



YEAR BOOK

2021-2022

Ministry of Housing & Works
Government of Pakistan
Islamabad

FOREWORD

This Year Book of the Ministry of Housing and Works for the Year 2021-2022 has been prepared in pursuance of Rule 25(2) of the Rules of Business, 1973. The Year Book provides an insight on the functions, activities, objectives and vision of the Ministry of Housing and Works and its Attached Departments/ Organizations during the year 2021-2022. Ministry of Housing and Works and its departments are committed to initiate a culture of innovation and seeks out synergies with public and private sectors to ensure uninterrupted development of the housing sector.

The Book endeavors to make conspicuous the broad features of the planning and development of the housing schemes carried out for serving and retired government employees as well as for low income groups and other marginalized segments of the society. During the period under report, not only new housing schemes have been initiated but also remarkable work has been done on stalled projects.

Mammoth increase in population has slowed down the drive to provide decent living to everyone. However, despite scant financial resources, every possible course of action is being carried out to provide quality solution to this chronic issue. The present Government is determined to accord highest priority to housing sector and has demonstrated its commitment by allocating significant resources to ensure provision of adequate shelter to all its citizens. Government of Pakistan has launched Prime Minister's Low-Cost Housing Scheme (PM-LCHS) with total funds of PKR 7 Billion under which poor and deserving families will get financial assistance as per Shariah compliant product upto PKR 1 million through Akhuwat Islamic Microfinance (AIM). Given the fact that Housing sector is top priority of current political regime, and billions of rupees are being allocated to realize the dream of decent living for everyone, it is rightly claimed that during the coming years, Housing Ministry will be spearheading the drive for national development through its housing projects.

Every effort has been made to make this book useful for its readers. Any suggestion/ observation for further improvement would be welcomed.



(Iftikhar Ali Shallwani)
SECRETARY (H&W)

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MINISTRY OF HOUSING AND WORKS
(MAIN)

INTRODUCTION

The business of the Ministry is disposed of by, or under the authority of the Minister for Housing and works. He is assisted by a Minister of State for Housing and Works. The Secretary is the official head of the Ministry responsible for efficient administration and discipline, proper conduct of business and due execution of the approved policy. The Secretary is also the Principle Accounting Officer of the Ministry and is responsible for all the financial matters & discipline, utilization and expenditure from sanctioned budget and is answerable to the Public Accounts Committee of the National Assembly. The Secretary is assisted by an Additional Secretary, two Joint Secretaries, Joint Engineering Advisor, two Deputy Secretaries, one Deputy Chief and 16 Section Officers. Total sanctioned strength of the Ministry is 188. Main Ministry comprises four wings, namely, Administration, Estate, Technical, and Policy and Planning Wings.

FUNCTIONS OF MINISTRY OF HOUSING AND WORKS (MAIN)

2. As per Rules of Business, 1973, Ministry of Housing and Works is responsible to carry out the following functions: -

1. Acquisition of Federal Government buildings, except those under the Defence Division.
2. Provision of Government owned office accommodation and residential accommodation, policy for acquisition, requisitioning and hiring of office and residential accommodation for officers and staff of the Federal Government.
3. Fixation and recovery of rent of Government owned, hired and requisitioned buildings.
4. Management of Federal Lodges.
5. Land and buildings belonging to the Federation wherever situated and revenues derived therefrom.
6. Administration of the Federal Government Lands and Buildings (Recovery of Possession) Ordinance, 1965 (LIV of 1965).
7. Matters relating to the Federal Government lands licenses to various cooperative housing societies in Karachi, except those under the Defence Division.
8. Transfer of property, other than agricultural land, registration of deeds and documents.
9. Omitted vide SRO 1373(I)/2021 dated 01-12-2021
10. National Housing Policy.
11. Development of sites, construction, furnishing and maintenance of Federal Government buildings, except those under the Defence Division and Ministry of Foreign Affairs. Exemption is also allowed to Ministry of Foreign Affairs for the maintenance of Foreign Office Buildings and allied buildings.
12. (i) Coordination of civil works budget;
(ii) Execution of Federal Government works.
13. Officers belonging to the Engineering Group.
14. Matters relating to the National Construction Limited.
15. Physical planning.

**LIST OF ATTACHED DEPARTMENTS/ ORGANIZATIONS
WORKING UNDER THE ADMINISTRATIVE CONTROL OF
MINISTRY OF HOUSING AND WORKS**

Attached Departments

1. Pakistan Public Works Department.
2. Estate Office.

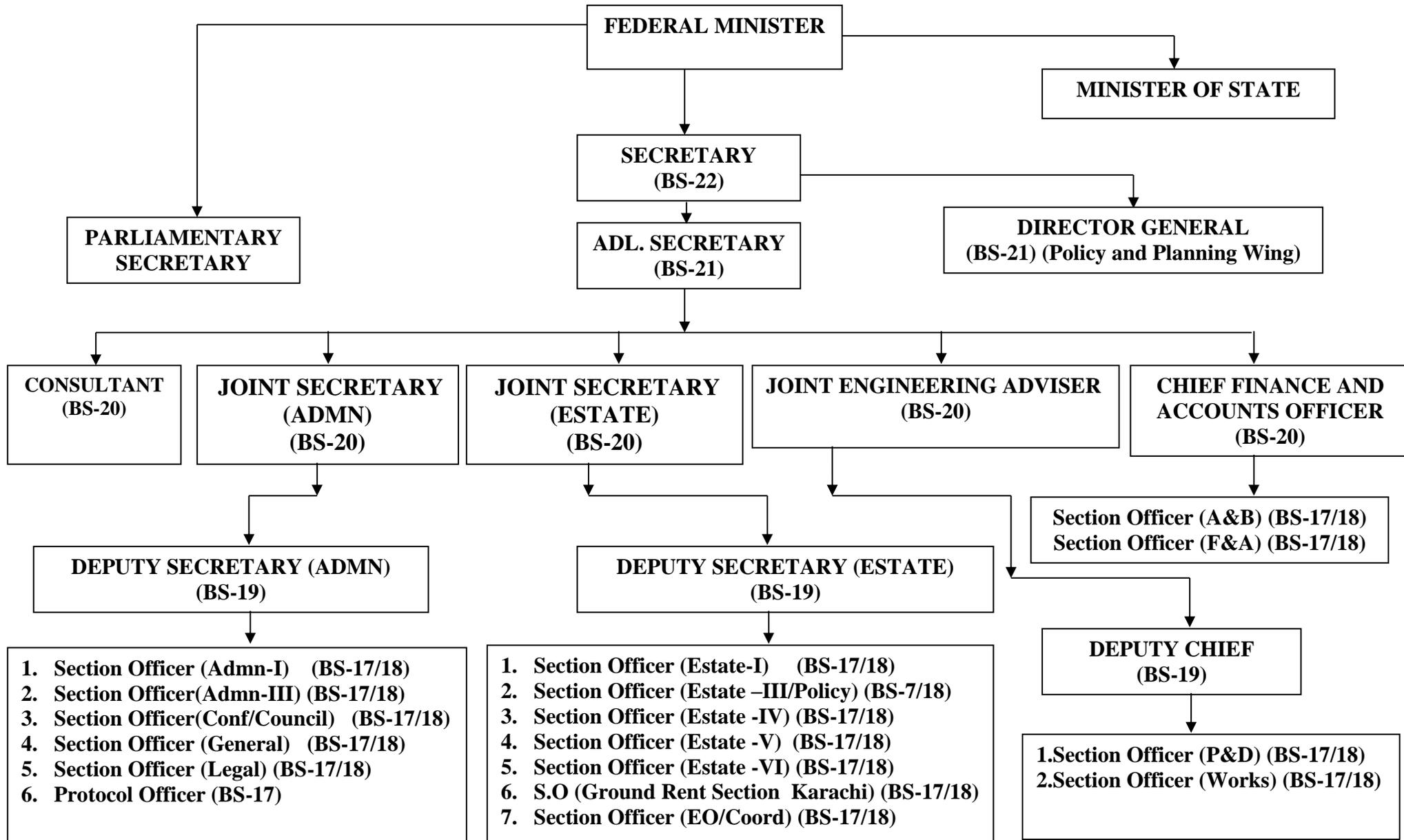
Autonomous Bodies/ Sub-Ordinate Office

1. Federal Government Employees Housing Authority (FGEHA).
2. Pakistan Housing Authority Foundation (PHAF).
3. National Construction Limited (NCL).

SANCTIONED STRENGTH OF
MINISTRY OF HOUSING & WORKS (MAIN) FOR YEAR 2021-2022

Sl.#	Name of Post	BPS	# of sanctioned posts	Filled in Posts	Vacant Posts
1.	Secretary	22	1	1	-
2.	Additional Secretary	21	1	1	-
3.	Senior Joint Secretary/ Joint Secretary	21-20	2	2	-
4.	Joint Engineering Advisor	20	1	1	-
5.	Consultant	20	1	-	1
6.	Deputy Secretary	19	2	1	1
7.	Deputy Chief	19	1	1	-
8.	Section Officer	17/18	16	13	3
9.	PS to Minister	18	1	1	-
10.	PS to Minister of State	18	1	1	-
11.	PS to Secretary	18	1	1	-
12.	PS to Parliamentary Secretary	18	1	1	-
13.	Accounts Officer	18	1	1	-
14.	Assistant Accounts Officer	17	1	1	-
15.	Protocol Officer	17	1	1	-
16.	Superintendent	16/17	3	3	-
17.	Assistant Private Secretary	16	13	7	6
18.	Accountant	16	1	1	-
19.	Stenotypist	14	16	12	4
20.	Assistant	15/16	31	27	4
21.	UDC	11	9	9	-
22.	LDC	9	24	22	2
23.	Sanitary Monitor	4/5	1	1	-
24.	Room Bearer	4/5	1	1	-
25.	Staff Car Driver	4	8	8	-
26.	Dispatch Rider	4	3	3	-
27.	DMO	4	1	1	-
28.	Daftary	2	5	5	-
29.	Qasid	2	3	3	-
28.	Naib Qasid	1	37	34	3
	Total: -		188	164	24

ORGANIZATIONAL CHART OF THE MINISTRY OF HOUSNG AND WORKS



PAKISTAN PUBLIC WORKS DEPARTMENT

HISTORICAL BACKGROUND

Pakistan Public Works Department owes its origin to pre-partition days and system of government. After independence, the gigantic task of rehabilitation of Refugees and establishment of Offices /Residences was entrusted to this department, which was successfully managed. The Head Office of Pak.PWD is located in Sector G-9/1, Islamabad; four zonal offices are working in entire Pakistan. Pak P.W.D. has also played a vital role in construction of roads, bridges, sensitive natured buildings of Pakistan and Airports. Few examples are re-modeling of Jacobabad Airport, Dhok Matcal Bridge Pirwadhai and Carriage way from Zero Point to Faizabad, Islamabad, NAB HQ Building in Islamabad, Federal Shariat Court, Islamabad, Federal Board of Revenue, Pakistan Statistics of Bureau, and Supreme Court of Pakistan, Islamabad.

FUNCTIONS

Pakistan Public Works Department is an attached Department of Ministry of Housing and Works, responsible for implementation of the policies framed by the State in Housing Sector and in relation to affairs of the Federation. According to the Rules of Business, all the Federally Financed works except funded out of Defence Budget are to be executed through Pakistan P.W.D. In addition, Pak P.W.D. is also responsible for maintaining of all Government owned buildings and to act as custodian of lands and buildings owned by the Federation.

Broadly speaking, the role of Pak P.W.D. is multidimensional and basically acts as Technical Advisor to Federal Government. The role and functions are as under:

- a. To plan, organize, execute and supervise all the Federally Financed and administrated Civil Works.
- b. To maintain all Federal Government lands and property all over Pakistan.
- c. To advise the Federal Government on all technical matters related to Housing, Building, physical Planning and Procurement Modalities.
- d. To plan organize, execute project under SDGs achievement Programme (SAP).

The organization of Pak P.W.D, is spread all over the Pakistan. The department is headed by a Director General and for execution of its Functions, four Administrative Regions are in existence:

- a. Northern Region constitutes of Northern Punjab Province, Federal Capital area and Khyber Pakhtunkhwa Povince with Head Quarters at Islamabad.
 - b. Central Zone Region constitutes Lahore. Gujranwala and Multan Division.
 - c. Southern Region constitutes of Sindh Province with its Head Quarters at Karachi.
 - d. Western Region Constitutes of Balochistan Province, with its Head Quarters at Quetta.

The four Administrative Units are headed by Regional Chief Engineers, who are responsible to the Director General and exercise full technical power for works under their respective control. In administrative matters for coordination and accountability, they are under the direct control of Director General.

The Director General's Office comprises of four sections for administrative, technical and financial control of whole of the department.

- a. Architecture.
- b. Planning and Development.
- c. Budget and Accounts.
- d. Administration.

The set-up at the Headquarters, under the office of the Director General, Pak P.W.D. is as under:

Director General	Controlling Officer of whole Department.
Planning Section	<p>The Head of the Planning Section is the Chief Engineer.</p> <p>Responsible for all Planning works and coordinates the works of different Sections. There are four Operative Sections under him. Which are as under;</p> <ol style="list-style-type: none">a. Structure Sectionb. Quantity and Surveying Sectionc. Service and Planning Sectiond. Schedule of Rates Section
Architecture Section	This Section is headed by Chief Architect who is responsible for preparation of Architectural Proposal and Architectural Drawings at various stages of works.
Directorate of B & A	This Section is headed by the Director, a representative of Controller General of Accounts/AGPR and Accounts Section is responsible for all matters of Budget & Accounts, controlling of expenditure including Disbursement of salaries, Maintenance of Provident Funds Accounts and Finalization of Pension etc.
Administrative Section	This Section is headed by Chief Administrative Officer for effective administration including Work Charge staff.

The Regional Chief Offices are also maintaining a skeleton staff for planning, administration, and budget etc. Chief Engineer manages the planning of works in the region. The execution of works is managed through Circle offices, which are headed by Superintending Engineer and are the controlling officers of basic primary unit of Division headed by Executive Engineer, who is responsible for Supervision of works, cost control, maintenance of accounts of works etc.

Circle offices are located at Karachi, Quetta, Multan, Lahore, Islamabad and Peshawar. The Divisional Offices are located in addition to Cities names above at Mirpurkhas, Sukkur, Hyderabad, Skikarpur, Larkana, Bahawalpur, Muzaffargarh, Sahiwal, Sialkot, Sargodha, Khuzdar, D.I Khan, Faisalabad, Bannu and Abbottabad.

ACHIEVEMENTS DURING THE YEAR 2021-22

Details of the major development schemes which have been completed by the Pak PWD during 2020-2021 includes following: -

- 1) Provision of solar System for Domestic use of People of District Chaghi (Solar Kits 2,630) (SB).
- 2) Widening / Re-carpeting of Road from Noorani Cross to Sharine Hazrat Shah Bilawal Noorani District Lasbela 48 KM.
- 3) Construction of Office Building for Jhang (Inland Revenue).
- 4) Construction of Triple Storey Living Barrack for 192 ASF Personnel alongwith Mess Recreation Hall at Multan Airport.
- 5) Construction of International Hostel and Class Rooms at DOT Complex, Allama Iqbal Town, Lahore.
- 6) 20 Schemes of CC Metaled Roads Tuff Pavers, CC Roads & Open Drains In Talka Talhar Tando Bago Mali etc, District Badin.

IMPLEMENTATION PLAN FOR THE YEAR 2021-22

Similarly, the details of the major projects which are to be taken in hand and will be continued in the current financial year 2022-2023 are given at **Annex-I**.

ACHIEVEMENT PROGRAMME SDGS (2021-22)

The Pak PWD is also entrusted with execution of the Development Scheme under PWP- 1 & PWP-II throughout Pakistan. Zone-wise details of SDGs Achievement Programme (SAP) is attached at **Annex-II**.

MAINTENANCE OF EXISTING BUILDINGS

Pak PWD is maintaining all federally owned and administrated buildings in Pakistan. These include Minister's Enclave, Residences in Awan-e-Saddar at Islamabad, Chamba House, Lahore, Qasr-e-Naz, Karachi, State Guest House at Lahore and Karachi, various offices, buildings like Federal Public Service Commission, Supreme Court of Pakistan, Federal Shariat Court of Pakistan, Shaheed-e-Millat, and Central Board of Revenue. Pak.PWD, also maintain residences of Judges and Federal Government Employees various residential colonies like Pak, PWD & C.G.S, Colony Quetta, Supreme Court Judges Colony and federal Lodges all over Pakistan. Financial Grant for Year 2021-22 was Rs. 733,790,000/-, Actual Expenditure was Rs. 733,076,970/.

PUBLIC WORKS DEPARTMENT
YEAR BOOK 2021-2022
(PERTAINING TO WEST ZONE)

1. Achievements during the Year 2021-2022;

Various numbers of Projects have been undertaken during the year 2021-2022. Some of the projects which have been completed during the year are:-

Sr. No.	PSDP 2021-2022 Sr. No.	Name of the Project
1	396	Community Based Development Schemes for Installation of Tube Well & Community Solar Energy System for various Killis of Districts Loralai & Ziarat.
2	421	Development Works in various Killis of District Washuk.
3	439	Provision of Solar System for domestic use of people of District Chaghi (Solar Kits 2,630) (SB).
4	443	Widening / Re-carpeting of Road from Noorani Cross to Sharine Hazrat Shah Bilawal Noorani District Lasbela 48 KM.

2. PUBLIC SECTOR DEVELOPMENT PROGRAMME (PSDP 2021-22);

The Details of projects which were undertaken during 2021-22 are given below. Some of these projects got completed during 2021-22 while others continued as per allocation of the year 2022-23.

Sr. No.	PSDP Sr. No.	Name of the Project	Total Cost (Rs. in Million)	Actual Expenditure (Rs. in Million)	Original Allocation 2021-22 (Rs. in Million)	Financial Progress (%) as on 30.06.2022	Physical Progress (%) as on 30.06.2022
1	403	Construction of Black Top Road from NH-40 Kuchaki Wadh to Kharan Road	403.581	122.877	153.595	67%	87%
2	404	Construction of Black Top Road Killi Thal, Killi Kochi, Killi Taddari and Killi Kanrah Ziarat / Kochkoda to Killi Shamby, District Duki	372.750	120.000	150.000	55%	62%
3	407	Construction of Building for Girls College at Kachi Baig, Saryab Road, Quetta	400.000	49.850	49.850	24%	29%
4	411	Construction of Library at Saryab Road, Quetta	60.000	15.000	25.000	41%	65%

5	413	Construction of Office & Residential Accommodation for IB at Khuzdar	92.356	000.00	100.000	95%	96%
		Construction of Office & Residential Accommodation for IB at Gwadar	86.277	000.00	000.00	0%	0%
		Construction of Office & Residential Accommodation for IB at Turbat	78.660	000.00	000.00	56%	60%
6	414	Construction of Black Top Road from Hazar Juft to Essa Chah, District Noshki	252.000	93.611	117.014	90%	95%
7	415	Construction of Black Top Road from Union Council Daak, District Noshki to Chaghi	325.000	108.010	135.013	92%	95%
8	418	Development Schemes in District Kachhi, Jhal Magsi and Naseerabad (17 Schemes)	485.437	100.000	100.000	42%	55%
9	422	Development schemes in District Washuk & District Awaran (03 Schemes)	200.00	124.000	155.000	85%	90%
10	442	Water Supply Schemes for Nokundi, District Chaghi from Pathan Gaz	496.630	100.000	100.000	84%	90%
11	451	Community Based Development Schemes of Installation of Community Home Solar Street Lights in various Killis of District Panjgur	100.000	25.000	50.000	25%	60%
12	452	Community Based Development Schemes for Installation of Community Home Solar System in U/Cs Sothgan and Lagdasht, District Washuk	250.000	50.000	50.000	20%	85%
13	453	Community Based	250.000	50.000	50.000	20%	85%

		Development Schemes for Installation of Community Home Solar System in various U/Cs of District Washuk					
14	454	Community Based Development Schemes for Water Supply in various U/Cs Tehsil and District Jhal Magsi (02 Development Schemes)	284.577	140.000	140.000	49%	70%
15	456	Construction of Black Top Road from Cadet College Jahoo to Sistagan Tehsil Jahoo, District Awaran	74.996	17.160	50.000	23%	40%
16	457	Construction of Black Top Roads, Purana Duki and Rabbat Villages, District Duki	509.711	103.500	207.000	20%	37%
17	458	Construction of 38 KMs Road connecting Dureji Town of Lasblela to UC Taung with 8 KMs link to Talanga Dam in Lasbela	499.849	299.910	499.849	60%	65%
18	460	Construction of Additional Rooms for Government Girls / Boys Primary / Middle / High School at various areas of Mand, District Kech (38 Schemes)	154.777	77.289	154.777	50%	55%
19	461	Construction of Black Top Road Chaghi to Lashkarap, District Chaghi	252.330	90.000	150.000	35%	40%
20	462	Construction of Black Top Road Chinkindik to Maskeechah, District Chaghi	422.083	90.000	150.000	22%	30%
21	463	Construction of Black Top Road from Jori to Soneri, District Awaran	75.000	9.999	50.000	13%	30%
22	464	Construction of Black	93.000	46.500	93.000	49%	51%

		Top Road from Killa Shair Thal, District Duki					
23	465	Construction of Black Top Road from Lundo towards Naag, District Washuk	49.997	29.999	49.997	60%	65%
24	466	Construction of Black Top Road from New Rohjan Jamali VIA Old Rohjan Jamali to village Ghaibi Khan Mandrani Orangabad and Village Soomara, District Jaffarabad	199.875	119.927	199.867	60%	65%
25	467	Construction of Black Top Road from Patk to Shireza, District Washuk	50.000	30.000	50.000	60%	65%
26	468	Construction of Black Top Road Lashkarap to Naloop, District Chaghi	250.000	90.000	150.000	36%	40%
27	469	Construction of Black Top Road from CPEC Kharan Yak Mach Road to Gul Karmagai, District Washuk	50.000	30.000	50.000	60%	65%
28	470	Construction of Black Top Road from Deli Kalaagan to Purpat, District Washuk	49.996	29.998	49.996	60%	65%
29	471	Construction of Black Top Roads at District Harnai, Ziarat and Loralai (30 KM)	400.000	100.000	20.000	24%	40%
30	478	Construction of Road from Rodbun to Gomazi 23 KM, District Kech	288.997	0.028	273.899	0%	0%
31	484	Cutting, Leveling, Dressing and Converting it into Jeepable Surface from Garharo to Barront, District Washuk	49.997	24.999	49.997	50%	55%
32	488	Development Schemes in Ghas Karh, Hathyari, Jhal Magsi City, District Jhal Magsi (03 Schemes)	264.389	74.100	130.000	28%	40%
33	489	Development	420.376	131.100	230.000	31%	40%

		Schemes in Thambo & D.M. Jamali, District Naseerabad (02 Development Schemes)					
34	492	Establishment of Bibi Bazar at Mand, District Kech	71.324	0.032	71.324	0%	5%
35	504	Re-habilitation / Re-construction of Lal Mandir Bridge Damaged in Floods of 2010, District Jaffarabad	26.520	13.259	26.520	50%	50%
36	505	Re-habilitation / Re-construction of Taj Pur Bridge Damaged in Floods of 2010, District Jaffarabad	23.862	11.932	23.862	50%	50%

3. DEVELOPMENT SCHEMES

Pak PWD is also entrusted with execution of development schemes. During the past years various schemes have been executed under PWP-I, PWP-II, MDGs, SDGs & now under SAP. A summary of schemes executed under SAP-2021-22 under West Zone is given below:

Province	Approved Schemes	Approved Cost (Rs. in Million)	Amount Released (Rs. in Million)	Expenditure (Rs. in Million)	Completed	In Progress	Not Yet Started
Balochistan	137	469.485	206.457	206.360	78	-	59
Total	137	469.485	206.457	206.360	78	-	59

4. MAINTENANCE OF BUILDINGS (OFFICIAL & RESIDENTIAL) UNDER WEST ZONE.

Various Divisions under West Zone, are also carrying out the maintenance of Official Building and Residential Accommodation falling under the jurisdiction of this Zone, such as; NAB, Quetta, FIA, Quetta, GSP, Quetta, Supreme Court of Pakistan Bench Registry, Quetta, Federal Shariat Court, various Government Owned Flats, Houses and Federal Lodges, Quetta and many other buildings. The detail regarding total Allocation, Release and Expenditure for the said purpose is attached at **Annex-III**.

Statement Showing the Year Wise Allotment / Expenditure Incurred on Government Owned Building i.e. Office / Residential for the Year 2021-2022 in respect of West Zone

Year 2021-22			
	Allotment	Release	Expenditure
Office Building	150,000	150,000	150,000
Residential Building	150,000	150,000	150,000

PUBLIC WORKS DEPARTMENT
YEAR BOOK 2021-2022

(PERTAINING TO CENTRAL ZONE)

1. COMPLETED PROJECTS DURING 2021-22 IN RESPECT OF CENTRAL ZONE, PAK PWD, LAHORE.

- Rehabilitation of Road from Lahore Road (ADA 10 MILE) to Faisalabad Road (46 ADA) VIA 29 Jhall 36 Pull 41/SB & 45/SB with link Road 35/SB & Chaks District Sargodha
- Construction of Office Building for Jhang (Inland Revenue).
- Construction of Triple Storey Living Barrack for 192 ASF Personnel alongwith Mess Recreation Hall at Multan Airport.
- Construction of Double Storey Ladies Hostel with Provision of Third Storey along with Mess, Recreation Hall and allied Facilities at AIIAP Lahore (53 x Ladies Staff).
- Construction of International Hostel and Class Rooms at DOT Complex, Allama Iqbal Town, Lahore.

2. MAINTENANCE OF EXISTING BUILDINGS (OFFICIAL & RESIDENTIAL) UNDER CENTRAL ZONE ARE AS UNDER: -

- Judges Residences.
- Accountant General's Office, Lahore.
- Buildings of Federal Board of Revenue.
- Buildings of Intelligence Bureau.
- Buildings of Survey of Pakistan.
- Buildings of Geological Survey of Pakistan.
- Buildings of Federal Investigation Agency.
- USAID Building.
- Islamic Summit Minaret, Lahore.
- Building of State Guest House, Lahore.
- Buildings of Metrological Office.
- Buildings of National Accountability Bureau.
- Federal Lodges at Chamba House, Lahore.
- Wafaqi Colony, Dhana Singh Wala, Lahore.
- Central Government Employees, Colony, Lahore at Wahdat Raod, Lahore.
- Pak PWD, Colony, Wahdat Raod, Lahore.
- Audit Colony, Gulberg-III, Lahore.

3. ONGOING PROJECT UNDER PSDP FOR THE YEAR 2021-22.

Sr.#	PSDP#	Name of Project	Approved Cost	Exp. June 2021	Allocation 2021-22	Physical Progress	Financial Progress
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			(Rs. in Million)	(Rs. in Million)	(Rs. in Million)		
1	2	3	4	5	6	7	8
1	377	Const: / Rehabilitation / Improvement of Roads and Sewerage in different areas of District Bahawalpur (02 Schemes)	352.122	110.643	67.140	60%	50%
2	398	Construction of Bridge Over River Ravi at Mal Fatyana, District Toba Tek Singh.	1,551.00 1,910.737 (Revised)	1,528.664	381.069	93%	90%
3	399	Construction / Rehabilitation of Flood Affected Roads, District Muzaffargarh-I (21 Schemes)	(Revised) 1,950.299	814.390	202.019	80%	52%
4	408	Construction of Carpeted Road from Dhillan Wali Phattak to Aimanabad Town, District Gujranwala and Construction of Carpeted Road from Chahye Wala to Jalhan, District Gujranwala	81.140 (Revised) 321.326	40.140	41.000	85%	23%
5	410	Construction of Industrial area road from G.T road to Qazi Chak including bridges on Bhimer Nallah and Upper Jhelum Canal, District Gujrat-II	1,000 Revised 1,491.553	681.257	402.826	80%	74%
6	416	Construction of Service More Fly Over and Industrial Area link road Gujrat, District Gujrat-II.	717.166	315.527	160.173	65%	63%
7	435	Construction of Musa Khail Tounsa Road (35.4 KM) Stretch to be Constructed & linked with Zhob.	Original 505.501 (M) Revised 2,718.318 (M)	Package-I 1,985.490 Package-II 299.408 Package-III 178.668		Package-I 100% Package-II 93% Package-III 81%	Package-I 100% Package-II 92% Package-III 79%

8	436	Payment of Streets, Solar system in 15- different Areas of NA- 84, Gujranwala	290.000	100.000	190.000	95%	90%
9	444	Widening / Rehabilitation / Construction of 05 Roads in UC Paki Shah, Mardan, UC Namal, UC Kot Chandana, District Mianwali.	359.266	50.000	50.000	45%	28%
10	445	Widening / Rehabilitation / Construction of 07 Roads in UC Shahbaz Khel, UC Rokhri, UC Pai Khel, Tehsil Essa Khel, District Mianwali.	429.138	50.000	50.000	46%	23%
11	446	Widening / Rehabilitation / Construction of 08 Roads in UC Manda Khel, UC Qamar Mashani, MC Kalabagh, UC Ban Hafiz Jee, District Mianwali.	415.972	128.558	50.000	47%	33%
12	447	Widening / Rehabilitation of Road from Quaidabad to Warchha Via Fatehpur, District Khushab.	690.469	146.300	300.000	55%	43%
13	472	Construction of Metalled Road and Bridge in different areas of District Bahawalpur (12 Development Schemes).	157.961	0.000	157.961	70%	65%
14	473	Construction of Metalled Road in different areas of District Bahawalpur (32 Development Schemes)	350.454 Revised 686.522	0.000	426.365	65%	62%
15	476	Construction of Road / PCC/ Tuff Paver / Nallah / Soling / Drain /Culvert/ Sewer Pipe/ Bridge in Tehsil Malkalwal, Phalia and Mandi Bahuddin, District Mandi Bahuddin.	400.000	0.000	400.000	80%	60%

16	477	Construction of Road / PCC/ Tuff Paver / Nallah / Soling / Drain /Culvert in Chak 105, SB and Rukhan, District Sargodha.	298.872	0.000	10.000	98%	99%
17	479	Construction of Roads / PCC / Soling / Infrastructure at Sheikhpura (10 Schemes).	60.000	0.000	60.000	75%	60%
18	480	Construction of Shed and Boundary Wall of Janazgah / Graveyard / Schools in Different UCs of Tehsil Yazman, District Bahawalpur (04 Development Schemes)	54.750	0.000	54.750	45%	45%
19	481	Construction of Soling in different areas of Tehsil Yazman, District Bahawalpur (38 Schemes)	448.943	0.000	300.000	70%	67%
20	482	Construction of Soling in UC-Karampur and UC-Anaiti Tehsil Khairpur Tamaywali, District Bahawalpur (3 Development Schemes).	58.145	0.000	58.145	75%	68%
21	483	Construction of Soling / Nali and Tuff Tile in Different UCs of Tehsil Yazman, District Bahawalpur (14 Development Schemes).	197.100	0.000	147.100	70%	63%
22	485	Development Schemes in Different UCs of District Gujrat-I (60 Development Schemes)	1,030.000	0.000	1,000.000	99%	97%
23	486	Development Schemes in Different Ucs of District Gujrat-II (38 Development Schemes)	830.000	0.000	498.000	75%	60%
24	490	Development Schemes of Infrastructure and Public Works in different UCs of District Gujrat (36 Development Schemes)	981.046	0.000	371.000	57%	38%
25	494	Installation of Filtration Plant in different areas of District Bahawalpur (03 Development Schemes)	68.011	0.000	68.000	98%	96%

26	495	Miscellaneous Development Schemes in Tehsil Kot Momin & Tehsil Sargodha, District Sargodha.	498.000	0.000	10.000	98%	94%
27	496	Provision of Sewerage in different UCs of Tehsil Yazman, District Bahawalpur (09 Development Schemes)	133.590	0.000	104.334	80%	78%
28	500	Rehabilitation & Construction of Road in Tehsil Daska & Pasror District Sialkot (13 Development Schemes)	250.000	0.000	150.000	70%	60%

4. SAP ACHIEVEMENT PROGRAMME, 2021-22 IS AS UNDER: -

(Rs. in Million)

Financial Year	Approved Schemes	Approved Cost	Amount Released	Expenditure	Remarks
2021-22	537	4,615.821	4,478.477	4,237.989	1). Total Schemes = 537 2). Completed = 500 3). In Progress = 6 4). Not Yet Started = 31

PUBLIC WORKS DEPARTMENT
YEAR BOOK 2021-2022
(PERTAINING TO NORTH ZONE)

1. COMPLETED PROJECTS DURING 2021-22 IN RESPECT OF NORTH ZONE, PAK PWD, ISLAMABAD.

(Rs. in Million)

Sr. No.	PSDP Sr. No.	Name Of Project	Total Cost	Actual Expenditure Up 30.06.2021	Actual Release 2021-22	Actual Expenditure 2021-22	Financial Progress (%) as on 30.06.22	Physical Progress (%) as on 30.06.22
1	397	Construction of Policemen Barracks, Police Station, Civil Lines including Prisoner Cell at NAB Hayatabad, Peshawar.	116.600	77.500	25.560	103.060	88%	96%

2	400	Construction of 20 Bedded Hospital at Village Latifal, District Chakwal.	1,020.157	307.000	354.753	661.753	54%	60%
3	401	Construction of Additional Block at Election House G-5/2, Islamabad.	81.680	58.348	23.332	79.572	100%	99%
4	402	Construction of Auditorium Bachelor Hostel and Officer 's Mess for NAB (KP) at Peshawar.	398.860	70.000	100.000	170.000	43%	44%
5	405	Construction of Boundary Wall along with Iron Grills with Security around the Ministers Enclave at F-5/2, Islamabad.	144.372	104.394	39.968	137.827	81%	95%
6	409	Construction of Dhudial Bypass, District Chakwal.	1,027.900	399.999	102.103	502.102	49%	65%
7	413	Construction of Offices for IB alongwith CPEC (Sost, Gilgit, <u>Mansehra</u>).	473.556	25.505	15.000	26.420	5%	12%
8	417	Development Schemes (21) in District Chakwal (NA-65) (Road Schemes).	750.000	350.000	199.790	549.790	70%	80%
9	423	Dualization	11,892.639	9,652.425	200.000	9,852.425	81%	MCRP 100%

		and Improvement of Mandra-Chakwal Road Project. (64-Km) (Revised).						Chakwal By-Pass 45%
10	424	Dualization and Improvement of Sohawa-Chakwal Road Project (66.405-Km) (Revised). ECNEC 30.06.2019	7,980.475	6,969.025	200.000	7,169.025	89%	SCRP 100% Chakwal Add; Road 40%
11	438	Provision and Installation of Pressure Sand Filter Plant & Block Wiring (Voice/Data) at Prime Minister House, Islamabad.	11.270	8.520	2.750	11.270	100%	100%
12	441	Replacement of Unserviceable Elevators at 48 Family Suits Sector G-5/1, Islamabad. (04 Passenger Lifts).	57.740	0	27.108	27.108	70%	70%
13	455	Construction and Improvement of Road Infrastructure at Tehsil Talagang & Lawa District Chakwal (11 Schemes).	265.500	0	132.750	132.750	50%	65%
14	459	Construction of Additional Floors, Provision of Facilities and	199.483	0	50.000	50.000	25%	25%

		Rehabilitation of Pak. PWD Complex, G-9/1, Islamabad.							
15	475	Construction of PCC Road and Infrastructure Development at Different Union Council District Chakwal (08 Schemes).	399.978	0	100.000	100.000	25%	30%	
16	487	Development Schemes in District Rawalpindi.	20.000	0	20.000	20.000	100%	100%	
17	491	Dualization and Improvement of Kallar Kahar to Choa Saidan Shah (28-Km) Feasibility Study.	39.680	0	19.840	5.839	100%	100%	
18	493	Improvement of Road Infrastructure at District Chakwal. (10 Schemes).	225.065	0	112.533	112.533	50%	60%	
19	497	Refurbishment and Rehabilitation of Government Owned Buildings at Islamabad.	1,866.000	0	50.000	50.000	3%	5%	
20	498	Refurbishment of Existing Facilities & Provision of Additional Facilities at PM Staff Colony,	310.000	0	32.202	32.202	8%	14%	

		Islamabad.						
21	499	Refurbishment of P. M. Office, Islamabad.	343.130	0	58.735	58.737	11%	22%
22	501	Rehabilitation & Improvement of Road in District Chakwal (12 Schemes).	374.935	0	169.718	169.718	45%	50%
23	506	Replacement of Existing Outlived and Obsolete Passenger Lifts at Prime Minister's Office, G-5, Islamabad.	172.020	0	75.126	75.126	43%	44%
24	507	Up-Gradation and Refurbishment of 48-Family Suits. Islamabad, DDWP 29.05.2021	69.000	0	30.000	30.000	34%	48%
Total			28,240.040	18,022.716	2,141.268	20,127.257		

2. MAINTENANCE OF EXISTING BUILDINGS (OFFICIAL & RESIDENTIAL) UNDER NORTH ZONE ARE AS UNDER:-

Various Divisions under North Zone are also carrying out the maintenance of Official Buildings and Residential Accommodation falling under the jurisdiction of this Zone such as; Prime Minister's House, Prime Minister's Office, NAB Islamabad, Rawalpindi and Peshawar, Supreme Court of Pakistan, Federal Judicial Academy, Judges Enclave, Minister's Enclave, Federal Shariat Court, Islamabad High Court, Shaheed-e-Millat Secretariat, Various Government owned Flats and Houses at various sectors of Islamabad and many other buildings.

(Rs in millions)

<u>Year 2021-22</u>			
	Allotment	Release	Expenditure
Office Building	46.354	46.354	46.350
Residential Building	330.862	330.862	330.677
Total	377.216	377.216	377.027

3. ONGOING PROJECT UNDER PSDP FOR THE YEAR 2021-22.

(Rs in millions)

Sr. No.	PSDP Sr. No.	Name Of Project	Total Cost	Actual Expenditure Up 30.06.2021	Actual Release 2021-22	Actual Expenditure 2021-22	Financial Progress (%)	Physical Progress (%)
1	397	Construction of Policemen Barracks, Police Station, Civil Lines including Prisoner Cell at NAB, Hayatabad, Peshawar.	116.600	77.500	25.560	103.060	88%	96%
2	400	Construction of 20 Bedded Hospital at Village Latifal, District Chakwal.	1,020.157	307.000	354.753	661.753	54%	60%
3	401	Construction of Additional Block at Election House G-5/2, Islamabad.	81.680	58.348	23.332	79.572	100%	99%
4	402	Construction of Auditorium Bachelor Hostel and Officer 's Mess for NAB (KP) at Peshawar.	398.860	70.000	100.000	170.000	43%	44%
5	405	Construction of Boundary Wall alongwith Iron Grills with Decurity around the Ministers Enclave at F-5/2, Islamabad.	144.372	104.394	39.968	137.827	81%	95%
6	409	Construction of Dhudial Bypass, District Chakwal.	1,027.900	399.999	102.103	502.102	49%	65%
7	413	Construction of Offices for IB alongwith CPEC (<u>Sost, Gilgit, Mansehra</u>).	473.556	25.505	15.000	26.420	5%	12%

8	417	Development Schemes (21) in District Chakwal (NA-65) (Road Schemes).	750.000	350.000	199.790	549.790	70%	80%
9	423	Dualization and Improvement of Mandra-Chakwal Road Project (64-Km) (Revised).	11,892.639	9,652.425	200.000	9,852.425	81%	MCRP 100% Chakwal By-Pass 45%
10	424	Dualization and Improvement of Sohawa-Chakwal Road Project (66.405-Km) (Revised) ECNEC 30.06.2019	7,980.475	6,969.025	200.000	7,169.025	89%	SCRP 100% Chakwal Add; Road 40%
11	438	Provision and Installation of Pressure Sand Filter Plant & Block Wiring (Voice/Data) at Prime Minister House, Islamabad.	11.270	8.520	2.750	11.270	100%	100%
12	441	Replacement of Unserviceable Elevators at 48 Family Suits Sector G-5/1, Islamabad (04 Passenger Lifts).	57.740	0	27.108	27.108	70%	70%
13	455	Construction and Improvement of Road Infrastructure at Tehsil Talagang & Lawa District Chakwal 11 Schemes).	265.500	0	132.750	132.750	50%	65%
14	459	Construction of Additional Floors, Provision of	199.483	0	50.000	50.000	25%	25%

		Facilities and Rehabilitation of Pak. PWD Complex, G-9/1, Islamabad.							
15	475	Construction of PCC Road and Infrastructure Development at Different Union Council District Chakwal 08 Schemes).	399.978	0	100.000	100.000	25%	30%	
16	487	Development Schemes in District Rawalpindi.	20.000	0	20.000	20.000	100%	100%	
17	491	Dualization and Improvement of Kallar Kahar to Choa Saidan Shah (28-Km) Feasibility Study.	39.680	0	19.840	5.839	100%	100%	
18	493	Improvement of Road Infrastructure at District Chakwal (10 Schemes).	225.065	0	112.533	112.533	50%	60%	
19	497	Refurbishment and Rehabilitation of Government Owned Buildings at Islamabad.	1,866.000	0	50.000	50.000	3%	5%	
20	498	Refurbishment of Existing Facilities & Provision of Additional Facilities at PM Staff Colony, Islamabad.	310.000	0	32.202	32.202	8%	14%	
21	499	Refurbishment of P. M. Office, Islamabad.	343.130	0	58.735	58.737	11%	22%	
22	501	Rehabilitation & Improvement	374.935	0	169.718	169.718	45%	50%	

		of Road in District Chakwal (12 Schemes).						
23	506	Replacement of Existing Outlived and Obsolete Passenger Lifts at Prime Minister's Office, G-5, Islamabad.	172.020	0	75.126	75.126	43%	44%
24	507	Up-Gradation and Refurbishment of 48-Family Suits, Islamabad DDWP 29.05.2021	69.000	0	30.000	30.000	34%	48%
Total;-			28,240.040	18,022.716	2,141.268	20,127.257		

4. SAP ACHIEVEMENT PROGRAMME, 2021-22 IS AS UNDER:

Rs in millions								
Province	Approved Schemes	Approved Cost	Amount Released	Expenditure	Completed	In Progress	Not yet Started	Approved Schemes
Punjab / Islamabad	100	1,322.152	1,320.174	1,131.907	90	6	4	100
KPK / Abbottabad	17	488.328	0	0	0	0	17	17
KPK / Peshawar	275	7,575.451	6,877.007	5,615.1999	52	207	16	275
Total;-	392	9,385.931	8,197.181	6,747.1069	142	213	37	392

PUBLIC WORKS DEPARTMENT
YEAR BOOK 2021-2022
(PERTAINING TO SOUTH ZONE)

1. **COMPLETED PROJECTS DURING 2021-22 IN RESPECT OF SOUTH ZONE, PAK PWD, LAHORE.**

- 20 Schemes of CC Metaled Roads Tuff Pavers, CC Roads & Open Drains In Talka Talhar Tando Bago Mali etc, Badin
- 4 Scheme of Metaled Roads In UC-Nindo UC Saman Sarkar Village Abdul Hameed Junejo & Village Lal Bux Nokani etc, Badin
- 8 Scheme of Metaled Roads In UC-Ahmed Rajo UC Falehabad UC Halepoto UC Haji Parliat Valedi UC Malkani Sharif UC Samman Sarkar Aslam Cheanq Otaq etc, Badin

2. MAINTENANCE OF EXISTING BUILDINGS (OFFICIAL & RESIDENTIAL) UNDER SOUTH ZONE ARE AS UNDER:-

3. ONGOING PROJECT UNDER PSDP FOR THE YEAR 2021-22.

(Rs. in Million)

Sr. No.	PSDP No.	Name of Project	Approved Cost	Expenditure	Allocation	Physical Progress %	Financial Progress %	Remarks
1	393	20 Schemes of C Metteled roads Tuff pavers, CC Roads & Open Drains in Talka Talhar Tando Bago Mali etc, District Badin	126.248	25.250	100.998	100%	100%	Work Completed
2	394	4 Scheme of Metteled Roads In UC-Nindo UC Saman Sarkar Village Abdul Hameed Junejo & Village Lal Bux Nokani etc, District Badin	117.805	23.561	94.244	100%	100%	Work Completed
3	395	8 Scheme of Metteled Roads In UC-Ahmed Rajo UC Falehabad UC Halepoto UC Haji Parliar Valedi UC Malkani Sharif UC Samman Sarkar Aslam Cheanq Otaq etc, District Badin	172.775	34.555	138.220	100%	100%	Work Completed
4	406	Construction of bridge over River Korla and 17 KMS road in UC Lohi, District Lasebla, Balochistan.	499.054	250.000	249.054	77%	75%	Work is in progress
5	412	Construction of Office of the NAB Sukkur at Airport road, Sukkur.	255.785	5.000	50.000	20%	14%	Work is in progress

6	419	Development Schemes under PM's Programme in Sindh Hyderabad & Mirpurkhas Division	1,373.441	-	606.296	20%	16%	Work is in progress
7	420	Development Schemes under PM's Programme in Sindh, Larkana, Sukkur and Shaheed Benazeerabad Division	1,887.870	-	832.386	25%	12%	Work is in progress
8	425	Improvement/Re-Habilitation of Different Roads /Streets Including Water & Sewerage System at District East Karachi	217.910	-	217.910	20%	19%	Work is in progress
9	426	Improvement/Re-Habilitation of Different Roads /Streets Including Water & Sewerage System at Various Main Roads & Union Councils, District Hyderabad (City & Latifabad)	1,009.520	-	445.645	25%	12%	Work is in progress
10	427	Improvement/Re-Habilitation of Different Roads / Streets Including Water & Sewerage System at District Korangi, Karachi	62.321	-	62.321	45%	40%	Work is in progress
11	428	Improvement/Re-Habilitation of Different Roads /Streets Including Water & Sewerage System at Various Union Councils District Central, Karachi	124.753	-	124.750	45%	38%	Work is in progress
12	429	Improvement/Re-Habilitation of	1,319.987	-	1,319.290	50%	38%	Work is in progress

		Different Roads /Streets Including Water & Sewerage System at Various Union Councils, District Central Karachi						
13	430	Improvement/Re-Habilitation of Different Roads /Streets Including Water & Sewerage System at Various Union Councils, District East Karachi	606.390	-	606.390	20%	20%	Work is in progress
14	431	Improvement/Re-Habilitation of Different Roads /Streets Including Water & Sewerage System at Various Union Councils, District Korangi / Malir, Karachi	1,450.025	-	1,451.350	35%	25%	Work is in progress
15	432	Improvement/Re-Habilitation of Different Roads /Streets Including Water & Sewerage System at Various Union Councils, District South & West KMC, Karachi	986.661	-	986.660	50%	40%	Work is in progress
16	433	Improvement/Re-Habilitation of Different Roads /Streets Including Water & Sewerage System at Various Union Councils, District West Karachi	155.959	-	155.960	45%	38%	Work is in progress

17	434	Improvement/Re-Habilitation of Different Roads /Streets CC Flooring & Sewerage in District South, Karachi	95.430	-	95.430	25%	20%	Work is in progress
18	437	Providing Water Supply Sewerage Lines Scoping Solar Lights in Various Wards /UC's At Nawab Sha , Mirpurkhas and Sukkur Districts	625.692	-	340.621	42%	18%	Work is in progress
19	448	11 Development Schemes in District Badin	526.326	-	200.000	20%	19%	Work is in progress
20	449	15 Development Schemes in District Badin	332.536	-	150.000	20%	23%	Work is in progress
21	450	19 Development Schemes in District Badin	264.307	-	150.000	30%	28%	Work is in progress
22	474	Construction of Matel Roads at Taluka Lakhi, District Shikarpur Sindh (09 Schemes)	473.000	-	473.000	40%	32%	Work is in progress

23	502	Re-Habilitation /Construction of roads at Hyderabad City (20 Schemes)	436.084	-	436.084	45%	40%	Work is in progress
24	503	Re-Habilitation /Construction of roads at Latifabad , Hyderabad City (06 Schemes)	638.434	-	638.434	70%	43%	Work is in progress

4. SAP ACHIEVEMENT PROGRAMME, 2021-22 IS AS UNDER:

(Rs. in Million)

Financial Year	Approved Schemes	Approved Cost	Amount Released	Expenditure	Remarks
2021-22	709	5,841.008	5,793.908	4,074.837	1). Total Schemes = 709 2). Completed = 514 3). In Progress = 64 4). Not Yet Started = 131

**GOVERNMENT OF PAKISTAN
ESTATE OFFICE**

ARCHIVAL BACK GROUND

Estate Office was established in 1947 with the objective to allot the housing units to the officers and staff of the Federal Government posted at the capital. Head Office of Estate Office is at Islamabad and four regional offices in the provincial capitals that deal with allotment, hiring and leasing of commercial units.

RAMIFICATIONS

The Estate Office performs:

- Maintenance of General Waiting List.
- Allotment of government owned accommodation to Federal Government Servants.
- Recovery of rent of Government Accommodation / Commercial Units.
- Eviction of un-authorized / illegal occupants from Government Accommodation.
- Proceeding of legal cases under various courts of law.
- Allotment of Commercial Units on lease basis.

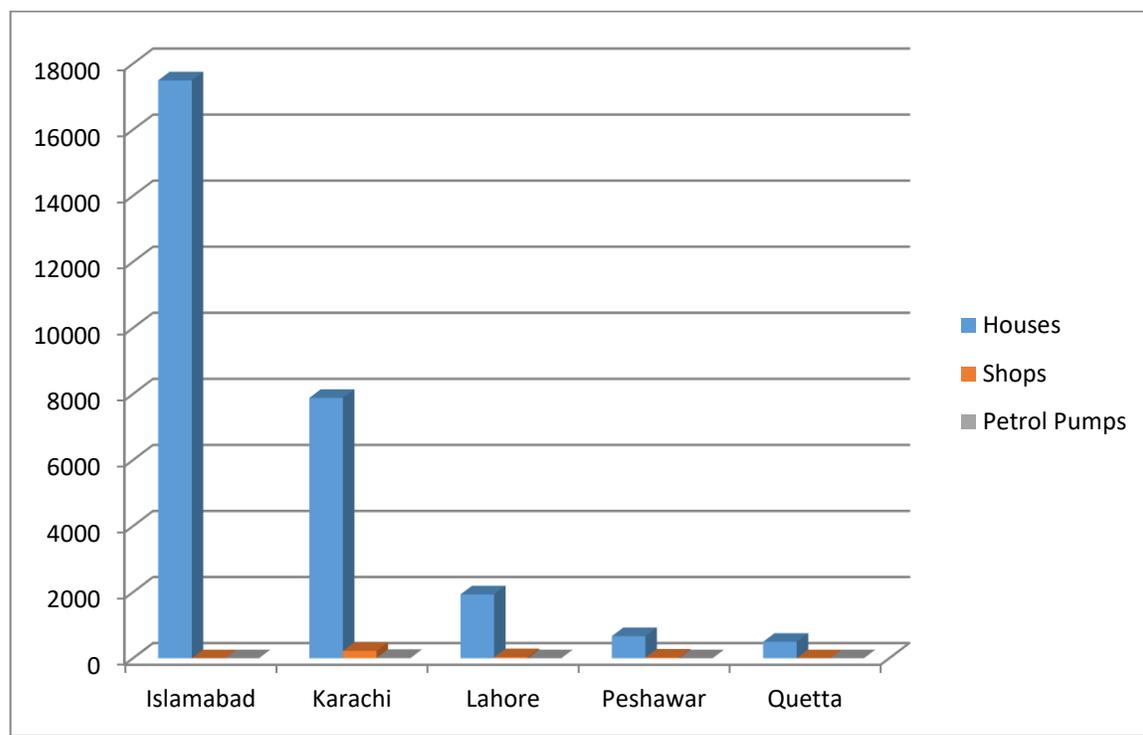
GOVERNANCE

Estate Office is headed by Director General, who is assisted by a team of 30 officers and 326 staff members to perform the official business.

MANAGEMENT SET UP OF RESIDENTIAL AND COMMERCIAL UNITS

Estate Office maintained a stock of 28,479 residential units and 282 commercial entities as tabulated below also in graph no: 1.1

Station	Housing Units	Commercial Units	
		Shops	Petrol Pumps
Estate Office, Islamabad	17,496	00	00
Estate Office, Karachi	7,882	221	09
Estate Office, Lahore	1,934	32	00
Estate Office, Peshawar	669	20	00
Estate Office, Quetta	498	00	00
Total	28,479	273	09



Graph No. 1.1

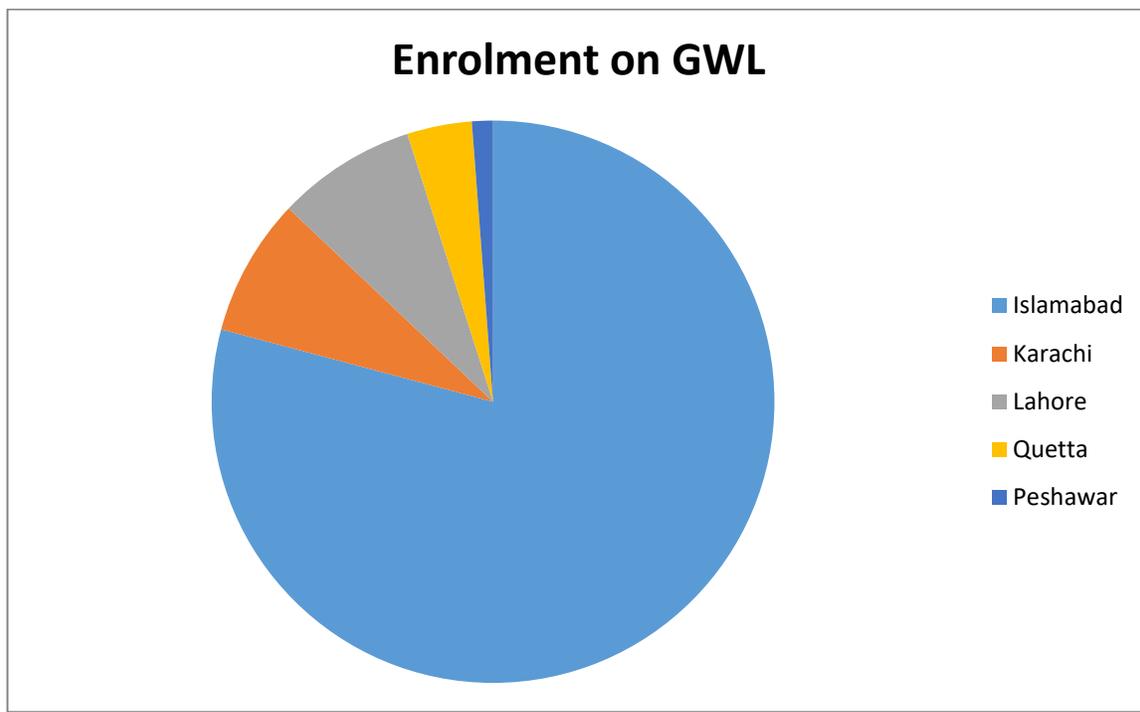
COORDINATION OF ESTATE OFFICES

All the Estate Offices are interlinked via Website. The launching of web portal engraves the data on the digitally imprinted GWL for FGS and execution of the record of allotted Government Accommodation along with rent recovery.

ALLOTMENT POLICY

Allotments from General Waiting List are made to the senior most Federal Government Servants on the basis of seniority from the date of their registration under rule 7 of Accommodation Allocation Rules, 2002 by Estate Office. The details of registered Federal Government Servants in each station in the fiscal year 2021 – 22 is mentioned below in table also in graph no: 1.2

Sr. No.	Name of station	Enrolment on General Waiting List
1	Islamabad.	3,610
2	Karachi.	930
3	Lahore.	442
4	Quetta.	548
5	Peshawar.	317
Total		5,847



RENT SECTION

The Estate Office has been entrusted with the responsibility to maintain the record of rent recoveries from the occupants of Government accommodation. The Estate office had recovered an amount of Rs. **941.355 million** from all stations as rent of houses during the financial year 2021-22 which is 6.6 million more than the finalized revised budget estimates.

ENFORCEMENT SECTION

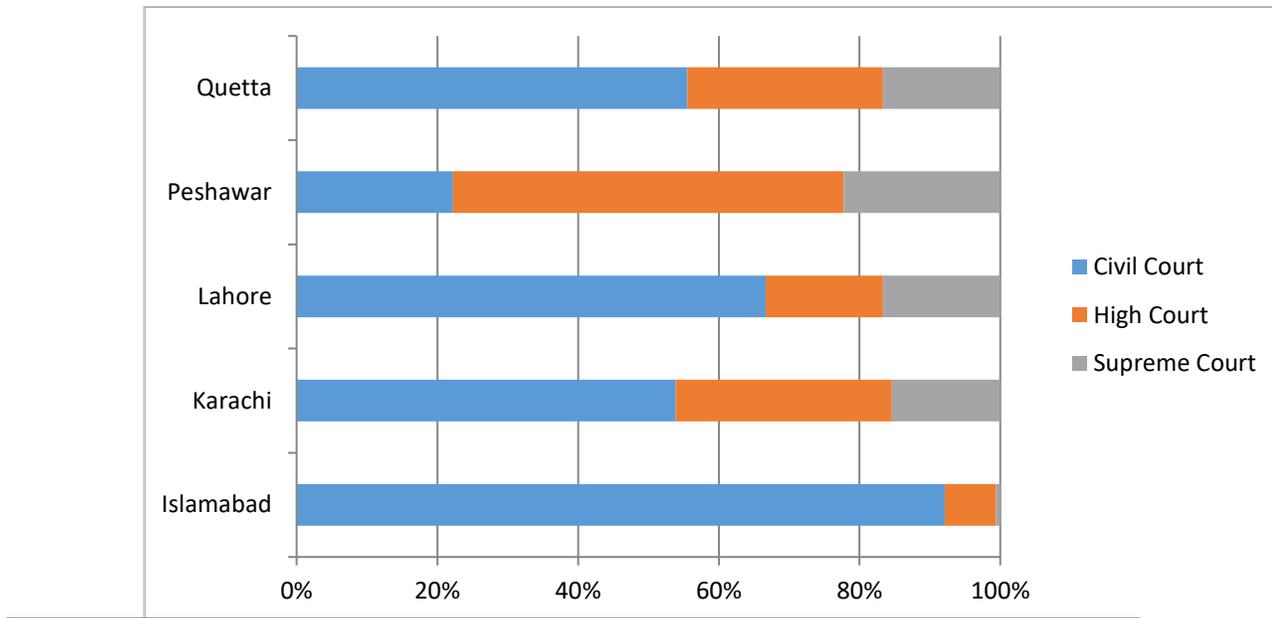
Enforcement branch performs their task as per Building Rent (Recovery & Possession) Ordinance, 1965. With utmost efforts of Enforcement Branch, 474 Government Accommodations were got vacated from unauthorized / illegal trespassers in association with Police / Magistrate houses during the financial year 2021-22.

LITIGATION BRANCH

Estate Office faced fictitious cases to get illegally Government Accommodation and to settle / vacate such kind of the cases. Litigation Branch has performed their meritorious work under supervision of Assistant Director (Estate). Details of dismissed court cases in various kinds of courts are as under in table also in graph no: 1.3

Station	Detail of Court Cases		
	Civil Court	High Court	Supreme Court
Estate Office, Islamabad	660	45	00
Estate Office, Karachi	4	3	00
Estate Office, Lahore	7	1	00
Estate Office, Peshawar	2	4	00

Estate Office, Quetta	6	2	00
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Graph No. 1.3

PROMOTION OF MERIT AND TRANSPARENCY THROUGH AUTOMATION.

- The performance of the department was below mark prior to 2018. The present government taking cognizance of public grievances has recognized the department.
- The powers of allotments have been developed to Estate Office to reduce number of tiers.
- The formulation of allotment rules of Minister's Enclave, Federal Lodges and Hostels and permanent accommodations have been made.
- One Window Cell has been established in the Estate Office, where the requests of Federal Government employees are being disposed of on the same date.
- In order to promote the merit and transparency, the working of Estate Office has been automated.
- All the Estate Offices have been linked with Web Portal. The facility of online registration has been made available on the Web Portal.
- In order to alleviate the problem of shortage of government owned accommodation, the Federal Government has enhanced the rental ceiling for hiring of private owned accommodation by 25%.
- The Data Bank of Federal Government Office Buildings have been established to assess the present and future needs of the Federal Government Departments.
- More than 18 Federal Ministries have been accommodated in the newly inaugurated KOHSAR BLOCK, thus, resulting in saving of an expenditure of Rs. 600 million per annum on hiring of private owned accommodations.

Government of Pakistan
Ministry of Housing & Works
Federal Government Employees Housing Authority



Introduction

Federal Government Employee Housing Authority (earlier FGE Housing Foundation) was established as a cell in the Ministry of Housing & Works in 1989. Later on, it was registered with Security and Exchange Commission of Pakistan as a Public Limited Company in March 1990 under Companies Ordinance, 1984. The erstwhile FG Employees Housing Foundation had established as Federal Government Employees Housing Authority (FGEHA) through Ordinance promulgated on 12th July, 2019 by the President of Pakistan. Subsequently, Federal Government Employees Housing Authority Act was passed through Parliament on 15th January, 2020.

Objectives

Federal Government Employees Housing Authority has been established for the purpose of planning and development of housing schemes for serving and retired Federal Government employees and other specified groups.

Financial Outlay

FGEHA is self-finance organization and does not get any funds from government exchequer. However, as per FGEHA Act Section 11 (d), FGEHA can accept fund/donations if offered by Government.

FGEHA does not possess sufficient funds for purchase of land in advance. Hence, down payment is collected from its members at the time of launch / announcement of housing schemes. Amount collected from allottees is used for purchase of land, development/construction works and other activities related to projects.

Management of FGE Housing Authority

The FGE Housing Authority consists of two tier management;

i. Executive Board

Executive Board shall have power of general administration and controls the affairs of FGE Housing Authority. Executive Board is headed by **Federal Minister for Housing & Works** with following members:

- a. Secretary (Ministry of Housing & Works)
- b. Additional Secretary (Ministry of Housing & Works)
- c. Draftsman (Law & Justice Division)
- d. Senior Chief (Planning Commission)
- e. Senior JS (Finance Division)
- f. Chief Commissioner (ICT)
- g. Chairman (CDA)
- h. Managing Director (PHAF)

- i. Director General (Pak. PWD)
- j. Director General (Secretary EB, FGEHA)
- k. Chief Engineer (FGEHA)

Seven (07) meetings of the Executive Board were held during the period from July, 2021 to June, 2022. Decisions taken in these minutes were uploaded on web portal of FGEHA and conveyed to the concerned wings for implementation.

ii. **Management of FGE Housing Authority**

Operational affairs of FGE Housing Authority on day-to-day business are managed by different wings under the administration of Director General (FGEHA). Wings of FGEHA are Administration, Coordination, DC/LAC Estate, Enforcement & Vigilance, Finance, IT, JVPs, Land, Law, Maintenance, Planning, Project Directorate (Karachi), Revenue and Staff.

Housing Schemes (Completed):

In line with its aim and objective, FGEHA has launched several housing schemes from time to time on age-wise seniority basis, to eradicate shelterlessness among Federal Government Employees as decided by the Executive Committee / Executive Board. FGEHA Authority has allotted 22,642 plots/housing units/apartments to FG employees till 2005 since its inception. All schemes are completed in respect of allotments. The details are as under:

S. No.	Housing Scheme	Year	City	Sector	Plots / Apartments
1	Phase-I (Houses / plots)	1989	Islamabad	I-8, G-11	2,955
2	Phase-II	1992	Islamabad	D-12,E-12,I-8,G-11	2,941
3	Karachi scheme (Plots / Apartments)	1994	Karachi	Gulzar-e-Hijri	956
4	Ragi Model Township	1995	Peshawar	Township	1,125
5	Special Allocation	1996	Islamabad	D-12,E-12,I-8,G-11	481
6	Phase-III	1996	Islamabad	G-13, G-14/4	7,509
7	Phase-IV	2004	Islamabad	G-14/1,2,3	5,486
8	Phase-V (Apartments)	2005	Islamabad	G-11	1,189
Total					22,642

Membership drive

Membership Drive-I on “First Come First Serve basis” was launched with the approval of then Prime Minister of Pakistan in August-2009. Almost 36,000 members got registered themselves under Drive-I from Aug-2009 to Feb-2014. **Membership Drive-II** on the basis of “age-wise seniority” was started in April, 2015 with the approval of then Prime Minister of Pakistan which is still going on and around 135,000 members registered so far.

ENFORCEMENT AND VIGILANCE WING

- a. **Anti-encroachment Clearance operations:** Beside numerous minor anti-encroachment operations in commercial and residential areas of G-13 and G-14, the Enforcement Wing in collaboration with

the Land Revenue Wing and DC/LAC conducted several operations in G-14/3, G-14/2 Thalla Sayedan, Clearance of 802 (Thalla Road) and G-15/3 for asphalt carpeting of main double road, successfully FIRs were also lodged against the land grabbers/ Encroachers who obstructed the officials during the operations and precious land owned by FGEHA was relinquished.



- b. **Clearance operations in commercial markets:** Numerous clearance operations have been conducted in commercial markets of G-13 and G-14/4 against the encroachments on footpaths and parking areas who have never obtained NOC for use of open space from the Revenue Wing.
- c. **PMDU Complaints:** During the period from January 2021 to October 2022, complaints received through PMDU to Enforcement Wing were resolved and compliance reports were forwarded to PMDU cell (Coordination Wing) of FGEHA.



- d. **Action against grazing Animals:** Entry of grazing animals from nearby villages in residential sectors was a major irritant for the residents of sector G-13 and G-14. Due to increase in Patrolling, this irritant has been controlled effectively through impounding animals and imposing fines.
- e. **Provision of Security to Satellite Stations and Side offices:** The satellite stations of FGEHA, where various ongoing infrastructure development projects are under operation, have been provided by security on 24/7 basis through active and vigilant security personnel to Sky Gardens

Project, Kashmir Avenue Apartments, G-13/4, Chaklala Heights, Rawalpindi, Maintenance Office, G13/4, E/M Office (Banni Stop), G13/3 and all the family parks and play grounds built by Maintenance Directorate. Enforcement Wing had also visited and enhanced its vigilance on other project sites i.e. Green Enclave-1, Bhara Kahu, Islamabad.

- f. **Deep Well boring:** Deep Well boring due to scarcity of water was a major challenge to the Enforcement Wing, which has been controlled through effective surveillance.



- g. **General Complaints:** For the speedy redressal of general complaints from the residents, the complaint cell has been working in the Enforcement/anti-encroachment office 24/7 basis.
- h. **Three months Training of Security guards and supervisors:** Training has been given to the security guards and security supervisors including lectures, physical training and drills that enabled them to perform their duties more effectively, especially during anti-encroachment operations.



LAND WING

- The prime function of Land Wing is acquisition and management of acquired land for housing schemes in accordance with provisions of FGEHA Act, 2020 and Land Acquisition Act (LAA), 1894. It also coordinates and work in liaison with local authorities in acquisition of land. Land wing decides rates/price of acquired land on the basis of valuation made by the respective District Price Assessment Committee(s). Services of independent Land Valuator registered with State Bank of Pakistan was hired for assessment of land price in case of Joint Venture projects. Land Wing is responsible for scrutiny and verification of all the requisite documents regarding ownership of acquired/to be acquired land prior to any mutation of land in the name of FGEHA. Land wing is

also responsible for assessment of built-up properties (BUPs) falling in acquired land and make payment of acquired land and BUP(s) to the Land/rightful owners.



- In realization of its pivotal role in FGEHA, Land Wing is tirelessly working to resolve issues pending since decades and to achieve its targets within timelines given by Director General, FGE Housing Authority. During the last one year specially, this Directorate has done a tremendous job and successfully achieved following targets:
- ✓ Door-to-Door assessment of 170 & 106 GIS based BUPs situated in Sector G-14/1 & G-14/2, Islamabad respectively.
 - ✓ Door-to-Door assessment of 100 & 500 illegal BUPs of Sector G-14/1 & G-14/2, Islamabad respectively.
 - ✓ Clearance and possession of more than 500 Kanals of land of Sector G-14/2&3, Islamabad from encroachments.
 - ✓ Door-to-door assessment of around 100 GIS based BUPs situated in Sector F-14, Islamabad.
 - ✓ Demolition of around 500 legal/illegal BUPs of Sector G-14/2&3.
 - ✓ Mutation of land of 6,500 kanals of land of Moza Kathar & Moza Mangal of Sky Garden Housing Scheme.
 - ✓ Demarcation and mutation of land of Chaklala Scheme in favor of FGEHA.
 - ✓ Mutation of land of Sky Line Apartments Scheme in Mauza Bajnial (Near New Airport).
 - ✓ Mutation of land of Lifestyle Residencia Apartments Scheme in Bedian Road, Lahore.
 - ✓ Additionally, Land wing is vehemently conducting frequent operations in Sector G-14 against encroachments/BUPs to clear the area for infrastructure development works.
 - ✓ On the Direction of Competent Authority, the DC/LAC, Land Wing has conducted a Khuli Katcheri in Sector G-14/1 and G-14/2 and met door-to-door with the affectees to resolve land matters.

JVP WING

Total fifty-three (53) joint venture proposals were received and evaluated against following EOI's from 2021. After detailed scrutiny, 35 proposals have been closed being infeasible/no response. 18 potential proposals are still under evaluation. Once the proposals are evaluated, the schemes will be launched after their approvals from the Executive Board, FGEHA. The finalized schemes will help to accommodate registered members of FGEHA. Details of proposals received against EOIs are as under:

EOI No	Advertisement Date	Total Proposals
08	07-05-2021	28
09	12-09-2021	07
10	19-11-2021	02
11	09-01-2022	04
12	22-02-2022	03
13	21-05-2022	04
14	09-09-2022	05

Selection of Transaction Advisor for the projects "International Hospital on Build, Operate and Transfer (BOT) basis in Mauve area, Sector G-13, Islamabad". Complete commercial feasibility report prepared by Transaction Advisor was finalized and presented to Executive Board, FGEHA.

Planning Wing

Planning Wing has always a vital role in any organization, not only in Pakistan, but all over the world. Planning wing besides planning, also oversees the developmental activities, in shape of civil work, building control, demarcation and possession of land/plots/apartments. The basic objective of Authority is to plan schemes according to local Municipal byelaws with affordable prices to registered members. Its achievements are as under:

- **Approval of Lay Out Plan of Commoners Sky Gardens (CSG) Phase-I:** The approval of LOP of CSG situated at Mouza Kathar spanning over an area of 2403.35 Kanal with a total of 1,418 residential plots and 657 commercial plots of various categories was granted on 11-05-2022.
- **Approval of revised Lay Out Plan of Chaklala Heights Residential Apartments:** The approval of the revised LOP of Chaklala Heights was circulated dated 21-04-2022 with a total of 3,144 apartments spanning an area of 509.64 Kanal.
- **Balloting of Category A, B (partial) & D apartments of Chaklala Heights, Rawalpindi:** The computerized balloting of Chaklala Heights was held in June 2022.

- **Balloting of Skyline Apartments, G-15/3 & Park Road Housing Scheme, Islamabad:** The computerized balloting of sub-sector G-15/3, Skyline Apartments, and Park Road Housing Schemes was also undertaken in the calendar year 2022.



- **Approval of Lay Out Plan of Class-III shopping centers in FGEHA-controlled sectors:** The LOP of Class-III Shopping Center No. 01 of sub-sector G-14/3 was granted on 31-05-2022 measuring an area of 9.64 Kanal.
- **Approval of revision of Lay Out Plan of Mauve Areas of sectors G-12, G-13, and G-14/4, Islamabad:** The approval of revision of Mauve Areas of G-12, G-13, and G-14/4 was granted by the Executive Board of FGEHA in its 20th EB Meeting dated 15-02-2022.
- **GIS-based web portal:** To provide the members with real-time updates, a GIS-based web portal has been created where the details of all the schemes located in FGEHA-controlled areas are made online. Furthermore, the latest approved LOPs of the sectoral areas are also available.

IT WING

- In order to take new initiatives, an Office automation process was undertaken with the Implementation of an E-Office, Estate & Finance Management System, Inventory Management System, Vehicle Management System, Litigation Module, Online submission of Registration Forms and Members own Portal, Computerized Balloting System, Inventory & IPC Management System, Mobile app for residents of sectors of FGEHA.
- Resolved almost 3,700 complaints received online from members/allottees in the year of 2021-22.
- Allotment of Plot/Apartment numbers to allottees through in-house computerized balloting system of following schemes.
 - Balloting of Sector F-14/F-15, Islamabad was held on 17-08-2021 for Members of Membership Drive-II to whom plots of different categories on “age-wise seniority” were balloted.
 - Balloting of plots to land owners/affecttees of F-14/15 in November 2021.

- 3rd Balloting of Green Enclave-I to allottees in December 2021.
- 1st Balloting of G-15/3 in April-2022.
- All recruitments process for applying and results announcement in the year 2021-22 by FGEHA were executed through in-house developed Online Job portal.
- Deployed software for online duplicate bill printing of Conservancy, Water and Occupancy charges for the residents of FGEHA Housing Schemes.
- IT Wing has developed various in-house application to digitize the Authority.
 - HR-MIS
 - File Tracking
 - Admitting-Transfers
 - FGEHA Law Portal

Maintenance Wing

- Functions performed by the Maintenance Wing are mentioned as below:
 - Roads/ Streets
 - Parks
 - Water Works
 - Inquiry Office
 - Sanitation and garbage collection
- Issues related to sewerage system
 - Sewerage system of both sector G-13 and G-14/4 have been rehabilitated by FGEHA and are fully operational and functional.
 - To attend day to day complaints regarding sewerage, dedicated team inclusive of Sub-Engineer (sewerage) along with supervisor and sewer man deployed for re-dressal of complaints in an effective manner.
 - Moreover, for specific measure, the flushing units has been purchased for the purpose which is attending multiple complaints every day.
 - As far as construction of sewerage treatment plant (STP) is concerned, which has been approved in Sector G-14/1 (encroached Area as per lay out plan) will be taken in hand after possession of land, preparation of PC-1 and fulfill of an codal formalities.
 - Solid waste collection services in sector G-13 and G-14/4 is in progress. Resultantly, the entire sector are cleaned.
- Water supply issue to sectors (G-13, G-14).

SECTOR G-13

- FGEHA is running water supply distribution system in Sector G-13 through 04 operational tube wells since last 16 years. The overall requirement/demand of Sector G-13, Islamabad for approximately 6,000 units is 1.5 MGD. The capacity of tube wells is approximately 0.5 MGD. The existing underground water is almost non-existence as per various ERS reports, thus, creating panic like situation during peak summer season, wherein demand massively increases. In order to resolve water supply issue of Sector G-13, various short term measures/arrangements and medium term measures have been taken by FGEHA. As a short term arrangement, after detailed street to street survey, almost all damaged and missing water supply pipe lines have been repaired and fixed. All the damaged missing sluice

valves have been repaired/installed. Construction of under water tank capacity 0.2 MGD has been completed along with installation of pumps and lay out HDPE lines.

- All 04 operational tube wells have been connected with 02 MGD reservoir and subsequently through 12” HDPE pipe line connected with 0.7 MGD reservoir and the only over Head water reservoir of such through which water supply was made possible is supplying to all Sub-Sector G-13 in an effective manners since last 02 years.
- Moreover to overcome the stage of water, FGEHA is getting 0.2 MGD water from CDA, G-10/4 Hydrant through water bouzer and 0.2 MGD water from nearby sources in F-13. Filling the underground water reservoir intervals and resultantly, FGEHA has been able to supply water to residents twice in a week for the first time since last 16 years.
- Since CDA is custodian of all operational activities of Khan Pur Dam, Rawal Dam, Simly Dam, FGEHA has been taken up the water of laying of pipe line from Shah ALLAH Ditta repair to Sector G-13 with CDA Authorities. In light of directions of high court, PC-1 and acquisition of land falling in the alignment of proposed Shah Allah Ditta water line under the jurisdiction of FGEHA.

SECTOR G-14/4

- There are almost 700 units completed in Sub-Sector G-14/4. Residents of Sector G-14/4 were fully depended on water bouzer. FGEHA is supplying water through water bouzer on regular basis. However to supply water to the residents of Sector G-14/4 through distribution, following immediate measures have been taken up:-
 - Almost 95% water connections have been provided.
 - Construction of 0.2 MGD under Ground Water Tank completed along with installation of pumps etc.
 - Construction of overhead water Tank 100% completed.
 - Out of total 52 streets of G-14/4, 100% of all damaged line sluice valves missing lines have been replaced / installed.
 - First time water has been supplied through distribution system to sub-Sector G-14/4 residents.
 - Water supply through distribution system will be fully operational after replacing of all damaged / missing lines and water supply as per schedule to residence twice a week is in progress
- Maintenance of Street light of the related sectors / society
 - FGEHA started rehabilitation and infrastructure Developments works in Sector G-13 and G-13/4 with an aim to provide better services to the residents. In this connection, all infrastructure work inclusive of roads, Drainage and sewerage system have been completed in all respect. Installation of street lights in Sub-Sector G-14/4 is 100% completed and have been installed and is operational. In Sector G-13, almost 100% street lights have been installed and are operational.
 - As far as maintenance of street lights is concerned, proper maintenance mechanism has been adopted by FGEHA and E&M Street lights Maintenance Wing is working under Maintenance Directorate. FGEHA dedicated team inclusive of DD (E&M) / (Maintenance), Assistant Director in charge along with supervisor, electrician / wiremen have been deputed to redressal of the complaint in an effective manner. A separate office has also been established in the Sector G-13 for effective monitoring and redressal of complaints in quick manner. Most of the complaints lodged by the residents are addressed within 24 hours
- Parks and Play Grounds in Sector G-13, Islamabad
 - Development of all 12 Parks completed in all respect in Sub-Sector G-13/1, G-13/2 and G-13/3

- Work of all 5 play Grounds (2 Modal Playgrounds) Sector G-13, Islamabad) has been completed in all respect.
- Filtration plant, Enquiry office & Anti- Encroachment Center.
 - Progress on 6 Filtration Plants, 3 Enquiry Offices and Anti-Encroachment center is 100%.
- Rehabilitation and development of 08 Class-III shopping centers.
 - Rehabilitation and Development of 8 shopping centers has been completed in G-13

REVENUE WING

- After the promulgation of FGEHA Act, 2020 the Revenue Wing was established for the purpose to generate and collect revenue from its housing schemes to meet expenditure of the FGEHA and its relevant schemes.
- The Revenue Wing has management and administrative responsibilities for the project's billing, revenue collection and or development of revenue generating activities; recommend policy; formulate procedures; develop goals and objectives; provide supervision over professional and support staff; and develop and administer the directorate budget.
- Responsibilities allow for a high degree of administrative discretion and independence in their execution as per power delegated by Executive Board / Director General. Revenue wing has overall management responsibility for all of the functions, which includes Revenue Collection, Recovery of Property Tax/Water and Allied Charges, Accounting, General Services, Treasury, Accounts Payable/receivable, Field Enforcement and general administration of the Directorate.

Achievements

1. Revenue generated on account of NOC issued to PTCL for internet / TV cable facility in the best interest of residents of G-13 and G-14/4 (**1st time against 0.9 million per annum**).
2. Collection of Occupancy Charges in lieu of Property tax (**125% increase**).
3. Collection of water and conservancy charges (**70% increase**).
4. Collection of Delayed Construction Charges.
5. Issuance/ collection of Trade License Fee (**1st time**).
6. Collection of advertisement/marketing fees (**1st time**).
7. Conducting survey to explore new avenues of revenue generation.
8. Conducted survey of actual built houses/plots in Sectors G-13 and G-14/4 for accurate calculation of Water and Conservancy charges.
9. Conducted survey of commercial properties for issuance of conservancy bills and trade license fee.
10. Revenue generated through trade license fee on the traders of G-13 & G-14/4 (**1st time**).

Technical Wing

Housing Schemes (Stalled schemes)

FGEHA after achieving status of the Authority, consequent to enactment of FGEHA's, Act, 2020, feels more responsible and empowered in putting efforts towards conceiving, launching and executing various housing projects in Islamabad, Lahore, Karachi, Peshawar and other metropolitan centers of Pakistan. These projects are at different stages of construction/development aiming to cater residential needs of Federal Government employees and other specified groups. The details of stalled housing schemes launched by FGEHA are as under:

Infrastructure development work of Sector G-14/2&3, Islamabad

- Infrastructure development of Sector G-14/2&3 work was commenced in September 2012.
- Anti-encroachment operations were conducted in the light of IHC decision for clearance of land and till today 80% of land stands vacated from the encroachers.
- As of today, 75% development work has been completed on available area including road work, sewerage work, drainage work, water supply work, nullah work, culverts, Over Head Water Tank (3 No's) and Under Ground Water Tank (500,000 Gallon).



Green Enclave-I at Bara Kahu, Islamabad.

1. The Housing Authority executed an agreement with M/s Green Tree Pvt. Ltd. on 01-04-2009 for purchase of 3,000 kanals private land at Bara Kahu, Islamabad. Later on, land measuring 3,153 kanals 07 marlas transferred in the name of FGEHA.
2. The Executive Committee of the Housing Authority in its 105th meeting held on 17-03-2009 gave approval of Bara Kahu Housing Scheme with M/s Green Tree (Pvt.) Ltd. The Prime Minister of Pakistan accorded approval of Membership Drive, Phase-I on “first come first serve basis” on 19-08-2009. FGEHA, accordingly, launched Bara Kahu Housing Scheme on 28-08-2009.
3. The Supreme Court of Pakistan (SCP) on a newspaper report, that land was purchased on high price, took Suo-Moto notice in June, 2009. Thus, no further action was taken during the pendency of the said case. The case was disposed off on 27-02-2013 with the order that “no escalation in the project cost on any ground will be allowed and payment of remaining portion of cost of land be clubbed with measurable targets”.



4. Green Enclave-I Housing Scheme remain halted since 2009 to 2019 due various issues, approval problems, land issues and litigation etc. The scheme was re-planned, relaunched and development at site started in December 2019, just few months after, FGEHA becoming an authority through an ordinance in July-2019.



5. The following are details of number of plots in different categories:

CATEGORY	TOTAL PLOTS
I	386
II	583
III	739
IV	845
V	729
Total	3,282

6. Progress of development work was good at the start of work but slow down due to issue of COVID-19. At present, almost 40% development work has been completed and work halted at site due to conflict between FGEHA and Contractor about the progress of development so far achieved and actual work at site. The work will soon be started after settlement/resolution of conflict.



Sky Gardens (Green Enclave-II) Housing Scheme:

1. FGEHF started membership drive for government employees in 2009, for provision of residential plots, on first come first serve basis. 35,932 members registered themselves during the drive. FGEHA continued unturned efforts to accommodate the registered under Membership Drive-I. As first Joint Venture agreement of 3,000 kanals of land of Green Enclave-I, went under litigation in SCP (Suo-

Moto Action), FGEHA requested Land Acquisition Collector (LAC), ICT for issuance of Section 4 notification of 7,000 and 21,000 kanals of land near to Green Enclave-I. LAC, ICT issued notification of 7,000 kanals of land in 2016. FGEHA issued consent letters to all the registered members to deposit Down Payment against their entitlement of plot, so that FGEHA shall pay the initial amount for land award. Out of total registered members, only 15,134 deposited down payment for allotment of plot in Green Enclave-II in 2016. Later on, it was informed that LAC, ICT was restrained by the Ministry of Interior for issuance of Section 4 notification in the area and also cancelled the previous land measuring 7,000 kanals. Then FGEHA explored various options for acquiring of land, and developing housing scheme for the aforementioned registered members, including through Public-Private Partnership (PPP) mode. A Joint Venture Policy was approved by the Federal cabinet in 2016 which facilitated the PPP model.

2. Under the PPP model and in line with the JV Policy, a Joint Venture (JV) Agreement between Federal Government Employees Housing Authority (FGEHA) and M/s Commoners Sky Garden (Pvt) Ltd (CSG) was signed on October 11, 2019 for land measuring upto 11,000 Kanals; out of which 6,000 kanals was to be provided, by the JV partner in the first phase, as Part A; and another 5,000 kanals of land was to be provided later as Part B in two Mouzas of Tehsil Murree i.e. Mauza Kathar and Mauza Mangal. Following the signing of the JV agreement, land measuring approximately 6,021 Kanals was mutated in the name of FGEHA (1,935 Kanals in Mauza Kathar and 4,086 Kanals in Mauza Mangal). As per the JV agreement, share of FGEHA and that of the JV partner, in the project, was as given below:

Organization	Residential Quota (%age)	Commercial Quota (%age)	Amenities Quota (%age)
FGEHA	70	55	100
M/s CSG (Pvt.) Ltd. (JV Partner)	30	45	0

3. The project remained stalled due to an inquiry by NAB which was initiated in the light of the Honorable Supreme Court's order dated 4-5-2018 in Crl.org.57/2015, on the issue of *shamilat* and encroachment on forest lands. On 17th December, 2020 NAB conveyed to FGEHA that it had concluded its enquiry on land in Mauza Kathar and accordingly gave NOC for FGEHA to proceed further on the project in Mouza Kathar land. However, enquiry continued on Mouza Mangal land.
4. FGEHA's Executive Board in its 20th meeting held on 15th February, 2022 gave approval of project in Mauza Kathar only, as the said Mauza had been cleared by NAB. Consequently, FGEHA signed an addendum to JV Agreement reducing the scope of work to land in Mauza Kathar only (2,304 Kanals: 1,933 Kanals, which was initially transferred after signing of the JV agreement, plus another 470

Kanals approximately). Layout plan was approved on 2,403 Kanals, and construction agreement was signed with the JV partner on 21st June, 2022.

5. The inquiry on Mouza Mangal was concluded by NAB in May, 2022. Accordingly, the agenda was placed before the EB. The Board revoked its earlier decision of reducing the project scope to Mauza Kathar, and decided to include Mauza Mangal land in the project, as was conceived in the original JV agreement signed on 11th October, 2019. Also, the Board granted permission to FGEHA to sign a 2nd addendum to the JV agreement for this purpose.

Park Road at Housing Scheme, Islamabad

1. Park Road Housing Scheme was launched in November, 2017 on the directions of the SCP on parity basis between FGEHA and SCBAP. The award for acquiring land in Tamma & Mohrian was announced on 17.08.2018 as under:

Village	Acquired area K - M	Rate in Rs. (per Kanal)
Tamma	2,024-03	Rs. 4,000,000/-
Mohrian	6,107-12	Rs. 1,725,000/-
Total	8,194-15	

2. The affectees of the said Mouzas filed Writ Petitions in the Islamabad High Court, Islamabad by challenging the acquisition of the said mouzas.
3. The matter regarding taking over possession of Park Road scheme remained pending before Honorable Supreme Court of Pakistan from October 2018 to 28th October, 2020. During the pendency of the matter before the Honorable Supreme Court of Pakistan, the Court directed both the affectees of the said villagers as well as FGEHA to look into an out of court settlement on the issue of compensation.
4. SCBA Land Supervisory Committee headed by Honorable Mr. Justice Baqir Maqbool was formed and meetings between FGEHA and the Committee were held.
5. The above said awarded land stands mutated in the name of FGE Housing Authority. In the above mentioned land of Moza Mohrian, SCBAP's share is 4,100 Kanals while FGEHA's share is 2,070 Kanals. SCBAP has no share in Moza Tamma.
6. The Scheme was inaugurated by the Honorable Mr. Chief Justice Gulzar Ahmad on 30-09-2021.
7. A Land Supervisory Committee headed by the then sitting judge Honorable Mr. Justice Maqbool Baqir after holding meetings with the stakeholders, decided a rate of Rs.3,400,000/- per Kanal (Rs.1,725,000/- Award amount plus Rs.1,675,000/- against easement for possession) for Moza Mohrian including 15% necessary acquisition charges. FGEHA's Executive Board has also endorsed proposed rate of the said Land Supervisory Committee in its 22nd Meeting dated 03-08-2022 which will be applicable on whole Moza Mohrian.

8. As of now, statements for almost 800 Kanal land have been recorded in FGEHA and payment thereof to the respective landowners has also been released.
9. For Land Sharing, Fardat of around 800 Kanal land of SCBAP's share have been received out of which 616 Kanals stand cleared and remaining are under process.

Sector F-14 / F-15 Housing Scheme, Islamabad

1. Housing Authority launched Membership Drive Phase-II for registration of FG Employee and others specified Groups for allotment of plot on the basis of age wise seniority with the approval of PM on 24-02-2015. There was tremendous response and about more than one lac FG employees and other are registered as member in Membership Drive Phase-II. The membership was offered to Federal Government Employees in all categories.



2. The Prime Minister of Pakistan accorded approval of Sector F-14/15 for launching of housing scheme for FG employees on 1st May, 2015 with the direction to follow the “age wise seniority policy” for allotment of plot in sector F-14 and F-15.
3. The notification under Section-4 of Land Acquisition Act, 1894 was issued by the LAC, ICT administration for the acquisition of 10,629 Kanals of Land on 20-05-2015.
4. M/s FWO was selected as contractor for infrastructure development works.
5. As per Master Plan of Islamabad on three sizes of plots can be planned in Sector F-14/F-15 i.e. 500 SQY, 356 SQY & 272 SQY. Therefore, FGEHA planned plots accordingly and issued consent letters to the Category-I (500 SQY), Category-II (356 SQY) and Category-III (272 SQY).



6. Given below are the total plots as per the approved layout plan and Consents / POL letters issued with respect to Sector F-14/15:

Categories	Size	Tentative number of plots	Consents / POL letter issued
I	50 X 90	2,457	2,402*
II	40 X 80	2,259	1,851
III	35 X 70	2,030	1,746
Total		6,743	5,999

* 286 Plots of 50' x 90' has been allocated to P.M Assistance Package for Federal Secretaries

7. The acquisition of land of Sectors F-14/F-15 was challenged by affectees / locals in the Islamabad High Court, Islamabad in 2015 by filling some writ petitions. The said writs were decided on 23-07-2017 against FGEHA. FGEHA filed Intra Court Appeals (ICAs) and the same were also dismissed. The said decisions were challenged by FGEHA in the SCP. The SCP accepted appeal of FGEHA and suspended the decision of the Islamabad High Court. After several hearings, the judgment was reserved on 14-01-2020 and announced on 08-10-2020 in favour of the FGEHA.



8. Honorable Islamabad High Court allowed Land sharing formula, subject to bearing of development cost by the landowners and enhanced the rate of compensation including 15% compulsory acquisition charges.

- ✓ 01 Kanal developed plot in exchange of 04 revenue Kanals of raw land.
- ✓ 01 developed plot of 10 Marla in exchange of 2 revenue Kanals of raw land.

OR

- ✓ Rs. 3.3 million per Kanal for F-14 instead of Rs. 2.0 million per Kanal
- ✓ Rs. 3.8 million per Kanal for F-15 instead of Rs. 2.5 million per Kanal

9. It has been decided in 16th meeting of Executive Board held on 25-08-2021 that all the allottees who have been affected due to land sharing formula, will be allotted plot in Sector F-12/G-12 on priority basis and consents letters will be issued based upon age-wise seniority.
10. Moreover, the Islamabad High Court, Islamabad has suspended the balloting for allocation of plot numbers to the allottees of Sector F-14/15.
11. This order has been challenged by the FGEHA in SCP through a separate CPLA Nos. 5494 & 5495/2021. The SCP has adjoined the petition and referred the case to Islamabad High Court to decide the reserved decision. Thereafter, if required, the FGEHA may approach to SCP in case of any grievance.
12. In pursuance of the order of Islamabad High Court, the quota policy of FGEHA was placed before the Federal Cabinet in its meeting held on 07-09-2021 vide Summary titled” Land Acquisition and Allotment Policy-FGEHA”. The Federal Cabinet referred the matter to a Sub-Committee in order to examine/formulate the allotment policy of FGEHA.



13. On 03-02-2022, the Islamabad High Court has dismissed the ICA No. 527/2016 that “Revised Policy and the scheme to be launched in sectors F-12, G-12, F-14 and F-15 are illegal, unconstitutional and directed the Secretary, Ministry of Housing and Works to place this judgment before the Federal Cabinet within two weeks in order to formulate and frame policies in future in the context of schemes launched under the FGEHA Act or the CDA Ordinance.
 14. Accordingly, on the direction of IHC, the said judgment was submitted to cabinet through a summary dated 16-02-2022 for placement before the Federal Cabinet.
 15. Further, the Executive Board of FGEHA in its 20th meeting held on 15.02.2022 has decided to file appeal before the Honorable Apex court against the impugned judgment. The matter is subjudice at the moment.
- a. **Life Style Residency EHFPRO Apartments in Sector G-13, Islamabad**

1. FGE Housing Authority launched an apartment scheme on two plots measuring 10.10 Acres and 5.27 Acres, for Federal Government Employees on land owned by Federal Government Employees Housing Authority in Sector G-13/1&4, Islamabad in 2016.
2. The apartment scheme was executed through EHFPRO (a special purpose Vehicle (SPV) of Federal Government Employees Housing Authority), a company registered in SECP in collaboration of FGE Housing Foundation and M/s Progressive Motel and Resorts in a Joint Venture mode.
3. Agreement was made on 19-03-2010, whereas, construction agreement was made on 21-09-2016.
4. Total 3,240 apartments are planned. Out of which 1,836 and 1,404 apartments will be constructed in 10 Acres (3B+G+16) and 5 Acres (3B+G+17) respectively in various sizes as per details given below:

Type	Covered Area (SFT)	Parking (SFT)	Total Area (SFT)
A	1,800	250	2,050
B	1,500	250	1,750
C	1,100	250	1,350
D	900	250	1,150
E	700	250	950

5. These will be distributed amongst Federal Government Employees (75% of total apartments) and general public (25% of total apartments).
6. The estimated cost of the Project is Rs.42.213 Billion (Rs.27.507 Billion for 10 Acres and Rs. 14.706 Billion for 5 Acre)
7. On addition of two new Floors, a revised layout has been made. Accordingly, category-wise detail of apartments is as follows:-

Type	Cat.	BPS	Size	No. of Apartments in 10 Acres	No. of apartments in 5 Acres	Total No. of apartments
A	I	20-22	2,050	289	0	289
B	II	18-19	1,750	374	0	374
C	III	16-17	1,350	680	468	1148
D	IV	10-15	1,150	493	468	961
E	V	01-09	950	0	468	468
Total				1,836	1,404	3,240

8. The project offers facilities that cater to contemporary needs of urban living i.e. Lush Green Parks, Generators as backup for Elevators, Community Club, Mini Supermarket, Security System, Auditorium, Day Care Centre for Toddlers, Gymnasium for Fitness, Beauty Salon, Banquet Facilities, Grocery Store along with Maintenance and Garbage Disposal Services.
9. The gray structure is 90% completed. The project is expected to be completed by June 2023 (for 10 Acres) and June 2024 (for 5 Acre).
10. Physical Progress 67.9 % (for 10 Acres) and 7 % (for 5 Acre).



FGEHA PROJECTS AT KARACHI

Ministry of Housing & Works Islamabad applied and acquired land in Scheme-33, Gulzar-e-Hijri, Karachi from Board of Revenue Sindh. In this effect the then Commissioner Karachi allotted land in 1,990 measuring 115.180 Acres, as follows: -

Sector	Phase	Plot Number	Area (Acres)	Phase wise Area	No of plots	Apartment	Shops
18-C	Phase-I	09 to 11	4.770	22.74	219	-	-
24-B		07 to 12 & 14 to 17	17.97			400	37
19-C	Phase-II	09 to 11	6.088	31.387	300	-	-
25-B		07 to 12 & 14 to 16	14.283			-	-
4-C		07 to 18	11.016			-	-
30		02 to 03 & 36 to 65	61.055				
Total			115.180	54.127	519	400	37

STATUS OF 519 PLOTS:

- 1) FGEHA has launched two Housing Schemes i.e Phase-I 219 plots (Sector 24B and 18C) and Phase-II 300 Plots (Sector 25B, 19C & 4C) in the year 1992 and 1996 respectively.
- 2) Afterwards out of total area of 115 Acres of land only 54.127 Acres has been leased and handed-over to FGEHA, Ministry of Housing and Works. On this land, FGEHA has launched two Housing Schemes i.e. Phase-I (Sector 24-B & 18-C) & Phase-II (Sector 4-C, 19-C & 25-B).

KDA SCHEME-33, GULZAR-E-HIJRI APARTMENT'S SCHEME

- 1) The construction of multi-storied apartments for low paid Federal Government Employees (BPS 1 to 16) was launched in 1st May, 2007 consist of two plots each measuring 200' X 250' were reserved for flats as FL and SB of Sector 24-B under KDA's Scheme-33, Gulzar-e-Hijri, Karachi.



- 2) Originally, the project was planned as G+4 with the provision of 278 apartments for Govt. Servants (100 C-Type, 118 D-Types & 60 E-types). The scheme was approved by the Executive Committee in its 88th meeting held on 08-11-2006 and was launched in February, 2007. Subsequently, on the instruction of Ministry of Housing & Works, the project was re-planned with G+7 and G+8 (instead of G+4) increasing the total number of apartments from 278 to 400 in year 2008 to accommodate the precious land with maximum utilization.

Type of apartment	Size of apartment	No of apartment
C-Type	1,250 SFT	100
D-Type	1,050 SFT	118
E-Type	850 SFT	60
Total		278

- 3) It was further stated that 122 remaining apartments out of the total 400 apartments of different categories (28 C-Type, 84 D-Type & 10 E-type) constructed in Sector 24-B were offered to low paid F.G. Employees (BS1-16) in March, 2015.
- 4) The reasons behind poor response were due to the bad law and order situation in Scheme-33 as well as on account of unavailability of Services e.g. Water, Electricity, Sewerage, road infrastructure, gas and Security.

- 5) The project was completed in 2014 and all allotted 400 apartments yet to be leased out after clearance of dues by the allottees. Detail of number of apartments of various types is given below: -

Type	Size (SFT)	No. of apartments
C	1,220	128
D	1,030	202
E	970	70
Total		400

Physical Progress of Utility Provision for Apartments



a. **Electricity Connection:**

- Electrical load has been approved by K-Electric for complete Scheme of 400 Flats and 519 Plots in August, 2016. The apartments now have been energized.
- Phase-3 electric meters have also been installed for apartments.

b. **Gas Connection:**

- FGEHA has applied for Gas connections of 400 flats Scheme in June, 2010 from Sui Southern Gas Company Pvt. Ltd. We have also submitted the formal Drawings & Documents through approved contractor M/s. Industrial Traders on 10th of May, 2011.
- On 25th of February 2015, it has been informed by SSGC, that Government of Pakistan has imposed Ban on new Gas Connection to High Rise Buildings.
- Now BAN has been lifted and Demand Note against Main distribution Line and IMP Line has been paid
- 100% Gas connections work of 400 flats is completed.

c. **Water Connection:**

- FGEHA have applied for water connection of 400 flats scheme in April, 2016 from Karachi Water & Sewerage Board. We have also submitted the formal Drawings & Documents, dated 8th April, 2016.
- Due to acute shortage of water in the city, connections from main trunk transaction lines were banned by the Supreme Court dated 16-03-2017 for High Rise projects. For this purpose, consultation with the concerned personnel of KW&SB were made.
- The Higher Authority of FGEHA has held meeting with the higher officers of KW & SB. In response of that the FGEHA has applied as a fresh applicant in December, 2020.
- Now, the water connection of 400 flats has been installed.

Current Status of apartments

- The M/s. Jalil Ahmed Mahar (Contractor) was appointed for renovation (Color work, pavers work and energize the electric pool of elevation) 400 apartment. The M/S Riaz & Sons Contractor was selected for installation of Passenger Lift.

a. Renovation Of Apartment

The renovation of 3 Blocks (D-1, D-2 & E-1) has been completed out of 5 Blocks of Apartments.

b. Installation of Lift

The M/S Riaz & Sons Contractor has imported all the lift and installation work of Passenger Lift has been completed.

- The process of handing over possession of apartments has started on 10-02-2022.

Apartment Schemes:

- a. The FGEHA has also issued consent / POL letters to employees in different apartment schemes launched in the year 2020. The details are as under: -

S. No.	Apartment Schemes and Location	No of Apartments	Remarks/Status
1	Kashmir Avenue, Islamabad. (Phase-11) (56 Kanals)	1,467	<ul style="list-style-type: none">• Work suspended by the contractor due to Abnormal Price hike in construction material (steel & cement).• Contractor has demanded/ proposed multiple financial facilitation option in order to overcome the price hike / cash flow issues.• Dispute notice given by the Contractor under Clause 67.1.• Arbitration under Clause 67.3 is in process.• The works on all three towers had been commenced

			<p>on 06th May, 2020.</p> <ul style="list-style-type: none"> • The Construction Contract of M/s Kingcrete Builders has been terminated on October 26, 2022. • Total project overall progress achieved is 16%. <ul style="list-style-type: none"> • Tower A Overall Progress 23.92 % • Tower B Overall Progress 19.25 % • Tower C Overall Progress 4.9 % ➤ Earthwork (Excavation in Shale & Rock) 99.9% Completed. ➤ Casting Pile Foundations 100% Completed. ➤ Basement Raft Foundation 76.26% Completed. ➤ Construction of 3 Level Basements 27.7% • The financial progress of the project is 15.6%.
2	Chaklala Heights, Rawalpindi. (508 Kanals)	3,144	<p><u>Phase-I (1352 Apartments)</u></p> <ul style="list-style-type: none"> • Work on 4 packages (Infrastructure + 03 Apartment Packages) is under progress. <ul style="list-style-type: none"> ➤ Infrastructure Progress 45% ➤ Apartments Pkg-1: 2.50% ➤ Apartments Pkg-2: 30.6% ➤ Apartments Pkg-3: 12.91% • Overall Progress 15.46% achieved. • Abnormal Price hike in construction material (steel & cement). • Prolong rainy season of 2020-21, foundation design finalization.
3	Skyline Apartment, Islamabad. (Phase-13) (225 Kanals)	3,945	<p><u>Phase-I (860 Apartments)</u></p> <ul style="list-style-type: none"> ➤ Phase-I on ground progress 22.75%. <ul style="list-style-type: none"> • Earth work 90% • Financial Progress 20.0% • Abnormal Price hike in construction material (steel & cement). • Slow pace of work due to less manpower and resources deployed at site. ➤ Phase-V (Infra structure Work) <ul style="list-style-type: none"> • Physical progress 22.75%. • Financial progress 20.03%.
4	Lifestyle Residency, Badian Road, Lahore. (Phase-14) (75 Kanals)	1,258	<ul style="list-style-type: none"> • Physical Progress-10% • Physical Progress-5% <ul style="list-style-type: none"> ✓ Tower 1 = Excavation 43.1%, Raft Foundation 9%. ✓ Tower 2 = Raft Foundation 80%, Retaining walls 50%. ✓ Tower 3 = Retaining wall 90%, Basement Slab 80%. ✓ Tower 4 = Retaining wall 80%, Basement Slab 25%. ✓ Tower 5 = Excavation 70%, Raft Foundation 60%, Basement Retaining wall 0%. ✓ Tower 6 = Excavation 70%, Raft Foundation 60%, Basement Retaining wall 50%.

			<ul style="list-style-type: none"> ✓ Hudiara Bridge = Revision of Design required from Raft Foundation to Piles Foundation. ✓ SNGPL conn. = Site visit conducted by SNGPL ✓ Electricity conn. = Contractor to higher power consultant for design book preparation. ✓ Abnormal Price hike in construction material (steel & cement). ✓ No significant response from allottees.
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b. With the approval of Federal Cabinet in its meeting held on 07-07-2020, the Sector F-12/G12, Islamabad was allocated to FGE Housing Authority. The details of tentative number of plots and its status are as under:-

S. No.	Housing Scheme	Tentative No. of Plots	Status/Remarks									
1	Sector F-12, Islamabad (750 Acres)	3,500	<ul style="list-style-type: none"> • Acquisition of Land approved by the Federal Cabinet. • As per Aerial survey (Approx) <table border="1" style="margin-left: 20px;"> <thead> <tr> <th>Sector</th> <th>Residential Properties</th> <th>Commercial Properties</th> </tr> </thead> <tbody> <tr> <td>G-12</td> <td>4,100</td> <td>600</td> </tr> <tr> <td>F-12</td> <td>2,400</td> <td>350</td> </tr> </tbody> </table> • PC-II of G-12 & F-12 of Rs.180 million & Rs.134 million respectively approved by DWP on 11-09-2020 and EB on 27-11-2020. • Consultant selected. • Committees of local residents / land owners of all mouza's of G-12 & F-12 constituted. • As per decision of the Cabinet, the CDA has handed over the said land to FGE Housing Authority. • The Land Award for G12 and F12 was issued on 26-04-2021 by the DC FGE Housing Authority Islamabad. • Judgment of Land Award passed by DC, FGEHA. • Federal Cabinet approved on 07-12-2021. • The Rate for Award issued is Rs. 62,90,000+ 15% compulsory land acquisition charges (Total Rs. 72,33,500/-). • Drone Survey of the area conducted. • Digitization of Built up property (BUP's) – 80% completed. • Matter is subjudice in SCP since March, 2022. 	Sector	Residential Properties	Commercial Properties	G-12	4,100	600	F-12	2,400	350
Sector	Residential Properties	Commercial Properties										
G-12	4,100	600										
F-12	2,400	350										
2	Sector G-12, Islamabad. (750 Acres)	6,000										
Total		9,500										

c. The FGE Housing Authority also made MOUs / Agreements with Provincial Governments to plan and develop Housing Schemes throughout Pakistan. The details of G to G projects are as under:-

S. No.	Name of Project Location	Tentative No. of Plots	Progress
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1	Azad Jammu and Kashmir 5 Marla Vilas scheme Rawalakot	100 Villas	<ul style="list-style-type: none"> ➤ MOU signed with Government of AJ&K on 19-06-2021 ➤ PC-II prepared ➤ Consultant hired. ➤ Survey completed. ➤ Initially the apartment project was planned which has now been converted into 5 Marla Vilas as per need assessed in consultation with Government of AJK. ➤ PC-1 amounting to Rs. 712.157 million of the Project was approved from DWP in 27th August 2021 and subsequently endorsed by Executive Board of the FGEHA and Steering Committee in the month of 20th September and 4th October 2021 respectively. ➤ Upon approval from President of AJK, an agreement has been signed on 20-10-2022 for construction of Housing Scheme at Rawalakot.
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d. The revenue generated project of FGE Housing Authority under urban Regeneration policy duly approved by the Federal Cabinet in its meetings held on 18-08-2020 & 15-06-2021 are as under:-

S. No.	Name of Urban Regenerated Projects & its Location	Progress as on October, 2022
1	Federal Government Servants colony, Saryab Road, Quetta, Baluchistan	<ul style="list-style-type: none"> ➤ The Federal Cabinet in its meeting held on 18-08-2020 considered the summary dated 07-08-2020 titled 'Urban Regeneration of Federal Government Servants Colony, Sariat Road, Quetta through Change in Land use by Federal Government Employees Housing Authority (FGEHA) and Pakistan Housing Authority Foundation (PHAF). ➤ The PHAF & FGEHA agreed upon that FGEHA shall carry out execution of the Project wherein PHA shall be given 50% quota of apartments on actual cost basis. ➤ PC-II has been approved by DWP on 06-10-2020 and EB on 27-11-2020. ➤ LOP finalized. ➤ FGEHA hired Ms. NESPAK as consultant, Design and planning, feasibility and PC-1 of the Project was finalized and duly approved by the Executive Board of FGEHA dated 20-09-2021 in its 17th meeting. ➤ Cost of the Project is Rs. 6.7 billion. ➤ Member ship of the Apartments is advertised and launched on dated 17th of January 2022. ➤ Tendering of package 1 & 2 are in process will be completed by the end of February. <p style="text-align: center;"><u>Plan for Development</u></p> <ul style="list-style-type: none"> ➤ Apartments as per local bye laws will be constructed on 26 Acres are as below.

		<p>a. 1123 square foot Type-A, apartment are 540.</p> <p>b. 885 square foot Type-B, apartment are 540.</p> <ul style="list-style-type: none"> ➤ Existing Roads, Public Parks, Schools and Markets will be upgraded. ➤ Sewerage treatment plant and underground water storage tank will be built to fulfill the requirement of water for estimated population (10000-12000). ➤ Commercial area along the Main Road will be built for cross-subsidy of the project. ➤ Total Project Cost Approx. Rs. 6.6 Billion. ➤ The Project has been handed over to PHA-F on October 17, 2022.
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PHA FOUNDATION
MINISTRY OF HOUSING & WORKS, ISLAMABAD
COMPANY PROFILE

PHAF was established in 1999 as Prime Minister Housing Authority (PMHA) with objective to eliminate shelterlessness through development and construction of apartments/ Housing schemes on ownership basis and at affordable cost for:-

1. Low income groups
2. Federal government employees
3. Employees of foundation
4. Other specified groups of people as decided by foundation from time to time.

In 2000, PMHA was renamed as Pakistan Housing Authority and was placed under the administrative control of Ministry of Housing and Works. Subsequently in 2012, PHA was registered with Security & Exchange Commission of Pakistan under Companies Ordinance 1984 under section 42 as NPO with same rights, claims, privileges and other interests, if any of whatever kind of the existing authority i.e. Pakistan Housing Authority.

PROCEDURE OF LAUNCHING OF HOUSING PROJECTS

Since land is prerequisite step for launching of the housing project, PHA-F has established land-section headed by Director (Land) assisted by Deputy Director (Land) and Assistant Director (Land). The Land Section is entrusted to undertake cases with land owing agencies for identification and provision of suitable pockets of land for development of housing schemes.

Once suitable land is provided, the Land-section conducts demarcation in consultation with land owing agencies and concerned revenue authorities. Afterwards, it is provided to Engineering-wing for hiring of consultant to conduct detail feasibility of the land as to ascertain whether the land is feasible for the purpose or otherwise.

Once feasibility is conducted, the Engineering-wing initiates process of hiring of detail design consultant for preparation of PC-I, master/layout plan and other engineering designs/drawings etc. Thereafter, Estate-wing launches membership of the project as to determine the public response towards the said scheme. If PHA-F receives 30% response against the number of units, PHA-F moves on to bidding/tendering process for award of work to the contractors/bidders, who are found successful in the bidding/tendering process. If the response of the public is lesser than 30% of the offered housing units then it is declared as unsuccessful. It is redesigned and offered to the Public again.

SUCCESS STORIES

PHA-Foundation has several success stories since its inception and completed various projects in cities like Islamabad, Karachi, Lahore and Peshawar. It has handed over 24 projects to respective allottees. Till date 6362 apartments/houses have been handed over to the allottees, 6236 apartments are under construction and approximately 18000 apartments/row houses are at its inception phase in Quetta, Peshawar and Gilgit Baltistan.

COMPLETED PROJECTS OF PHA-F (1999 - till date)						
Location	Project	Type	No. of Units	Covered Area (Sft)	Eligibility	
					F.G.	G.P.
Islamabad	G-7/2	B	208	1380	-	100%
	G-8/4	B	152	1310	-	100%
	G-11/4	C	288	1035	-	100%
		D	272	865	-	100%
	G-10/2	D	368	900	268	100
	G-11/3	C	208	1100	-	208
		E	400	700	400	-
	I-11/1	C	252	1,035	-	252
		D	304	940	-	304
		D	104	940	-	104
	POR (Kurri)	Cat-I	117	4272	100%	-
		Cat-II	178	3431	100%	-
		Cat-III	293	1995	100%	-
Lahore	Near UET	C	112	1110	-	100%
		D	184	900	-	100%
	Misri Shah	C	96	1057	-	Punjab Police
		D	80	890	-	
	Nisar Town	B	248	1460	-	HRL *
	Shabbir Town	B	160	1365	-	100%
		D	288	810	-	100%
	Walton Road	B	150	1425	-	100%
	Wheatman Road	C	136	1115	-	Pak Railways
		D	24	880	-	
	Wafaqi Colony	D	60	900	50%	50%
		E	60	700	50%	50%
	Wafaqi Colony (Addtl Blocks)	D	32	900	50%	50%
		E	16	700	50%	50%
	Wafaqi Colony (Executive Blocks)	B	60	1368	-	100%
Karachi	Gulistan-e-Johar	B	304	1295	-	100%
	Gulistan-e-Johar	B	240	1295	-	100%
	Landhi Railway Station	D	368	895	-	Govt. of Sindh
	Landhi PBC	C	128	1125	-	100%
		D	256	870	-	100%
Peshawar	Nassapa Payan, Charsadda Road	C	102	1000	-	100%
		D	114	850	-	100%
Total Completed Units			6362			

ONGOING PROJECTS OF PHA FOUNDATION

1. I-16/3 PROJECT, ISLAMABAD

1. Launched in year 2015-16 for Federal Government Employees & General Public.
2. Infrastructure & Building work was awarded in 10 packages.
3. Anticipated completion date is June, 2023.
4. Site Plot area of 15.06 Acres.
5. Development of infrastructure work (package 1-3) approximately 81% work has been completed.
6. Overall physical progress of the project is 95%.
7. Possession has been offered to (168 allottees) B type Blocks No. 13 to 18 (6Blocks) and rest will be offered in coming month(s).

2. I-12/1 PROJECT, ISLAMABAD

1. Launched in 2015-16 for Federal Government Employees & General Public and awarded in 10 packages
2. Anticipated completion date is December, 2023.
3. Site Plot area of 15-Acres
4. 3200 Apartments of D & E-Type
5. 2400 D-Type (870 Sft) (package 1 to 7)
6. 800 Nos. of E-Type (710 Sft) (packages 8 & 9)
7. Development of infrastructure work (package 10)
8. Over all physical progress is 65%.
9. Accommodation (2 Beds, 2Baths, Living room, Kitchen, store & balcony)

3. PHAF RESIDENCIA, KUCHLAK ROAD PROJECT, QUETTA

1. Launched in year 2020 for Federal Government & Provincial Government Employees along with General Public and work was awarded in 10 packages.
2. Anticipated completion date is June, 2024.
3. Site Plot area of 86 Acres.
4. Development of infrastructure work (package 10).
5. Overall physical progress is 46%.
6. Accommodation 3-Bed Apartments (3Beds, 3Baths, Servant room, Kitchen, store & Balcony).
7. Accommodation 2-Bed Apartments (2 Beds, 2 Baths, Living Room, Balcony & Kitchen).

4. PHAF RESIDENCIA, PESHAWAR

1. PHA-F, M/o Housing & Works has proposed Govt. of Khyber Pakhtunkhwa regarding launching of housing projects on joint collaboration basis (G2G).
2. Subsequently, Govt. of KP has acceded a proposal and approved land measuring 8500 Kanal at Sorazai, Peshawar for the proposed collaboration.
3. MoU was signed between PHA-KP and PHAF-Federal on 11-12-2019.
4. M/s NESPAK was hired as detail Design Consultant in order to conduct detail feasibility of the project, preparation of PC-I, master/layout plan etc.
5. Membership of the project was launched and 26700 people have shown their interest in the scheme.
6. In first phase approximately 8000 housing units were offered/allotted through balloting, wherein, around 1150 housing units were booked.
7. The issue of illegal occupation has been sorted out through a JIRGA by Commissioner Peshawar. Demarcation & topographic surveys are in progress.

5. PHA HEIGHTS, MINAWAR, GILGIT BALTISTAN

1. PHA-F, M/o Housing & Works has proposed Govt. of Gilgit Baltistan regarding launching of housing projects on joint collaboration basis (G2G),
2. Govt. of GB has acceded a proposal and subsequently approved land measuring 130 Kanal at Minawar, Gilgit for the proposed collaboration.
3. The MoU & Framework Agreements were signed between PHA-F & GB Government on 07-09-2020 & 05-10-2021 respectively.
4. PC-II & PC-I approved and around 704 apartments are to be constructed as per PC-I.
5. Membership drive was launched and approx. 1100 members have shown interest in the said projects.
6. Tendering process regarding construction work will be finalized soon.

6. PHAF RESIDENCIA, SARYAB ROAD, QUETTA

- Ministry of Housing & Works forwarded a summary to Federal Cabinet regarding utilization of vacant land measuring 26 Acres under Urban Regeneration Model at Saryab Road, Quetta, which was subsequently approved on 18-08-2020.
- Membership drive has been launched and approx. 2100 members have shown interest in the said project.
- PC-I of the project is in progress.

UPCOMING/FUTURE PROJECTS OF PHA-F

1. HOUSING PROJECTS AT KOWARDO & HUSSAINABAD, SKARDU

- A pieces of land measuring 400 Kanal & 100 Kanal at Kowardo & Hussainabad have been identified by Govt. of GB
- Mutation process of the said land is in process.

2. HOUSING PROJECT AT GWADAR, BALOCHISTAN

- Land measuring 25 Acres has been approved and mutated in the name of PHA-F
- Signing of Lease agreement is in process.

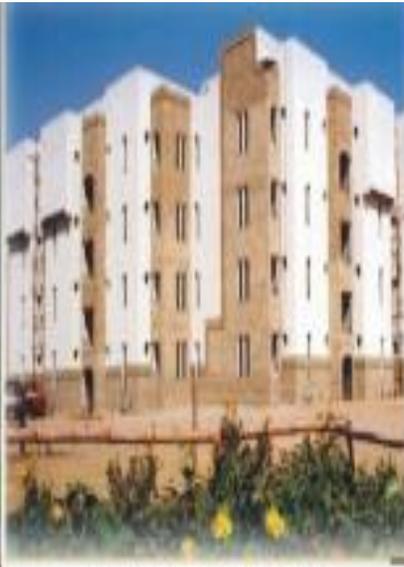
BUDGET DETAILS OF PHA FOUNDATION FOR THE YEAR 2021-22

Descriptions	Estimated Budget 2021-22 (in Rupees)	Actual Budget as on June 30, 2022 (in Rupees)
Operational Budget	569,005,816	474,049,157
Development Budget	13,283,080,301	4,333,038,803
Receipts (Sales Proceeds)	15,744,927,828	3,877,371,555

**PICTORIAL VIEW OF OLD AND ONGOING PROJECTS OF PHA FOUNDATION
I-COMPLETED PROJECTS**



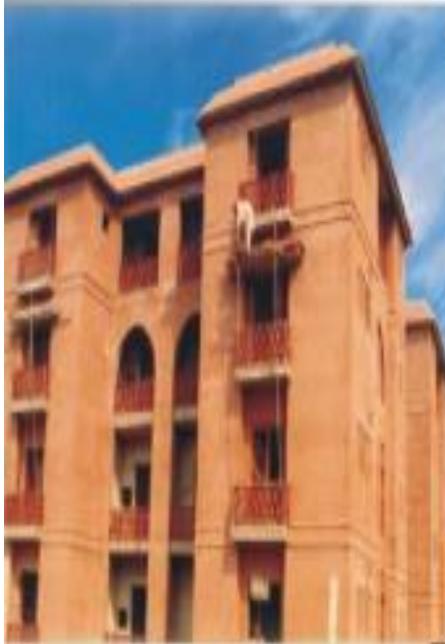
D type railway Landhi Karachi



PBC Landhi Karachi



C & D Type Apartments Misri Shah
Lahore



D Type Aprt. Shabir Town Lahore



Gulistan-e-Jouhar, Karachi



Misri Shah

PICTURES OF PHA-F'S OLD PROJECTS



D Type Apt. Shabir Town Lahore



Apartment, Misri Shah Lahore



Apartments in Islamabad

KURRI ROAD PROJECT, ISLAMABAD



II-ONGOING PROJECTS

I-16/3 Project, Islamabad

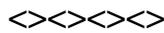




I-12/1 Project, Islamabad



PHAF RESIDENCIA, KUCHLAK ROAD PROJECT, QUETTA





NATIONAL CONSTRUCTION LIMITED

ISLAMABAD

قومی تعمیرکاری کا قومی ادارہ

1. **BRIEF HISTORY.** NC was created in 1978 a Public Limited Company, wholly owned by GOP. Since then NC is operating as a self-sustaining construction company under the aegis of Ministry of Housing & Works. It is a non-budgetary organization which is purely operating on its own, by generating funds through its own resources i.e. by execution of projects. Projects are secured from the open market through open competitive bidding.

2. NC is registered with SECP under Companies Act 1913 (now Companies Act 2017), Pakistan Engineering Council (PEC) and governed by the Board of Directors / Shareholders. The distribution of Paid-up Capital is as follows:-

Share Holding:-

- Government of Pakistan	Rs.	174.139 Million (87.45 %)
- NC Employees Empowerment Trust (BESOS)	Rs.	23.745 Million (11.92%)
- NBP (National Bank of Pakistan)	Rs.	0.750 Million
- NIT (National Investment Trust)	Rs.	0.500 Million
TOTAL	Rs.	199.133 Million

3. NC accounts are audited by the Company's auditors as well as the Federal Audit (Works), Department of Auditor General of Pakistan. The Company has its head office at Islamabad.

4. **OBJECTIVES**

- To generate engineering expertise in handling the classified projects of National importance for Atomic Energy Commission (PAEC), Strategic Projects (SPD) etc.
- To function as an Anti-Cartel Device against the malpractices by Private Sector contractors.
- To develop self-sufficiency in state-of-the-art construction technology and reduce dependence on Western countries.

5. **FUNCTIONS:** The principal activities of the Company are to carry out the business of construction as contractors, consultants, advisors, structural engineers, builders, architects, designers and to engage in other construction activities.

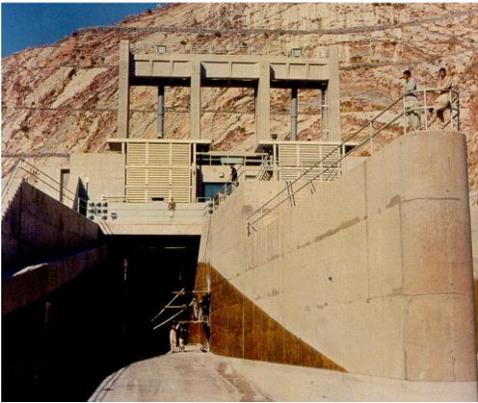
6. **TANGIBLE ACHIEVEMENTS:** NC has completed large number (50+) of classified nature projects for Pakistan Atomic Energy Commission of Pakistan (PAEC) worth nearly Rs. 3500 – 4500 Million. Some major / noticeable projects are:-

- Kundian Nuclear Power Complex, Chashma
- KCP Khushab & Jauharabad
- Strategic Buildings at Nilore, Islamabad
- K-2 KANNUP, Karachi

7. NC played a vital role in construction industry of Pakistan and completed nearly 255 number of projects worth Rs. 22,000 Million (approx.)

8. **State-Of-The-Art Construction Contributions are:-**

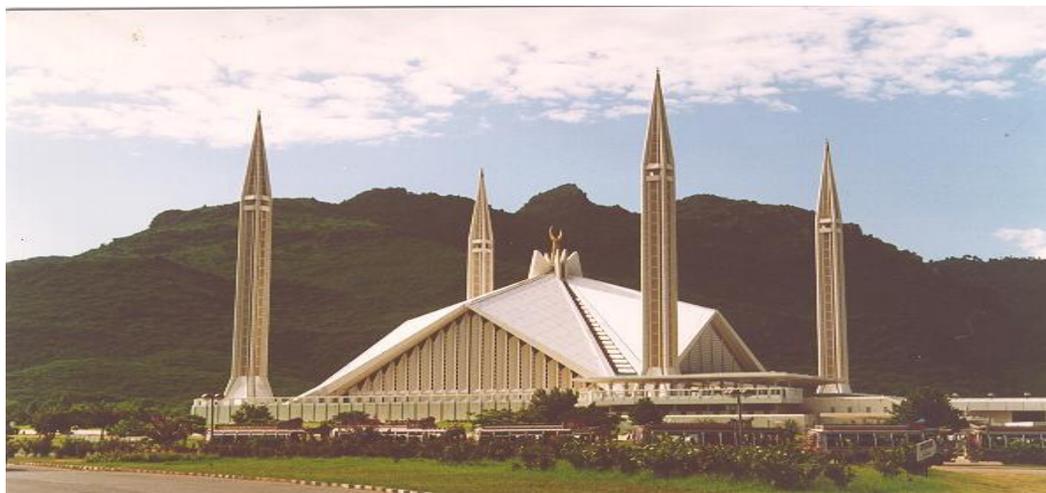
- i. Faisal Mosque, Islamabad
- ii. Mangla Dam Power House
- iii. Tarbela Dam Irrigation Tunnel
- iv. System Built Housing by using Outinord System of Constructions
- v. Civil Works of Pakistan Steel Mill & National Oil Refinery Karachi
- vi. Small Hydel Power Stations in Northern Areas/GB



Tarbela Left Bank Irrigation Tunnel



COMSATS Institute of Information Technology



Faisal Mosque Islamabad

9. **CURRENT STATUS / PROGRESS.** NC's 89th Board of Directors meeting was held on 13-12-2022 under the Chairmanship of Secretary, Ministry of Housing & Works. After detailed deliberation, BOD unanimously decided in the fate of NC that "*NC should be revitalized to the original vision of obtaining business from open market with due patronage of Ministry of Housing & Works and accordingly passed the Resolution*". Recently, NC has been issued the renewed PEC "No Limit" License and Ministry of Housing & Works have been issued the following:

- i. Comfort letter in lieu of bid bond as per previous practice, this would help to enhance participation of NC in maximum tendering.
- ii. Directions to the sister organizations i.e. PHA-F & FGEHA regarding *award of work to NC on G to G basis* in light of *PPRA Clause 42(f)*.

10. NC is presently playing a vital role in the construction industry and currently engaged on 06 Strategic projects of Pakistan Atomic Energy Commission (PAEC) at Nilore Islamabad, Chashma & Gilgit Baltistan etc. The Company is having total 07 Nos. of projects in hand having **contract value of Rs. 1,844.353 Million** (approx.) out of which the Company has **completed work amounting to Rs. 1,450.77 Million** (approx.) and **Rs. 393.58 Million work is still to be completed.**

11. **FINANCIAL HEALTH.** Audit for the **F/Y 2021-2022** regarding Company's financial position is as under.

- a. The Company executed work worth **Rs. 354.842 Million** during the year.
- b. The Administrative & General Expenses are **Rs. 37.999 Million.**
- c. The Company has earned a Gross Profit of **Rs. 50.078 Million.**
- d. Net Equity of the Company stands at **Rs. 130.855 Million.**
- e. Working Capital i.e. (Current Assets – Current Liabilities) of the Company stands at **Rs. 141.607 Million.**
- f. Income Tax paid to Government Treasury amount to **Rs. 34.416 Million** during the current year. To date the Company has paid total tax amounting to **Rs. 902.178 Million.**

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