



**CAPITAL DEVELOPMENT AUTHORITY
PLANNING WING
Directorate General Spatial Planning**



No.CDA/PLW/RP-2(13)/2018-2020-2022/ 82

Islamabad, 31st March, 2026

Engr. Muhammad Saleem
Deputy Chief Executive,
M/s Bahria Town (Pvt.) Ltd.
Plot # 65, M-R Road, M-Commercial
Bahria Town Phase-8, Rawalpindi

Subject:- DISCREPANCIES IN THE APPROVED LAOUT PLAN OF BAHRIA ENCLAVE-I HOUSING SCHEME, SIMLY DAM ROAD, ZONE-4 (C), ISLAMABAD, SPONSORED BY M/S BAHRIA TOWN (PVT.) LTD.

Ref:- This office letter No. CDA/PLW/RP-2(13)/2018-2020-2022/ 558 & 157, dated 29-12-2020 & 08-4-2022, regarding the subject matter.

I am directed to inform you that CDA approved the Layout Plan of Bahria Enclave-I Housing Scheme sponsored by M/s Bahria Town (Pvt.) Ltd. on **29-12-2020** over an area measuring **12,543.11 Kanals** for **8,828 Residential Plots**. Subsequently, NOC for development of the Scheme was issued by CDA on **8-4-2022**. However, it has been observed that there are **2 LOPs** available in the record of Regional Planning Directorate, CDA, which are quite different from each other. Furthermore, perusal of LOPs shows discrepancies in the Calculation of the Parks/ Playgrounds, Green Areas, etc. to the extent of more than 200 Kanals Shortfall.

2. You are therefore advised to appear in the office of undersigned on **Monday, 06-4-2026, at 09:00 AM**, along with the Consultant Town Planner of the Scheme and all relevant record (including original Layout Plan issued by CDA, AutoCAD File of the Scheme), and clear your position regarding the **Discrepancies in the Calculations of LOP and Duality of Layout Plans.**

Encl: As above.

(IJAZ AHMAD SHEIKH)
DG (Spatial Planning)

Copy to:-

1. Member (P&D), CDA
2. Deputy Commissioner, ICT/Registrar Co-operative Societies, Islamabad.
3. DG (B&HC), CDA
4. Dy. DG (Enforcement), CDA
5. Director Building Control (South), CDA
6. Director Housing (Monitoring & Evaluation), CDA
7. Director (EM-III), CDA
8. Director (Regional Planning), CDA
[He is directed to bring all Original Record of the LOP Approvals along with Calculations]
9. Mr. Abdul Haq Brohi
[The then Director Regional Planning, CDA & Signatory of both the LOPs. He is also requested to attend the meeting as aforementioned]

Computer Dte, CDA
Dy. No. 609
Dated 15.11.2023

- 10. Director (I,T), CDA
[It is requested to Upload this Show Cause Notice on CDA Website for Awareness of the General Public & All Stakeholders]
11. Joint Registrar of Companies,
Securities & Exchange Commission of Pakistan, (Companies Registration Office), State life Building, 1st Floor Blue Area, Islamabad
[w.r.t Section-456 of the SECP Act, 2017]
12. Director Staff to the Chairman, CDA
13. DC, CDA/Sr. Special Magistrate, CDA
14. PS to Member (Estate), CDA
15. Master File

DG (Spatial Planning)