

CAPITAL DEVELOPMENT AUTHORITY
PLANNING WING
(URBAN PLANNING DIRECTORATE)

No. CDA/PLW-UP (90) MPCHS/93/6⁰⁰ Islamabad Feb. 18 2005

To:

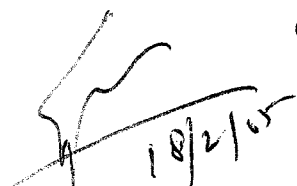
Mr. Ijaz Ahmed Khan
Vice President,
Multi Professionals Cooperative
Housing Society,
Plaza No.12-B/1, Ground Floor,
G-8, Markaz Islamabad.

Subject:-

**APPROVAL OF LAYOUT PLAN OF A HOUSING
SCHEME NAMED "TELE-GARDENS" IN SECTOR
F-17 ZONE-II, ISLAMABAD FLOATED BY MPCHS
AND T&TECHS.**

Reference your application No.MP/MC/TG/CDA-4 dated
22-10-2004 on the above subject.

2. I am directed to inform that the layout plan of subject mentioned housing scheme comprising of total area 2750.85 kanals has been considered and approved by the Competent Authority. A copy of the approval layout plan duly signed by the undersigned is enclosed herewith for your record.
3. As provided in sub-para (ii) of para 7 of Modalities and procedures you are advised to complete the following formalities towards fulfilment of requirement for the issuance of NOC:-
 - i) Submit an undertaking as per specimen attached on non-judicial paper pf appropriate value regarding acceptance of the conditions relating to planning designing and implementation of the scheme within 7 days from the date of issue of this letter.
 - ii) Deposit the entire development cost of the scheme with the Authority. The amount of cost shall be assessed by the authority on the basis of prevailing cost of development.


18/2/05

- iii) In case you do not feel inclined to deposit the development cost of the scheme you are required to mortgage 30% of the saleable area in the approved detailed layout plan with the Authority as a guarantee for completing development works / services within the prescribed period. Specimen of Mortgaged Deed is available as annexure-"B" in the Modalities and Procedures.
- iv) Transfer to the Authority the land for open spaces, parks, graveyard, Right of Way roads etc. in the layout plan within 45 days w.e.f the date of issue of this letter. Specimen of transfer deed is available as Annexure-C of Modalities and Procedures.
4. You are requested to comply with the above mentioned conditions within stipulated period so as to enable the Authority to take further action towards clause – 9 of the Modalities and Procedures i.e. issuance of NOC in respect of said Housing Scheme.
5. You are advised not to carry out any development work at the site before the "NOC" of the scheme and clearance of Engineering Designing of the scheme is issued by CDA.
6. In case of failure for fulfilment of any terms and conditions as mentioned above within stipulated time, approval of layout plan is liable to be issued.


18/2/05
(MUHAMMAD IQBAL NOORI)
DIRECTOR URBAN PLANNING

MUHAMMAD IQBAL NOORI
Director Urban Planning
CDA, Islamabad.

Copy to :-

1. D.G. Environment CDA.
2. D.G. Services, CDA.
3. D.D.G (Works) CDA.
4. Director Anti Encroachment CDA.
5. Registrar Cooperative Societies, ICT
F-8, Markaz, Islamabad.
6. Director Municipal Administration CDA.


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