

OWNER

HASSASING H. ADVANI &
ARCHITECTS & SURVEYORS
NICOL ROAD KARACHI.

HASSAMING H. ADVANI & Co.
ARCHITECTS & SURVEYORS

Office: Near Shri Madhresh
NICOL ROAD

Residence: "LAWN HOUSE"
GARDEN CITY

Phone 920.

Karachi 17-4-1930.

To,

The Land Manager & Architect,
Karachi Municipality.

Dear Sir,

Re: Plot No: 1-K. Sheet 4-B, Lawrence gr;

I have the honour to submit herewith
5 copies of Compound wall plan for the
above plot for favour of your sanction.

Three copies of plan may kindly be
returned approved, for obtaining sanction
of the City Deputy Collector.

Yours faithfully.

Hassamig H. Advani
ARCHITECT & SURVEYOR.

C. P. Advani
from 1 Sheet 4-B
17/4.

No/R. 150 of 1930

1K-E-5

1/2, L.L.S

MUNICIPAL CHIEF OFFICER'S OFFICE,

Karachi, 22/4 1930

MEMO

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

2547
Insp Bhall
to show to H.O.M.
22/4

[Signature]
for Chief Officer. 22/4

MUNICIPAL HEALTH OFFICER'S REPORT.

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

Date of receipt _____

No objection

Date of disposal _____

Date 23-4-1930

[Signature]
Health Officer.

No. L. M. 19

Date of receipt :

LAND MANAGER AND ARCHITECT'S OFFICE.

Karachi 10

Forwarded to the Building Surveyor and Land Surveyor for report.

for Land Manager and Architect.

BUILDING SURVEYOR'S REPORT

Plot No. 1 K. Sheet No. E-5 Lawrence R.

Applicant's Name Hussain H. AdnanWhether he is the owner of the plot on which it is proposed to build ArchitectPlot under whose control GovernmentWhether it is permanent or temporary PermanentThe work proposed Compound wall

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

Area of the plot: (newly Sold) (1000) area built

Building Surveyor's Report

(1) Title deed must be produced.

(2) Application to Council must be made in the prescribed form

Vice
decrees in suit
No 539 of 1920
Cons. letter to C.D.C.
No 35 dt 30-1-30

No objection

5/6/30

Date 23/4/30

Mawdas K K
Building Surveyor.

LAND SURVEYOR'S REPORT.

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

Remarks —

Site measure & are correct

✓ No Compensation agreement in view of
T.P. Scheme for Garden & must be
given No objection

Date 23/4/1930Shree
516

Shawanda K. K.

Land Surveyor.

Remarks of

LAND MANAGER AND ARCHITECT.

BS & LBS of Contract of Corp will done
24/4/30. come with Sec 96 & the Rules
from the Sign only the absence
of architect is not necessary

Title deed by way of C.P. of Govt. to private Secy.

Date of disposal —

Land Manager and Architect.

KARACHI MUNICIPALITY.

N. J. MODI.

B. Sc. Engineering London.

A. M. INST. C. E., I. C. E.

A. M. I. S. E., M. S. S. C. I.

Land Manager & Architect.

REFERENCE No. L. M. A / B. S. 199. OF 1930

LAND MANAGER & ARCHITECT'S OFFICE,

KARACHI, 26th April 1930

FROM,

THE LAND MANAGER & ARCHITECT,

KARACHI MUNICIPALITY.

To,

Mr Hanasing H AdvaniSir,
Gentlemen,

With reference to your application dated 17-4-1930 with a plan for the proposed building ^{Canadian wall} additions and alterations on plot No. 1-K, Survey Shee No. E-5, Lawrence quarter I have the honour to inform you that until the following requirements are complied with plans cannot be passed:—

- (1) Title deed must be produced.
- (2) Application for permission to build must be made on the printed form signed by the owner.
- (3) No compensation agreement in view of
- (4) T. P Scheme must be given a certificate
- (5) Garbhed, be submitted for municipal record
- (6)
- (7)
- (8)
- (9)

The plans are returned herewith for amendment.

I have the honour to be,
Sir/Gentlemen,
Your most obedient servant.

29/4.
B. Sc. A. M. INST. C. E.,

Land Manager & Architect.

[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 22/5/30 19

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 1-K Survey sheet Old/New E 5 situated in _____ street, Laurence Quarter as per Ground plan, Elvation and Section sent herewith in quadruplicate.

The said building will be of the following description.

5 feet high from ground

It is intended for the purpose of _____

† Specification of the work will be as follows:—

* I also submit herewith a certificate from the Electricity 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 _____

I hereby undertake 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

Address of the owner

See on the reverse.

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

NOTE:—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

NOTE :—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.

BS. 4-300-10-29.

c
p. arle for
little deep
24/5

B.S. Pl. the subject.
be proceeded with.
this for marking in duplicate.
26/6

P.S. R n R
3
6/6/30

2

Nature of soil in foundation Hard earth
Nature of masonry in foundation Lime Concrete & Rubble Stone masonry
do Plinth
do Superstructure Rubble stone masonry
Kind of woodwork in trusses, post, etc.,
Kind of Roof
Kind of Floor
Method of Draining Sullage Water

—:—

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

Karachi dated 19

To,
The Chief Officer,
Karachi Municipality.

Sir,
With reference to the notice under Sanction 96 of the Municipal Act submitted to you by Mr.

for the building at

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

I beg to remain,
Sir,
Your most obedient servant.

Licensed Surveyor.

21 MAY 1930



AGREEMENT.

THIS AGREEMENT made at Karachi on the 21st day of May 1930, between Seth Pritam Lal Mulchand

& Seth Jeeomal Gulabmal

resident of Karachi of the one part and KARACHI MUNICIPALITY of the other part.

WHEREAS Seth Pritam Lal Mulchand & Jeeomal Gulabmal who ^{are} the registered owners of plot of land bearing Survey No. 1-k Survey Sheet E-5 Lawrence Garden Quarter Karachi in the Registration District, Sub-District and Town of Karachi have applied to the said KARACHI MUNICIPALITY, for permission to erect Compound Wall on the said plot as per plans submitted and whereas the said Municipality having declared their intention to prepare a Town Planning Scheme of Garden Quarter refused to grant such permission and whereas the said owners have agreed to give an undertaking that on the MUNICIPALITY granting ^{them} permission for Compound Wall ^{they} would not prefer any claim whatsoever nor claim any compensation for the structure, ^{they} he would now construct in consequence of any action taken by the Karachi Municipality under Section 43 or any other provision of the Town Planning Act.

NOW it is hereby agreed between the parties that in consideration of the KARACHI MUNICIPALITY granting conditional permission to the said Seth Pritam Lal Mulchand & Jeeomal Gulabmal for erecting Compound Wall on plot No. 1-k Sheet E-5 Lawrence Garden Quarter, the said Seth Pritam Lal Mulchand & Jeeomal Gulabmal hereby agree and covenants with the KARACHI MUNICIPALITY that ^{they} he, his heirs, executors, administrators and assigns shall at any time hereafter give up any portion of his building required for the improvement under the Town Planning Scheme without



claiming compensation for the construction allowed to be erected on the plot or otherwise it is further agreed that this agreement no way affects the rights of the Municipality or the obligations of the party of the first part under Town Planning Act.

In witness whereof, the said John Mulchand
Jeomal Gulabchand has set his hand at the place and date
 specified above.

WITNESSES.

(1) John Mulchand

(2)

John Mulchand
 of John Mulchand

Jeomal Gulabchand
 of Jeomal Gulabchand

Karachi, 30-9-1930

To,
The Land Manager & Architect,
Karachi Municipality.

Dear Sir,

Re: plot Nos. 1-A, 1-H, 1-K, E-5, Lawrence Cr.

I have the honour to inform you on behalf of the owner that the plots have been changed in the name of the applicants in the City Deputy Collector's records.

I shall thank you now to pass the plans early.

Yours faithfully,

Sd/- Hassasingh H. Advani
Architect & Surveyor.

$\frac{1}{12}$ L.R. 5

Transfer not effected:-
Ch. To the
the needful
8/11/30

Submitted with fee.
4/11/30 6/10

B.S./P.B. 199 of 1930

Dated 19-6-1930.

To,

Hassassingh H. Advani Esqr;

Karachi.

Dear Sir,

Re: plot Nos. 1A, 1-H, & 1-K, E-5
Lawrence Quarter.

In continuation of this office No. B.S.P.B.-199 dated 30th May 1930, I have to inform you that the City Deputy Collector writes that no entries against the plots have yet been recorded in favour of your clients and as such, plans cannot be passed.

Yours faithfully,

Sd/- H.J. Modi

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

Land Manager & Architect.

KARACHI MUNICIPALITY.

6

N. J. MODI.

B. Sc., (Engineering London.)

A. N. INST., C. E., L. C. E.

A. M. I. S., V. 2. S. 1.

Land Manager & Architect.

REFERENCE No. L. M. A. *P.B. 195* OF 192 *30*

LAND MANAGER & ARCHITECT'S OFFICE,

KARACHI, *27/1/19* 192*0*

From.

The Land Manager & Architect,
Karachi Municipality.

To,

The City Survey Officer,
Karachi.

Sir,

I have the honour to request you will kindly let me know in whose name Plot No. *1K.E-5, Amrur* Quarter stands in the Records of Rights maintained in your office.

I have the honour to be

Sir,

Your most obedient servant,

[Signature]
B. Sc., A. M. Inst., C. E.

Land Manager & Architect,
Karachi Municipality.

23/1/30



KARACHI MUNICIPALITY.

Reference No. L/B.S.

PA. 199/20

Municipal Office.

Karachi.

5/11/30

N. MODI.

B.Sc., B.A., B.L., B.Arch.

A.M., A.C.E., A.C.S., A.C.E.

A.M., A.C.E., A.C.S., A.C.E.

LAND MANAGER & ARCHITECT.

To,

M/s H. H. Adnani & Co
Architects

Dear Sirs,

Re: Plot No. 14. E. S. Lawrence Quarter.With reference to your letter No. — dated 30.9.30
In continuation of this office

I have to inform you that your plan for the proposed Camp
hall on the above plot cannot be passed until I hear from the
Assistant to the Consulting Surveyor to the Government of Bombay.

Yours faithfully,

1/11/30

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



Heritage

KMR.CDD.LaQ.1930-1931.03

KARACHI MUNICIPALITY

Reference No. L/B.S.

12.03.1930

Municipal Office.

Karachi.

S. M. V. 30

N. J. MODI.

B. Sc., (Engineering, London)

A. M. Inst. C. E., I. C. E. S.

A. M. I. S. E., M. S. B. A. S.

LAND MANAGER & ARCHITECT.

To,

The Assistant to the Consulting Surveyor

to the Government of Bombay,

KARACHI.

Sir,

Re: Plot No. 14 E-5 Lawrence Quarter.

I have the honour to send you herewith a copy of the plan for the proposed Compd wall on the above plot, received from Mr. Hasan Ali H. Adnan and request you to please state if you have any objection to the same.

I have the honour to be,

Sir,

Your most obedient servant,

Amended and on 5/12/30

AG 5/12/30
for L.M.S.

S. M. V.

14/11/30

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

Land Manager & Architect.

KARACHI MUNICIPALITY.

6

N. J. MODI.

B. Sc., (Engineering London.)

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

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

Land Manager & Architect.

REFERENCE No. L. M. A. P.B. 155 OF 192

LAND MANAGER & ARCHITECT'S OFFICE,

KARACHI. 27/10/30 1920

From.

The Land Manager & Architect,
Karachi Municipality.

To,

The City Survey Officer,
Karachi.

Sir,

485
1/12

I have the honour to request you will kindly let me know in whose name Plot No. 1K.8-5, Lawrence Quarter stands in the Records of Rights maintained in your office.

I have the honour to be
Sir,

Your most obedient servant,

N. J. Modi.

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

Land Manager & Architect,

Karachi Municipality.

23/10/30

No. 24

Kearli 29 Nov. 1930

Returned with the information that the plot
in question stands in the name of

1. Pitomul Muelch and
 2. Joomul Entabumel
- in the records of this office.

Left by C. M. C. to
Kearli

of the hand manager is an district
Kearli Municipality.

TOWN PLANNING SCHEME KARACHI NO. II.
Garden Qr.

From

T. H. G. STAMPER, Esqr., F.S.I.,

ARBITRATOR.

Revenue Offices,

Telegrams—Chamurrayar,
Telephone—555.

KARACHI, 17th December 1930.

To

The Land Manager & Architect,

Karachi Municipality,

Karachi.

Sir,

Building permission.

With reference to your letter No. P.B. 199 dated 5th November 1930, I have the honour to return herewith the plan for Plot No. I-K, B-3, Lawrence Qr with a remark that on the spot the measurements do not exactly tally with those shown on the plan. As however the boundaries would remain unaltered under the final Town Planning Scheme I have no objection to raise to construction of the proposed compound wall.

I have the honour to be,

Sir,

Your most obedient servant,

Assistant to Arbitrator.

Encl:-1 plan.

O.

KARACHI MUNICIPALITY.

N. J. MODI.

B. Sc. (Engineering London.)

A. R. INST., C. E., L. C. E.

A. M. I. E. E., M. E. San. I.

Land Manager & Architect.

REFERENCE No. L.M.A. PB-199/30 OF 1930.

LAND MANAGER & ARCHITECT'S OFFICE,

KARACHI, 23/12 1930.

FROM

THE LAND MANAGER & ARCHITECT,

KARACHI MUNICIPALITY.

To,

Mrs. Hassam H. Aslam Esq.,
Architect - Karachi.Sir,

Gentlemen,

Re: Plot No. 1k. Sheet E. 5. Lawrence Qr.With reference to your application dated 17. 4. 1930.

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 Tracing is/are submitted, the plans cannot be disposed off.

I have the honour to be
Sir/Gentlemen,

Your most obedient servant,

*There is no objection
to approve plan
23/11/37*

*Pl. Sec. Room R
23/11/37
L.M.A.*

[Signature]
23/12/30
B. Sc., A.M. Inst., C.E.,
Land Manager & Architect.

HASSASING H. ADVANI & Co.
ARCHITECTS & SURVEYORS.

Office:—Near SIND MADRASAH,
Nicol Road,

Residence:—"LAWN HOUSE,"
GARDEN QUARTER,

Phone 920.

Karachi, 2-1-1931.

To,

The Land Manager & Architect,
Karachi Municipality,

Dear Sir,

Re; Plot Nos; 1-A, 1-K, & 1-H, E-5, Lawrence
Quarter.

With reference to your letter No:
P.B. 199/30, dated 23-12-1930, we are
sending you herewith one copy of plan
of each plot on linen as desired.

We shall thank you to pass the plans
early.

Yours faithfully,

Khurshid. Mulchand

For, Hassasing H. Advani & Co;
Architects & Surveyors.

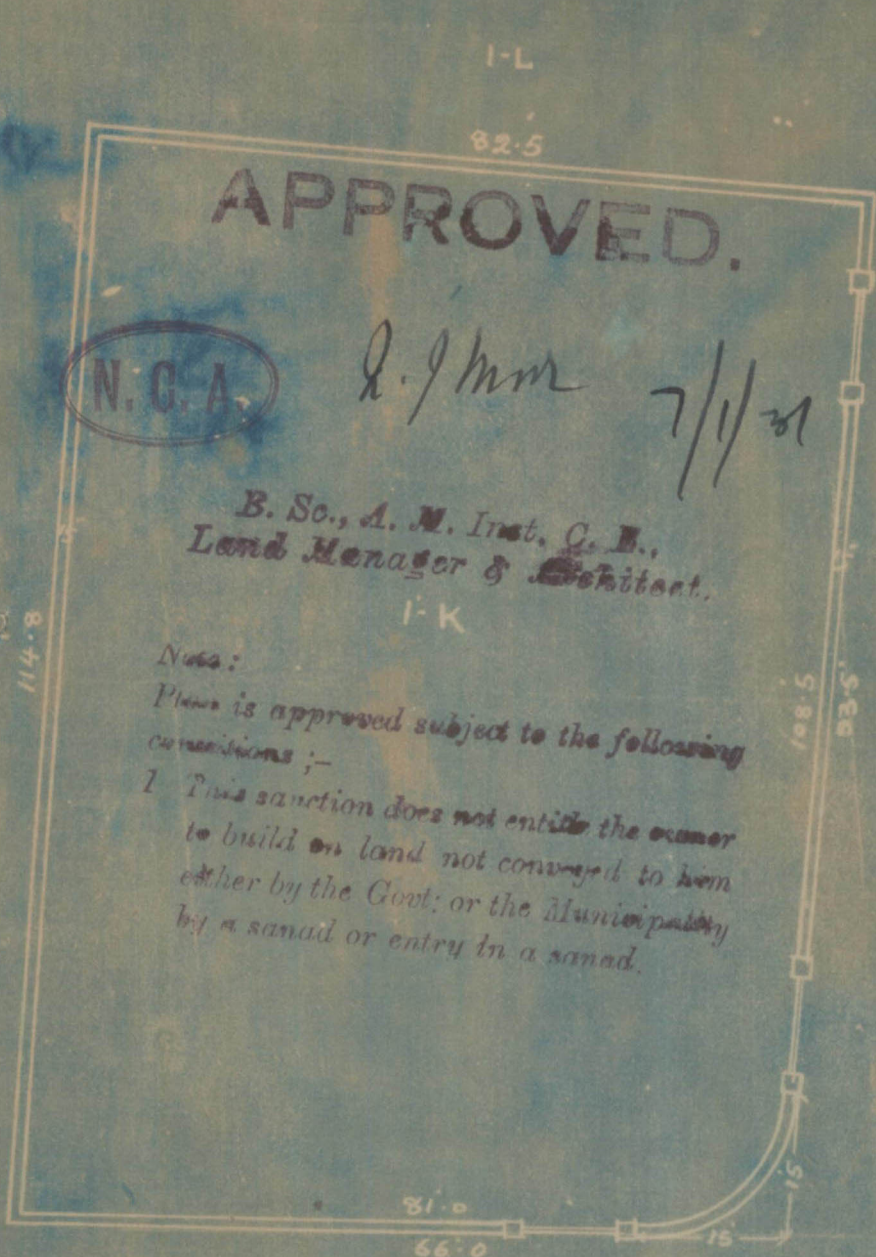
*Plans separately
attached to recs.*

*BS,
-me*

5/1/31

PLAN SHOWING PROPOSED COMPOUND WALL
ON PLOT No 1-K, SHEET, E-5, LAWRENCE QUARTER
SCALE 20' = 1"

No 16
1930



N.C.A.

R. J. M. 7/1/31

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

Note:
Plan is approved subject to the following
conditions :-

1. This sanction does not entitle the owner to build on land not conveyed to him either by the Govt. or the Municipality by a sanad or entry in a sanad.

35' W I D E
R O A D



R O A D 30 W I D E

OWNER *[Signature]*

[Signature]
HASSASINGH ADVANI &
ARCHITECTS & SURVEYORS
NICOL ROAD KARACHI.

KARACHI MUNICIPALITY.

— 10:8 —

N. J. MODI.
B. Sc. (Engineering London.)
A. M. INST. C. E., L. C. E.
A. M. I. S. E., N. E. S. S. I.
Land Manager & Architect.

REFERENCE No. L. M. A/B S. P. 199 of 1930.

LAND MANAGER & ARCHITECT'S OFFICE,

KARACHI, 12/1 1931

To,

*Mr. H. Advani, architect
on Lachayagawar, Karachi*

Gentlemen,
Sir,

With reference to your application with plan received on 17.4.1930
for building on plot No. 1-k sheet No. 2-5 Lawrence Quarter,
you are requested to apply for permission to the City Deputy Collector with three
copies of plans herewith returned duly signed and approved.

Permission to build will be granted after the approval of the plans by the
City Deputy Collector.

You must not start any building operations until you hear further from this
office.

I have the honour to be,

Sir, Gentlemen

Your most obedient servant,



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

— 10:1 —

L. M. A/B S. P. 199 of 1930

Municipal Office,

Karachi, 12/1 1931

Copy to City Deputy Collector for information and with a request that
one copy of plan after approval may be sent to owner direct and the other to

*Note - copy made
this in LRS 1-20
27.1.31 returned to this office
in plan duly approved
original with
attached with
LRS 1-20
27.1.31*



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

KARACHI MUNICIPALITY.

N. J. MODI.

B. Sc. (Engineering London.)
A. M. INST. C. E., I. C. E.
A. M. I. E. E., M. E. Soc. I.
Land Manager & Architect

REFERENCE No.

B. S. P. 199

of 1930.

LAND MANAGER & ARCHITECT'S OFFICE,
KARACHI, 14/2 1931.

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

From,

THE LAND MANAGER & ARCHITECT,

KARACHI MUNICIPALITY.

To,

Mrs. Hassan y. H. Aslam

KARACHI.

Dear Sir,

With reference to your application dated 12/4/1930

I have to inform you that the plan submitted by you for building
making*Compound wall* on plot No. 412 sheet No. 185 *Lawrence*
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 com-
menced in earnest within a year from this date, whereafter the sanction will
be deemed to have lapsed.Details of drainage and plumbers work must be settled with the
Superintendent of Machinery before construction.*Height of the Compound wall should not be more than 5' from the ground level as required by the City Engineer's Office under his Memorandum No. L.R-5/1-2 dated 27-1-1931.*

Yours faithfully,

*Intimation sent to Mrs. H. S.**to Mr. H. S. Ganga*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 Municipal 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 13 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—In case of set back or set forward, the first course of Plinths must be laid after the floor is checked by the Land Surveyor.