

PROCEEDINGS
Ordinary Board Meeting
Cantonment Board Peshawar
31st December, 2018

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ORDINARY MEETING
CANTONMENT BOARD PESHAWAR
31st December, 2018

PRESENT:

- (1) **Brigadier Muhammad Masroor Ur Rehman**
Station Commander, Peshawar Cantonment President
- (2) **Mr. Muhammad Waris** Vice President
- (3) **Lt Col Rab Nawaz Khan,**
AA&QMG (Gar) Member
- (4) **Maj Sohail Gulzar,**
DAQMG Sta HQ Psc Member
- (5) **Mr. Sher Afzal Khan**.....Member
- (6) **Mr. Yadullah Khan Bangash**Member
- (7) **Mr. Ghulam Hussain**Member
- (8) **Mr. Atif Ali Khan, ASC**.....Member
- (9) **Mr. Amjad Rehmat,** Member

—————
Rana Khawar Iftikhar,
 Cantonment Executive Officer,
 Peshawar Cantonment Secretary

The meeting started with the recitation of verses from Holy Quran.

Owing to the sensitivities peculiar to Peshawar Cantt, the Board meetings of Cantonment Board Peshawar be not made open to public as per Section 42 of the Cantonments Act, 1924.

ACCOUNTS BRANCH

ITEM 1

MONTHLY ACCOUNTS

Requirement

To note the monthly statement of accounts of Cantonment Fund along with statement of arrears of revenue for the month of November, 2018.

Legal Provision:

Rule 90 of the Cantonment Accounts Code, 1955 which states that: "The Executive Officer shall cause to be prepared a monthly statement of receipts and expenditure of the Cantonment Fund and place it along with statement of arrears of revenue before the Board for information"

NOVEMBER 2018

MONTHLY STATEMENT OF RECEIPTS & EXPENDITURE		
Description	Cantt Fund	Premium Fund
Opening Balance	247,412,934.46	197,335,673.13
Receipt during the month	11,9504,555.23	...
Total	366,917,489	197,335,673.13
Expenditure during the month	114,701,652	2,000,000
Closing Balance	252,215,837.69	195,335,673.13

RECEIPTS

S.No	HEAD	SEPTEMBER 2018	OCTOBER 2018	NOVEMBER 2018
		Amount (In Millions)	Amount (In Millions)	Amount (In Millions)
1.	Octroi (GSt Share in lieu of OZI)	7.028	7.028	0.000
2.	House Tax	95.062	17.352	19.391
3.	Tax on Trades & Professions	0.000	0.193	0.310
4.	C.B Water Supply	6.913	2.418	1.718
5.	Conservancy or Scavenging tax	6.112	1.652	1.023
6.	Building application tax	0.012	0.000	0.085
7.	Cinema Tax (Entertainment Duty)	0.015	0.039	0.052
8.	TIP Tax	0.189	10.470	1.691
9.	Pounds	0.000	0.000	0.000
10.	Food Laws	0.032	0.152	0.024
11.	Group Latrines / Car Parking	1.500	0.130	0.500
12.	Rent from leases	0.094	0.055	0.535
13.	Rent from Hoarding/BTS	7.166	6.978	17.910
14.	Serai/Rest House/Dak bungalows	0.002	0.002	0.005
15.	Cantt: Fund Building leased for Commercial purposes	6.448	7.543	10.236
16.	Cantt: Fund Building leased for Residential purposes	0.148	0.191	0.175
17.	Transfer Fee (Cantt: Board Properties)	0.055	0.464	0.516
18.	Income from Survey & building plan/ scrutiny fee	0.188	0.000	0.460
19.	Fine Under Cantt: & other Acts	0.053	0.346	0.008
20.	High School & College for Girls K.H Road	0.568	0.558	0.298
21.	High School & College for Boys	0.290	0.566	0.349

	R.A Bazar			
22.	Fee & Revenue from Medical Institutions	1.182	1.401	1.110
23.	Slaughter Houses	0.000	0.255	0.000
24.	Copying fees	0.013	0.042	0.016
25.	Registration fees	0.077	0.132	0.025
26.	Trade & Profession	0.060	0.547	0.605
27.	Bonded ware-house receipts (cinema License fee)	0.000	0.006	0.000
28.	Sale Proceeds of Water	0.116	0.043	0.029
29.	Water Connection	0.005	0.002	0.002
30.	Mutation fee	0.015	0.023	0.013
31.	Sale of forms	4.050	0.569	0.097
32.	Income from Investments	0.085	2.363	5.112
33.	Army	0.000	0.000	32.415
34.	Private Conservancy Fee	0.000	0.000	1.242
35.	Recoveries o/c of services rendered to Pvt individuals	0.000	0.000	0.029
36.	Development Charges	0.000	0.000	0.000
37.	Miscellaneous	4.909	5.771	7.687
38.	Sale of Old Material	0.000	0.000	0.000
39.	Composition fee	0.243	0.039	1.315
40.	Sale of trees	0.000	0.000	0.000
41.	Security Deposits	0.125	0.897	0.794
42.	Advance of pay, travelling allowance, etc	0.027	0.033	0.021
43.	Premium of Shops	4.084	0.370	11.710
44.	Premium from land other than the property of Govt.	0.000	0.000	2.000
45.	Sale of immovable Property	0.000	0.000	0.000
	TOTAL:-	146.866	68.628	119.505

EXPENDITURE

Sr.	Description	Amount (In Million)		
		September 2018	October 2018	November 2018
01.	Pay and Allowance	16.391	53.712	46.356
02.	POL Charges	2.296	2.048	2.074
03.	Electric Bills	8.827	9.101	8.778
04.	Sui Gas Bills	0.103	0.049	0.073
05.	Telephone Bills/NTC Bills	0.101	0.210	0.113
06.	TA/DA	0.217	0.109	0.191
07.	Pay to Conservancy Contractor	3.616	3.616	3.616
08.	Original Works (CGH+Street Lights)	23.931	9.878	22.405
09.	Repair & Maintenance	0	5.498	0
10.	Supply of Medicines	0	0.749	0
11.	Advertisement Charges	0.163	1.508	0
12.	Law Charges	0.040	1.008	0
13.	Pay to Sarhad Security Services	0	0	0
14.	Pay to Askari Guards Security Services	0.821	0.830	0.830

15.	Excise & Taxation Officer	1.000	1.000	1.000
16.	Income Tax/Sales Tax	3.461	2.350	3.509
17.	Refund of Security	0	0.104	2.139
18.	Assistance package	0	0	0.200
19.	Pension Fund Contribution	0	1.000	5.000
20.	Misc Expenditure i.e (Purchase of Electric store, water supply store, Garden Store & Sanitation Store payment) etc.	4.868	20.573	18.417
TOTAL:-		65.835	113.343	114.701

STATEMENT OF ARREARS OF REVENUE					
S. No.	Head	Arrears as on 1st July, 2018	Recovery in Nov 2018	Recovery from 1st July 2018 to 31st Nov 2018	Balance
(1)	(2)	(3)	(4)	(5)	(3 minus 5)
1	House Tax	511,733,067	12,842,124	58,398,034	453,335,033
2	P. Water Charges	19,757,554	828,682	3,473,985	16,283,569
3	Commercial Rent	67,253,282	1,009,661	8,504,392	58,748,890
4	Residential Rent	1,298,401	55,517	184,597	1,113,804
5	Rent from Leases	2,447,580	75,310	172,454	2,275,126
Total:		602,489,884	14,811,294	70,733,462 11.7%	531,756,422

All relevant files are put up on the table for Boards' consideration.

RESOLUTION

Noted

ITEM 2

CONFIRMATION OF NOTE UNDER SECTION 25 OF CANTTS ACT 1924 - HIRING OF COUNSEL AND PAYMENT OF PROFESSIONAL FEE IN THE APPEAL TITLED "THE CANTONMENT BOARD PESHAWAR ETC VS DR. H. BILAL & OTHERS" BEFORE THE AUGUST SUPREME COURT OF PAKISTAN

Requirement

To note / confirm action taken by the Cantonment Executive Officer Peshawar Cantonment with the prior approval of the President Cantt Board Peshawar as required under section 25 of the Cantonments Act, 1924, regarding approval for hiring of counsel i.e. M/s Kundi & Kundi Advocates and payment of professional fee amounting to Rs.0.500 million for defending the case in the appeal titled "the Cantonment Board Peshawar etc vs Dr. H. Bilal & others" before the August Supreme Court of Pakistan.

Detail of the case

The subject case is pertained to the Bungalow No.5, Comprising Survey No.546, measuring 0.952 Acres situated at Fakhar e Alam Road, Peshawar Cantt, subjudice before the Honorable Peshawar High Court Peshawar and the Court remanded the case to Civil Court.

The case is most important for Revenue and Land point of view, therefore, the Cantt Board intended to file appeal before the August Supreme Court of Pakistan, Islamabad against the above said orders of the Honorable Peshawar High Court Peshawar. M/s Kundi & Kundi Advocates was hired in the subject case for defending before the August Supreme Court of

Pakistan on behalf of the Cantonment Board Peshawar and Others. The counsel requested for the payment of professional fee of Rs.0.500 million.

Budget Provision exists under head B-3(b) of the Budget Estimates 2018-19.

Note under section 25 of the Cantonments Act, 1924 is placed on the table for Board's confirmation.

RESOLUTION

The Board noted / confirmed.

GENERAL BRANCH

ITEM 3

SANITARY REPORT

Requirement

To read and note the monthly sanitary report for the month of November, 2018.

Legal Provision:

Section 129 of the Cantonments Act, 1924.

(1) The Health Officer shall exercise a general sanitary supervision over the whole cantonment, and shall submit monthly to the [Board] a report as to the sanitary condition of the cantonment, together with such recommendation in connection therewith as he thinks fit.

(2) The Assistant Health Officer shall perform such duties in connection with the sanitation of the cantonment as are, subject to the control of the ¹ [Board], allotted to him by the Health Officer.

The case file is placed on the table for Board's consideration.

RESOLUTION:

The Board read and noted. The Board resolved that the instructions/observations as contained in the Sanitary Report furnished by the Health Officer be complied with and steps should be taken for improvement of sanitary position of Cantt area.

ITEM 4

**AUCTION OF CANTT BOARD SHOPS, CB PLAZA, FAKHAR-E-ALAM ROAD,
PESHAWAR CANTONMENT**

Reference: Auction proceeding held on 19th & 20th Nov 2018

Requirement

To consider the auction proceeding of Cantt Board shops in Cantt Board Plaza, at Fakhar-e-Alam Road in Peshawar Cantonment held on 19th & 20th November 2018.

Legal Provision

All measures of publicity i.e. notices were published in newspapers i.e. "Daily Aaj" "Daily Jang" & "Daily "Pakistan" each dated 26-10-2018 and displayed on Cantt Board Peshawar website.

The major terms & conditions of auction were as under: -

1. Every person / individual will deposit Rs. 5,00,000/- in the shape of CDR in favour of CEO in respect of Cantt Board shops situated at Fakhar-e-Alam Road alongwith CNIC copy.
2. If a Person appears on behalf of other person, then the original bidder will provide a copy of authority letter.
3. The successful bidder will be bound to deposit 50% premium amount of the highest bid alongwith entire Income Tax should be deposited on the next day of auction & the remaining 50% amount should be paid within 30 days from the date of auction with the approval of the Board.
4. Monthly rent will start from the date of possession.
5. All those people who are defaulter of Cantt: Board Peshawar will not be allowed to participate in auction
6. That the monthly rent shall be payable in advance on or **before 5th** of each month in the office of the Cantonment Board Peshawar, without any notice of demand.
7. That the tenant shall use and occupy the premises in a fair and reasonable manner and to keep the same along with the ground in front of the premises in a sanitary condition.
8. That the tenant shall carry out periodical maintenance/repairs such as white wash/distemper, painting etc of the premises at his own expense/cost.
9. That the tenant shall not assign, underlet, transfer of part -with possession of the said premises or any part there of any of his right or interest therein under present not even to a partner in business without prior permission of the Lessor/ Board.
10. That the tenant shall peaceably hand over the premises in reasonable state of repair on the expiration of lease if not renewed as per conditions as laid down in the pre-amble above.
11. That the tenant shall not put the property to any other use except for the using as originally allotted.
12. That the Lessor has the right of re-entry into the premises at any time to take possession of the same for the specific / purpose by giving 30 days notice and the

tenancy rights shall be deemed to have been determined at the end of the period of the notice. The tenant shall not be entitled to any compensation whatever.

13. That the tenant shall on the expiry of the term, as above or sooner determination of tenancy period peacefully, hand over the premises in good state vide conditions above. If the tenant fail to do so and continuously hold over the premises he shall be liable (beside the forfeiture of security, Clause (1) to pay ten times increased rent reserved hereinbefore, with effect from the date of such holding over till vacates the premises or is ejected there from.
14. That the tenant shall not install, construct, remove or cause to be constructed or removed any pipe or electricity connections, choppers or any other structure in the premises hereby demised without the specific sanction of the Lessor without the consent in writing of the Cantonment Executive Officer. Any addition / alteration made to the premises by the tenant with or without the consent in writing of the Executive Officer shall be deemed the property of the Cantonment Board Peshawar.
15. That if the tenant shall die before the expiry or determination of the tenancy period, the legal heir or heirs of the persons so dying shall, if so permitted by the Lessor under the Rules become entitled to hold the said premises for the remaining period of the tenancy on the condition of this lease and if there shall be no person who shall so become entitled to this lease shall be deemed to have been determined as from the date of the death of the original tenant.
16. That from time to time and at all time, during the said term the tenant shall pay and discharge all rates, taxes, charges and assessment of every description which are now or may at any time hereafter during the said term be imposed, charged or assessed with regards to the said premises.
17. That if and whenever any part of the rent hereby reserved shall be in arrear or unpaid for the seven days next day's next after any of the days on which the same shall become due whether Cantonment Executive Officer, Peshawar any breach on the part of the tenant, his heirs and assigns of any of the covenants or conditions herein contained, then and in such cases the Cantonment Executive Officer, Peshawar shall be at liberty at any time thereafter to seal and close the said premises without determining the lease till the amount of the rent due has been paid and cleared by the tenant or to enter into possession of the said premises where upon this demise shall absolutely determine and the tenant shall not be entitled to any compensation.
18. That for a breach of any of the condition herein contained the Lessor shall have the right to cancel the tenancy period and the tenant shall be liable to pay for loss, damage and losses suffered by the Lessor and the security furnished as per condition (01) above shall be forfeited to the Cantonment Fund.
19. That the shop in question has been rented out for the initial period of 05 years and the transfer of tenancy rights during the period will be at the discretion of tenants where no transfer fee will be charged.
20. Besides the monthly rent, the tenant shall pay/contribute proportionately to the expenses including electricity charges for operating lifts, lightening, cleanliness etc as

decided by the Board/CEO.

21. Any appeal against the orders of the LESSOR shall be referred to the Director ML&C Peshawar Region being the Appellate Authority

22. Force Majeure;

Neither party, hereto, shall be held responsible for any delay or failure to perform any or all of the obligations imposed upon such party by the case of "Force Majeure" shall means cause of causes beyond the control of the either party that may intervene after the formation of the agreement and includes the acts of God, natural calamities (flood, storm, earthquake, fire, epidemic etc), industrial disturbance, lock-outs, strikes, terrorism, acts of public enemy, wars, riots and any other similar event which by the exercise of due diligence neither party is able to overcome.

23. All the bidders will be bound to follow the terms & condition of auction notice.

24. In case of non-compliance of the above mentioned terms & conditions, the already deposited amount (Call Deposit / Cheques) will be forfeited in Cantt: Fund.

25. The CEO/Cantt Board is authorized to reject or accept any bid on Technical / Administrative grounds.

Rule 98 of Cantonment Account Code, 1955 is reproduced as under:

"98 Conduct of Auction.- Every auction of lease of land and buildings, and of sale of movable and immovable property, trees and stores, etc., belonging to the Board, shall be held in presence of the Executive Officer or such other Officer as he may depute in this behalf".

Auction was held in the presence of Vice President & Addl: CEO.

S No	Units	Name of the Highest Bidders	Floor	Area in Sft	Reserved Premium	Highest Bid (Rs)
1	CB Shop No. 8	Shah Jehan CNIC # 17301-9002916-5	LG	226	1545546/-	17,50,000/-
2	CB Shop No. 20	Dawood Khan CNIC # 21203-4625329-7	LG	209	1429288/-	17,00,000/-
3	CB Shop No. 25	Imtiaz ud Din, CNIC # 17301-9245411-9	GF	224	2988832/-	28,50,000/-
4	CB Shop No. 10	Umar Hayat CNIC # 17301-4545814-7	FF	227	1436127/-	17,25,000/-
5	CB Shop No. 11	Umar Hayat CNIC # 17301-4545814-7	FF	214	1456643/-	17,60,000/-

Note:

It is pertinent to mention here that 02 shops on Lower Ground, 01 Shop at Ground Floor & and 02 shops 1st Floor of CB Plaza, Fakhar-e-Alam Road, Peshawar Cantonment has been auctioned, while 13 shops at lower ground floor and 24 Shops on First Floor at Cantt Board Plaza, Fakhar-e-Alam Road will again be put to re-auction.

The case file along with connected documents is placed on the table for Board's consideration.

RESOLUTION

The Board considered the case. The Board was apprised that 8 attempts were carried out for the auction of CB Plaza Fakhr-e-Alam Road. The Board therefore approved the following highest bids received in respect of following Cantt Fund units subject to fulfillment of all terms & condition as mentioned on the agenda side: -

S No	Units	Name of the Highest Bidders	Floor	Area in Sft	Reserved Premium	Highest Bid (Rs)
1	CB Shop No. 8	Shah Jehan CNIC # 17301-9002916-5	LG	226	1545546/-	17,50,000/-
2	CB Shop No. 20	Dawood Khan CNIC # 21203-4625329-7	LG	209	1429288/-	17,00,000/-
3	CB Shop No. 25	Imtiaz ud Din, CNIC # 17301-9245411-9	GF	224	2988832/-	28,50,000/-
4	CB Shop No. 10	Umar Hayat CNIC # 17301-4545814-7	FF	227	1436127/-	17,25,000/-
5	CB Shop No. 11	Umar Hayat CNIC # 17301-4545814-7	FF	214	1456643/-	17,60,000/-

ITEM 5

AUCTION OF CANTT BOARD SHOPS, AL-NAFA MARKAZ, BLOCK-B & BLOCK-D, SHOBA BAZAR & CANTT BOARD PLAZA WARSAK ROAD, PESHAWAR CANTONMENT

Reference: Auction proceeding held on 12, 13 & 14th Nov 2018.

Requirement

To consider the auction proceeding of Cantt Board shops in Cantt Board Plaza, Warsak Road & Al-Nafa Markaz, Block-B & Block-D, situated at Shoba Bazar in Peshawar Cantonment held on 12, 13 & 14th November 2018.

Legal Provision

All measures of publicity i.e. notices were published in newspapers i.e. "Daily Aaj" "Daily Express" & "Daily Dawn" each dated 24-10-2018 and displayed on Cantt Board Peshawar website.

The major terms & conditions of auction were as under: -

1. Every person / individual will deposit Rs. 10,00,000/- for Al-Nafa Markaz, Block-D, Shoba Bazar, Peshawar Cantt & Rs. 5,00,000/- for Al-Nafa Markaz, Block-B, Shoba Bazar & CB Plaza, Warsak Road (First Floor) Peshawar Cantt in the shape of

CDR in favour of CEO in respect of Cantt Board shops situated at Warsak Road alongwith CNIC copy.

2. If a Person appears on behalf of other person, then the original bidder will provide a copy of authority letter.
3. The successful bidder will be bound to deposit 50% premium amount of the highest bid alongwith entire Income Tax should be deposited on the next day of auction & the remaining 50% amount should be paid within 30 days from the date of auction with the approval of the Board.
4. Monthly rent will start from the date of possession.
5. All those people who are defaulter of Cantt: Board Peshawar will not be allowed to participate in auction
6. That the monthly rent shall be payable in advance on or **before 5th** of each month in the office of the Cantonment Board Peshawar, without any notice of demand.
7. That the tenant shall use and occupy the premises in a fair and reasonable manner and to keep the same along with the ground in front of the premises in a sanitary condition.
8. That the tenant shall carry out periodical maintenance/repairs such as white wash/ distemper, painting etc of the premises at his own expense/cost.
9. That the tenant shall not assign, underlet, transfer of part -with possession of the said premises or any part there of any of his right or interest therein under present not even to a partner in business without prior permission of the Lessor/ Board.
10. That the tenant shall peaceably hand over the premises in reasonable state of repair on the expiration of lease if not renewed as per conditions as laid down in the preamble above.
11. That the tenant shall not put the property to any other use except for the using as originally allotted.
12. That the Lessor has the right of re-entry into the premises at any time to take possession of the same for the specific / purpose by giving 30 days notice and the tenancy rights shall be deemed to have been determined at the end of the period of the notice. The tenant shall not be entitled to any compensation whatever.
13. That the tenant shall on the expiry of the term, as above or sooner determination of tenancy period peacefully, hand over the premises in good state vide conditions above. If the tenant fail to do so and continuously hold over the premises he shall be liable (beside the forfeiture of security, Clause (1) to pay ten times increased rent reserved hereinbefore, with effect from the date of such holding over till vacates the premises or is ejected there from.
14. That the tenant shall not install, construct, remove or cause to be constructed or removed any pipe or electricity connections, chappers or any other structure in the

premises hereby demised without the specific sanction of the Lessor without the consent in writing of the Cantonment Executive Officer. Any addition / alteration made to the premises by the tenant with or without the consent in writing of the Executive Officer shall be deemed the property of the Cantonment Board Peshawar.

15. That if the tenant shall die before the expiry or determination of the tenancy period, the legal heir or heirs of the persons so dying shall, if so permitted by the Lessor under the Rules become entitled to hold the said premises for the remaining period of the tenancy on the condition of this lease and if there shall be no person who shall so become entitled to this lease shall be deemed to have been determined as from the date of the death of the original tenant.
16. That from time to time and at all time, during the said term the tenant shall pay and discharge all rates, taxes, charges and assessment of every description which are now or may at any time hereafter during the said term be imposed, charged or assessed with regards to the said premises.
17. That if and whenever any part of the rent hereby reserved shall be in arrear or unpaid for the seven days next day's next after any of the days on which the same shall become due whether Cantonment Executive Officer, Peshawar any breach on the part of the tenant, his heirs and assigns of any of the covenants or conditions herein contained, then and in such cases the Cantonment Executive Officer, Peshawar shall be at liberty at any time thereafter to seal and close the said premises without determining the lease till the amount of the rent due has been paid and cleared by the tenant or to enter into possession of the said premises where upon this demise shall absolutely determine and the tenant shall not be entitled to any compensation.
18. That for a breach of any of the condition herein contained the Lessor shall have the right to cancel the tenancy period and the tenant shall be liable to pay for loss, damage and losses suffered by the Lessor and the security furnished as per condition (01) above shall be forfeited to the Cantonment Fund.
19. That the shop in question has been rented out for the initial period of 05 years and the transfer of tenancy rights during the period will be at the discretion of tenants where no transfer fee will be charged.
20. Besides the monthly rent, the tenant shall pay/contribute proportionately to the expenses including electricity charges for operating lifts, lightening, cleanliness etc as decided by the Board/CEO.
21. Any appeal against the orders of the LESSOR shall be referred to the Director ML&C Peshawar Region being the Appellate Authority

22. Force Majeure;

Neither party, hereto, shall be held responsible for any delay or failure to perform any or all of the obligations imposed upon such party by the case of "Force Majeure" shall means cause of causes beyond the control of the either party that may intervene after the formation of the agreement and includes the acts of God,

natural calamities (flood, storm, earthquake, fire, epidemic etc), industrial disturbance, lock-outs, strikes, terrorism, acts of public enemy, wars, riots and any other similar event which by the exercise of due diligence neither party is able to overcome.

23. All the bidders will be bound to follow the terms & condition of auction notice.
24. In case of non-compliance of the above mentioned terms & conditions, the already deposited amount (Call Deposit / Cheques) will be forfeited in Cantt: Fund.
25. The CEO/Cantt Board is authorized to reject or accept any bid on Technical / Administrative grounds.

Rule 98 of Cantonment Account Code, 1955 is reproduced as under:

“98 Conduct of Auction.- Every auction of lease of land and buildings, and of sale of movable and immovable property, trees and stores, etc., belonging to the Board, shall be held in presence of the Executive Officer or such other Officer as he may depute in this behalf”.

Auction was held in the presence of all elected members & Addl: CEO.

CB Plaza Warsak Road (Auction held on 12, 13 & 14 th Nov, 2018)						
S No	Units	Name of the Highest Bidders	Floor	Area in Sft	Monthly Rent	Highest Bid (Rs)
1	Shop No. 06	Mst. Samina Gul W/o Syed Nayyar Hussain Shah , CNIC # 17301-1583571-4	FF	154	1885	14,50,000/- -
2	Shop No. 11	Miraj Muhammad Khan S/o Taj Muhammad Khan, CNIC # 17301-3113900-9	FF	156	1910	17,10,000/- -
3	Shop No. 12	Miraj Muhammad Khan S/o Taj Muhammad Khan, CNIC # 17301-3113900-9	FF	176	2155	16,05,000/- -

Al-Nafa Markaz, Block-D, Shoba Bazar (Auction held on 12, 13 & 14 th Nov, 2018)						
S No	Units	Name of the Highest Bidders	Floor	Area in Sft	Monthly Rent	Highest Bid (Rs)
1	Shop No. 18	Imtiaz Khan S/o Riaz Khan, CNIC # 17301-6109332-3	GF	290	6740	41,00,000/-
2	Shop No. 36	Umar Gul, CNIC # 17301-1616066-3	FF	290	3973	23,40,000/-

Al-Nafa Markaz, Block-B, Shoba Bazar (Auction held on 12, 13 & 14 th Nov, 2018)						
S No	Units	Name of the Highest Bidders	Floor	Area in Sft	Monthly Rent	Highest Bid (Rs)

1	Electric Room No. 1	Bakhtiar Ahmad, CNIC # 17301-4135821-9	LG	60	600	4,50,000/-
2	Electric Room No. 2	Bakhtiar Ahmad, CNIC # 17301-4135821-9	UG	60	1260	6,05,000/-
3	Electric Room No. 3	Shakir Ullah S/o Faizan Ullah, CNIC # 17301-1336555-7	FF	60	600	4,50,000/-

Note: It is pertinent to mention here that 03 shops on First floor of CB Plaza, Warsak Road and 02 shops (each on G/Floor & 1st Floor) of Al-Nafa Markaz, Block-D, Shoba Bazar & 03 shops (each on LG, UG & FF) of Al-Nafa Markaz, Block-B, Shoba Bazar Peshawar Cantonment has been auctioned, while 04 shops lower ground floor and 02 Shops on First Floor at Cantt Board Plaza Warsak Road will again be put to re-auction.

The case file along with connected documents is placed on the table for Board's consideration.

RESOLUTION

The Board considered and approved the following highest bids received in respect of following Cantt Fund units subject to fulfillment of all terms & condition as mentioned on the agenda side: -

CB Plaza Warsak Road						
S No	Units	Name of the Highest Bidders	Floor	Area in Sft	Monthly Rent	Highest Bid (Rs)
1	Shop No. 06	Mst. Samina Gul W/o Syed Nayyar Hussain Shah, CNIC # 17301-1583571-4	FF	154	1885	14,50,000/- -
2	Shop No. 11	Miraj Muhammad Khan S/o Taj Muhammad Khan, CNIC # 17301-3113900-9	FF	156	1910	17,10,000/- -
3	Shop No. 12	Miraj Muhammad Khan S/o Taj Muhammad Khan, CNIC # 17301-3113900-9	FF	176	2155	16,05,000/- -

Al-Nafa Markaz, Block-D, Shoba Bazar						
S No	Units	Name of the Highest Bidders	Floor	Area in Sft	Monthly Rent	Highest Bid (Rs)
1	Shop No. 18	Imtiaz Khan S/o Riaz Khan, CNIC # 17301-6109332-3	GF	290	6740	41,00,000/-
2	Shop No. 36	Umar Gul, CNIC # 17301-1616066-3	FF	290	3973	23,40,000/-

Al-Nafa Markaz, Block-B, Shoba Bazar						
S No	Units	Name of the Highest Bidders	Floor	Area in Sft	Monthly Rent	Highest Bid (Rs)
1	Electric Room No. 1	Bakhtiar Ahmad, CNIC # 17301-4135821-9	LG	60	600	4,50,000/-
2	Electric Room No. 2	Bakhtiar Ahmad, CNIC # 17301-4135821-9	UG	60	1260	6,05,000/-
3	Electric Room No. 3	Shakir Ullah S/o Faizan Ullah, CNIC # 17301-1336555-7	FF	60	600	4,50,000/-

ITEM 6**AUCTION OF OLD BUILDING MATERIAL/DEBRIS OF CANTT GENERAL HOSPITAL, PESHAWAR CANTT**

Reference: Auction proceeding held on 26th, 27th & 28th December, 2018

Requirement

To consider the auction proceeding held on 28th December, 2018 for old building material/debris of Cantt General Hospital, Peshawar Cantonment.

Legal Provision

All measures of publicity i.e. notices were published in newspapers i.e. "Daily Aaj" "Daily Express" & "Daily Ausaf" each dated 11-12-2018 and displayed on Cantt Board Peshawar website.

The major terms & conditions of auction were as under: -

1. Every person / individual will deposit Rs. 3,00,000/- on account of earnest money in the shape of CDR in favour of CEO in respect of old building material/debris, Cantt General Hospital, Peshawar Cantt alongwith CNIC copy.
2. CDR of the participant will be returned on next day, except 1st and 2nd highest bidder.
3. The successful bidder will be bound to deposit 50% amount of the highest bid on account of bid money after auction proceeding while rest of the amount i.e. remaining bid money, Income Tax & GST will be payable forthwith before removal of old building material.
4. The highest bidder will remove the old building material/debris within 30 days.

5. The successful bidder will be responsible for look after of the old building material/debris.
6. All the bidders will be bound to follow the terms & conditions of auction notice.
7. In case of non-compliance of the above mentioned terms & conditions, the already deposited amount (Call deposited) will be forfeited in Cantt: Fund.
8. The CEO/Cantt Board is authorized to reject or accept any bid on Technical / Administrative grounds.

Rule 98 of Cantonment Account Code, 1955 is reproduced as under:

"98 Conduct of Auction.- Every auction of lease of land and buildings, and of sale of movable and immovable property, trees and stores, etc., belonging to the Board, shall be held in presence of the Executive Officer or such other Officer as he may depute in this behalf".

Auction was held in the presence of Vice President & Addl: CEO.

S No	Name of the Highest Bidders	CNIC No	Bid Received	Remarks
1	Ajmal Furniture through Aurangzeb S/o Abdul Hanan	17301-7190739-5	Rs. 17,77,000/-	Highest
2	Abdul Mobeen S/o Haji Abdul Ghaffar	17301-1477828-9	Rs. 17,75,000/-	2 nd Highest

The case file along with connected documents is placed on the table for Board's consideration.

RESOLUTION

The Board considered and approved the highest bid of Rs. 17,77,000/- offered by M/s Ajmal Furniture for old building material/debris of Cantt General Hospital, Peshawar Cantonment subject to fulfillment of terms & conditions as mentioned on agenda side .

STORE BRANCH

ITEM 7

GRANT OF HONORARIUM

Reference: Office Note on the subject duly approved by the PCB.

CEO

PCB

Requirement

To note / confirm action taken by the Cantonment Executive Officer Peshawar Cantonment with the prior approval of the President Cantt Board Peshawar as required under section 25 of the Cantonments Act, 1924, regarding approval for grant of honorarium on the eve of Christmas 2018 the Cantonment Board Peshawar for distribution among Class - IV Christian Staff who are serving this office @ Rs. 1000/- each.

In this regard, it is stated that 198 x Christians are working and honorarium is required to distribute among them.

Budget Provision exists under head F-4(b) & F-9(ii)(b) of the Budget Estimates 2018-19.

Note under section 25 of the Cantonments Act, 1924 is placed on the table for Board's confirmation.

RESOLUTION

The Board noted / confirmed.

ITEM 8**APPROVAL OF ESTIMATES - ARRANGEMENT OF DARBAR**

Reference: Office Note on the subject duly approved by the PCB.

Requirement

To note / confirm action taken by the Cantonment Executive Officer Peshawar Cantonment with the prior approval of the President Cantt Board Peshawar as required under Section 25 of the Cantonments Act, 1924, regarding approval of rates of Rs.462,000/- offered by M/s Basit Abdullah contractor Peshawar

Description	M/s Basit Abdullah	M/s Ajmari Traders	M/s Al-Mansoor Traders
1) Sitting arrangement for 500 persons i.e. tent / Qannat, Qaleen etc and sound system with cordless mic and stand by generator Sitting arrangement	Rs. 4,62,000/-	Rs. 4,75,000/-	Rs. 4,99,000/-
2) Sitting arrangement for VIPs with 10 sofas, 10 tables, flowers, 2 x rostrum			
3) Refreshment for 500 person including sweet boxes			

It is submitted that visit of the worthy DG ML&C, Rawalpindi to the Cantonment Board Peshawar was scheduled on 21-12-2018 and the DG ML&C desired to arrange open "DARBAR" with all Staff of Cantonment Board Peshawar to share his views and to give opportunity to staff to share their view/official problems etc.

In this connection; DARBAR was arranged at 1400 hours at Khalid-Bin-Waleed Park, Peshawar Cantt for 500 x staff members.

Budget Provision exists under head A-5(b) of the Budget Estimates 2018-19.

Note under section 25 of the Cantonments Act, 1924 is placed on the table for Board's confirmation.

RESOLUTION

The Board noted / confirmed.

ITEM 9

BULK PURCHASE OF MEDICINE FOR CANTT GENERAL HOSPITAL THE YEAR 2018-19

Requirement

To consider approval of rates for bulk supply of medicines to Cantt General Hospital, Peshawar for the year 2018-19, as recommended by Purchase Committee constituted vide CGH Psc Office Order No. 575 dated 05-09-2018 as follows: -

- | | |
|-----------------------|------------------------|
| 1) Dr. Shahid Pervez | Medical Officer |
| 2) Dr. Khalida Tahir | Dental surgeon |
| 3) Dr. Maryam Afridi, | Female Medical Officer |

The case was placed before the Board and the Board vide CBR under reference considered the case. The Board was of the view that the manufacturers/companies might have been offered lowest reasonable rates. The Board resolved that rates be re-called.

Legal Provision

Quotation Notice was published in Daily "The News" Rawalpindi", Daily "Nawa-e-waqt" Peshawar and Daily "Mashriq" Peshawar dated 5-6-2018 and PPRA website vide Tender Notice No. TS357270E dated 5-6-2018.

Earlier Proceedings of the Committee

The MS CGH Peshawar vide letter No. PCGH/Gen/608 dated 26-09-2018 forwarded the following lists recommended / highlighted by Purchase Committee:

- i. CB Comparative Statement
- ii. Medicine Co-ordination Cell List (MCC List)

"Twelve firms quoted their rates for Medicines, X-Ray, Lab Reagents, Dental & Surgical Items. Comparative Statement was prepared accordingly. The meeting of the Purchase Committee was held in the Office of Medical Supdt: CGH Psc."

It is pertinent to mention here that the Health Department, Govt: of Khyber Pakhtunkhwa has approved list of medicines for the year 2018-19 for medicines / surgical disposables/ non drug items through Govt: Medicines Co-ordination Cell (MCC). The same was advertised for procurement of above mentioned medicines/ items from the manufacturers / importers pre-qualified with DG Health Services, Khyber Pakhtunkhwa in accordance with KPPRA Procurement Rules, 2004.

Some drugs/ medicines/surgical items/laboratory chemicals/reagents not found in MCC List but rates received to CB as per Bulk Purchase advertisement. The drugs/medicines/surgical items are selected on lowest side and on quality basis (as we do not have pharmacist so the quality was assessed o clinical basis by the doctors of CGH Psc) & highlighted in CB Comparative Statement/MCC List.

Budget Provision

Budget provision exists in the Budget Estimates 2018-19.

Points to be considered

Whether to allow purchase of the drugs / medicines as selected/highlighted in MCC/CB comparative list, as per request of the Medical Superintendent, Cantonment General Hospital, and as recommended by the committee constituted for the purpose or otherwise.

The case file alongwith list of MCC / CB Comparative statement forwarded by MS CGH Peshawar Cantt is placed on the table for Board's decision.

RESOLUTION

The Board considered and approved the rates for bulk supply of medicines to Cantt General Hospital, Peshawar for the year 2018-19, as recommended by Purchase Committee i.e. purchase of the drugs / medicines as selected/highlighted in MCC/CB comparative list, as per detail mentioned on agenda side.

ITEM 10

APPROVAL OF QUOTATION - BEAUTIFICATION OF RA BAZAR PESHAWAR CANTT

Reference: CBR No.37 dated 28-9-2018 and CBR No.6 dated 30-11-2018.

Requirement

To consider approval of rates received from 6 x firms/contractor for procurement of items required for beautification & landscaping on Artillery Road Peshawar Cantt.

The Board vide CBR under reference approved in principal the procurement of the following items for beautification & landscaping on Artillery Road Peshawar Cantt.

- | | |
|-----------------------------------|--------------|
| a) Sweet soil | 580 trollies |
| b) Dhaka Fine Grass Carpet | 20000 sft |
| c) Group Plantation / Landscaping | Complete Job |

The Board further resolved that rates be invited.

The Board vide CBR under reference approved the rates of Dhaka Fine Grass & group plantation while deferred the procurement of sweet soil.

Legal Provision

Quotation Notice was published in Daily "The News" Rawalpindi", Daily "Aaj" Peshawar and Daily "Khyber" Peshawar dated 24-10-2018 and PPRA website vide Tender Notice No. TS369619E dated 24-10-2018 as required under Rule 12(2) of the PPRA Rules, 2004.

As per ML&C Deptt: instructions and PPRA Rules 2004, Rule 40 says "Save as otherwise provided there shall be no negotiations with the bidder having submitted the lowest evaluated bid or with any other bidder".

Budget Provision Exists under head E-6(b) of the Budget Estimates 2018-19.

Comparative Statement of Rates:

Sr	Description	Qty	M/S Shadab Associates, Peshawar		M/S H.Z Enterprises, Peshawar		M/S Basit Abdullah contractor, Peshawar	
			Rate	Total	Rate	Total	Rate	Total
1	2	3	4		5		6	
1.	Sweet Soil	580 trollys	4520	2,621,600	4590	2,662,200	4610	2,673,800
			M/S Punjab Traders Peshawar		M/S Business Solution Pvt Ltd, Peshawar		M/S Qari Shakoor Enterprises, Peshawar	
			Rate	Total	Rate	Total	Rate	Total
			7		8		9	
			4700	2,726,000	5000	2,900,000	6000	3,480,000

Recommendations of Procurement Committee:

Rates as mentioned in column 4 above have been found lowest and reasonable (as compared to the local market rates) as verified by the Procurement Committee in its meeting held on 04-12-2018.

Point(s) to be considered:

Whether to approve the lowest rates mentioned in column 4 above or otherwise?

The case file alongwith connected documents is placed on the table for Board's consideration.

RESOLUTION

The Board considered the case and resolved to review the model of beautification of RA Bazar Peshawar Cantt, thus, rejected the rates above as well as already approved by the Board vide CBR No.6 dated 30-11-2018.

ENGINEERING BRANCH

ITEM 11**EXTENSION IN TIME LIMIT -
FORMULA / METHODOLOGY / PROCEDURE FOR FIXATION COMPOSITION FEES**

Reference: CBR No.17(7) dated 24-5-2018, CBR No.52 dated 28-9-2018 & CBR No.11 dated 30-10-2018.

Requirement:

To consider extension in time limit of special rebate for un-authorized construction without approval of building plan to regularize such constructions as one time measure as approved by the Board vide CBR No.17 dated 24-5-2018 (Sr No.7).

The rebate / special offer was for a period till 31st December, 2018 and all lessees/owners who submit their complete building plans in said period will be entitled to avail the offer. Keeping in view the good response from the general public, the elected members have requested for extension in time limit of rebate.

Points to be considered

Whether to allow extension in time limit of special rebate for un-authorized construction without approval of building plan to regularize such constructions as one time measure as approved by the Board vide CBR No.17 dated 24-5-2018 (Sr No.7) or otherwise?

The case file alongwith connected documents is placed on the table for Board's consideration.

RESOLUTION

The Board considered and approved the extension in time limit of special rebate for un-authorized construction without approval of building plan to regularize such constructions as one time measure as approved by the Board vide CBR No.17 dated 24-5-2018 (Sr No.7), for residential properties only, upto 31st March 2019.

PROCEEDING OF COMMITTEES**ITEM 12****PROCEEDINGS OF BUILDING COMMITTEE****Requirement**

To consider and approve proceedings of Building Committee meeting of Cantonment Board, Peshawar held on 04th December, 2018 as under:-

Legal Provision

CBR No.8 dated 1-10-2015 and;

Section 181 of the CA, 1924	181. Power of Board to sanction or refuse
Section 183-A of the CA, 1924	183-A. Period for completion of building
Section 185 of the CA, 1924	185. Power to stop erection or re-erection or to demolish

Proceeding of the Building Committee

1. COMPOSITION FEE/APPROVAL OF REGULARIZATION/REVISED BUILDING PLAN IN RESPECT OF PLOT NO. 171, SURVEY NO. 27/171, DOC, SHAMI ROAD, PESHAWAR CANTONMENT

To consider application submitted by the lessees regarding regularization of unauthorized construction carried out in Plot No. 171, Survey No. 27/171, DOC, Shami Road, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	32/124-171
Name of Lessees	M/s Abdul Majeed S/o Haji Ameer Shah & Abdul Saboor S/o Noor Mast Khan
Nature of Lease	Residential
Schedule of Lease	IX-A
Expiry of Lease	31-6-2079
Classification of Land	B-3
Total area of Plot	600.00 Sq. Yds.
Covered area	7227.00 Sft.
Description of floors	Ground Floor + Upper Ground Floor + First Floor
Area	Outside Bazar Area
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of construction per sft	= Rs. 2,000/-
Minor Deviation	
a. Total minor deviated covered area	= 220.95 Sft.
b. Total cost of construction = (220.95 x 2000/-)	= Rs.4,41,900/-
c. Composition fee @ 5%	= Rs.22,095/-
Major Deviation	
a. Total major deviated covered area	= 191.69 Sft.
b. Total cost of construction = (191.69 x 2000/-)	= Rs.3,83,380/-
c. Composition fee @ 10%	= Rs.38,338/-
Total composition fee (22095/- + 38338/-)	= Rs.60,433/-
Rebate @ 80% as per CBR No. 17, dated 24-5-2018	= Rs.48,347/-
Net payable composition fee	= Rs. 12,086/-

It is pointed out that according to CBR No. 17, dated 24-5-2018, those lessees who have to regularize their unauthorized construction upto 31-12-2018 shall be given special offer/rebate as categorized below:-

Period	Rebate
Upto 05 years	20%
Over 05 years and upto 15 years	40%
Over 15 years and upto 25 years	60%
Over 25 years and upto 35 years	80%
Over 35 years	100%

As the building in question is constructed about 33 years back which come under 80% rebate category.

It is pertinent to mention here that proposed construction is shown in the regularization/revised building plan submitted by the lessees.

Recommendations: Recommended for Board's approval on payment of composition fee i.e. Rs. 12,086/-.

2. **COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF HOUSE NO. 24/90/C-1-2, SURVEY NO. 576/24/90-C-1-2, JINNAH LANE, SADDAR ROAD, PESHAWAR CANTONMENT**

To consider application submitted by the lessee regarding regularization of unauthorized construction carried out in House No. 24/90/C-1-2, Survey No. 576/24/90-C-1-2, Jinnah Lane, Saddar Road, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	6/1871(A)
Name of Lessee	Mr. Ghulam Muhammad Kaleem S/o Sher Muhammad
Nature of Lease	Residential
Schedule of Lease	IX-C
Expiry of Lease	3-12-2111
Classification of Land	B-3
Total area of Plot	951.00 Sft.
Covered area	496.00 Sft.
Description of floors	Ground Floor
Area	Insdie Bazar Area
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of construction per sft	= Rs. 2,000/-
Major Deviation	
a. Total major deviated covered area	= 496.00 Sft.
b. Total cost of construction = (496.00 x 2000/-)	= Rs.9,92,000/-
c. Composition fee @ 15%	= Rs.1,48,800/-
Rebate @ 100% as per CBR No. 17, dated 24-5-2018	= Rs.1,48,800/-
Net payable composition fee	= Rs. Nil/-

It is pointed out that according to CBR No. 17, dated 24-5-2018, those lessees who have to regularize their unauthorized construction upto 31-12-2018 shall be given special offer/rebate as categorized below:-

Period	Rebate
Upto 05 years	20%
Over 05 years and upto 15 years	40%
Over 15 years and upto 25 years	60%
Over 25 years and upto 35 years	80%
Over 35 years	100%

As the building in question is constructed about 35 years back which come under 100% rebate category.

It is pertinent to mention here that no proposed construction is shown in the regularization building plan submitted by the lessee.

Recommendations: Recommended for Board's approval.

3. **COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF HOUSE NO. 24/90/C-1-2/A, SURVEY NO. 576/24/90-C-1-2/A, JINNAH LANE, SADDAR ROAD, PESHAWAR CANTONMENT**

To consider application submitted by the lessee regarding regularization of unauthorized construction carried out in House No. 24/90/C-1-2/A, Survey No. 576/24/90-C-1-2/A, Jinnah Lane, Saddar Road, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	6/1871(B)
Name of Lessee	Mr. Muhammad Saleem Fatimi S/o Ghulam Muhammad Kaleem
Nature of Lease	Residential
Schedule of Lease	IX-C
Expiry of Lease	3-12-2111
Classification of Land	B-3
Total area of Plot	951.00 Sft.
Covered area	843.00 Sft.
Description of floors	Ground Floor
Area	Insdie Bazar Area
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of construction per sft	= Rs. 2,000/-
Major Deviation	
a. Total major deviated covered area	= 785.00 Sft.
b. Total cost of construction = (785.00 x 2000/-)	= Rs.15,70,000/-
c. Composition fee @ 15%	= Rs.2,35,500/-
Rebate @ 100% as per CBR No. 17, dated 24-5-2018	= Rs.2,35,500/-
Net payable composition fee	= Rs. Nil/-

It is pointed out that according to CBR No. 17, dated 24-5-2018, those lessees who have to regularize their unauthorized construction upto 31-12-2018 shall be given special offer/rebate as categorized below:-

Period	Rebate
Upto 05 years	20%
Over 05 years and upto 15 years	40%
Over 15 years and upto 25 years	60%
Over 25 years and upto 35 years	80%
Over 35 years	100%

As the building in question is constructed about 35 years back which come under 100% rebate category.

It is pertinent to mention here that proposed construction is shown in the regularization building plan submitted by the lessee.

Recommendations: Recommended for Board's approval.

4. COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF PLOT NO. 249-A, SRUVEY NO. 27/249-A, DOC, SHAMI ROAD, PESHAWAR CANTONMENT

To consider application submitted by the lessee regarding regularization of unauthorized construction carried out in Plot No. 249-A, Survey No. 27/249-A, DOC, Shami Road, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	32/126(249-A)
Name of Lessee	Mr. Ghulam Mujaddad Butt S/o Ghulam Mustafa Butt (Attorney Holder)
Nature of Lease	Residential
Schedule of Lease	IX-A
Expiry of Lease	20-10-2109
Classification of Land	B-3
Total area of Plot	400.50 Sq. Yds.
Covered area	5882.15 Sft.
Description of floors	Basement + Ground Floor + First Floor + Mumty
Area	Outside Bazar Area
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of construction per sft	= Rs. 2,000/-
Minor Deviation	
a. Total minor deviated covered area	= 623.20 Sft.
b. Total cost of construction = (623.20 x 2000/-)	= Rs.12,46,400/-
c. Composition fee @ 5%	= Rs.62,320/-
Major Deviation	
a. Total major deviated covered area	= 744.04 Sft.
b. Total cost of construction = (744.04 x 2000/-)	= Rs.14,88,080/-
c. Composition fee @ 10%	= Rs. 1,48,808/-
Total composition fee (62320/- + 148808/-)	= Rs.2,11,128/-
Rebate @ 40% as per CBR No. 17, dated 24-5-2018	= Rs.84,452/-
Net payable composition fee	= Rs. 1,26,676/-

It is pointed out that according to CBR No. 17, dated 24-5-2018, those lessees who have to regularize their unauthorized construction upto 31-12-2018 shall be given special offer/rebate as categorized below:-

Period	Rebate
Upto 05 years	20%
Over 05 years and upto 15 years	40%
Over 15 years and upto 25 years	60%
Over 25 years and upto 35 years	80%
Over 35 years	100%

As the building in question is constructed about 09 years back which come under 40% rebate category.

It is pertinent to mention here that no proposed construction is shown in the regularization building plan submitted by the lessee.

Recommendations: Recommended for Board's approval on payment of composition fee i.e. Rs. 1,26,676/-.

5. **EXTENSION IN TIME FOR COMPLETION OF BUILDING UNDER SECTION 183-A OF CANTONMENTS ACT 1924 - PLOT NO. 252-A, SURVEY NO. 27/252-A, DOC, SHAMI ROAD , PESHAWAR CANTONMENT**

To consider application, dated 13-9-2018 submitted by the lessees requesting for grant of 1st extension in time for completion of the building w.e.f. 23-11-2018. Building plan in respect of Plot No.252-A, Survey No. 27/252-A, DOC, Shami Road, Peshawar Cantt was approved by the Board vide CBR No. 22(2), dated 28-9-2017 and released to the lessees vide CBP letter No. 32/126(252-A)/81663, dated 23-11-2017. The detail is as under ;

(RESIDENTIAL)	
File No.	32/126(252-A)/
Name of Lessees	Mr. Ammad Ahmad S/o Sajjad Ahmad and Mrs. Wajeeha Syed W/o Ammad Ahmad
Nature of Lease	Residential
Schedule of Lease	IX-A
Expiry of Lease	02-09-2095
Classification of Land	B-3
Total area of Plot	400.00 Sq. Yds.
Covered area	5588.00 Sft.
Floors	Basement + Ground Floor + First Floor + Mumty
Area	Outside Bazar Area

One year extension is allowed under Section 183-A of the Cantonment Act, 1924 for completion of remaining construction.

Recommendations: Recommended for Board's approval.

6. **EXTENSION IN TIME FOR COMPLETION OF BUILDING UNDER SECTION 183-A OF CANTONMENTS ACT 1924 - PLOT NO. 9, SURVEY NO. 640/9, (PHASE-1), KHYBER SUPER MARKET, BARA ROAD, PESHAWAR CANTONMENT**

To consider application, dated 3-10-2018 submitted by the lessee requesting for grant of 1st extension in time for completion of the building w.e.f. 13-2-2019. Building plan in respect of Plot No. 9, Survey No. 640/9, (Phase-I), Khyber Super Market, Bara Road, Peshawar Cantt was approved by the Board vide CBR No. 19(1), dated 30-1-2018 and released to the lessees vide CBP letter No. CP-640/9(Ph-I)/83086, dated 13-2-2018. The detail is as under ;

(COMMERCIAL)	
File No.	CP-640/9 (Ph-1)
Name of Lessee	Mr. Wahid Khan S/o Durshamal Khan

Nature of Lease	Commercial
Schedule of Lease	X(Modified)
Expiry of Lease	17-06-2075
Classification of Land	B-3
Total area of Plot	116.66 Sq. Yds.
Covered area	4071.00 Sft.
Floors	Basement + Ground Floor + First Floor + Second Floor + Mumty
Area	Outside Bazar Area

One year extension is allowed under Section 183-A of the Cantonment Act, 1924 for completion of remaining construction.

Recommendations: Recommended for Board's approval.

7. **COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF PROPERTY NO. 548, SURVEY NO. 542/628, HALI STREET, SADDAR, PESHAWAR CANTONMENT**

To consider application submitted by the lessees regarding regularization of unauthorized construction carried out in respect of Property No. 548, Survey No. 542/628, Hali Street, Saddar, Peshawar Cantt as detailed below;

(COMMERCIAL)	
File No.	6/1823
Name of Lessees	M/s Malik Ur Rahman, Malikut Tauseef (sons), Mst. Mumlikat Aziz, Miss. Ghazala Aziz (daughters) & Mst. Zakia Aziz Wd/o Malik Ul Aziz through Attorney Haji Malik Ur Rhaman S/o Sheikh Malik Ul Aziz
Nature of Lease	Commercial
Schedule of Lease	X (modified)
Expiry of Lease	04-01-2076
Classification of Land	B-3
Total area of Plot	528.00 Sft.
Covered area	2891.59 Sft.
Description of floors	Basement + Ground Floor + First Floor + Second Floor + Third Floor + Mumty at Fourth Floor
Area	Inside Bazar Area.
LAND POINT OF VIEW	The Land Supdt has verified that the land is situated inside Bazar area under the management of Cantt Board Peshawar.
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of Land per sft	= Rs. 18440.00
• Cost of construction per sft	= Rs. 2500.00
Minor Deviation	
a. Total major deviated covered area	= 148.58 Sft.
b. Total cost of construction	= Rs.3,71,450/-
c. Composition fee @ 7% of the assessed cost	= Rs.26,002/-
Major Deviation	
a. Total major deviated covered area	= 807.09 Sft.
b. Total cost of construction	= Rs.20,17,725/-
c. Composition fee @ 15% of the assessed cost	= Rs.3,02,659/-

Total Composition of cost of construction	=	Rs. 3,28,661/-
Detail of Cost of Land		
<u>Ground Floor, Mezzanine Floor & below structure</u>		
a. Land area of major deviation	=	36.00 Sft.
b. Total cost of land	=	Rs.663840.00
c. Cost of land @ 100%	=	Rs.6,63,840/-
<u>Third Floor</u>		
a. Land area of major deviation	=	492.00 Sft.
b. Total cost of land	=	Rs. 9072480.00
c. Cost of land @ 40%	=	Rs.36,28,992/-
Total composition fee of cost of land	=	Rs.42,92,832/-
Grand total of composition fee	=	Rs.46,21,493/-
(Cost of Construction + Cost of Land)	=	Rs.46,21,493/-
Note : The rebate is allowed in respect of residential properties only as decided by the Board vide CBR No. 52, dated 28-9-2018.		
Authority :- CBRs No. 17, dated 24-5-2018 & No. 52, dated 28-9-2018)		

It is pertinent to mention here that proposed construction is shown in the regularization building plan submitted by the lessees.

Recommendations: Recommended for Board's approval on payment of composition fee i.e. Rs. 46,21,493/-.

8. **COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF PLOT NO. 52, SURVEY NO.93-A/52, DOC, KHYBER ROAD, PESHAWAR CANTONMENT**

To consider application submitted by the lessees regarding regularization of unauthorized construction carried out in Plot No. 52 Survey No. 293-A/52, DOC, Khybere Road, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	32/115 (52)
Name of Lessees	Ameen Hussain S/o Altaf Hussain & & Mst. Nazia Ameen W/o Ameen Hussin
Nature of Lease	Residential
Schedule of Lease	IX-A
Expiry of Lease	10-03-2073
Classification of Land	B-3
Total area of Plot	9000.00 Sft
Covered area	16826.70 Sft.
Description of floors	Lower Ground Floor + Upper Ground Floor + Swimming Pool + First Floor + Mumty
Area	Outside Bazar Area
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of construction per sft	= Rs. 2,000/-
Major Deviation	
a. Total major deviated covered area	= 1035.10 Sft.
b. Total cost of construction = (1035.10 x 2000/-)	= Rs.20,70,200/-

c. Composition fee @ 10%	=	Rs. 2,07,020/-
Rebate @ 20% as per CBR No. 17, dated 24-5-2018	=	Rs.41,404/-
Net payable composition fee	=	Rs. 1,65,616/-

It is pointed out that according to CBR No. 17, dated 24-5-2018, those lessees who have to regularize their unauthorized construction upto 31-12-2018 shall be given special offer/rebate as categorized below:-

Period	Rebate
Upto 05 years	20%
Over 05 years and upto 15 years	40%
Over 15 years and upto 25 years	60%
Over 25 years and upto 35 years	80%
Over 35 years	100%

As the building in question is constructed about 05 years back which come under 20% rebate category.

It is pertinent to mention here that proposed construction is shown in the regularization building plan submitted by the lessees.

Recommendations: Recommended for Board's approval on payment of composition fee i.e. Rs. 1,65,616/-.

9. **COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF PLOT NO. 13, SURVEY NO. 401/13, KHYBER BAZAR, PESHAWAR CANTONMENT**

To consider application submitted by the lessees regarding regularization of unauthorized construction carried out in respect of Plot No. 13, Survey No. 401/13, Khyber Bazar, Peshawar Cantt as detailed below;

(COMMERCIAL)	
File No.	32/108(13)-III
Name of Lessees	M/s Zafar Iqbal & Others
Nature of Lease	Commercial
Schedule of Lease	VIII
Expiry of Lease	31-12-2039
Classification of Land	B-3
Total area of Plot	8775.00 Sft.
Covered area	44574.00 Sft.
Description of floors	Basement + Ground Floor + First Floor + Second Floor + Third Floor + Fourth Floor
Area	Inside Bazar Area.
LAND POINT OF VIEW	The Land Supdt has verified that the land is situated inside Bazar area under the management of Cantt Board Peshawar.
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of Land per sft	= Rs. 15023.00
• Cost of construction per sft	= Rs. 2500.00
Major Deviation	

a. Total major deviated covered area	=	8320.00 Sft.
b. Total cost of construction	=	Rs.2,08,00,000/-
c. Composition fee @ 15% of the assessed cost	=	Rs.31,20,000/-
Detail of Cost of Land		
<u>Fourth Floor</u>		
a. Land area of major deviation	=	8320.00 Sft.
b. Total cost of land	=	Rs.12,49,91,360/-
Grand total of composition fee (Cost of Construction + Cost of Land)	=	Rs.2,81,18,272/-
Note : The rebate is allowed in respect of residential properties only as decided by the Board vide CBR No. 52, dated 28-9-2018.		
Authority :- CBRs No. 17, dated 24-5-2018 & No. 52, dated 28-9-2018)		

It is pertinent to mention here that proposed construction is shown in the regularization building plan submitted by the lessees.

Recommendations: Recommended for Board's approval on payment of composition fee i.e. Rs. 2,81,18,272/-.

10. COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF PLOT NO. 46, SURVEY NO. 29-A/46, DOC, SHAMI ROAD, PESHAWAR CANTONMENT

To consider application submitted by the lessee regarding regularization of unauthorized construction carried out in Plot No. 46, Survey No. 29-A/46, DOC, Shami Road, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	5/297
Name of Lessees	Mr. Irshad Muhammad S/o Mr. Taj Muhammad Khattak
Nature of Lease	Residential
Schedule of Lease	IX-A
Expiry of Lease	09-06-2072
Classification of Land	B-3
Total area of Plot	1281.00 Sq. Yds.
Covered area	7039.86 Sft.
Description of floors	Ground Floor + First Floor
Area	Outside Bazar Area
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of construction per sft	= Rs. 2,000/-
Minor Deviation	
a. Total minor deviated covered area	= 1314.49 Sft.
b. Total cost of construction = (1314.49 x 2000/-)	= Rs.26,28,980/-
c. Composition fee @ 5%	= Rs.1,31,449/-
Major Deviation	
a. Total major deviated covered area	= 493.48 Sft.
b. Total cost of construction = (493.48 x 2000/-)	= Rs.9,86,960/-
c. Composition fee @ 10%	= Rs. 98,696/-
Total composition fee (131449/- + 98696/-)	= Rs.2,30,145/-

Rebate @ 100% as per CBR No. 17, dated 24-5-2018	=	Rs. 2,30,145/-
Net payable composition fee	=	Rs. Nil.

It is pointed out that according to CBR No. 17, dated 24-5-2018, those lessees who have to regularize their unauthorized construction upto 31-12-2018 shall be given special offer/rebate as categorized below:-

Period	Rebate
Upto 05 years	20%
Over 05 years and upto 15 years	40%
Over 15 years and upto 25 years	60%
Over 25 years and upto 35 years	80%
Over 35 years	100%

As the building in question is constructed over 35 years back which come under 100% rebate category.

It is pertinent to mention here that proposed construction is shown in the regularization/revised building plan submitted by the lessee.

Recommendations: Recommended for Board's approval.

11. COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF PLOT NO. 6, SURVEY NO. 272/6, GUNNER LANE, PESHAWAR CANTONMENT

To consider application submitted by the lessees regarding regularization of unauthorized construction carried out in Plot No. 6, Survey No. 272/6, Gunner Lane, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	5/172-II
Name of Lessees	Mst. Farzana Adeel Wd/o Haji Muhammad Adeel & Mr. Muhammad Adnan Jalil S/o Haji Muhammad Adeel
Nature of Lease	Residential
Schedule of Lease	VIII
Expiry of Lease	20-11-2047
Classification of Land	B-3
Total area of Plot	252.00 Sq. Yds.
Covered area	892.72 Sft.
Description of floors	Ground Floor
Area	Outside Bazar Area
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of construction per sft	= Rs. 2,000/-
Minor Deviation	
a. Total minor deviated covered area	= 306.58 Sft.
b. Total cost of construction = (306.58 x 2000/-)	= Rs.6,13,160/-
c. Composition fee @ 5%	= Rs.30,658/-
Rebate @ 60% as per CBR No. 17, dated 24-5-2018	= Rs. 18,395/-
Net payable composition fee	= Rs. 12,263/-

It is pointed out that according to CBR No. 17, dated 24-5-2018, those lessees who have to regularize their unauthorized construction upto 31-12-2018 shall be given special offer/rebate as categorized below:-

Period	Rebate
Upto 05 years	20%
Over 05 years and upto 15 years	40%
Over 15 years and upto 25 years	60%
Over 25 years and upto 35 years	80%
Over 35 years	100%

As the building in question is constructed about 20 years back which come under 60% rebate category.

It is pertinent to mention here that proposed construction is shown in the regularization/revised building plan submitted by the lessees.

Recommendations: Recommended for Board's approval on payment of composition fee i.e. Rs. 12,263/-.

12. **APPROVAL OF PROPOSED BUILDING PLAN IN RESPECT OF QUARTER NO. 4, SURVEY NO. 571/B/4, SADDAR LANE (AMIN JAN LANE), SADDAR ROAD, PESHAWAR CANTONMENT**

To consider application submitted by the lessee for approval of residential building plan in respect of Quarter No. 4, Survey No. 571/B/4, Saddar Lane (Amin Jan Lane), Saddar Road, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	CP-571/Qtr-4
Name of Lessee	Mr. Nisar Ahmad S/o Muhammad Iqbal
Nature of Lease	Residential
Schedule of Lease	VI
Expiry of Lease	20-1-2026
Classification of Land	B-3
Total area of Plot	1071.00 Sft.
Covered area	1895.37 Sft.
Description of floors	Ground Floor + First Floor + Mumty
Area	Inside Bazar Area
LAND POINT OF VIEW	The Land Supdt has verified that the land is situated inside Bazar area under the management of Cantt Board Peshawar.
TECHNICAL POINT OF VIEW	The Engineering Branch has certified that all byelaws have been followed in the building plan.

The applicant has requested for approval of the above mentioned building plan for residential purposes.

Recommendations: Recommended for Board's approval.

13. COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF HOUSE NO. 212/3, SURVEY NO. 542/1673(3) (1/3 SHARE), SUNEHRI MASJID ROAD, PESHAWAR CANTONMENT

To consider application submitted by the lessee regarding regularization of unauthorized construction carried out in House No. 212/3, Survey No. 542/1673(3) (1/3 Share), Sunehri Masjid Road, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	32/59/212/VIII/Pt
Name of Lessee	Mr. Abdul Shakeel S/o Abdul Jaleel (mutation in process)
Nature of Lease	Residential
Schedule of Lease	VIII
Expiry of Lease	6-11-2044
Classification of Land	B-3
Total area of Plot	2707.25 Sft (Joint Holding) 1/3 share 902.46 Sft.
Covered area	2734.51 Sft.
Description of floors	Basement + Ground Floor + First Floor + Top Floor
Area	Insdie Bazar Area
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of construction per sft	= Rs. 2,000/-
Major Deviation	
a. Total major deviated covered area	= 2734.51 Sft.
b. Total cost of construction = (2734.51 × 2000/-)	= Rs.54,69,020/-
c. Composition fee @ 10%	= Rs.5,46,902/-
Rebate @ 100% as per CBR No. 17, dated 24-5-2018	= Rs.5,46,902/-
Net payable composition fee	= Rs. Nil/-

It is pointed out that according to CBR No. 17, dated 24-5-2018, those lessees who have to regularize their unauthorized construction upto 31-12-2018 shall be given special offer/rebate as categorized below:-

Period	Rebate
Upto 05 years	20%
Over 05 years and upto 15 years	40%
Over 15 years and upto 25 years	60%
Over 25 years and upto 35 years	80%
Over 35 years	100%

As the building in question is constructed above 35 years back which come under 100% rebate category.

It is pertinent to mention here that proposed construction is shown in the regularization building plan submitted by the lessee.

Recommendations: Recommended for Board's approval.

14. COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF HOUSE NO. 183, 184, 185 & 185-A, SURVEY NO. 566/B-1, HAMDARD STREET SADDAR, PESHAWAR CANTONMENT

To consider application submitted by the lessee regarding regularization of unauthorized construction carried out in House No. 183, 184, 185 & 185-A, Survey No. 566/B-1, Hamdard Street Saddar, Peshawar Cantt as detailed below;

(RESIDENTIAL)	
File No.	CP-566-B-1
Name of Lessee	Mst. Tasleem Bibi W/o Sartaj Muhammad Khan (Attorney Holder)
Nature of Lease	Residential
Schedule of Lease	IV
Expiry of Lease	18-11-2028
Classification of Land	B-3
Total area of Plot	4884.00 Sft.
Covered area	5631.12 Sft.
Description of floors	Ground Floor + First Floor
Area	Insdie Bazar Area
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of construction per sft	= Rs. 2,000/-
Major Deviation	
a. Total major deviated covered area	= 5631.12 Sft.
b. Total cost of construction = (5631.12 x 2000/-)	= Rs.1,12,62,240/-
c. Composition fee @ 10%	= Rs.11,26,224/-
Rebate @ 80% as per CBR No. 17, dated 24-5-2018	= Rs.9,00,980/-
Net payable composition fee	= Rs. 2,25,244/-

It is pointed out that according to CBR No. 17, dated 24-5-2018, those lessees who have to regularize their unauthorized construction upto 31-12-2018 shall be given special offer/rebate as categorized below:-

Period	Rebate
Upto 05 years	20%
Over 05 years and upto 15 years	40%
Over 15 years and upto 25 years	60%
Over 25 years and upto 35 years	80%
Over 35 years	100%

As the building in question is constructed upto 35 years back which come under 80% rebate category.

It is pertinent to mention here that proposed construction is shown in the regularization building plan submitted by the lessee.

Recommendations: Recommended for Board's approval on payment of composition fee i.e. Rs. 2,25,244/-.

15. COMPOSITION FEE/APPROVAL OF REGULARIZATION BUILDING PLAN IN RESPECT OF PROPERTY COMPRISING SURVEY NO. 410/B-1(a), KNOWN AS KARACHI MARKET, KHYBER BAZAR, PESHAWAR CANTONMENT

To consider application submitted by the lessees regarding regularization of unauthorized construction carried out in respect of property comprising Survey No. 410/B-1(a), known as Karachi Market, Khyber Bazar, Peshawar Cantt as detailed below;

(COMMERCIAL)	
File No.	32/109(2-A1)
Name of Lessees	M/s Mumtaz Ali & Others
Nature of Lease	Commercial
Schedule of Lease	IV
Expiry of Lease	7-9-2030
Classification of Land	B-3
Total area of Plot	19636.00 Sft.
Covered area	1267.00 Sft.
Description of floors	Ground Floor + First Floor + Second Floor + Third Floor + Fourth Floor + Fifth Floor + Top Floor
Area	Inside Bazar Area.
LAND POINT OF VIEW	The Land Supdt has verified that the land is situated inside Bazar area under the management of Cantt Board Peshawar.
DETAIL OF UNAUTHORIZED CONSTRUCTION/COMPOSITION FEE	
• Cost of Land per sft	= Rs. 4260.20
• Cost of construction per sft	= Rs. 2500.00
Major Deviation	
a. Total major deviated covered area	= 3884.80 Sft.
b. Total cost of construction	= Rs.9710000.00
c. Composition fee @ 20% of the assessed cost	= Rs.1942000.00
Detail of Cost of Land	
<u>Ground Floor, Mezzanine Floor & below structure</u>	
a. Land area of major deviation	= 54.80 Sft.
b. Total cost of land	= Rs.230050.80
c. Cost of land @ 100%	= Rs.230050.80
<u>First Floor</u>	
a. Land area of major deviation	= 188.80 Sft.
b. Total cost of land	= Rs.800917.60
c. Cost of land @ 80%	= Rs.640734.08
<u>Second Floor</u>	
a. Land area of major deviation	= 736.00 Sft.
b. Total cost of land	= Rs.3135507.20
c. Cost of land @ 60%	= Rs.1881304.32
<u>Third Floor</u>	
a. Land area of major deviation	= _____ Sft.
b. Total cost of land = <i>(same but not included)</i>	= Rs._____
c. Cost of land @ _____%	= Rs._____
<u>Fourth & Above (Top Floor)</u>	
a. Land area of major deviation	= 540.00 Sft.
b. Total cost of land	= Rs.2300508.00
c. Cost of land @ 20%	= Rs.460101.60
Total composition fee	= Rs.3212190.80
Grand total of composition fee	= Rs.5154190.50
(Cost of Construction + Cost of Land)	= Rs.51,54,191/-
Say	= Rs.51,54,191/-

It is pertinent to mention here that proposed construction at top floor has shown by the lessees in the regularization building plans but the technical staff of CBP did not recommend the same and deleted from the plan.

Recommendations: Recommended for Board's approval on payment of composition fee i.e. Rs. 51,54,191/-.

Points to be considered

Whether to approve the proceedings of Building Committee meeting of Cantonment Board, Peshawar held on 04th December, 2018 or otherwise?

The case file alongwith connected documents is placed on the table for Board's decision.

RESOLUTION

The Board considered and approved the proceedings of Building Committee meeting held on 4th December, 2018 in respect of 15 x cases as mentioned on agenda side.

ITEM 13

PROCEEDINGS OF BAZAR COMMITTEE

Requirement:

To consider and approve proceedings of Bazar Committee meeting of Cantonment Board, Peshawar held on 27th December , 2018 in respect of the following cases: -

Legal Provision:

Section 43 of the Cantonments Act, 1924 and CBR No.5 dated 1-10-2015: -

43-A.-(1) Every Board constituted under section 13A in a Class I Cantonment or Class II Cantonment shall appoint a committee consisting of the elected members of the Board, the Health Officer and the Executive Engineer for the administration of such areas in the cantonment as the Central Government may, by notification in the official Gazette, declare to bazar areas, and may delegate its powers and duties to such committee in the manner provided in clause (e) of sub-section (1) of section 44.

(2) The Vice-President of the Board shall be the Chairman of the committee appointed under sub-section (1).

Proceedings of Bazar Committee:

Sr. No	Case	Property Location	Status	Proposed Charges	Recommendation
1.	Lease Renewal	<u>SHOP NO. G.F-11(29), (GROUND FLOOR), SURVEY NO. 542/80-F, SITUATED AT PIR ALAM MARKET TIPU SULTAN ROAD, PESHAWAR CANTT.</u>	Schedule-VIII for commercial purpose of the CLA Rules, 1937	Not applicable	The Committee recommended the case for Lease Renewal of Shop No. G.F-11(29), (Ground Floor), and allotted Sub-sidairy Survey No. 542/80-F(G.F-11(29), situated at Pir Alam Market Tipu Sultan Road,

					Peshawar Cantonment in favour of Mr. Aziz-ur-Rehman S/o Abdul Qadir for Board's approval.
2.	Lease Renewal	<u>SHOP NO. G.F-9(30), (GROUND FLOOR), SURVEY NO. 542/80-F, SITUATED AT PIR ALAM MARKET TIPU SULTAN ROAD, PESHAWAR CANTT.</u>	Schedule-VIII for commercial purpose of the CLA Rules, 1937	Not applicable	The Committee recommended the case for Lease Renewal of Shop No. G.F-9(30), (Ground Floor) and allotted Sub-sidairy Survey No. 542/80-F(G.F-9(30)), situated at Pir Alam Market Tipu Sultan Road, Peshawar Cantonment in favour of Mr. Sher Ali S/o Amir Habib Ullah Khan for Board's approval.
3.	Lease Renewal	Shop Nos. 17 & 18, comprising Survey No. 407/A(17&18), situated at Awami Plaza, outside Dabgari Gate, Peshawar Cantonment.	Schedule-VIII for commercial purpose of the CLA Rules, 1937	Not applicable	The Committee considered and recommended the Lease Renewal of Shop No. 17, comprising Survey No. 407/A(17&18), situated at Awami Plaza, outside Dabgari Gate, Peshawar Cantonment in favour M/S Ikramullah, Sifatullah, Nadeemullah, Awais Khan & Wahibullah Ss/o Amanullah for Board's approval.
4.	Mutation / Transfer	<u>Shop No. G-17 (Ground Floor), Survey No. 542/44, Known as Siddiqui Plaza, situated at Khadim Hussain Road, Peshawar Cantonment.</u>	lease in Schedule - X (Modified) of the CLA Rules, 1937.	Not applicable	The Committee considered and recommended the mutation/transfer of lease hold rights of Shop No. G-17(Ground Floor), Survey No. 542/44, Known as Siddiqui Plaza, situated at Khadim Hussain Road, Peshawar Cantonment in favour of Mst. Salma & Mst. Asmat Hameed W/o Adnan Ds/o Hamid Ullah Jan for Board's approval.
5.	Mutation / Transfer & lease renewal	<u>Shop No. G.F-17(Ground Floor), Survey No. 542/80-H, known as Al-Mumtaz plaza, situated at Tipu Sultan Road,</u>	Schedule-VIII for commercial purpose of the CLA Rules, 1937	TIP Tax Rs. 27,000/- paid vide Bank Challan No. 10420, dated 05-12-2013 &	The Committee considered and recommended the mutation/transfer & lease renewal of lease hold rights of Shop No. G.F-17(Ground

		<u>Peshawar Cantonment.</u>		GC-109840, dated 17-02-2016.	Floor), Survey No. 542/80-H, known as Al-Mumtaz plaza, situated at Tipu Sultan Road, Peshawar Cantonment in favour of Mr. Adil Iftikhar S/o Iftikhar Muhammad for Board's approval
6.	Mutation / Transfer	<u>Shop No. B-2(Basement), Survey No. 542/80-F(B-2), Pir Alam Market, situated at Tipu Sultan Road, Peshawar Cantonment.</u>	Commercial lease in Schedule - VIII of the CLA Rules, 1937	Paid TIP Tax Rs. 69,214/- vide Bank Challan No. GC-139459, dated 13-10-2016 & GC-149903, dated 18-10-2016 (for Shop No. B-2(Basement)).	The Committee considered and recommended the mutation / transfer of lease hold rights of Shop No. B-2 (Basement), Survey No. 542/80-F(B-2), Pir Alam Market, situated at Tipu Sultan Road, Peshawar Cantonment in favour of Mr. Bakhtawar Shah S/o Habib Shah for Board's approval.
7.	Lease Renewal	<u>SHOP NO. G.F-8(27), (GROUND FLOOR), SURVEY NO. 542/80-F, SITUATED AT PIR ALAM MARKET TIPU SULTAN ROAD, PESHAWAR CANTT.</u>	Schedule - VIII for commercial purpose of the CLA Rules, 1937	Not applicable	The Committee recommended the case for Lease Renewal of Shop No. G.F-8(27), (Ground Floor), and allotted Sub-sidairy Survey No. 542/80-F(G.F-8(27)), situated at Pir Alam Market Tipu Sultan Road, Peshawar Cantonment in favour of Mr. Awal Din S/o Ganderey. for Board's approval.
8.	Mutation / Transfer	<u>Property Comprising Survey No. 417/D-I, situated at Rehman Baba Colony, Peshawar Cantonment.</u>	Schedule-VIII for commercial cum-Residential purpose of the CLA Rules, 1937	TIP Tax paid Rs. 1,80,000/- vide Bank Challan No. GC-149176, dated 14-10-2016 & CBP-2018/19-I-2183, dated 25-10-2018	The Committee considered and recommended the case for Mutation/transfer of Property Comprising Survey No. 417/D-I, situated at Rehman Baba Colony, Peshawar Cantonment in favour of Mr. Ghulam Ali S/o Sher Ali for Board's approval.
9	Mutation / Transfer	<u>Property comprising Survey No. 417/17, situated at Rehman Baba Colony, Peshawar Cantonment.</u>	Schedule-IX-C for commercial purpose of the CLA Rules, 1937	TIP Tax paid Rs. 6,30,000/- vide Bank Challan No. GC-181988, dated 23-02-2017 & CBP-	The Committee considered and recommended the case for Mutation/transfer of Property comprising Survey No. 417/17, situated at Rehman Baba Colony,

				2018/19-I-2184, dated 25-10-2018.	Peshawar Cantonment in favour of Mr. Ghulam Ali S/o Sher Ali for Board's approval.
10	Mutation /Transfer & Lease Renewal	<u>Property No. 33/25(1/2 share), comprising Survey No. 542/80-E, situated at Shafi Market Tipu Sultan Road, Peshawar Ctonment.</u>	Schedule-VIII of the CLA Rules, 1937	Not applicable	The Committee considered and recommended the case for Mutation/transfer & Lease Renewal of property No. 33/25(1/2 share), comprising Survey No. 542/80-E, situated at Shafi Market Tipu Sultan Road, Peshawar Cantonment in favour of M/S Syeda Razia Bano Naqvi, Syed Qaim Raza Naqvi, Syed Saim Raza Naqvi, Syed Qasim Raza Naqvi, Syed Qazim Raza Naqvi, Birgis Fatima, Syed Alim Raza Naqvi, Syed Nazim Raza, Syed Azim Raza & Syed Asim Raza for Board's approval.
11	Mutation / Transfer & Conversion	<u>PROPERTY NO. 1312/8 & 1312/20, COMPRISING SURVEY NO. 542/1578, SITUATED AT TIPU SULTAN ROAD, PESHAWAR CANTONMENT.</u>	Old Grant	TIP Tax Paid Rs. 35,835/- vide Bank Challan No. GC-150096, dated 20-10-2016.	The Committee considered and recommended the following for Board's approval:- i. Mutation/transfer of Property No. 1312/8 & 1312/20, Comprising Survey No. 542/1578, Situated at Tipu Sultan Road, Peshawar Cantonment, in favour of Mst. Rabia Nouman. ii. Conversion of old grant rights into regular lease for Residential purpose in respect of Property No. 1312/8 & 1312/20, Comprising Survey No. 542/1578, Situated at Tipu Sultan Road, Peshawar Cantonment as per Old Grant Policy 2007 for approval/sanction.

12	Mutation / transfer by way of inheritance.	<u>PROPERTY NO. 89/2-B & 23/6, COMPRISING SURVEY NO. 573/B/A SITUATED AT HUSSAIN ABAD SADDAR ROAD, PESHAWAR CANTONMENT.</u>	lease in Schedule VIII of the CLA Rules, 1937.	Not applicable	The Committee considered and recommended the Mutation/transfer of Property No.89/2-B & 23/6, Comprising Survey No. 573/B/A, situated at Hussain Abad Saddar Road, Peshawar Cantonment in favour of M/S Mst. Kalsoom Kishwar, Mr. Athar Mansoor, Mr. Maqsood Ahmad & Mr. Monawar Ahmad Wd & Sons of (Late) Mansoor Ahmad (1/2 Sharer).
13	Corrigendum	<u>SHOP NO. B-27 (BASEMENT), SURVEY NO. 542/3-B,C&D, BILOUR PLAZA SADDAR ROAD, PESHAWAR CANTONMENT.</u>	Schedule - X (Modified) of the CLA Rules, 1937	TIP Tax Paid Rs. 45,903/- vide Bank Challan No. CBP- 2018/19-I-5327, dated 04-12-2018.	The Committee considered and recommended the following <u>CORRIGENDUM</u> for Board's approval: - For = 367.93 Sft Read = 441 Sft
14	Corrigendum	<u>SHOP NO. B-28 (BASEMENT), SURVEY NO. 542/3-B,C&D, BILOUR PLAZA SADDAR ROAD, PESHAWAR CANTONMENT.</u>	Schedule - X (Modified) of the CLA Rules, 1937	TIP Tax Paid Rs. 45,928/- vide Bank Challan No. CBP- 2018/19-I-5326, dated 04-12-2018.	The Committee considered and recommended the following <u>CORRIGENDUM</u> for Board's approval: - For = 367.89 Sft Read = 441 Sft
15	Mutation / Transfer	<u>CLINIC NO. DR-129(1ST FLOOR) OUT OF PROPERTY COMPRISING SURVEY NO. 410/B-I, 410/B-I(B) & 410/B-I(C), KHYBER BAZAR KNOWN AS PAK MEDICAL CENTRE, PESHAWAR CANTONMENT.</u>	Schedule - VIII (Commercial - II - Building)	TIP Tax Paid Rs. 1,25,313/- vide Bank Challan No. GC-212834, dated 19-05-2017.	The Committee considered and recommended the Mutation/transfer of Clinic No. DR-129(1 st Floor) out of property comprising Survey No. 410/B-I, 410/B-I(B) & 410/B-I(C), Khyber Bazar, Peshawar Cantonment in favour of Mst. Bela Inayat W/o Islam Gul.
16	Mutation / Transfer	<u>SHOP NO. F.F-3 (FIRST FLOOR), OUT OF PROPERTY COMPRISING SURVEY NO. 542/3/A, FALAK SAIR PLAZA SADDAR ROAD, PESHAWAR CANTONMENT.</u>	Schedule-X (Modified) of the CLA Rules, 1937	TIP Tax Paid Rs. 90,537/- vide Bank Challan No. 6465, dated 06-03-2013 and No. CBP- 2018/19-1-5383 dated 10-12-2018.	The Committee considered and recommended the Mutation/transfer of Shop No. F.F-3(1 st Floor) out of property comprising Survey No. 542/3/A, Falak Sair Plaza Saddar Road, Peshawar Cantonment in favour of Mr. Muhatadullah Khan S/o Ahmad Ullah Khan.

17	Mutation / Transfer & Conversion	<u>PROPERTY NO. 34/14 A, CB-6/G-9/FG SURVEY NO. 581 SITUATED AT ARBAB ROAD, PESHAWAR CANTONMENT.</u>	Old Grant	TIP Tax Rs. 1,89,876/- paid vide Cantt 4-B Challan No. 24/25, dated 25-10-2018.	The Committee considered and recommended the following for Board's approval: - i. Mutation/transfer of House No. 34/14-A, CB-6/G-9/FG, Survey No. 581, situated at Arbab Road, Peshawar Cantonment, in favour of Mr. Amjad Mehmood ii. Conversion of old grant rights into regular lease for Commercial purpose in respect of House No. 34/14- A, CB-6/G-9/FG, Survey No. 581, situated at Arbab Road, Peshawar Cantonment as per Old Grant Policy 2007 for approval/sanction.
18	Lease Renewal	<u>PROPERTY NO. 20-A (86-A) COMPRISING SURVEY NO. 567/C SITUATED AT SADDAR ROAD, PESHAWAR CANTONMENT.</u>	Schedule - VIII of the CLA Rules, 1937 for Commercial I - II Purpose.	Not Applicable	The Committee considered and recommended the Lease Renewal of Property No. 20- A(86-A) comprising Survey No. 567/C situated at Saddar Road, Peshawar Cantonment in favour of M/S Imran Durrani & Taimoor Durrani.

Point(s) to be considered:

Whether to approve the above proceeding of Bazar Committee in respect of 18 x cases above or otherwise.

The proceeding of the Bazar Committee is placed on the table for Board's consideration.

RESOLUTION

The Board considered and approved the proceedings of Bazar Committee meeting held on 27th December, 2018 in respect of 18 x cases as mentioned on agenda side.

(Rana Khawar Iftikhar)
Cantonment Executive Officer,
Peshawar Cantonment

Brigadier
Muhammad Masroor Ur Rehman
President, Cantt Board Peshawar

PESHAWAR CANTONMENT - MONDAY THE 31st DECEMBER, 2018