



NO.01-83-03/SO-II/ 905 /07
Government of Sindh
Land Utilization Department,
Karachi dated: 16 -11-2007

To,

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The Executive District Officer (Revenue)
City District Government,
KARACHI.

SUBJECT: ALLOCATION OF 1000 ACRES OF LAND FOR CIVIL SERVICES CO-OPERATIVE HOUSING SOCIETY SINDH KARACHI.


REF'NCE: Your office letter # EDO(REV)/OS/285/2004, dated 24-01-2005.

In exercise of powers conferred under Section-10(1) of the Colonization of Government Lands (Sindh) Act, 1912 read with Condition-4 (d) of the Statement of Conditions notified vide # 09-294-03/SO-I/336, dated 25-02-2006 & consequent upon the recommendations of the Scrutiny Committee constituted under Condition-8 (1) (b) & with the approval of Competent Authority, the Government of Sindh in Land Utilization Department has been pleased to grant an area of 325-0 acres (Three Hundred & Twenty Five acres) land from N.C NO. 255 of Deh Lal Bakhar, Keamari Town Karachi along road side Sonery Beach near Son Laki Karachi in favour of Civil Services Cooperative Housing Society Sindh Karachi on lease for 99 years at the rate of Rs.4,00,000/- per acre (**Rupees Four Lacs Only**) as per sketch attached for Co-operative Housing Scheme subject to the condition that: -

- a) The project shall be initiated within a period of six months & completed within two years & in case of non-utilization of the land or non-completion of the project within two years from the date of grant it shall be forfeited to Government without notice & without payment of any compensation for any structure raised, provided that the completion period of the project may be extended for another one year by Government only on payment of non-utilization fee of 10% of the price (occupancy value).
- b) The grantee will be charged Government taxes, fees as per rules.
- c) The grantee shall pay at Re 1/- per sq. yds annual rent.
- d) All restrictions laid down in the Statement of Conditions shall be observed.
- e) The land shall not be alienated by gift, sale or mortgage with possession, or even through special or general power of attorney without approval of the Government of Sindh in first 3 years from the date of allotment.
- f) Lease agreement deed will be executed with District Officer (Revenue) within three months of making payment & mutation in record will thereafter be made.
- g) The Government may at any time resume the land granted on lease if the whole or any part thereof is required for public purposes on refund of lease money deposited by the lessee & such additional sums as may be determined by the District Officer (Revenue) in accordance with the Land Acquisition Act for the improvement, if any, made by the lessee on the land.

- h) The price of the land payable to the Government may be recovered in easy instalments.
- i) After the grantee has paid the lease money, a lease agreement prescribed by the Land Utilization Department shall be executed, stamped & registered by the lessee at his own cost.
- j) If the lease granting authority is satisfied that the lessee or his successor in interest, as the case may be, has committed any breach or non-observance of any condition hereinbefore contained in the lease agreement, shall be liable to action under Section-24 of the Act.
- k) Plot size shall not exceed 500 sq yds.
- l) Present list of Alumni members (885 members) shall be entitled for allotment from 75% quota furnished by Chairman Alumni and including members of Scrutiny Committee/Lands Committee.
- m) The 25% of the plots shall be reserved for allotment to Sindh Government Officers/officials who have completed at least 10 years of service.

You are requested to recover the occupancy price for an area of 325-00 acres from N.C NO.255 of Deh Lal Bakhar, Keamari Town Karachi along road side Sonery Beach near Son Laki Karachi & complete all other legal formalities including execution of Lease Agreement Deed and mutation etc. and furnished attested copy of the paid challan, lease agreement deed & mutation of entry to this department.


Secretary to Government of Sindh
Land Utilization Department

C.C to: -

- 1) The Principal Secretary to Chief Minister, Sindh Karachi.
- 2) The Secretary Finance Department, Government of Sindh.
- 3) The Secretary Education Department, Government of Sindh.
- 4) The District Officer (Revenue), City District Government Karachi.
- 5) The Mukhtiarkar Keamari Town, City District Government Karachi.
- 6) Mr. Muhammad Yameen Khan Chairman Civil Services Academy Alumni Sindh, R/o Temporary Secretariat Office of the DIG Police (Traffic) Central Police Office I. I Chundrigar Road Karachi.


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