

DISTRICT BAHAWALPUR

PROFILE OF ORDINARY SAND BAHAWALPUR/LODHRAN SATLUJ ZONE.

a).Geological Survey, Location of the zone and assessment of mineral in the zone.

Geologically Bahawalpur/Lodhran Satluj zone is consisting uponfluvial deposits of surface,as well as, alluvial deposits of sand/ghassar having thin layer of 3-4 feet of surface soil and located on survey of Pakistan Topo Sheet No.39-O/7, 39-O/11.The Bahawalpur Lodhran Satluj zone comprises over an area of 16828.12acres is located in river bed of satluj river inthe North-West direction of Bahawalpur City Tehsil and District,Bahawalpur. This zone starts from at a distance of 500m fromSatluj bridge/ pull paka towards downstream and ends near Basti Jalabad. Bahawalpur to Multanmetalled road and Bahawalpur to Rahim Yar khan (KLP) metalled roads passing along this zone. Average length of the zone is 16 K.M and average width is 5 K.M. An excavation of sand from the zone s subject to consent of land owner' to make pits of sand in his land. It is necessary to mention here that 40-50% leased area is cultivated, but even from that area; sand excavation is possible subject to permission of landowner. Sand of this zone is used for both construction and filling purpose.

b).Quality of mineral in the zone.

Sand/Ghassar deposits of Medium to good quality are available in the zone. The sand/ghassar of this zone is used for construction and filling purpose.

c).Availability of access road to the zone.

Access to zone is available from various points at Bahawalpur to Multan main metalled road and Bahawalpur to samma sattha metalled road and link road Basti Lal Kamal.

d).Accessibility to the market and consumption of the mineral from the zone.

The consumption market of zone is Bahawalpur City, Lodhran, Mandi Yazman Tehsil and its surrounding towns and villages which are easily accessible.

e). **Average excavated quantity of mineral from the zone during last five years.**

No production data of any block/zone is available; however, as per observation during site inspection, an average excavation of sand/Ghassar from the zone is about 85-90 trollies per day.

f). **Previous bidding history of the zone.**

Attached.

g). **Future potential for excavation from the zone.**

Sand deposits of medium to good quality are present in the zone. No new project is reported to be launched in vicinity. Therefore, sand excavation can be estimated $\pm 5\%$ of the present potential.

h). **Any unique factor at site of the zone relevant for determining proposed reserved price.**

Nil.

Assistant Director Mines and Minerals
Bahawalpur

RESERVE PRICE OF THE ORDINARY SAND ZONE BAHAWALPUR/LODHAN
SATLUJ ZONE DISTRICT, BAHAWALPUR.

Note :- The Bahawalpur /Lodhran Satluj zone was first time auctioned on 14-07-2016.

Last approved reserve price of the zone is = Rs.6,10,00,000/-

1) **Last highest Operative bid during previous 02 years** = Rs.11,50,00,000/-
(Valid upto 02.01.2025)

2) **An average of all received bids during last 06 years** =Rs. 6,93,00,667/-

Rs.3,74,01,000+5,55,01,000+11,50,00,000=Rs. 20,79,02,000/3

3) **Average receipts per two years in the period of last 06 years** =Rs.6,93,00,667/-

Rs. 3,74,01,000+5,55,01,000+11,50,00,000=-Rs.20,79,02,000/3

4) **An average of above (1), (2) and (3)** = Rs.8,45,33,778/-

Rs. Rs. 11,50,00,000+ Rs.6,93,00,667+ Rs.6,93,00,667/-=Rs.25,36,01,334/3.

5) **Proposed base price** = Rs.11,50,00,000/-

Sr. No	Major Factor	Maximum Weightage (%)	Weightage assigned (%)	Calculated amount (Rs:
1	Geological survey, location of the zone and assessment of minerals in the zone.	Upto 10% of base price	02%	Rs.23,00,000/-
2	Quality of the mineral in the zone		02%	Rs.23,00,000/-
3	Availability of access road to the zone.		02%	Rs.23,00,000/-
4	Accessibility to the market and consumption of the mineral in the zone.		02%	Rs.23,00,000/-
5	Future potential for excavation from the zone.		02%	Rs.23,00,000/-
6	Any unique factor at the site of the zone relevant for determining the reserved price.	Upto 200% of base price	NIL	NIL
7	Location of surrounding blocks/zones and its impact on the reserve price of this zone.	In the vicinity of 10 k.m of this zone, three zones of ordinary sand namely Nawab pura Zone granted against bid of Rs. 6,17,00,000/- w.e.f 27.07.2024 to 26.07.2026, Banga Basti Zone granted against bid of Rs. 2,70,51,000/-w.e.f 03.06.2024 to 02.06.2026, Lodhran zone –III granted against bid of Rs. 1,55,15,000/- w.e.f 27.07.2024 to 26.07.2026 and Lodhran		

		<p>zone-I granted against bid of Rs. 1,55,11,000/- w.e.f 27.07.2024 to 26.07.2026. Both the zones (i.e. Bahawalpur/Lodhran satluj zone and Nawab pura zone) fall in Satluj river bed as well as agriculture land and good quality sand deposits are available in both the zones. Sand deposits of these zones are used for construction purpose, Major area of Bahawalpur Lodhran satluj zone fall in Satluj river bed and this zone has better market potential as compare to Nawabpura zone because Bahawalpur Lodhran satluj zone fall near to Bahawalpur city. Banga Basti zone-I majorly consist upon deposits of Tibba sand dunes which are used for filling purposes. Remaining two zones (i.e. Lodhran zone-I and Lodhran zone-III) fall in Tehsil, Lodhran. Lodhran zone-I majorly consist upon Tibba sand dunes and low to medium quality sand deposits. Lodhran zone-3 consists upon low to medium quality sand deposits. Sand market of both zones is same (i.e. Lodhran city and adjoining villages) and sand deposits of these zones are used for filling, as well as, for construction purpose. Both the zones (i.e. Lodhran zone-I and Lodhran zone-III) cannot be compared to the zone in question due to entire different sand market. Therefore, the reserve price of the zone under discussion is being proposed Rs. 12,65,00,000/- which is higher than all the surrounding leases.</p>
<p>Total contributing factors (per two years) Rs.1,15,00,000/-</p>		
<p>Proposed base price (per two years) Rs.11,50,00,000/-</p>		
<p>Reserve price= Total of contributing factors+ Base Price per two years. Rs.12,65,00,000/-</p>		
<p>Say Rs.12,65,00,000/-</p>		

Assistant Director Mines & Minerals
Bahawalpur.

DISTRICT, BAHAWALPUR.**PREVIOUS BIDDING HISTORY OF ORD: SAND ZONE BAHAWALPUR/
LODHRAN SATLUJ ZONE.**

Date of Auction	Bid Received	Previous history / Approved bid
14-07-2016	2,06,36,000/-	Bahawalpur Lodhran satluj zone over an area of 16828.12 acres was first time auctioned on 14-07-2016 and approved reserve price of this zone was Rs. 1,99,20,433. Bid was accepted .W/O was issued on 11-08-2016 to 10-08-2018. Extension was granted by the Licensing Authority under rule 228 of the PMC Rules, 2002 upto 09-10-2018.
03-09-2018	3,74,01-000/-	Bid was accepted .W/O was issued on 27-10-2018 to 26-10-2020.
10.11.2022	5,55,01,000/-	Bid was accepted .W/O was issued on 02-12-2020 to 01-12-2022.
01.12.2022	11,50,00,000/-	Bid accepted. Work order issued on 02.01.2023 to 01.01.2025.

**Assistant Director (Mines and Minerals)
Bahawalpur**

ORDINARY SAND BLOCK BASTI BALOCHAN / LAL SOHANRA,
DISTRICT, BAHAWALPUR.

a) Geological Survey, Location of the block and assessment of mineral in the block.

Geologically ordinary sand block Basti Balochan / Lal Sohanra (Revised) is consisting upon fluvial deposits of surface, as well as, alluvial deposits of subsurface sand/ghassar having thin layer of 4-5 feet of clay and located on survey of Pakistan Topo Sheet No.39-O/15. Fluvial sand deposits are available at surface without any overburden/clay layer in the portion of river bed, whereas overburden of 4 to 5 feet is present in the portion of the block area comprising upon Agriculture land. The ordinary sand block comprises upon an area of 494.20 acres, situated near Lal Sohanra in East side of District, Bahawalpur, (Lal Sohanra is situated at a distance of 25k.m in East direction from Bahawalpur city). The length of the block is 2.5 k.m and its average width is 600m. Sand excavation is only possible from the land where landowners are agreed for excavation of sand. The sand deposits in the river bed are replenished occasionally as and when flood comes in the river bed. Huge deposits of sand are available in the block.

b). Quality of mineral in the block.

Sand deposits of medium to good quality are available in the block. The sand of this block used for construction purpose.

c). Availability of access road to the block.

The main Access to the block is available from Bahawalpur to Hasilpur metaled road near Basti Lal Sohanra. Link metaled road from Basti Lal Sohanra is also available to approach the main sand deposits of the block,

d). Accessibility to the market and consumption of the mineral from the block.

Main supply market of this block is Lal Sohanra which is small town and is easily accessible.

e). Average excavated quantity of mineral from the block during last five years.

No production data of any block/zone is available, however, as per observation during site inspection, an average excavation of sand from the block is about 05-07 trolleys per day.

f). Previous bidding history of the block.

Attached as Annex-A.

g). Future potential for excavation from the block.

Medium to good quality sand deposits are present in the block. No new project is reported to be launched in vicinity. Therefore, sand excavation can be estimated $\pm 5\%$ of the present potential.

h). Any unique factor at site of the block relevant for determining proposed reserved price.

This ordinary sand Basti Blouchan/ Lal Sohanra block is located in the surroundings of Lal Sohanra Tehsil, and District Bahawalpur demands of sand of Lal Sohanra and surrounding areas are supplied from this block. Keeping in view of an average excavation from this block, weight age of 10% of base price is added for estimation of reserve price of this zone.

**(Assistant Director Mines and Minerals)
Bahawalpur**

**RESERVE PRICE OF ORDINARY SAND BLOCK BASTI BALOCHAN / LAL
SOHANRA DISTRICT, BAHAWALPUR.**

- .Last reserve price estimated by special expert committee. =Rs.3,50,00,000/-
- 1) Last highest Operative bid during previous 06 years. = Rs.3,52,56,000/-
(Last Highest received bid during previous 06 years
- 2) An average of all received bids during last 06 years.
50,00,000+49,01,000+3,52,56,000= Rs.4,51,57,000/3 =Rs.1,50,52,334/-
- 3) Average receipts per two years in the period of last 06 years
=Rs.19,16,404/-
(Rs.32,50,000+49,01,000+3,52,56,000)/3=Rs.4,34,07,000/3 =Rs.1,44,69,000/-
- 4) An average of above (1), (2) and (3)
Rs.3,52,56,000+1,50,52,334+1,44,69,000=Rs.6,47,77,334/3 =Rs.2,15,92,445/-
- 5) Proposed base price (Received Amount in last granted period) =Rs.3,52,56,000/-

Sr. No	Major Factor	Maximum Weightage (%)	Weightage assigned (%)	Calculated amount (Rs:
1	Geological survey, location of the zone and assessment of minerals in the zone.	Upto 10% of base price	02%	Rs.7,05,120/-
2	Quality of the mineral in the zone		02%	Rs.7,05,120/-
3	Availability of access road to the zone.		02%	Rs.7,05,120/-
4	Accessibility to the market and consumption of the mineral in the zone.		02%	Rs.7,05,120/-
5	Future potential for excavation from the zone.		02%	Rs.7,05,120/-
6	Any unique factor at the site of the zone relevant for determining the reserved price.	Upto 200% of base price	NIL	NIL
7	Location of surrounding blocks/zones and its impact on the reserve price of this zone.	In the vicinity of 10 k.m of this block, one zone of ordinary sand namely Nawab pura Zone granted against bid of Rs. 6,17,00,000/- w.e.f 27.07.2024 to 26.07.2026.		
Total contributing factors (per two years)				Rs.35,25,600/-
Proposed base price (per two years)				Rs.2,52,56,000/-

Reserve price= Total of contributing factors+ Base Price per two years.	Rs.3,88,00,000/-
Say	Rs.3,88,00,000/-

During last 06 years, the maximum operative/ mature bid of this block is Rs.3,52,56,000/- Keeping in view of the previous history and the potential of the block, it is proposed that the 10% factor price applied. Reserve Price of this block i.e Rs.3,88,00,000/- for the next schedule of auction.

**Assistant Director Mines and Minerals)
Bahawalpur**

**PREVIOUS BIDDING HISTORY OF ORDINARY SAND BASTI BALOCHAN/ LAL
SOHANARA DISTRICT BAHAWALPUR**

Date of Auction	Bid Received (RS)	Previous history / Approved bid
09-06-2014	15,00,000/-	Bid was accepted .W/O was issued on 02-07-2014 to 01-07-2016. Lease was cancelled due to non-payment of 2 nd installment and possession was taken over on 27-01-2015 in favour of Govt.
02-03-2015	1,70,000/-	Bid was rejected.
02-04-2015	No Bid	
02-05-2015	No Bid	
20-06-2015	No Bid	
22-07-2015	No Bid	
17-08-2015	No Bid	
01-09-2015	5,20,000/-	Bid was rejected.
02-11-2015	20,00,000/-	Bid was accepted. W/O was issued on 21-11-2015 to 20-11-2017. Lease was cancelled due to non-payment of 2 nd installment and possession was taken over on 06-06-2016 in favour of Govt.
20-12-2016	15,29,000/-	Bid was accepted .W/O was issued w.e.f 07-01-2017 to 06-01-2019.
18-02-2019	50,00,000/-	Bid was accepted. W/O was issued w.e.f 06-05-2019 to 05-05-2021. Lease was cancelled due to non-payment of 3rd installment and possession was taken over on 14.05.2020 in favour of Govt.
30.09.2020	No Bid	
24.10.2020	No Bid	
10.11.2020	49,01,000/-	Bid was accepted .W/O was issued w.e.f 02.12.2020 to 01.12.2022.
01.12.2022	No Bid	
27.12.2022	No Bid	
24.01.2023	3,52,56,000/-	Bid was accepted .W/O was issued w.e.f 11.02.2023 to 10.02.2025.

**Assistant Director Mines and Minerals)
Bahawalpur**

**PROFILE OF ORDINARY SAND JHANGRA ZONE (NEW ZONE) DISTRICT
BAHAWALPUR**

a) Geological Survey, Location of zone and assessment of mineral in the block:

This new ordinary sand zone namely Jhangra zone over an area of 12226.73 acres district Bahawalpur has been created for the enhancement of public exchequer and to cater the demand of ordinary sand for Jhangra, Khari Pur Daha and Jalalapur city for construction purpose. Sand is not exposed on surface and is being excavated by removing over burden i.e. upper soil surface of 3-5 feet and pit of sand can be established with the consent of landowner.

b) Quality of mineral in the block:

Medium to good quality sand deposit are available in the zone area and mostly used for construction purpose.

c) Availability of access road to the block:

The area of Zone is accessible from Jhangra to Jalalpur Pirwala road and Jhangra to Jano Wala road.

d) Accessibility to the market and consumption of the mineral in the block:

The main consumption market of this block is Jhangra town, Jalalapur city and Ahmedpur Sharqia and its surrounding villages which are easily accessible from the pit of sand in leased area.

e) Average excavated quantity of mineral from the zone during last five years:

New zone

f) Previous bidding history of the block:

New zone

g) Future potential for excavation from the block:

No new development project is reported to be constructed in the vicinity of the block, the block is fabricated to create no of mining leases for enhancing revenue therefore, potential is expected to be same with an average change of $\pm 10\%$

h) Any unique factor at site to consider the reserved price:

Nil

**Assistant Director Mines & Minerals
Bahawalpur**

RESERVE PRICE OF ORDINARY SAND JHANGRA ZONE DISTRICT,
BAHAWALPUR.

This new ordinary sand zone namely Jhangra zone over an area of 12226.73 acres district Bahawalpur has been created for the enhancement of public exchequer and to cater the demand of ordinary sand for Jhagra, Khar pur Daha, Ahmed Pur East and Jalalapur city for construction purpose. The proposed reserve price for this zone is being proposed Rs.4,00,00,000/-.

Assistant Director Mines & Minerals
Bahawalpur

PROFILE OF MANDI YAZMAN TIBA SAND(NEW BLOCK) DISTRICT BAHAWALPUR**a) Geological Survey, Location of zone and assessment of mineral in the block:**

This new tiba sand block namely Mandi Yazman over an area of 499.15 acres district Bahawalpur has been created for the enhancement of public exchequer and to cater the demand of Ghassar for near Tehsil, Mandi Yazman District, Bahawalpur. These sand deposits have coarse grain size and hence can be categorized as medium quality that are overlain by clay / soil layer of thickness varying from 5-6 feet.

B) Quality of mineral in the block:

These sand deposits have coarse grain size and hence can be categorized as medium quality that are overlain by clay / soil layer of thickness varying from 5-6 feet. Ghassar deposit are available in the block area and mostly used for filling purpose.

C) Availability of access road to the block:

The area of block is accessible from Mandi Yazman to Head Rajgan road. Approximately 2 km access road (kacha road) required to reach the block.

D) Accessibility to the market and consumption of the mineral in the block:

The main consumption market of this block is Mandi Yazman and nearby surrounding villages

E) Average excavated quantity of mineral from the zone during last five years:

New block.

F) Previous bidding history of the block:

New block.

G) Future potential for excavation from the block:

No new development project is reported to be constructed in the vicinity of the block, the block is fabricated to create no of mining leases for enhancing revenue therefore, potential is expected to be same with an average change of $\pm 10\%$

H) Any unique factor at site to consider the reserved price:

Nil

**Assistant Director Mines & Minerals
Bahawalpur**

**RESERVE PRICE OF MANDI YAZMAN TIBA SAND BLOCK DISTRICT,
BAHAWALPUR.**

The said block comprising over tibba sand and contains the deposits of ghasar which are used for filling purpose. The main consumption market of said block is Mandi Yazman city and its surrounding areas etc. The proposed reserve price for this block is Rs.50,00,000/-. There is no block/zone falling in 10 Km radius of the under-discussion.

**Assistant Director Mines & Minerals
Bahawalpur**