



ALL MEMON WELFARE CO-OPERATIVE HOUSING SOCIETY LTD.

Registered Under Co-operative Societies Act. VII of 1925

Plot # ST-04, Sector 13-A, Memon Nagar, Sch.33, Gulzar-e-Hijri, Karachi.

Tel: 021-34656717 allmemonwelfare786@gmail.com

Ref. No. AMWCHS/47/24

Date: 30th April - 24

Respected Registrar
Cooperative Societies Sindh,
Noman Arcade, Mezzanine Floor,
Sir Shah Suleman Road,
Karachi.

RCS KYE NO. 5/2024
KARACHI DATED

Subject: Request for Auction of Commercial Plot - ST-1, Sector 13A

I hope this letter finds you in good health and high spirits. I am writing to bring to your attention a matter of significant importance regarding our property located at ST-1, Sector 13A, measuring 2133 square yards.

In light of the approval obtained during the General Board meeting held on 16th October 2023, and further deliberated upon during the Managing Committee meeting on 30th April 2024, it has been resolved to proceed with the sale of our commercial property through an auction process. Attached herewith is a copy of the resolution passed on 30th April 2024.

Therefore, I am hereby formally requesting your esteemed office to kindly facilitate the auction process for the sale of our commercial plot. We seek your assistance in determining an appropriate date for the auction and appointing a qualified auction officer to oversee the proceedings.

It is imperative for us to conduct this auction with transparency and in strict compliance with the Cooperative Rules and Act. We trust in your expertise and impartiality to ensure a fair and lawful auction process.

Your prompt attention to this matter would be greatly appreciated.

Thank you for your cooperation and support in this endeavor.

Warm regards,

Fayyaz Ahmed
Hon. General Secretary

Hon. General Secretary
All Memon Welfare
C.H.S. Karachi



**GOVERNMENT OF SINDH
OFFICE OF THE REGISTRAR
COOPERATIVE SOCIETIES, KARACHI.**

Mezzanine Floor, Noman Arcade, Sir Shah Suleman Road,
Near Mashriq Centre, Gulshan-e-Iqbal, Karachi

NO.RCS / KYC / 2413 / 2024
Dated : 2/5 -2024

To,

The Honorary Secretary
All Memon Welfare
Cooperative Housing
Society Ltd, Karachi.

Subject: **REQUEST FOR AUCTION OF COMMERCIAL PLOTS 1
SECTION 13 A**

Reference: Your office letter dated 30-04-2024

With reference to your office letter cited above, wherein you have sought permission for auction of the subject plot you are hereby given necessary permission as required under Section 32 (3) of Cooperative Societies Act 2020 you shall conduct auction of the said plot on 26/05/2024 after getting rates from BR and area mukhiarkar.

Mr. Mansoor Habib Sub-Inspector will supervise the proceeding of auction and submit his report to the undersigned for taking further necessary action in the matter

**REGISTRAR
Cooperative Societies,
Karachi.**

C.C to

1. Registrar Cooperative Societies Sindh camp at Karachi.
2. Deputy Registrar Cooperative Societies Karachi.
3. Assistant Registrar Concerned Cooperativ Socieies Karachi.
4. Mr. Mansoor Habib, Sub-Inspector Cooperative Societies, Karachi.

**DEPUTY REGISTRAR
Cooperative Societies,
Karachi.**

ALL MEMON WELFARE COOPERATIVE HOUSING SOCIETY
ST-4, SECTOR 13-A, SCHEME-33, KARACHI
AUCTION OF COMMERCIAL PLOT

In compliance with the Cooperative Societies Act-2020 and with the requisite authorization from the Registrar Cooperatives Sindh, Karachi, as per letter No **RCS/KYC/243/2024**, dated: **02-05-2024**, All Memon Welfare Cooperative Housing Society is pleased to announce the auction of its esteemed commercial plot measuring **2133 Sq. Yards**.

The public auction will commence promptly at **4:00 PM** on Sunday, **May 26, 2024**, at the **Elegant Ball Room**, Add: A-27, Block-4, Gulshan-e-Iqbal, Main Abul Hasan Asfahani Road Karachi. Under the diligent supervision of a representative appointed by the Registrar Cooperative Societies, the auction will proceed.

Prospective participants are cordially invited to obtain a Token Number and acquire a comprehensive copy of the Terms and Conditions governing the auction of the subject commercial plot. This can be facilitated by submitting a non-refundable pay order of Rs. **25,000/-** (Rupees Twenty-Five Thousand only) payable to the All Memon Welfare Cooperative Housing Society Ltd., between the dates of **15.05.2024** to **25.05.2024**, from the society's office.

Interested parties intending to partake in the auction are required to furnish a Security Deposit amounting to Rs. **50,00,000/-** (Rupees Fifty Lacs only) through a Pay Order made payable to the All Memon Welfare Cooperative Housing Society Ltd., no later than **25.05.2024**. This security deposit shall be subject to refund in the event of non-successful bidding. Please note, issuance of only one Token Number per bidder shall be upheld.

The scheduled plot may be inspected on **10.05.2024**, from **12:00 Pm to 4:00 p.m.**

The society retains the prerogative to accept or decline any bid tendered during or post-auction, without obligation to provide reasoning.

For further details, please contact the society office.

HONORARY GENERAL SECRETARY
0213-4656717 / 0335-7762151

Tajara A. 08/05/2024



ALL MEMON WELFARE CO-OPERATIVE HOUSING SOCIETY LTD.

Registered Under Co-operative Societies Act. VII of 1925

Plot # ST-04, Sector 13-A, Memon Nagar, Sch.33, Gulzar-e-Hijri, Karachi.

Tel: 021-34656717 allmemonwelfare786@gmail.com

Ref. No. AMWCHS/56/24

Date: 13-05-2024

The Registrar
Cooperative Housing Societies
Karachi

Subject: Postponement of Auction for Commercial Plot ST-1, Sector 13A Memon Nagar

Dear Sir

I hope this letter finds you well.

With reference to your esteemed office order No RCS/KYC/243/2024, dated 02-05-2024, regarding the auction of our commercial plot, the society management convened a meeting to discuss the matter.

After careful consideration, it has been unanimously decided by the society management that the auction of the commercial plot at st1 Sector 13A Memon Nagar, which was initially scheduled to take place on 26-05-2024, must be postponed. This decision arises from unavoidable reasons that have come to our attention.

In light of this, the society respectfully requests your assistance in rescheduling the auction to a later date. After thorough deliberation, the society suggests that the auction be rescheduled for 30th June of the current year. This date has been chosen as it aligns with the preferences and logistical considerations of the management.

We kindly ask for your cooperation in arranging the auction on the proposed date. Your understanding and support in this matter are greatly appreciated.

Thank you for your attention to this request. Should you require any further information or clarification.

Yours sincerely,

Naeem Habib
Hon. General Secretary
AMWCHS



GOVERNMENT OF SINDH
OFFICE OF THE DEPUTY REGISTRAR
COOPERATIVE SOCIETIES SINDH

Mezzanine Floor, Noman Arcade, Sir Shah Suleman Road,
Near Mashriq Centre, Gulshan-e-Iqbal, Karachi

No. DRCS / KYC / 297 / 2024

Dated: 14/05/2024.

The General Secretary
All Memon Welfare
Cooperative Housing Society
Karachi.

Sub: Postponement of Auction for Commercial Plot at Sector 13A Memon Nagar

Ref: Your Letter No: AMWCHS/ 56 /24 Dated: 13-05-2024

We have duly noted the request for the postponement of the auction of the commercial plot ST-1 Sector 13A Memon Nagar, as conveyed in your correspondence dated 13-05-2024

We are pleased to inform you that, in consideration of the circumstances presented, your request has been approved by this office. The auction has been officially postponed, and the proposed date of 30th June has been duly noted.

We assure you of our cooperation in arranging the auction on the rescheduled date.


DEPUTY REGISTRAR
Cooperative Societies Sindh

Copy Forwarded with compliments for favor of Information to: -

The PA to the Registrar, Cooperative Societies Sindh Camp at Karachi
The Assistant Registrar, Cooperative Societies Sindh Karachi.
Master File.

DEPUTY REGISTRAR
Cooperative Societies Karachi

ALL MEMON WELFARE COOPERATIVE HOUSING SOCIETY

ST-4, SECTOR 13-A, SCHEME-33, KARACHI

PUBLIC NOTICE

Please be informed that the auction of the commercial plot at ST-1 Sector 13-A Memon Nagar, previously announced for 26-05-2024, has been postponed due to unavoidable circumstances. The new date for the auction will be announced in due course through a separate public notice. For further details, please contact the society office.

For inquiries or further information, please contact: 0213-4656717 / 0335-7762151

HONORARY GENERAL SECRETARY

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ALL MEMON WELFARE COOPERATIVE HOUSING SOCIETY
ST-4, SECTOR 13-A, SCHEME-33, KARACHI
AUCTION OF COMMERCIAL PLOT

In the continuity of our pervious public notices Dated **08-05-2024 & 18-05-2024**. The compliance with the Cooperative Societies Act-2020 and with the requisite authorization from the Registrar Cooperatives Sindh, Karachi, as per letter No **RCS/KYC/297/2024**, dated: **14-05-2024**, All Memon Welfare Cooperative Housing Society is pleased to announce the auction of its esteemed commercial plot measuring **2133.33 Sq. Yards**. The public auction will commence promptly at **4:00 PM** on Sunday, **June 30, 2024**, at the Elegant Ball Room, Add: **A-27, Block-4, Gulshan-e-Iqbal, Main Abul Hasan Asfahani Road Karachi**. Under the diligent supervision of a representative appointed by the Registrar Cooperative Societies, the auction will proceed.

Prospective participants are cordially invited to obtain a Token Number and acquire a comprehensive copy of the Terms and Conditions governing the auction of the subject commercial plot. This can be facilitated by submitting a non-refundable pay order of **Rs. 25,000/-** (Rupees Twenty-Five Thousand only) payable to the All Memon Welfare Cooperative Housing Society Ltd., between the dates of **01.06.2024 to 14.06.2024**, from the society's office.

Interested parties intending to partake in the auction are required to furnish a Security Deposit amounting to **Rs.100,00,000/-** (Rupees One Hundred Lacs only) through a Pay Order made payable to the All Memon Welfare Cooperative Housing Society Ltd., no later than **25.06.2024**. This security deposit shall be subject to refund in the event of non-successful bidding. Please note, issuance of only one Token Number per bidder shall be upheld

The scheduled plot may be inspected on **01.06.2024**, from **12:00 pm to 4:00 p.m.** Prospective bidders are encouraged to inspect the plot thoroughly before bidding.

Auction Process: Bidding will be conducted openly. The successful bidder must deposit **25%** of the bid amount within **30** days from the successful bid confirmation.

Payment Schedule: The remaining balance must be paid in full within **12** months from the auction date.

The society retains the prerogative to accept or decline any bid tendered during or post-auction, without obligation to provide reasoning.

For further details, please contact the society office.

HONORARY GENERAL SECRETARY
0213-4656717 / 0335-7762151



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Daily Jang dt. 31/05/2024



ALL MEMON WELFARE COOPERATIVE HOUSING SOCIETY LTD

Registered Under Cooperative Societies Act-VII of 1925, Registered No SKH-36 of 1971.

Plot # ST-04, Sector 13A, Memon Nagar, Sch-33, Gulzar-e-Hijri, Karachi.

Tel: 021-34656717. Cell: 0335-776215. Email: allmemonwelfare786@gmail.com

Ref. No. _____

Date. _____

Auction SOP's / Terms & Conditions

Date and Time: Sunday June 30th, 2024, promptly at 4:00 PM

Location: Elegant Ball Room, Commissioner Society, Main Abul Hassan Isphahani Road, Gulshan Iqbal, Karachi

Supervision: The auction will be diligently supervised by a representative appointed by the Registrar Cooperative Societies.

Auction Details

Plot Size: Plot Size 2133.33 Sq Yard

Reserved Price: Rs. 300,000/- per square yard. Bids below this reserved price will not be considered valid.

Minimum Bid Increment: Rs. 5,000/- (Five Thousand only) per Sq Yard. Bids below this amount will not be accepted.

Terms and Conditions

- 1. Eligibility:** Participation is open to all entities eligible to enter into legal contracts under Pakistani law. Members of the managing committee are prohibited from participating directly or indirectly in the auction, as per the provisions of the Cooperative Societies Act-2020.
- 2. Form Obtain:** Prospective participants must obtain the form and SOP's from the All Memon Welfare Cooperative Housing Society by submitting a non-refundable pay order / Cheque of Rs. 25,000/- (Twenty Five Thousand Only) between the dates of 01.06.2024 to 14.06.2024.
- 3. Security Deposit:** Interested parties must provide a Security Deposit of PRs. 100,00,000/- (Ten Million Only) through a Pay Order / Cheque made payable to the All Memon Welfare Cooperative Housing Society Ltd., and obtain the Token No, no later than 25.06.2024. This deposit is refundable in case of non-successful bidding.



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Tel: 021-34656717. Cell: 0335-776215. Email: allmemonwelfare786@gmail.com.

Ref. No. _____

Date. _____

4. **Inspection:** The plot can be inspected on 01.06.2024, from 12:00 pm to 4:00 p.m. Prospective bidders are encouraged to inspect the plot thoroughly before bidding.

5. **Auction Process:** Bidding will be conducted openly. The successful bidder must deposit 25% of the bid amount within 30 days from the successful bid confirmation.

6. **Payment Schedule:** The remaining balance must be paid in full within 12 months from the auction date.

7. **Refund Policy and Default Penalty:** Defaulting bidders will incur a penalty of 1% of the total bid amount. The remaining balance must be refunded within one month from the date of default or withdrawal. Failure to make payments within the stipulated time frame will result in appropriate action by the managing committee, including bid cancellation and forfeiture of the security deposit.

Important Notice about Exit & Entry

The final bidder should note that the plot is open on three sides, whereas only two sides could be used for entrance and exit purposes. The side attached to Memon Nagar Sector 13 A residential society cannot be used for entrance and exit of any kind.

Thanks

Hon. General Secretary
All Memon Welfare C.H.S.