

CAPITAL DEVELOPMENT AUTHORITY
(SECRETARIAT)

No.CDA-1088/BM-Coord/2007/

Islamabad.

Sept: 2007.

Subject:- MINUTES OF THE 21ST MEETING OF CDA BOARD
FOR THE YEAR 2007.

The 21st meeting of CDA Board for the year 2007 was held on Wednesday, the 5th September, 2007 at 9.00 a.m. in the Conference Room of Executive Block, CDA Headquarters, Islamabad.

2. Following attended:-

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| 1) | Mr. Kamran Lashari,
Chairman, CDA. | In Chair |
| 2) | Mr. Shaukat Ali Mohmand,
Member Administration /
Acting F.A /Member. | |
| 3) | Brig. Nusrat Ullah,
Member (P & D). | |
| 4) | Brig. Asad Munir,
Member (Estate). | |
| 5) | Mian Moeen-ud-Din Kakakhel,
Member (Engineering). | |
| 6) | Mr. Nadeem Akbar Malik,
Secretary, CDA Board. | |

3. The following officers of the CDA were in attendance and participated when items pertaining to their Directorates were discussed:-

- (1) Mr. Abdus Samad Khan,
Head of Treasury.
- (2) Mr. Rawal Khan Maitla,
Sr. Director Enforcement.
- (3) Mr. Habib-ur-Rehman,
Director Administration.
- (4) Ch. Asadullah Faiz,
Director Lands & Rehabilitation.

- (5) Mr. Ghulam Sarwar Sandhu,
Director Urban Planning.
- (6) Dr. Faisal Awan,
Director Project Management Office.
- (7) Mr. Momin Agha,
Director Municipal Administration.
- (8) Mr. Gul Hussain Khan,
Director Parliament Lodges.

4. Chief Commissioner, ICT could not attend the meeting and Mr. Muntaz Hussain Zahid, District Officer (Coordination) attended meeting on behalf of DCO, Rawalpindi.

5. Meeting commenced with the recitation from the Holy Quran by Brig. Nusratullah, Member (P&D).

6. Then the agenda items were taken up for discussion and following decisions were taken:-

6.1 OUT OF TURN ALLOTMENT OF RESIDENTIAL ACCOMMODATION ON MEDICAL AND HUMANITARIAN GROUNDS AS A SPECIAL CASE.

DECISION

The Board decided that all the CDA's official residential accommodation to be allotted only on merit / seniority basis.

Action: Sr. Director (Admin)

6.2 CONSULTANCY SERVICES FOR DETAILED DESIGN AND CONSTRUCTION SUPERVISION OF FLOOD PROTECTION WORKS ALONG BANK(S) OF RIVER SOAN FROM ISLAMABAD HIGHWAY TO G.T. ROAD (Appointment of Consultant).

The Item to be got approved through circulation.

Action: Director (Structures)

6.3 ALLOTMENT OF LAND FOR COMMUNITY CENTRE IN I-8, ISLAMABAD.

6.4 ABSORPTION OF MR. ABDUL MALIK SUB ENGINEER (E&M) ROADS DIV-II IN THE CAPITAL DEVELOPMENT AUTHORITY.

BB01/1088/07
727/BF
5-9-07

6.5 APPROVAL OF THE MINUTES OF MEETING OF ASC
HELD ON 30-07-2007 AND 07-08-2007.

The above four items i.e. Item No. 6.2 to 6.5 were deferred.

6.6 WITHDRAWAL OF CONDITION OF PRIORITIZATION
IN ALLOTMENT OF AGRO-FARMING PLOTS TO THE
AFFECTEES OF ISLAMABAD.

8802/1088/07

750/BF

5-9-07

DECISION

The Board decided that the cases of stalled sectors to be completed within two months. In the meantime the processing of cases for allotment of agro-farming plots of other sectors to be processed simultaneously.

Action: Director (L & R)

8803/1088/07
723/BF
5-9-07

6.7 ALLOTMENT OF PLOTS / FLATS IN SECTOR I-15,
ISLAMABAD.

decision. As far as the payment / transfer of flats is concerned it was decided that the genuine cases for transfer on undertaking to be decided by the Committee consisting of Member (Estate) and Director Estate Management-I.

**Action: Member (Estate)
Director (E.M-I)**

8804/1088/07

769/BF

5-9-07

6.8 CAFETERIA OF PARLIAMENT LODGES.

DECISION

The Board decided that all the allied charges be recovered from the Contractor.

Action: Director Parliament Lodges

- 6.9 REGULARIZATION OF PLOT NO. 273, MARGALLA TOWN RECOMMENDED BY THE SCRUTINY COMMITTEE REGARDING IRREGULAR ALLOTMENT.
- 6.10 PROVISION OF ELECTRICITY AND GAS AT MUSP FARASH.
- 6.11 ESTABLISHMENT OF DAY CARE CENTRES IN ISLAMABAD.
- 6.12 ABSORPTION OF MR. AURANGZEB ASHRAF AWAN, SUB-DIVISIONAL FOREST OFFICER (BPS-17) LAHTRAR SUB DIVISION, MURREE, FORESTRY, WILD LIFE, FISHERIES AND TOURISM DEPARTMENT, GOVERNMENT OF PUNJAB, LAHORE AS A ASSISTANT DIRECTOR (BPS-17), ENVIRONMENT CADRE, CAPITAL DEVELOPMENT AUTHORITY, ISLAMABAD.
- 6.13 CHANGE IN THE PARAMETERS OF PLOT NO. 56-F, BLUE AREA, F-6 / G-6, ISLAMABAD.
- The above five items i.e. Item No. 6.9 to 6.13 were deferred.
- 6.14 PROMOTION OF LAB: ATTENDANT / FIELD ATTENDENT TO FIELD ASSISTANT / JUNIOR LAB: ASSISTANT.

8805/1088/07

752/BF

5-9-07

DECISION

The Board approved the recommendations of Director Central Engineering Laboratory, CDA, and approved the promotion of M/s Islam Hassan Kiyani, Muhammad Aamir Khan and Muhammad Sarwar Nadeem from BPS-1/2 to BPS-6.

**Action: Director (C.E.Lab)
Director (HRD)**

6.15 RESHUFFLING OF INVESTMENT PERCENTAGES WITH RESPECT TO VARIOUS PRODUCTS.

8806/1038/07
728/BF

5-9-07

DECISION

The Board approved the proposal and further decided that a comprehensive report about the achievements of Head of Treasury Division to be made to the Board on 1st January, 2008.

Action: Head of Treasury

8807/1088/07

728/BF

5-9-07

6.16 INVESTMENT IN TREASURY BILLS.

DECISION

The Board approved the re-investment in the Treasury Bills and PIB's (with copy for information to Ministry of Finance and Audit Department).

**Action: Head of Treasury
D.F.A**

8808/1088/07

728/BF

5-9-07

**6.17 APPOINTMENT OF CHIEF DEALER / MINUTES OF THE
INTERVIEW COMMITTEE.**

DECISION

The Board approved the recruitment of Mr. Amjad Saleem as Chief Dealer for a period of four years at the package of Rs. 1,30,000/- Per Month + a car of 1000 cc with maximum petrol limit of 150 Liters per month.

**Action: Head of Treasury
D.F.A.
Director (HRD)**

8809/1088/07
728/BF
5-9-07

6.18 CREATION OF POSITION (SETTLEMENT OFFICER – CAPITAL MARKETS).

DECISION

The Board approved the creation of the post of Settlement Officer with pay package of Rs. 30,000/- to 40,000/- Per Month.

**Action: Head of Treasury
D.F.A.**

**6.19 RELOCATION / REORGANIZING CHEQUE SECTION
FROM A&A TO TREASURY DIVISION.**

The case to be decided by Member Administration.

**6.20 REPLACEMENT FOR MR. KAMRAN AHMED CHIEF
DEALER AT TREASURY DIVISION.**

The above items item was withdrawn.

8810/1088/07

728/BF

5-9-07

6.21 CONTRACTURAL TENURE.

DECISION

The Board approved the recommendations of Head of Treasury Division.

**Action: Head of Treasury
D.F.A.**

6.22 REGULARIZATION OF FLATS IN OPEN BASEMENTS IN RESIDENTIAL APARTMENT BUILDINGS.

6.23 ALLOTMENT OF LAND TO OGDCL ON KURI ROAD, ZONE-IV, ISLAMABAD.

The above two items i.e. Item No. 6.22 to 6.23 were deferred.

6.24 AKD ASSETS MANAGEMENT COMPANY.

8811/1088/07
728/BF
5-9-07

DECISION

The Board approved the inclusion of AKD Assets Management Company in the approved list of Investment Management Companies.

Action: Head of Treasury
D.F.A

6.25 ENHANCEMENT OF ROOM RENT OF GOVERNMENT HOSTEL, ISLAMABAD.

8812/1088/07
769/BF
5-9-07

DECISION

The Board approved the 50% increase in the room rent and A.C. charges of all the accommodation categories.

Action: Director Parliament Lodges

6.26 PERMISSION FOR CONSTRUCTION OF MEDIUM RISE RESIDENTIAL APARTMENTS IN ZONE-II & V, ISLAMABAD.

To be re-discussed in the next Board meeting.

6.27 NEW ALLOTMENT POLICY FOR GOVERNMENT ACCOMMODATION.

Director Administration, explained to the Board that it has been decided by the Ministry of Housing & Works with the approval of Prime Minister of Pakistan that 30% available Government accommodation of each category will be allotted on out of turn basis and constituted Committee in the Ministry of Housing & Works.

He proposed that a Committee consisting upon the following officers to be constituted for allotment of Government accommodation on out of turn basis up to 30% as adopted by the Ministry of Housing & Works in CDA.

DECISION

The Board decided that all the allotments to be made on seniority / merit basis.

**Action: Dy. D.G (Admin)
Director (Admin)**

8813/1088/07
727/BF
5-9-07

6.28 PLOT NO. 27-W, FAZAL-E-HAQ ROAD ROAD BLUE AREA, F-6/G-6, ISLAMABAD.

The above item was deferred.

6.29 RESTORATION OF ALLOTMENT OF PLOT NO. 19, STREET NO. 3-c, SECTOR F-10/2, ISLAMABAD.

DECISION

The Board approved the restoration of Plot No. 19, St. 3-C, Sector F-10/2, Islamabad, subject to payment of restoration + allied charges (delayed charges).

Action: Director (E.M-I)

6.30 RESTORATION & CHANGE OF PLOT IN LIEU OF PLOT NO. 1462, HUMAK, ISLAMABAD.

DECISION

The Chairman, CDA desired that item to be re-discussed.

Action: Director (E.M-I)

8814/1088/07
723/BF
5-9-07

8815/1088/07
723/BF
5-9-07

- 6.31** REGULATION OF UNPLANNED COMMERCIAL AND RESIDENTIAL GROWTH, RE-PLANNING OF ZONE-IV OF THE ICT, ISLAMABAD.
- 6.32** REQUEST FOR ALLOTMENT OF RESIDENTIAL PLOTS TO EMPLOYEES OF MINISTRY OF INTERIOR DEALING WITH CDA AFFAIRS.
- 6.33** PROVISION OF UTILITY SERVICES (WATER SUPPLY, DRAINAGE AND SEWERAGE) IN INDUSTRIAL TRIANGLE KAHUTA ROAD, ZONE-5, ISLAMABAD.

The above three items i.e. **Item No. 6.31 to 6.33** were deferred.

NONE-AGENDA ITEMS.

- (1)** CONSTRUCTION OF CONVENTION CENTER HOTEL, SECTOR F-5, ISLAMABAD.

8816/1088/07

773/BF

5-9-07

DECISION

The Board decided that the re-advertisement may be made for the pre-qualification of the firms for the disposal of Hotel plot in Sector F-5.

Action: Director (PMO)

- (II) **CONSULTANCY SERVICES FOR DEMOLITION OF CDA
HOSTEL AND CONSTRUCTION OF BOQs, MOQs AND
OFFICER'S CLUB.**

8817/1088/07

773/BF

5-9-07

DECISION

The Board approved the hiring of Consultants M/s Anwar Ali & Associates for the preparation of PC-1, digital topographic survey, Geo technical investigations, detailed design, preparation of drawings, tender / contract documents and detailed resident supervision for the cost as mentioned in the agreement.

Action: Director (PMO)

8818/1088/07

773/BF

5-9-07

(III) CONSTRUCTION OF FIVE STAR HOTEL, SECTOR F-5, ISLAMABAD.

DECISION

The Board approved the bid of M/s S.G.M. Group i.e. @ Rs. 77,000/- per square yard for the construction of Five Star Hotel on a plot measuring 3.73 acres behind Marriot Hotel F-5/2. Islamabad on lease basis for 33 years extendable for further two similar terms.

Action: Director (PMO)

(IV) ALLOTMENT OF PLOT TO NATIONAL TESTING SERVICES IN SECTOR H-8/1, ISLAMABAD.

8819/1088/07
737/BF

5-9-07

DECISION

The Board approved the allotment of Plot No. 96, Sector H-8/1, Islamabad measuring 0.88 acres to M/s NTS subject to completion of all codal formalities.

Action: Director (U.P)

(V) BOARD RESOLUTION.

8820/1088/07

728/BF

5-9-07

DECISION

The Board approved the Board Resolution proposed by Head of Treasury.

Action: Head of Treasury

(VI) PROVISION OF LAND FOR CONSTRUCTION OF CDA
ACCOMMODATION FOR CDA EMPLOYEES.

DECISION

The Board approved the proposed sites for construction of Government accommodation for CDA employees.

Action: Director (U.P)

8822/1088/07
737/BF
5-9-07

(VII) REQUEST FOR ENHANCEMENT OF FAR / ADDITIONAL
STOREY OF PLOT NO. 7, MARKAZ F-10 (MULTI
STOREY APARTMENT) ISLAMABAD.

Director Urban Planning, explained to the Board that the allottee of Plot No. 7, Markaz F-10 have approached for enhancement of

DECISION

The Board decided that allottee be asked to provide the structural stability certificate from one of the reputed firms like NESPAK, SSS and Designmen. The Board further decided that circulation area not to be included in the FAR. As far as parking area is concerned the allottee to arrange / made presentation to the Board. The next presentation on the subject include issues like:

- a) Structural stability.
- b) F.A.R.
- c) Parking.
- d) Additional charges.

Action: Director (U.P)

8822/1088/07
732/BE
5-9-07

(VIII) LICENSING OF FLYING COACH STAND MARKAZ, G-9, ISLAMABAD.

DECISION

The Board approved the Licensing to Flying Coach Stand Markaz G-9, Islamabad to M/s Four Star Travel Services @ Rs. 35 million for two years w.e.f. 01-09-2007 to 31-08-2009.

Action: Director (M.A)

(IX) ALLOTMENT OF SCHOOL PLOTS.

8823/1088/07

737/BF

5-9-07

DECISION

The Board approved the allotment of 19 following school sites to qualified applicants. However, it was decided that numbers will be allotted to the schools on the basis of their score:-

S.No.	Sector	Location	Area (Acres)
1	H-8	Street No. 1	1.24
2	H-8	Street No. 4	1.16
3	H-11	Plot No. 122 & 123	1.72
4	H-11	Plot No. 124 & 125	1.72
5	I-14/1	Plot No. 33 / 38	1.72
6	I-14/4	Plot No. 51 / 46	1.92
7	I-14/3	In front of Markaz	2
8	I-16/1	-	1.52
9	I-16/4	-	4.59

10	I-16/3	-	0.57
11	F-11/1	Street No. 73	1.20
12	F-11/1	In front of F-11/2	1.60
13	F-11/2	Street No. 20	4.62
14	F-11/4	Street No. 58	2.04
15	Diplomatic Enclave	At west of Markaz	2.5
16	D-12/3	Street No. 73	2.01
17	D-12/3	In front of F-11/2	1.13
18	D-12/3	Street No. 20	1.62
19	D-12/4	Street No. 58	1.70

Action: Director (U.P)

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