAGER AND ARCHITECT

Date \_\_\_\_\_

Land Manager and Architect



# KARACHI MUNICIPAL CORPORATION.

BUILDING SECTION

REVIEW FORM.

SEP 8 - 1938

Case No P/C. 391/38

Applicant's Name M. Perseem Perseem

Architect's Name A. N. S. Sidi

## EXTRACT FROM THE LAND REGISTER.

New plot No. 103 Sheet No. 22-6 } A. N. S. Sidi Quarter.  
Old plot No. \_\_\_\_\_ Sheet No. \_\_\_\_\_

|                                              |                |                                   |
|----------------------------------------------|----------------|-----------------------------------|
| Whether under Govt. or Municipal Control ... |                | <u>impl:</u>                      |
| Registered Holder of plot ...                |                | <u>Perseem Perseem</u>            |
| Area                                         | Government ... |                                   |
|                                              | Municipal ...  | <u>1247</u>                       |
|                                              | Total ...      | <u>1247</u>                       |
| Title and period of lease...                 |                | <u>99 years from 25. 8. 1934.</u> |
| Form of lease ...                            |                | <u>18/2</u>                       |
| Any Special conditions of lease ...          |                |                                   |
| Remarks ...                                  |                |                                   |

Date of receipt of plan \_\_\_\_\_

Date of expiry of 30 days \_\_\_\_\_



101  
NARAINDAS M. GIDWANI & Co.

ARCHITECTS & ENGINEERS.

Bunder Road,

KARACHI, 8th. Oct., 1938.

8 - OCT. 1938  
No. 4728  
The Land Manager & Architect,  
Municipal Corporation,  
Karachi.

Dear Sir,

Re: Plot No. 103.M.M.6. Machi Miani Qt.

With reference to the plan for Plot No. 103. M.M.6. submitted by us, we have to state that since the area of the land under alignment is not yet finally ascertained, and it may still take some time more, the area to be built upon can not be rightly ascertained at this stage.

The built up area shown by us on the plan is less than  $2/3$ rd of the whole area of the plot minus the area of the alignment land as worked out by us from the site-plan.

As the area of the land under alignment may be a few yards here & there we hereby agree to build in such way so that the built up area of the whole building will not be more than  $2/3$ rd of the remaining area of the whole plot after deducting the area of the alignment land when it is finally settled. We shall therefore thank you to pass the plan.

The owner has also signed the present letter in token of his acceptance of this condition.

Yours faithfully,

B. S/L. S. for usual report please within four days.

I accept the above condition.

Parsana Parsana  
Owner.

P.T.O.

L.S. The  
 M. report of canal  
 area of the plot in question  
 if determined, and if not  
 how long it will take?

D  
 15/12

H.D.

For report Pl.  
 22.8.10.

L.S.

As personally explained,  
 the area is not yet deter-  
 mined, please see the F.C.

Plans approx  
 subject to  
 confirming the  
 built up area  
 to 2 nos only.

In Valuation:

18/12

S.C. Pl.

20.10.

There is no result this  
 plot with in 18/12

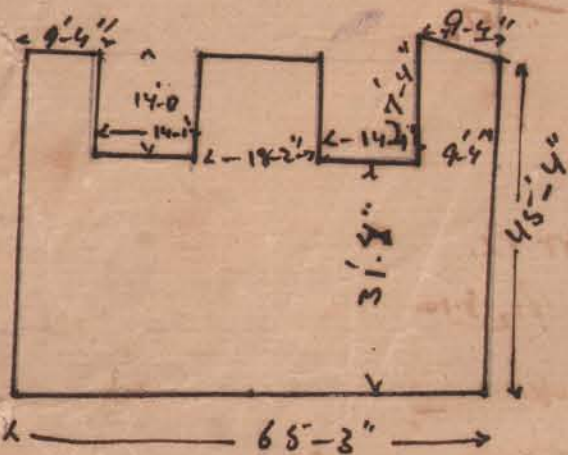
Check 18/12/10

21/10

B.S.

This has not been deter-  
 mined as yet hence it  
 is not possible to give the  
 exact area. Even the 18/12  
 stop. has in the matter  
 of this has not been  
 taken as yet. It would be app-  
 ropriate to refer for this matter.

103 M.M. 6



Plot No: 103. M.M.

Nachi Miami Co.

Point: up area of Existing Bldg.

$$65.0 \times 31.33 = 2044.28$$

$$9.33 \times 14.00 = 130.62$$

$$18.17 \times 14.0 = 254.38$$

$$9.33 \times 15.66 = 146.00$$

$$2575.28 = \underline{286.14 \text{ Sq yds.}}$$

P.T.O.



SEP 8 - 1938

13

**KARACHI MUNICIPAL CORPORATION**Case No. P391/38.Plot No. 103/22-B, L. Mian. Qr.

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

FOR LAND MANAGER &amp; ARCHITECT.

**SUB. ENGINEERS REMARKS**No objection

Date \_\_\_\_\_

  
SUB. ENGINEER 13/9/38

Returned with compliments to the Land Manager & Architect.

FOR SUB. ENGINEER.

Re: Plot-20. 103/22-6, In. Mian St. 14

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. |
|------------------------------|-----------------|-----------------|-------------------------|------------------------------|----------------------|----------|
| SEP 7 - 1938                 |                 |                 |                         |                              |                      |          |
| Recd: at 4 P.M.<br>H. O. ... | 8-9-1938        | 9-9-38          |                         |                              |                      |          |
| E. E. ...                    | -40-            | 13-9-38         | 13 SEP 1938             |                              |                      |          |
| L. S. ...                    | -51-            | 13-9-38         |                         |                              |                      |          |
| H. O. ...                    |                 |                 |                         |                              |                      |          |
| E. E. ...                    |                 |                 |                         |                              |                      |          |
| L. S. ...                    |                 |                 |                         |                              |                      |          |
| H. O. ...                    |                 |                 |                         |                              |                      |          |
| E. E. ...                    |                 |                 |                         |                              |                      |          |
| L. S. ...                    |                 |                 |                         |                              |                      |          |



1351 391/38  
8/8/38

Recd: at 4 P.M.  
15-1  
7/9.

## FORM A.

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

Karachi 7/9/38

Date of delivery at Municipal Office

To,

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 give you notice that I intend within the meaning of that rule to erect a building on plot No. 103 Survey sheet M.M.C. Situated in \_\_\_\_\_ street Machi Mian quarter as per Ground plan, Elevation and Section sent herewith in quadruplicate.

The said building will be of following description, ubble stone, R.C.C. pillars, R.C.C. roof, Bajra plaster flooring, P.T. Doors & windows, Dra

It is intended for the purpose of 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 that the name of the person whom I intend to employ to supervise the erection of the said building is Mr. N. M. Gidwani.

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

Parsram Parmal

Address of the owner

Godia Bazar, 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 Lined cement concrete.do Plinth Kupchado Superstruture Kupcha, 6" cement Partitions,  
and R.C.C. Pillars.

Kind woodwork in trusses, post, etc. \_\_\_\_\_

Kind of roof R.C.C. Roof.Kind of Floor Bajri plaster floor.

Method of Draining Sullage Water \_\_\_\_\_

:0:

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

Karachi 7/9/38

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.

Parsham Parmal.

for the building on Plot No 103. M.M.6. Machi Machi Qul.

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.

S. T. (A) } 1000-4-37

N. M. Firoze  
Licensed Surveyor