



Sindh Building Control Authority

Civic Centre, Annexe University Road, Gulshan-e-Iqbal,
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ATTENTION



Information for the Public

According to Sindh Building Control Ordinance 1979-82, Clause 19 (1), construction/advertising and sale of commercial construction, portion/flat/unit on residential plot is illegal, the person/person involved are guilty of cognizable offense and deserve punishment.

- The Sindh Building Control Authority is taking strict action against illegal commercial constructions/additional floors/portions/flats/units especially on residential category plots, without approval of the building plan/approved plan. A further acceleration has been decided.
- This is to bring in notice inform everyone, private and public, that according to the Sindh Building Control Ordinance 1979-82, the person involved in the illegal constructions of the above category may be punished with imprisonment of 3 years and a fine of 50 thousand rupees or both. While investment, buying and selling and running advertising campaigns etc. in this regard will also be held guilty and entitled to punishment.
- The general public doing investment / banking transactions etc. should know that in this context, the transaction agreements between the contractor/broker and the buyer are against the law and do not have the legal status to stop the demolition process.
- It is informed through this notice that the provision of utility connections in constructions is conditional upon the NOC issued by SBCA (Sindh Building Control Authority). Without this NOC, no government department/agency is authorized to provide connections for electricity, water, and gas. Therefore, utility departments/agencies are bound to disconnect any illegal connections in the above-mentioned building. Additionally, the execution of all leases is also subject to verification by SBCA, and all leases issued without their verification are fraudulent. They should be canceled by the Registrar's office (Sindh) to ensure that effective action can be taken against illegal constructions without any delay. Furthermore, regulatory action should be taken against elements involved in the execution of illegal leases for the complete eradication of unauthorized utility connections.
- Behold! Construction and purchase of portions on residential plots lead to financial losses, calamities, and capital loss.

Director General
SINDH BUILDING CONTROL AUTHORITY

1st Floor, Civic Centre, Annexe Building, Gulshan Iqbal, Karachi

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