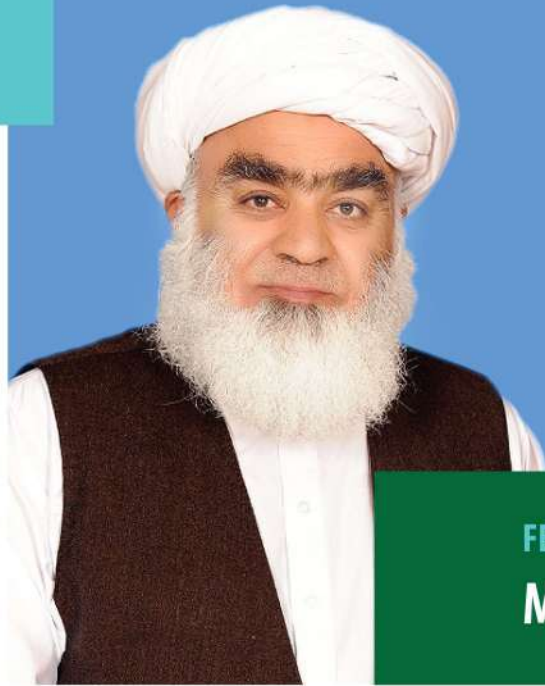


NEWSLETTER



**FEDERAL GOVERNMENT EMPLOYEES HOUSING
AUTHORITY
GOVERNMENT OF PAKISTAN**





FEDERAL MINISTER FOR HOUSING & WORKS
MAULANA ABDUL WASAY

I am pleased to congratulate Federal Government Employees Housing Authority (FGEHA) on publication of this Newsletter. The present government is very much conscious about the basic human need of shelter less Federal Government employees. From day one, after assumption of portfolio of the Federal Minister for Housing & Works, my endeavor is to ensure welfare of Federal Government Employees by qualitative improvement in service delivery. In this regard, I have directed my Ministry to launch new housing schemes and roll out projects on fast track basis. I am confident that under the dynamic leadership of Shahbaz Sharif, the Prime Minister of Pakistan, we will achieve the desired objectives within stipulated time.

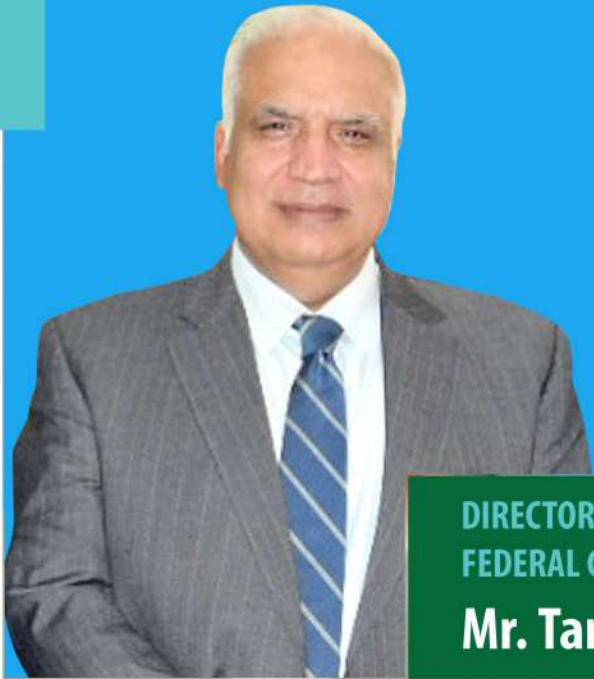




FEDERAL SECRETARY FOR HOUSING & WORKS
Mr. Iftikhar Ali Shallwani

It is imperative to disseminate relevant information to all Federal Government Employees about the status of ongoing activities and progress of Housing Authority. In this regard, it is a tremendous undertaking to assess requisite human needs for the welfare of federal government employees and accordingly launch and implement housing schemes. The Prime Minister of Pakistan Shahbaz Sharif has expressed unflinching resolve for the poor and needy general public including Federal Government Employees; construct housing units in the country, on affordable prices. Ministry of Housing and Works is making strenuous efforts for achievement of the task entrusted upon the Ministry, by supporting Federal Government Employees Housing Authority in its initiatives.





**DIRECTOR GENERAL
FEDERAL GOVERNMENT EMPLOYEES HOUSING AUTHORITY**

Mr. Tariq Rashid

Let me express my profound gratitude towards my team over its concerted efforts in compilation and publication of this newsletter. Shelter as we all know is as basic a human need as food and clothing. FGEHA is working with missionary zeal, to provide shelter to the shelter less Federal Govt. Employees. All officers/staff and stakeholders of Housing Authority are committed, working with full devotion & dedication and applying their professional skills to achieve the objective. The Federal Government Employees Housing Authority after achieving status of the Authority consequent to enactment of FGEHA Act - 2020, feels more responsible and empowered in making efforts towards conceiving, launching and executing various housing projects of plots/apartments in Islamabad and major cities in Pakistan. These projects are at different stages of construction/development.





INTRODUCTION

Federal Government Employees Housing Authority (earlier FGE Housing Foundation) was established as a cell in Ministry of Housing & Works in 1989. Later on, it was registered with Securities and Exchange Commission of Pakistan as a Public Limited Company on 26th March 1990 under Companies Ordinance, 1984. The erstwhile FG Employees Housing Foundation has been established as Federal Government Employees Housing Authority through Ordinance promulgated on 12th July, 2019 by the President. Later on, the Federal Government Employees Housing Authority Act was passed through Parliament on 15th January, 2020.

MISSION

To provide residential plots / apartments to the eligible Federal Government employees and other specified groups, on ownership basis, at affordable prices.





OBJECTIVES

Federal Government Employees Housing Authority has been established for the purposes of planning and development of Housing schemes for Serving and Retired Federal Government employees and other specified groups.

FINANCIAL OUTLAY

FGEHA is self-financed organization and does not get any funds from Govt. 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 are used for purchase of land, development/construction works and other activities related to projects.





ACHIEVEMENTS

PHASE - III G-13 & G-14/4

- Making Available all facilities required for decent living.
- Well maintained and active 06 Nos. of filtration plants for drinking water of residents.
- Catering the need of water for the residents of 6000 households by supplying twice in a week through pipelines.
- Providing facility of 100 water tanker for the residents on subsidized rates.
- Work of the Shah Allah Ditta Interconnectivity water pipeline project initiated & funds transferred to CDA. It will be completed in 06 months.
- In collaboration with PCRWR (Pakistan Council of Research on Water Resources) built underground rain harvesting system. Whereas, in last year 01 million gallons of water stored during the monsoon season. (As per PCRWR data)
- Up keep and maintenance of Parks and play areas.





PHASE - IV G-14/2-3

- 95% Infra-Structural development work has been completed in Sub-Sector G-14/3.
- 80% Infra-Structural development work has been completed in Sub-Sector G-14/2.
- Construction of more than 300 houses has commenced in these sub-sectors.
- More than 2000 plots (various categories) are available for handing over and construction of houses in G-14/2&3.
- Overall 95% work completed on available area.
- Works on G-14 Markaz, Shopping centers, Parks and Green belts already commenced.





G-14/1

- Federal Government Employees Housing Authority has undertaken Infrastructure Development works of Sub-sector G-14/1, which lies on Srinagar highway near 26 number motorway chowk. The total land of development is approximately 1718.15 Kanals.
- The Infrastructure design of sub-sector G-14/1 has been made by M/s Nespak, a reputed Semi-Government Engineering consultancy firm of Pakistan, Design components comprise of roads, walkways, paved areas, water supply network, storm water drainage network, sanitary sewerage system, Nullah Channelization, External electrification system, Sui Gas layouts.
- The PC-I of project was approved from DWP on 14-10-2022 and Executive Board of FGEHA on its 24th Board meeting held on 02-11-2022.
- The Lay out Plan of project was submitted by Consultant, LOP will be presented in EB of FGEHA for final approval.
- Draft Tender documents submitted by M/s Nespak for review to FGEHA.
- Final Tender documents were submitted in March, 2023.
- Operation against encroachments was carried out by Directorate of Technical & Land





G-15/3

- Federal Government Employees Housing Authority is developing Sub-sector G-15/3.
- M/S MSK International won the tender through competitive bidding procedure.
- Letter of Commencement was issued to M/S MSK International on 08-06-2021, Date of Completion is 1st June, 2023.
- Infrastructure development works including developing roads, streets, sewerage system, water supply system, Culverts, streets lights and green belts.
 - Sewerage system Completed.
 - Water Supply System completed.
 - Culvert 90% completed.
 - Street Lights foundation 95% completed.
 - Street lights poles delivered at site.
 - Asphalt of East road, North road and all streets completed.
 - Development of Green Belt 50% completed.
 - Electricity Poles installed by IESCO. 447 No Plots will be ready for possession up to end of May, 2023.





F-14/F-15

Land measuring 9242 Kanals and 9 Marlas in sector F-14/F-15 was acquired by FGEHA through LAC ICT, Islamabad and subsequently process for Hiring of Contractor for Infrastructure Development Works in sector F-14 and F-15 was initiated through advertisement published in National Press on 30th August 2015 on single stage Two Envelope System on EPC/Turn Key Basis. M/S FWO was hired as the contractor of the project .The Design Vetting and supervision Consultant of the project is M/S Osmani & Company Pvt. Ltd. M/S FWO mobilized at Site, prepared and submitted layout Plan of Sector F-14 which was approved by CDA in its Board meeting dated 22-6-2017. The Layout Plan of F-15 has also been submitted by M/s FWO and is under review by FGEHA Planning Wing.

Project was delayed, due to matter subjudice in the court and got suspended during Period from 2017 to 2020.Now the next hearing date of F-14/15 in Honorable Supreme Court of Pakistan is fixed on 04 April, 2023.

- Land Approximately 2000 Kanals handed-over to FWO.
- FWO has established the Camp.
- Area Clearance and formation of major road works are under progress.
- FGEHA & FWO is committed to complete the project in stipulated time frame.





PARK ROAD SCHEME

- PC-I for FGEHA/SCBAP housing scheme was approved by DWP and endorsed by 24th Executive Board of FGEHA on 02 November, 2022.
- Construction of Entrance Gate and Guard room is in progress.
- Installation of Pre-Cast Boundary wall has also been started.
- Tendering Process for Infrastructural development of Package-I (Block A.B and G) has been completed & work will commence on it soon.





GREEN ENCLAVE - I

- Bridge connecting Angoori Road with Green Enclave - I housing scheme completed.
- Sub grade levels have been achieved and stone masonry for surface drainage is under process on main road.
- Installation of main holes and sewerage pipe in streets are in progress.
- Cutting and filling at plot areas in under process.
- Work on main boulevard & road is going on.
- Aprox. 500 Plots will be handed over to allottees by end June 2023.





GREEN ENCLAVE - II SKY GARDEN

- As per the JV agreement M/S Commoners Sky Gardens shall provide the land in two parts:
- Part-A = 5000 to 6000 Kanals.
- Part-B = 4000 to 5000 Kanals.
- The Construction Agreement for the Infra-Structure development of Phase-1A having 2403.55 Kanals was signed between FGEHA, Islamabad & M/S Commoners Sky Garden on 21-June-2022.
- Total 2075 no. of plots will be developed in Phase-1A.
- The Construction Agreement for the Infra-Structure development of Phase-1B having 4346.20 Kanals is under process.
- Total 4632 no. of plots will be developed in Phase-1B.
- The project was inaugurated by respected federal minister on 23-August-2022.
- Possession of Plots will start by the end of 2023.





KARACHI APARTMENTS SCHEME

FGEHA luxury apartments was launched in 2007 and construction was completed in 2012-13. After the lapse of fifteen years the possession of apartments handed over in 2022 with completion of renovation .

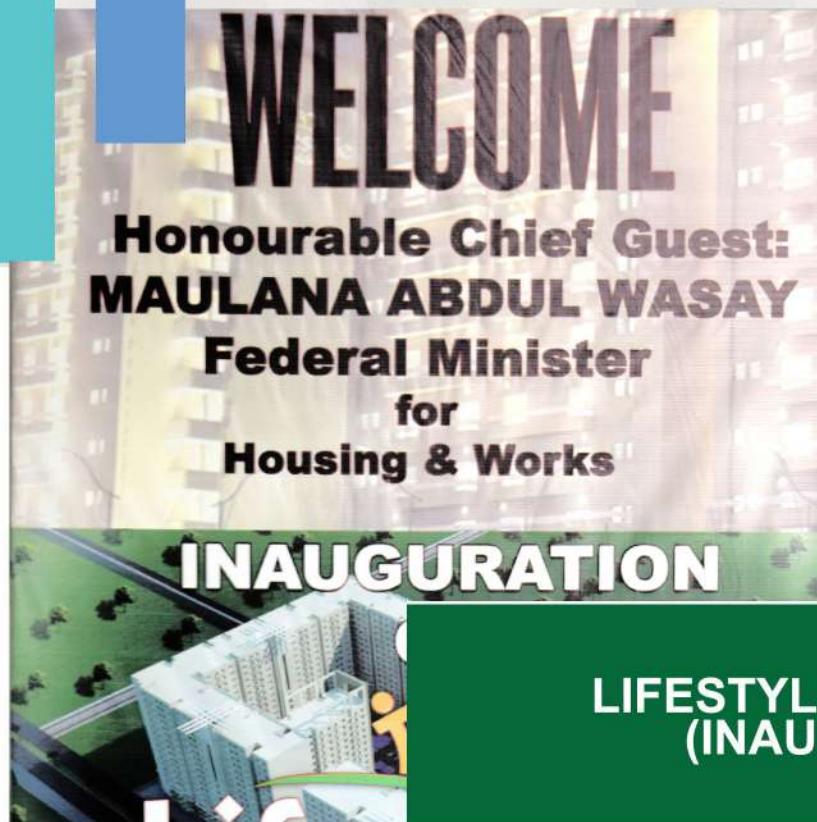




LIFESTYLE RESIDENCY (EHFPRO)

The project is located at the gateway to Islamabad in the newly developed Sector G-13, Islamabad. It is nearly 13 km from the new Islamabad International Airport within close proximity of the Motorway and offers easy access from Kashmir Highway through a 4-lane metal led/carpeted road running 500 meters wide. The location of the apartments is ideal not only for those in Islamabad but also for those who reside in its twin city, Rawalpindi.





The project offers facilities that cater to the contemporary needs of urban living i.e. Lush Green Parks, Generators as a backup for Elevators, a Community Club, a Mini Supermarket, a Security System, an Auditorium, a Day Care Centre for Toddlers, a Gymnasium for Fitness, Beauty Salon, Banquet Facilities, Grocery Stores along with Maintenance and Garbage Disposal Services. Lifestyle Residency promises to be a project aimed at providing such modern amenities at affordable prices. With optimized utilization of space, the concept of community living is being encouraged as is the case in major cosmopolitan centers of the world.





OTHER ACHIEVEMENTS

- Establishment of facilitation center in head office.
- FGEHA's website has been upgraded for facilitating online suggestions/complaints and access to the general public. All policies/rules/regulations are available on the website.
- Establishment of Inquiry & security offices in sectors of FGEHA.
- Establishment of regional offices in Balochistan & AJK, IT Initiatives: Web Portal, E-Office. One window portal for Plan approvals.
- HRIS, Stock Inventory/Vehicle Management Systems etc.
- Estate & Finance Management System:
 - FGE Housing Authority is going to launch a cloud-based ERP solution/software, which shall enhance management's visibility & control through financial monitoring of overall operations including Land, Estate, E-Procurement and Project Management. The ERP system shall reduce redundancy of work, provide ease of use to the users and serve real time reporting to the Management in-order to achieve optimum utilization of resources & to effectively handle queries of the members/allottees.
- Installation of new surveillance system to cover the Head Office from outside/inside. Plan has been approved and the work is under process.
- Beside numerous anti - encroachment operations in commercial and residential areas of G13 and G14, the security/anti – encroachment wing in collaboration with Land wing launched 5 major operations out of which 3 operations were fully successful while in 2 operations partial success was achieved.
- Previously there were two motorbikes and one vehicle was being used for patrolling of residential areas of G13/14. The number of bikes have been increased to 5 and vehicles to 2 which has yielded positive results as the number of thefts cases have been reduced to almost nil particularly since last 1.5 months.
- Two facial recognition machines have been installed for e-attendance to improve the punctuality of the employees of the FGEHA. Security cameras have also been installed for monitoring.



COMPLETED PROJECTS

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 F G Employees till 2005 since its inception. Schemes 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	2955
2	Phase-II	1992	Islamabad	D-12,E-12,I-8,G-11	2941
3	Karachi scheme (Plots / Apartments)	1994	Karachi	Gulzar-e-Hijri	956
4	Ragi Model Township	1995	Peshawar	Township	1125
5	Special Allocation	1996	Islamabad	D-12,E-12,I-8,G-11	481
6	Phase-III	1996	Islamabad	G-13, G-14/4	7509
7	Phase-IV	2004	Islamabad	G-14/1,2,3	5486
8	Phase-V (Apartments)	2005	Islamabad	G-11	1189
		Total			22642





APARTMENT SCHEMES IN PROGRESS

KASHMIR AVENUE APARTMENTS

Ground Breaking of 56 Kanals of land for the Housing Project in the Mauve Area, Sector G-13 Islamabad, was held on 17th April 2019 by the Honorable Prime Minister of Pakistan. The project aims at providing housing facilities to Federal Government Employees. It consists of three towers, each with Three Basements, Ground plus Twenty One (G+21) stories.

CHAKLALA HEIGHTS APARTMENTS

Land measuring 508 Kanals has been transferred by Capital Development Authority, Islamabad to the Federal Government Employees Housing Authority, and Islamabad in 2019 for the Construction of Apartments for Federal Government Employees in accordance with the vision of Naya Pakistan set forth by the Federal Government of Pakistan.

SKYLINE APARTMENTS

The Project is being executed under a JV Partnership and will deliver 3945 No's of Apartments planned on 225 Kanals of land located near Top City-1, Islamabad. The access to the Apartments project will be through Main Boulevard of Top City-1. The land has been transferred in the name of FGEHA and project execution has commenced. A total of three categories of apartments: Rose (BPS 18-22), Tulip (BPS 10-17), and Daffodil (BPS 1-9).

LIFESTYLE RESIDENCY APARTMENTS

The Project of Lifestyle Residency Apartments was advertised in December 2019. The land has been transferred in the name of FGEHA and 1258 No's of Apartments are planned for FG Employees on approximately 75 Kanals of land located adjacent to Rohi Nala Road near village Thethar Lahore. The access to the Apartments project will be through Rohi Nala Road and a Bridge will be constructed on Hudaira Drain connecting the project site.

Current status: Because of the COVID-19 & Cost Escalation, work on Apartment projects is slow but efforts are made to resolve the issues & restart work on the projects.



ONGOING & UPCOMING SCHEME

The launching of two sectors i.e. F-12 & G-12 is in pipeline, whereas, the infrastructure development of 33- Acres of G-12 Mauve Area, is in progress for which PC-I of project was approved on 16-10-2020 and letter of acceptance to developer was issued on 19-01-2021. Approximately 55% of roads, 70% of storm water drainage, 80% of street lights foundation has been completed, Asphalt work of roads at Mauve Area G-12 shall be completed up to the end of May, 2023.



Different projects of Joint ventures are under consideration in collaboration with private partners in cities like Islamabad, Karachi, Lahore, Rawalpindi, Thatta and other major cities of Pakistan.

MINISTRY OF HOUSING & WORKS
FEDERAL GOVERNMENT EMPLOYEES HOUSING AUTHORITY
ISLAMABAD



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