

**16<sup>TH</sup>CDABOARD MEETINGFOR THE YEAR-2023 HELD ON 12-12-2023 at 11:00 A.M****AGENDA ITEMS**

<b>Sr.#</b>	<b>Items</b>	<b>Presenter</b>
1.	Extension in Internship period.	Member Admin/DG (HRD)
2.	Establishment of Medical facilities in additional block of Capital Hospital.	Member Admin/DG (HRD)
3.	Establishment of Nursing College.	Member Admin/DG (HRD)
4.	Adoption of Clarifications/ Office Memorandums related to Prime Minister Assistance Package issued by Establishment Division Cabinet Secretariat Government of Pakistan from time to time.	Member Admin/DG (HRD)
5.	Fixation/amendment of promotion criteria of various posts of Low Grade Employees in CDA.	Member Admin/DG (HRD)
6.	Creation of criteria of promotion for security guards in DMA.	Member Admin/DG (HRD)
7.	Establishment of Human Resource Division in Capital Hospital.	Member Admin/DG (HRD)
8.	Case of Asim Iqbal in compliance to directives of IHC.	Member Admin/DG (HRD)
9.	Promotion of Assistant Director (Executive Cadre).	Member Admin/DG (HRD)
10.	Request for allotment of land to Pakistan telecommunication authority (PTA) for construction of office building in Islamabad.	Member (P&D)
11.	Hiring of consultancy services for land use planning and infrastructure, designing of mixed use projects namely "Kuri Enclave Housing Scheme", Zone-4, Islamabad.	Member (P&D)
12.	Exploring Non Fare Revenue Strategies for making urban transportation in Islamabad sustainable.	Member (P&D)
13.	Hiring of Consultant for construction of CDA Tower.	Member (P&D)/DG(B&HC)
14.	Policy to allow installation of solar panels by building owners on CDA Lands.	Member (P&D)/DG(B&HC)
15.	Revision of design vetting committee fee.	Member (P&D)/DG(B&HC)
16.	Procedure for approval of standalone building plans asteroid major road-amendment in ICT-BCR-2020 (amended 2023).	Member (P&D)/DG(B&HC)
17.	Naming of Roads.	Member (P&D)
18.	Auction Rules for plots auctions by CDA.	Member (T&D)
19.	Citizen Club Change of Trade.	Member (T&D)
20.	CDA's Computer Policy	Member (T&D)
21.	Proposal for Establishment of dedicated Cycling Lanes to promote cycling as an alternate transportation and help combat climate change impact, reduction of carbon emissions and develop Green Islamabad Culture.	Member (T&D)
22.	Proposal under consideration to start operation of Ghandhara Heritage and Cultural Centre with Citizen Club Building F-9, Park, Islamabad.	Member (T&D)
23.	Hiring of consultancy services for design review / update and detail construction supervision of the "Development of Kuri Model Village Zone-IV, Islamabad.	Member (Engg)
24.	Closure of EPC Directorate.	Member Envt/DDG Envt.
25.	Upcoming Auction of Plots and Lake View Properties in CDA.	Member Estate/FA Member
26.	Compliance of Islamabad high Court Order dated 20-09-2023 in ICA No. 537 of 2015 and order dated 07-11-2023 in W.P. No.1708/2023. Regarding development of Kurri Model Village, issuance of Provisional Allotment Letters and allied matters.	Member Estate
27.	Delegation of Powers involving professional / technical matters.	Member (P&D)

28.	Establishment of Centralized Procurement & Contracts Wing in Capital Development Authority.	Member (Engg.)
<b>Non-Agenda items</b>		
NA-I	Establishment of Resources Directorate	Member (Admin)
NA-II	M/s Al. Razziq International.	Member (Envt)
NA-III	Call of tenders through open competitive bidding process under PPRA Rule 36 for the works: i. Construction of Bus Depot at Zero point ii. Construction of bus stops	Member (P&D)
N.A-IV	Admin Officer (BPS-16), Senior Assistant (BPS-16), Sub Assistant (BPS-14) And Junior Assistant (BPS-11) up to Executive Cadre.	Member Admin/ DG (HRD)
NA-V	Category of Land Allotted to NARC/PARC.	Member Estate

CONFIDENTIAL

Capital Development Authority  
(Secretary CDA Board Office)

No. CDA-1422/BM-SCB/2023/

Islamabad December 12, 2023.

Subject: MINUTES OF 16<sup>TH</sup> CDA BOARD MEETING FOR THE YEAR 2023.

The 16<sup>th</sup> CDA Board meeting for the year 2023 was held on **December 12, 2023 (Tuesday) at 11:00 A.M.**, in the Conference Room of Executive Block, CDA Headquarter, Islamabad under the Chairmanship of Chairman, CDA.

2. Following attended the meeting:

- |     |   |                      |
|-----|---|----------------------|
| 1.  | Captain (R) Muhammad Anwar ul Haq<br>Chairman, CDA and Chief Commissioner ICT | (In Chair)           |
| 2.  | Mr. Tahir Naeem Akhtar,<br>FA/Member, CDA                                     | Executive Member     |
| 3.  | Mr. Tariq Salam,<br>Member Estate, CDA  | Executive Member     |
| 4.  | Ms. Sadia Haider,<br>Member (P&D), CDA  | Executive Member     |
| 5.  | Dr. Muhammad Khalid Hafiz<br>Member Engineering, CDA                          | Executive Member     |
| 6.  | Mr. Nauman Khalid<br>Member (T&D)   | Executive Member     |
| 7.  | Mr. Nayyar Ali Dada   | Non-Executive Member |
| 8.  | Professor Iftikhar Husain Arif (H.I)(N.I)                                     | Non-Executive Member |
| 9.  | Prof. Dr. Muhammad Ali (T.I)(S.I)   | Non-Executive Member |
| 10. | Syed Safdar Ali,  | Secretary CDA Board. |

3. The Chairman, CDA also attended the meeting in capacity of the Chief Commissioner, ICT. Representative of Commissioner Rawalpindi Ex-officio Member, also attending the meeting. Prof. Dr. Muhammad Ali (T.I)(S.I) and Mr. Nayyar Ali Dada, Non-Executive Members attended the meeting online. The posts of Member Administration, and Member Environment, CDA are vacant. DG (BC&HC), DDG (Envt-I), DDG (Envt-II) and DDG (Metrobus) attended the meeting as per their agenda of the meeting.

4. Meeting commenced with the recitation of "Holy Quran" by Syed Safdar Ali, Secretary CDA Board. Thereafter agenda item was taken up for discussion and following decisions were made:-

**16.1 EXTENSION IN INTERNSHIP PERIOD.**11880/1422/BM/'2312-12-'23/16<sup>th</sup>**DECISION**

*The summary was presented by D.G (HR), CDA. After due deliberation and on the basis of inputs and information of the summary, the board extended the internship period of 06 interns for another period of 6 months (mentioned in Para 2 of the summary) with the fixed remuneration of Rs.40, 000/ per month. The Board further directed that in future no hiring of interns will be made and no case for their extension will be considered in any case.*

Action By: Member (Administration)  
D.G.(HR)

**16.2 ESTABLISHMENT OF MEDICAL FACILITIES IN ADDITIONAL BLOCK OF CAPITAL HOSPITAL.**11881/1422/BM/'2312-12-'23/16<sup>th</sup>**DECISION**

*The summary was presented by Executive Director (C.H), CDA. After due deliberation and on the basis of inputs of the summary, the board observed that creation of posts by CDA board pursuant to recommendations of CDA-DWP is not required since the posts are already provided in PC-I duly approved by the CDA-DWP. It is obviously cleared that once CDA-DWP has approved the PC-I and revised PC-I, then no further approval of any other forum is required. The Board, however, agreed with proposal of delegating the powers of making / approving the appointment in the subject project by Executive Director (Capital Hospital), in accordance with laid down procedure/criteria.*

Action By: Member (Administration)  
Executive Director (C. H)  
D.G.(HR)

**16.3 ESTABLISHMENT OF NURSING COLLEGE.**11882/1422/BM/'2312-12-'23/16<sup>th</sup>**DECISION**

*The summary was presented by Executive Director (C.H), CDA. After due deliberation and on the basis of inputs of the summary, the board approved, in principle, the proposal made at sub Para (a),(b),(c) and (d) of Para 2 of the summary, subject to observance of laid down procedure, legal and codal formalities.*

Action By: Member (Administration)  
Executive Director (C. H)  
D.G.(HR)

**16.4 ADOPTION OF CLARIFICATIONS/ OFFICE MEMORANDUMS RELATED TO PRIME MINISTER ASSISTANCE PACKAGE ISSUED BY ESTABLISHMENT DIVISION CABINET SECRETARIAT GOVERNMENT OF PAKISTAN FROM TIME TO TIME.**11883/1422/BM/'2312-12-'23/16<sup>th</sup>**DECISION**

*The summary was presented by D.G (HR), CDA. After due deliberation and on the basis of inputs of the summary, the board observed that the Board had already delegated the powers to Member Finance, CDA in 10<sup>th</sup> Board Meeting held on 04.08.2022, for adoption of all such amendments and clarifications etc issued by the Establishment Division, from time to time. Board further directed that concerned directorate of HR wing may proceed for implementation of the board decision in true letter & spirit to avoid any delay in extending the rightful facility to the eligible families.*

Action By: Member (Administration)  
D.G.(HR)

**16.5 FIXATION/AMENDMENT OF PROMOTION CRITERIA OF VARIOUS POSTS OF LOW GRADE EMPLOYEES IN CDA.**

11884/1422/BM/'23

12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by D.G (HR), CDA. After due deliberation and on the basis of inputs and information of the summary, the board decided to remove the anomalous conditions in the career planning of low grade employees and approved the proposed criteria for promotion of the following categories:-*

S. No.	Post	Criteria of promotion
1	Plumber	05 years' service as Helper/ Beldar working with Plumber
2	Foreman (Transport) (BPS-14)	i. Operator Cum Driver (BPS-09) & HTV Drivers (BPS-11) ii. 5 years' service iii. Qualifying trade test iv. Seniority cum fitness
3	Tube Well Operator/  Pump Operator/ Operator	5 years' service as Helper/ Beldar working with tube well operator/ pump operator/ operator
4	Telephone Supervisor (BPS-11)	5 years' service as Junior Telephone Operator (BPS-04)

*However, HR wing will present a separate comprehensive summary for the posts of Fitters and Supervisors for further elevation/ promotion for the consideration of Board.*

Action By: Member (Administration)  
D.G.(HR)

**16.6 CREATION OF CRITERIA OF PROMOTION FOR SECURITY GUARDS IN DMA.**

11885/1422/BM/'23

12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by D.G (HR), CDA. After due deliberation and on the basis of inputs of the summary, the board approved the proposal contained at Para 2 of the summary along with proposed method of appointment for promotion to the post of Bazaar Supervisor in DMA to remove the anomaly and better career planning for the low grade employees, who are working since long. Director HRD-II will ensure that Notification must be vetted from law Wing before issuance for publication in the extra ordinary gazette of Pakistan.*

Action By: Member (Administration)  
D.G.(HR)

**16.7 ESTABLISHMENT OF HUMAN RESOURCE DIVISION IN CAPITAL HOSPITAL.**

11886/1422/BM/'23

12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by E.D Capital Hospital, CDA and D.G (HR), CDA. After due deliberation and on the basis of inputs and information of the summary, the board decided the followings:*

- a) *Approved the administrative autonomy to the extent of posting transfer of officers/ officials (BS-01 to BS-16) with respect to Capital Hospital and delegated to Executive Director (Capital Hospital), CDA.*
- b) *Board further decided that the powers regarding postings/transfers, seniority, and promotions of officers/ officials (BS-17 & above) with respect to Capital Hospital, hitherto exercised by chairman shall now be delegated to Member (Admin).*
- c) *Board further directed that Member Administration in consultation with Member Finance, Professor: Muhammad Ali, Non-Executive Member will present a comprehensive summary to the CDA Board, regarding Capital Hospital's administrative and financial autonomy, self-reliant, self-generation and complete financial model structure for appropriate decision of the board .*

*Action By: Member (Administration)  
D.G.(HR)*

**16.8** CASE OF ASIM IQBAL IN COMPLIANCE TO DIRECTIVES OF IHC. / REPRESENTATION OF ASIM IQBAL ADMIN OFFICER, CAPITAL HOSPITAL IN COMPLIANCE OF IHC ORDER DATED 12-10-2023.  
11887/1422/BM/'23  
12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by D.G (HR), CDA. It was apprised to the board that Mr. Asim Iqbal (Petitioner) was engaged as Admin Officer (daily wages basis) on 06-06 2012 by HRD Dte, he was further posted to Capital Hospital. On the recommendations of the formation concerned i.e. Capital Hospital, further extension for a period of 89 days w.e.f. 29-08-2012 to 25-11-2012 was granted by the competent authority. No further extension was granted to Mr. Asim Iqbal who remained absent from official duty w.e.f.25.11.2012.*

*On the recommendations of the scrutiny committee, CDA Board considered and regularized the services of daily wages/contract employees working continuously in the Authority. Whereas, the case of the petitioner was not referred to the said committee as he remained absent from his official duty w.e.f. 25.11.2012 without prior permission of the Competent Authority.*

*After due deliberation and on the basis of inputs and information of the summary, the board rejected the request of the petitioner for regularization of service having no merit consideration.*

*Action By: Member (Administration)  
D.G.(HR)*

**16.9** PROMOTION OF ASSISTANT DIRECTOR (EXECUTIVE CADRE).  
11888/1422/BM/'23  
12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by D.G (HR), CDA. After due deliberation and on the basis of inputs and information of the summary, the board observed that the CDA Board has already constituted a committee on 07-01-2023 under the Chairmanship of Prof: Muhammad Ali, comprising of Member Finance and Member Administrative. Although the then Members (Finance) and (Admin) have been transferred but the board was of the view that the committee was constituted by designation. Hence, the incumbent members of Finance and Admin may complete the unfinished work of the committee. Board also took note of the fact that due to upgradation and redesignation of only handful of officers the promotions in some cadres have been stalled. Hence Board, directed that the committee shall submit its report to the CDA Board within period of three weeks positively.*

*Action By: Member (Administration)  
D.G.(HR)*

**16.10 REQUEST FOR ALLOTMENT OF LAND TO PAKISTAN TELECOMMUNICATION AUTHORITY (PTA) FOR CONSTRUCTION OF OFFICE BUILDING IN ISLAMABAD.**  
11889/1422/BM/'23  
12-12-'23/1

**DECISION**

*The summary was presented by Member (P&D). After due deliberation and based on information / inputs of the summary, the board approved the proposal contained in Para 5 & 7 of the summary regarding allocation of Plot No. 8, measuring 100' x 300'= 3333.33 Sq. Yards, G-11/4, Mauve Area for the establishment of office for Pakistan Telecommunication Authority (PTA) and the Board further directed that*

- a) Planning Wing to incorporate the subject land in the layout plan.*
- b) Estate Wing to dispose of the subject land as per laid down regulation /procedures and fulfillment of all codal formalities as per provisions of ILDR2005/ Policy of CDA.*
- c) Building Control shall approve the Building Plans, as per regulations.*
- d) Necessary approval of competent authority (i.e. Federal Government) shall be mandatory.*
- e) Finance Wing shall determine the cost of land in the first instance before issuance of the provisional offer of allotment.*

*Action by: Member (P&D)  
 Member Estate  
 Member Finance*

**16.11 HIRING OF CONSULTANCY SERVICES FOR LAND USE PLANNING AND INFRASTRUCTURE, DESIGNING OF MIXED USE PROJECT NAMEDLY "KURI ENCLAVE HOUSING SCHEME", ZONE-4, ISLAMABAD.**  
11890/1422/BM/'23  
12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by Member (P&D), CDA. It was apprised to the Board that consultant has failed to fulfill the requisite formalities within due time despite the issuance of letter and repeated telephonic reminders. The Letter of Acceptance (LOA) issued was withdrawn vide letter, dated 08-11-2023. Planning wing proposed that the planning of Kuri Enclave may be carried out in-house. Accordingly, Survey of Pakistan has been asked about the tentative cost of the survey and they intimated the approximate cost amounting to Rs. 4 to 5 million rupees.*

*After due deliberation and on the basis of inputs of the summary, the board approved the proposal contained at Para 7 of the summary.*

*Action By: Member (P&D)*

**16.12 EXPLORING NON FARE REVENUE STRATEGIES FOR MAKING URBAN TRANSPORTATION IN ISLAMABAD SUSTAINABLE.**  
11891/1422/BM/'23  
12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by Member (P&D), CDA. After due deliberation and on the basis of inputs of the summary, the board decided the followings:*

- a) Approved / granted permission to explore various Non-Fare Revenue streams by engaging Individual Expert.*
- b) Approved / granted Permission to outsource branding of Buses, Bus station/stops, pedestrian bridges along Metro Route*
- c) Being a pilot project, the Board directed the Director Metro Bus Operations to ensure transparency for engaging advertising firm/partner for the mentioned below scope of work, in accordance with the PPRA rules,2004.*
  - i). Buses 50 Nos (Orange Blue and Green Line)*
  - ii). Bus Stations 08 Nos (Orange Line)*
  - iii). Pedestrian Bridges 08 Nos of Orange Line Metro System.*

- d) *Permission granted shall be done via online mechanism and all payment shall be made via online banking mechanism only.*
- e) *Permission granted to reinstate the earlier toll collection points of Srinagar Highway, Islamabad Express way, IJP road with the addition of Margalla Avenue and Monal road.*

*Action By: Member (P&D)*

**16.13 HIRING OF CONSULTANT FOR CONSTRUCTION OF CDA TOWER/ HIRING OF CONSULTANT FOR FEASIBILITY STUDY AND DESIGN OF CDA TOWER AND OTHER REVENUE RESOUCRES.**

11892/1422/BM/'23  
12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented and explained by D.G (BC & HC). After due deliberation and on the basis of inputs of the summary, the Board approved the proposal contained in the Para 4 of the summary in principle with the directions to expedite the process for hiring of consultant, as per laid down procedure, and progress would be submitted for perusal of the Board within 15 days.*

*Action By: Member (P&D)*  
*D.G (BC & HC).*

**16.14 POLICY TO ALLOW INSTALLATION OF SOLAR PANELS BY BUILDING OWNERS ON CDA LANDS. / PROPOSED POLICY FOR INSTALLATION OF SOLAR PANELS IN ISLAMABAD CAPITAL TERRITORY (ICT).**

*The subject agenda item has been deferred.*

**16.15 REVISION OF DESIGN VETTING COMMITTEE FEE./ PROPOSAL FOR AMENDMENTS IN DESIGN VETTING COMMITTEE FEE AND INCORPORATION OF THE SAME IN ICT BUILDING CONTROL REGULATIONS 2020 ALONG WITH HONORANIUM FOR THE OFFICIAL & NON-OFFICIAL MEMBERS OF DESIGN VETTING COMMITTEE.**

11893/1422/BM/'23  
12-12-'23/16<sup>th</sup>

**DECISION**

*The Summary was presented by D.G (BC & HC), CDA. He apprised the working & function of Design Vetting Committee to the Board. In response to a query of the Chairman, related to appointment of private members (Architects, Engineers, Town Planners), D.G (B & HC) explained that the private professional members of DVC would be selected from the list of enlisted / registered Architects / Engineers / Town Planners with PCATP or PEC, whichever would apply.*

*After due deliberation and on the basis of inputs and information of the summary, the board, constituted a committee comprising of Member (P&D), Member (T&D), D.G (BC & HC) and Secretary CDA Board and committee shall recommend the panel of private professional members for approval of the Chairman, CDA on yearly basis. The Board further decided the followings:*

- a) *Approved the fee slabs for projects to be presented in DVC as contained in Para 5 of the summary.*
- b) *Approved the honorarium / meeting fee to be paid to members of DVC as contained in Para 6 of the summary.*
- c) *Board directed that the honorarium / fee would be paid by the DDO Design Wing out of the receipts on account of DVC fee, after approval of the Chairman, CDA and subsequent endorsement by the Member Finance.*

*Action By: Member (P&D)*  
*D.G (BC & HC)*



**16.16 PROCEDURE FOR APPROVAL OF STANDALONE BUILDING PLANS ASTEROID**

11894/1422/BM/'23 MAJOR ROAD-AMENDMENT IN ICT-BCR-2020 (AMENDED 2023).

12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented D.G (BC & HC) by the summary. It was apprised to the Board that the proposal contained in the summary has been made to streamline the process involving approval of building plans for plots / lands astride major roads as defined in regulations. He further added that some amendments / clarifications have been proposed which are also required to be incorporated to clear the ambiguities. D.G (BC & HC) also explained that Clause 8.12 of ICT BCR 2020 (amended 2023) defines bye-laws / regulations for Hotel / Motel Plots. Category 1 of this clause is for Plots in Marakiz Areas, whereas Category 2 is related to plots in Blue Area, Sports Zone and approved Housing / Farm Housing / Commercial Schemes & Standalone Projects, however, Administrative Area (F-5, G-5) & Diplomatic Enclave which have not been mentioned in the ICT BCR 2020 (amended 2023) erroneously. He proposed that these areas may also be added / inserted in Category – 2 of Clause 8.12 of ICT – BCR 2020 (amended 2023).*

*After due deliberation and on the basis of inputs of the summary, the Board agreed to the proposals contained in Para 4 of the summary and Board further approved that Administrative Area (F-5, G-5) & Diplomatic Enclave will be inserted in Category – 2 of Clause 8.12 of ICT – BCR 2020 (amended 2023).*

*Board further directed that these amendments / insertion would be made part of regulations and the same would be notified as per procedure in vogue.*

*Action By: Member (P&D)*

*D.G (BC & HC)*

**16.17 NAMING OF ROADS/ NAMING OF ROAD IN THE NAME OF LT COL**

11895/1422/BM/'23 MUHAMMAD HASSAN HAIDAR (SHAHEED).

12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by Member (P&D), CDA. After due deliberation and on the basis of inputs of the summary, the board approved the proposal contained at option 3 of Para 3 of the summary.*

*Action By: Member (P&D)*

**16.18 AUCTION RULES FOR PLOTS AUCTIONS BY CDA.**

11896/1422/BM/'23

12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by Member (T&D), CDA. After due deliberation and on the basis of inputs of the summary, the board approved the proposal contained in sub Para (a),(b),(c),(d),(f)and (g) of the Para 2 of the summary. Board further directed that rules will be published in Auction brochure & CDA website for general public awareness.*

*Action By: Member (T&D)*

**16.19 CITIZEN CLUB CHANGE OF TRADE.**

11897/1422/BM/'23 Background

12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by Member (T&D), CDA. After due deliberation and on the basis of inputs of the summary, the board decided the following:-*

- a) *Approved the proposal to change of trade of Multi-purpose Citizen's Club as Information Technology Park.*
- b) *Planning wing and Project Director Multi-purpose Citizen's Club will complete all necessary codal formalities in accordance with the rules, regulation and policy within 15 days.*
- c) *Principally agreed to rent out the Grey Structure of existing Multi-purpose Citizen's Club for utilization as Information Technology Park, initially for a period of 15 years through open tender, in accordance with the PPRA rules 2004.*
- d) *Project Director Multi-purpose Citizen's Club will complete the tendering process within a period of three months through Resource Wing.*

Action By: Member (T&D)

#### 16.20 CDA'S COMPUTER POLICY.

##### DECISION

*The summary was presented by Member (T&D), CDA. After due deliberation and on the basis of inputs and information of the summary, the board approved the proposed CDA's computer policy.*

Action By: Member (T&D)

#### 16.21 PROPOSAL FOR ESTABLISHMENT OF DEDICATED CYCLING LANES TO PROMOTE CYCLING AS AN ALTERNATE TRANSPORTATION AND HELP COMBAT CLIMATE CHANGE IMPACT, REDUCTION OF CARBON EMISSIONS AND DEVELOP GREEN ISLAMABAD CULTURE.

11899/1422/BM/'23  
12-12-'23/16<sup>th</sup>

##### DECISION

*The summary was presented by Member (T&D), CDA. After due deliberation and on the basis of inputs of the summary, the board principally approved the proposal for establishing dedicated cycling lanes all over Islamabad in phases subject to the followings:*

- a) *Engineering Wing & (T&D) wing will develop PC-1 of the project and will submit to competent forum for its approval*
- b) *Engineering & (T&D) wing will ensure that Project will be implemented on all major roads and sectors of Islamabad to offer dedicated cycling lanes.*
- c) *Cycling lanes will be allowed for the both paddle and electric bikes usage having maximum speed upto 30 Km/hr.*

Action By: Member (T&D)

#### 16.22 PROPOSAL UNDER CONSIDERATION TO START OPERATION OF GHANDHARA HERITAGE AND CULTURAL CENTRE WITH CITIZEN CLUB BUILDING F-9, PARK, ISLAMABAD.

11900/1422/BM/'23  
12-12-'23/16<sup>th</sup>

##### DECISION

*The summary was presented by Member (T&D), CDA. After due deliberation and on the basis of inputs of the summary, the board approved the proposal contained in Para 4 of the summary.*

Action By: Member (T&D)

#### 16.23 HIRING OF CONSULTANCY SERVICES FOR DESIGN REVIEW / UPDATE AND DETAIL CONSTRUCTION SUPERVISION OF THE "DEVELOPMENT OF KURI MODEL VILLAGE ZONE-IV, ISLAMABAD" THROUGH 42(F) DIRECT CONTRACTING WITH STATE OWNED ENTITES UNDER PPRA RULES -2004 (AMENDED).

11901/1422/BM/'23  
12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by the Member (Engineering), CDA. After due deliberation and information / input of the summary, the Board decided to hire the Consultancy Services for design review / update and detail construction supervision of the Development of Kuri Model Village, Zone-IV, Islamabad, in accordance with the PPRA rule 42(f), on G to G basis.*

*Action By: Member (Engineering)*

**16.24 CLOSURE OF EPC DIRECTORATE/ REVAMPING / ABOLISHING OF ENVIRONMENT PROTECTION CELL OF ENVIRONMENT WING, CDA.**  
11902/1422/BM//23  
12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by DDG (Environment), CDA. After due deliberation and on the basis of inputs of the summary, the board agreed with the proposal to abolish the Environment Protection Cell, CDA and all existing assets after condemnation will be disposed of through open auction & include Director (Resource) in Auction Committee. Board further decided to authorize Chairman, CDA to transfer existing staff and posts in the different formations of Environment Wing.*

*Action By: Member (Environment)  
DDG(Environment)*

**16.25 UPCOMING AUCTION OF PLOTS AND LAKE VIEW PROPERTIES IN CDA./ PRINCIPAL APPROVAL FOR AUCTION OF COMMERCIAL PLOTS – JANUARY-2024 IN DIFFERENT SECTORAL AREAS OF ISLAMABAD.**  
11903/1422/BM//23  
12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by Member (Estate), CDA. After due deliberation and on the basis of inputs of the summary, the board decided the followings:-*

- a) Approved the proposed the auction on 10<sup>th</sup>, 11<sup>th</sup> & 12<sup>th</sup> January, 2024 at the Ghandhara Hall, Islamabad.*
- b) Approved the proposed auction plan as indicated at Para 3 & 4 of the summary.*
- c) Principally approved the proposed estimated expenditure mentioned at Para 7 of the summary, incurred on account of preparation of brochure, media campaign and other administrative & logistic arrangements etc. However, Member Finance will allocate the budget for the forthcoming auction, subject to further rational in expenditure.*
- d) Approved the auction committee as mentioned at Para 5 of the summary.*
- e) Hotel plots mentioned at serial no 17 & 18 will be auctioned subject to the approval of Federal Government. Case has already been taken up with Ministry of Interior in this regard.*
- f) Media campaign must be focused on electronic and social media, while branding of the campaign will be carried out at designated points.*
- g) Law wing, CDA must ensure the clearance of litigation (if any), of the proposed plots.*
- h) Planning wing, CDA will provide planning parameters, location plans, bye-laws etc, of the proposed plots.*
- i) Works wing, CDA will ensure the availability of services / infrastructure at the proposed plots.*

*Action By: Member (Estate)  
Member Finance  
Member (T&D)  
Member (P&D)  
DG(Law)*

**16.26 COMPLIANCE OF ISLAMABAD HIGH COURT ORDER DATED 20-09-2023 IN ICA 11904/1422/BM/'23 NO. 537 OF 2015 AND ORDER DATED 07-11-2023 IN W.P. NO.1708/2023. REGARDING DEVELOPMENT OF KURRI MODEL VILLAGE, ISSUANCE OF PROVISIONAL ALLOTMENT LETTERS AND ALLIED MATTERS.**

**DECISION**

*The summary was presented by Member (Estate), CDA. The Board welcomed the significant intervention of the honorable Islamabad High Court to resolve the longstanding issue and hoped that affectees of Kurri and Rehara will also abide by the orders of the honorable court and let the development of Kurri Model Village proceed accordingly. At the same time other planned development initiatives of CDA in the area will not be hindered/resisted by the locals/affectees of Kurri and Rehara. With these observations and after due deliberation, the Board approved the proposal contained in Para 7 of the summary.*

Action By: Member (Estate)

**16.27 DELEGATION OF POWERS INVOLVING PROFESSIONAL / TECHNICAL MATTERS.**

**DECISION**

*The summary was presented by DG (BC&HC), CDA. After due deliberation, the Board deferred the decision on the agenda with the direction that a committee consisting of Member Finance, Member Administration and Member Planning should revisit the proposal on the analogy of system in place in Provincial Governments and present a concrete proposal of delegation before the Board for consideration.*

Action By: Member (Planning)  
DG(BC&HC)  
DG(Planning)  
DG(Design)

**16.28 ESTABLISHMENT OF CENTRALIZED PROCUREMENT & CONTRACTS WING IN CAPITAL DEVELOPMENT AUTHORITY.**

**DECISION**

*The summary was presented by Member (Engineering), CDA. After due deliberation and on the basis of inputs of the summary, the board decided the followings:-*

- a) Approved the overall proposed restructuring of the Directorate General Procurement & Contracts, CDA and cases for re-designation of posts, where required shall be submitted to Chairman, CDA for its approval, in consultation with HR Wing.*
- b) Approved in principal that Member Finance will allocate adequate/ rational funds for purchase of necessary office equipment (Computers, Printers, Plotter & Photocopier etc.), necessary software, installation of telephones, networking and furnishing etc through IT department.*
- c) Approved in principal that hiring of consultancy services from one of the Govt/State owned entities i.e., M/S NEPAK, M/S PEPAC & M/S DD&C, under PPRA Rule-42(F), for preparation of Authority's own Schedule of Rates (SOR), Standardization of Bidding Documents for all types of works to be executed by the Authority, Prequalification Criteria's, Bids Invitation & Evaluation processes in line with the PPRA and PEC.*

- d) *Approved in principal the use of the Market Rate System (CSR-Punjab-Rawalpindi District) for all works to be executed in the Authority till the finalization of Authority's own Schedule of Rates (SOR).*
- e) *Approved in principal that recruitment of professionals and staff (where required). However, the recruitment process will be carried out through Member (Administration) CDA and Member Finance will allocate necessary funds in this regard.*
- f) *Approved in principal that the engagement of Contract Specialist to assist in the contractual matters and litigation will be made through prescribed manner and process for engagement will be carried out through Member (Administration) CDA.*
- g) *Approved in principal to appoint a panel of independent the Engineers for Mega Development Projects and short-listing of Arbitrators in line with the guidelines of Pakistan Engineering Council.*
- h) *Approved in principal to establish an internal Grievance Redressal Cell (GRC) and Dispute Adjudication Board (DAB).*
- i) *Approved in principal that redefining the job description of professional posts will be carried out, according to the regulations of Pakistan Engineering Council.*
- j) *T&D Wing, CDA will equip the Networking System along with associated IT staff for digitalization, record keeping & updating the related software's etc.*
- k) *Approved in principal to attend National or International courses/training sessions conducted by regulators/forums including PEC/PPRA and FIDIC etc. to update the professionals with latest knowledge and techniques used in the industry. The nomination for courses/training will be submitted to competent authority for its approval.*

*Action By: Member (Engineering)  
Member (Finance)  
Member (Administration)  
Member (T&D)*

**NA-I ESTABLISHMENT OF RESOURCES DIRECTORATE.**

11907/1422/BM/'23

12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by DG (HRD), CDA. After due deliberation and on the basis of inputs of the summary, the board approved the proposal contained in Para 2 and 3 of the summary. The Board also directed that case for re-designation of Member Technology and Digitalization as Member Technology and Resources may also be taken up with Federal Government for final decision.*

*Action By: Member (Administration)  
DG (HR)*

**NA-II M/S AL. RAZZIQ INTERNATIONAL.**

11908/1422/BM/'23

12-12-'23/16<sup>th</sup>

**DECISION**

*The summary was presented by DDG (Environment), CDA. After due deliberation and on the basis of inputs of the summary, the board decided to confront the decision of Arbitrator in court of law, as per rules.*

*Action By: Member (Environment)  
DDG(Environment)*

**NA-III CALL OF TENDERS THROUGH OPEN COMPETITIVE BIDDING PROCESS****11909/1422/BM/'23 UNDER PPRA RULE 36 FOR THE WORKS:****12-12-'23/16<sup>th</sup>**

- i. **CONSTRUCTION OF BUS DEPOT AT ZERO POINT.**
- ii. **CONSTRUCTION OF BUS STOPS.**

**DECISION**

*The summary was presented by Member (P&D), CDA. After due deliberation and on the basis of inputs of the summary, the board approved the option (2) contained in summary regarding permission for calling tenders through opening competitive bidding process, in accordance with the clause 36(a) of PPRA Rule, 2004.*

*Action By: Member (P&D)*

**NA-IV ADMIN OFFICER (BPS-16), SENIOR ASSISTANT (BPS-16), SUB ASSISTANT (BPS-14)****11910/1422/BM/'23****12-12-'23/16<sup>th</sup>****AND JUNIOR ASSISTANT (BPS-11) UPTO EXECUTIVE CADRE.****DECISION**

*The summary was presented by D.G (HR), CDA. After due deliberation and on the basis of inputs of the summary, the board approved the proposal made at Para 3 of the summary.*

*Action By: Member (Administration)*

*D.G.(HR)*

**NA-V CATEGORY OF LAND ALLOTTED TO NARC/PARC.****11911/1422/BM/'23****12-12-'23/16<sup>th</sup>****DECISION**

*The summary was presented by the Member (Estate) and Member (Finance), CDA. It was apprised to the board that 1395. Acre land was allotted to NARC in 1975 for a period of 30 years @ Rs. 100 per acre per annum. The 1st term of the lease expired on 01-05-2005. Lease was further extendable for subsequent two terms and the new rate of lease extension was to be determined by CDA, On expiry of first term. It was requested to quarter concerned to deposit the outstanding dues from time to time but as per record the amount of lease extension and other charges was not deposited.*

*During year 2018, Costing Section, Finance Wing, CDA calculated lease extension charges at par with P&V scheme agro farms, but NARC did not agree with the amount demanded and requested that the charges may be rationalized on account of lease extension and AGR. Chairman CDA constituted a two member committee comprising of Member (Finance) and DG (Law) to classify the land for the purpose of ascertaining of lease amount for another term and Committee submitted its report. On perusal of report of the Committee, Chairman CDA directed that he matter may be deliberated in CDA Board.*

*After due deliberation and information / input on the summary, the board discussed both points of view and concluded that land allotted to NARC on leases basis falls under the domain of Agro Farming & Agro industry plots. AGR and delay charges on AGR had been calculated and demanded from NARC, as per prevailing ILDR-2005 as no separate classification of land has been given there under.*

*In view of the above, Board further decided that NARC may approach the Federal Government through the concerned ministry for either of the following options:-*

- a) *Make a request to Federal Government for relaxation of rates of lease extension meant for Agro farms in respect of NARC/PARC as demanded by CDA.*

*OR*

- b) *Arrange payment of outstanding amount of AGR and delay charges on AGR*

*Action by: Member (Estate)*

*Member Finance*

*The meeting concluded with a word of thanks to and from the Chair.*

