

MINUTES OF THE BOARD MEETING HELD ON
SUNDAY THE 27th DECEMBER, 1981 AT 10 A.M.

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The meeting was presided over by Mr. S.A.N. Gardezi, Chairman, CDA. The following officers were present :-

1. Mr. Mohammad Afzal Kahut ... Commissioner Rawalpindi Division.
2. Mr. Mohammad Saeed Qureshi.. F.A./Member.
3. Mr. S.H. Reza ... Member (Admin).
4. Brig. Mohammad Anwar ... Member (Tech).
5. Mr. Ajaz A. Khan ... Secretary.
6. Mr. Shafi M. Sewhani ... D.G.W.
7. Mr. A.R. Javaid ... Project Director (Simly Dam).
8. Mr. Tayyab Ali Sheikh ... Director Buildings,
9. Mr. Mohammad Aslam ... Director Roads.
10. Mr. A.K. Beg ... Director Electrical.
11. Mr. M. Habibullah ... Director Designs and Research.
12. Mr. A.Q. Nomani ... Director (W&S).
13. Mr. Abdus Salam Khan Wazir.. Director Works/Maint.
14. Mr. Anwar Said ... Director Architecture.
15. Lt.Cdr (Retd) A. Hamid ... Director Estate Management.
16. Col. (Retd) Mehboob Alam Malik. Director Municipal Administration.
17. S. Saleemullah Shah ... Deputy Financial Adviser.
18. Rai Mohammad Yasar Khan ... Addl: Director Lands.
19. Mr. M.A. Zaman ... Actg: Director Planning.
20. Mr. Mustafa Qureshi ... Director Audit and Accounts.
21. Mr. M.K. Pasha ... Landscape Architect.
22. Mr. S.A. Ansari ... Deputy Director Horticulture.
23. Maj. (Retd) M. Ashraf ... Security Officer.
24. Mr. Mohammad Mansha Yaq ... Public Relations Officer.
25. Agha Hassan Khan ... Addl: Coordination Officer.
26. Mr. Usman Zaig ... Assistant Director (Evaluation).
27. Mr. Rehmat Ullah Naru ... Law Officer.

2. The agenda for the Board meeting circulated vide Coordination Section's No.CD.-649/EM-Coord/81, dated 23rd December, 1981, was considered and following decisions were taken :-

1. Grant of 2nd C.P. Fund advance to employees of Grade 1 to 16 of Directorate General Works.

The summary was presented by the Director General Works. It was felt that financial requirements should not be confused with the status. After some discussion it was decided that the present arrangements should continue.

Action:- 1. DGW.
2. DFW.

2. Grant of permission to install marble cutting machine.

The summary was presented by the Director Estate Management. It was observed that the cold storage capacity in Islamabad appears to be inadequate as a number of applications are being received for establishment of cold storage plants in Islamabad. It was further observed that the proposed marble cutting unit would produce dust and cold storage is used for vegetables. As such, it is not advisable to combine the two units/functions. After some discussion it was decided that the request of the allottee should not be accepted.

Action:- Director Estate Management.

3. Construction of Capital Avenue from IP-127A at Islamabad.

The summary was presented and explained by the DGW. After some discussion it was noted that the case had not been examined and seen by the Finance Wing, which is a basic requirement of preparation of summaries and submission of cases to the Board. It was, therefore, decided that the case should be processed through the Finance Wing, who should carry out its examination expeditiously and the case may, thereafter, be put up quickly to the Board for decision.

Action:- 1. D.G.W.
2. D.F.W.

4. Extension in period of construction of residential plots for Pakistanis living abroad.

The Director Estate Management presented and explained the summary. It was observed that these plots were allotted about 11 years ago and those who were allotted plots before 31-12-1970 were given a period of full one year, and those who were allotted plots after 31-12-1970 were given another additional period of six months to complete houses by 30-6-1982. The allottees have had sufficient time for completion of houses and in the absence of construction the credibility of OD is

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suffering and vacant plots are being mis-used by unscrupulous people. This practice could not be allowed to continue, and, therefore, that decision was taken in December, 1980.

After some discussion, following decisions were taken:-

- a) No further extension will be granted. Any body who purchases the plot in transfer from the original allottee, does it at his own risk and purchases the plot with all liabilities, and no extension is to be allowed as decided earlier.
- b) The Director Estate Management should quantify and indicate the number of Government servants/allottees who are abroad.
- c) The Director Estate Management should put up a list of all such cases who had not built the structures within the period of 9 months.
- d) The Director Estate Management should indicate the amount recovered as fine from such defaulters.

Action:- Director Estate Management.

5. Construction of CDA Office Building in Sector G-8.

The DGM presented the summary, It was explained that the same design as that of the ADBP building would be adopted but the space utilisation has to be improved by the Director Architecture. After some discussion it was decided that Member (Tech) should examine the details of the cost of various components of the proposed building in comparison with the cost of ADBP building.

Action:- 1. D.G.W.
2. Dir. Arch.

6. Allotment of plots for establishing clinics/hospitals and related matters.

Director Planning was directed to put up the case in the form of a summary for consideration of the Board.

Action:- Director Planning.

7. Acquisition of unacquired land of villages Shakrial and Khanna Kak in and around Poultry Farm Scheme II.

Summary of the case for consideration of the Board.

Action:- Addl: Director Lands.

8. Monthly Review Summary for the month of November, 1981.

The Review Summary for the month of November, 1981 was considered and following decisions were taken :-

I. 1. AIWAN-E-SADR COMPLEX.

iv. Lifts.

Procurement of spare parts for the lifts should be progressed and arranged expeditiously. The frequently required parts such as contacts and relays etc. should be procured in sufficient quantity. It was felt that the progress on the front garden was very slow. The Deputy Director (Forest) who was representing the Horticulture Directorate in the meeting, was directed to ask Mr. Farooq Nizami, Deputy Director Urban, Horticulture Directorate, to submit a report to the Chairman in this regard.

Action:- Director Hort.

ix. Landscaping security lights rear garden.

Provision of landscape security lights in the rear garden had taken a long time which must be expedited. The requisite information regarding pumps etc. should be expedited from the Consultants/Architects (M/s. Bhamani).

A PC-I for the development of the Central Square i.e. area between the Constitution Avenue and Aiwan-e-Sadr should be prepared and submitted to the Government expeditiously.

The Director Buildings informed that the drawings and inventory were ready for handing over of Aiwan-e-Sadr to the Pak PWD. He, however, observed that the handles etc. for aluminium doors and windows have yet to be arranged. The Director P&S explained that Pakistani agents of the foreign suppliers have taken up the matter with their Principals, but a positive response has not yet been received. The Director P&S was directed to write to the Consulate General of Pakistan in Hongkong and send them details of the case requesting to contact the firm and expedite the matter.

Action:-

1. D.G.W.
2. Dir. Elect.
3. Dir. Buildings.
4. Dir. P & S.
5. A.D. (Evaluation)

2. AIWAN-E-SADR COLONY.

It was observed that the progress on Aiwan-e-Sadr Colony houses was not satisfactory. The contractors have been complaining of financial problems. *been expedited for them*



in one case it was observed that from a bill of Rs. 2,44,000/- a deduction of Rs. 2,91,000/- was being made for materials supplied. It was felt that under such circumstances no contractor could work and give progress. It was decided that the DGW should go through the details of these cases and take necessary measures to ensure that the progress of these houses is accelerated.

Action:- 1. D.G.W.
2. Dir. Buildings.
3. Dir. Works.

5. CONSTRUCTION OF OFFICE AND RESIDENTIAL ACCOMMODATION FOR A.G.P.R.

It was explained that the building was complete and work on the external finish was held up due to non-availability of white cement, which has been indented through the Purchases Directorate, and could not be procured as the approval of the Ministry of Production is required. After some discussion the Director Arch: was asked to find out a solution for external finish by suggesting some suitable treatment without the use of white cement.

Action:- 1. Dir: Arch:
2. Dir: P&S.
3. Dir: Works.

12. MOSQUE FOR PRESIDENCY.

It was decided that this item should, in future, be shown under the 'Aiwan-e-Sadr'.

Action:- 1. Director Bldgs.
2. A.D (Evaluation).

13. MOSQUE FOR SIND HOUSE.

It was explained that the Government of Sind has not yet given a decision for citing of the mosque within the Sind House plot. The Director Works was directed to put up a draft from Chairman to the Chief Secretary Sind.

Action:- 1. DGW.
2. Dir: Works.

15. MOSQUE PLUS A & C TYPE QUARTERS.

17. 'A' TYPE MOSQUE (DOIMOND SH. PLD DOMES) PLUS 4 SHOPS AND A & C TYPE QUARTERS.

Both these mosques are not included in current year's programme and should not, therefore, be included in the future summaries.

Action:- A.D. (Evaluation)

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16. MASJID AL-FUQARA AND BR.

The progress on construction of Masjid al-Fuqara should be expedited.

Action:- 1. DGW.
2. Director Works.

21. CONSTRUCTION OF 7/14 NOS - POLICE
a. Check posts (1st lot)
b. Const. of 4/14 check posts (2nd lot).

It was explained that out of 16 check posts, 9 were almost ready which would be completed within the next three weeks. The Director Works, was directed to complete these check posts expeditiously and then these may be shown to the Secretary Interior.

Action:- 1. LGW.
2. Director Works.

22. 32 A & 16 B TYPE FLATS FOR CDA EMPLOYEES.

It was reported that although the flats were complete but the Sui Gas upto the houses has not been provided. The Director Electrical was directed to have the case expedited from the SNGPL, and then the flats should be handed over to the Member (..).

Action:- 1. D.G.W.
2. Dir: Electrical.

25. NWSP-THR MARKET.

It was reported that the shed has been completed. The Director Works was directed to undertake the construction of extension work and expedite.

Action:- 1. D.G.W.
2. Director Works.

29. BROADCASTING HOUSE.

It was reported that funds from the PBC are not forthcoming and substantial amount has to be paid to the contractors. The PBC were provided assistance by the Director Buildings in the revision of their PC-I. The PC-I has now been submitted by the PBC for approval which is likely to take considerable time in the normal course.

Action:- 1. D.G.W.
2. Director Bldgs.

30. CONSTRUCTION OF COMMUNITY CENTRE IN SECTOR G-7.

The landscaping work of the Community Centre G-7 should be started and progressed expeditiously.

Action:- Director Hort:
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32. CONSTRUCTION OF 864 FLATS IN I-8.

The revised cost of the flats should be intimated to all the allottees.

Action:- Director Estate Management.

33. BUREAU OF EDUCATION.

The Bureau of Education building should be expedited as they need it early.

Action:- 1. D.G.W.
2. Director Works.

II. DIRECTORATE OF WATER & SEWERAGE.3. Water Supply Distribution.

ii) The construction of intake gallery at Korang Head-works had been completed during the last year. It is being wrongly reported in the current review summary, which should be deleted by all concerned.

iii) This item is a repetition and is included under "Bulk Water Supply". It should, therefore, be deleted.

iv) Installation of these tubewells is not being properly handled. The Project Director (Simly Dam) was directed to look into it very carefully and ensure that the progress is expedited.

Action:- 1. P.D. (Simly Dam).
2. Director (W&S).
3. A.D. (Evaluation).

4. Sewerage System.

1) It was reported that Phase-~~III~~ STP has been included in the revised PC-I for SEWERAGE. It was decided that Phase-~~III~~ plant should be excluded from the revised PC-I of Sewerage, and a separate PC-I should be prepared most expeditiously for submission to the Government.

Action:- 1. P.D. (Simly Dam).
2. Director (W&S).
3. A.D. (Evaluation).

5. Drainage System.

a) Construction of open drainage in G-6 has been changed, and this item should be deleted from the programme.

Action:- A.D. (Evaluation).

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III. DIRECTORATE OF ROADS.

It was explained by the Director Purchases & Stores that bitumen has been procured from the National Refinery, Karachi and is available in the Stores. More quantities are being transported and will be in the Stores within the next few days. The Director Roads pointed out some problems in the new asphalt plant generator. The Director Electrical was directed to check and resolve the problem immediately.

- 5) It was observed that the contractor was to complete the road by December, 1981 but the progress was not as had been promised by him. The DGW explained that the contractor has been doing his best to complete the work and it will take 2/3 months to complete it. The Director Roads observed that for widening of a certain section of road, some trees are to be removed by the Horticulture Dte. The Deputy Director Hort: was directed to ensure that the trees are removed most expeditiously.
- 21) The Director Roads was directed to expedite the construction of foot-bridge between Jamia Masjid and Gogosh Snackbar.

Action:- 1.D.G.W.
2.Dir: Roads.
3.Dir: Hort:
4.Dir: P&S.
5.Dir: Elect.

IV. PROJECT DIRECTOR (SIMLY DAM)6) Construction of open drainage in Ramna-6.

This item has been repeated and should be deleted from this section of the summary.

Action:- 1.P.D.(Simly Dam).
2.A.D.(Evaluation).

18. Re-laying of sewer line in F-6.19. Re-laying sewerage line in I-9.

Since funds for these two items have not been provided, these should not be reported in the summary.

Action:- 1.P.D.(Simly Dam).
2.A.D.(Evaluation).

20. Const. of Enquiry Offices in various sectors.

Exact location of the Enquiry Offices should be indicated in the next summary.

Action:- 1.D.G.W.
2.Dir: Works.
3.Dir: Maint.

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22. P/Boundary pillars in various sectors

It was reported that no work could be done because the locations of these pillars were still to be obtained from Director Planning. Director Planning was advised to indicate the locations most expeditiously.

Action: Director Planning.

VI. ELECTRICAL DIRECTORATE

4) Const: of Parliament Building

It was reported that the design of airconditioning plant has not yet been received from the Consultants. It was decided that Member(Tech) will speak to the Consultants for expediting the design.

Action: D.G.W.

Director Elect.

6) Provision of Gas Heaters in Blocks No.1,2,& 3.

The nomenclature of this item should correctly be written as "provision of gas pipelines connections in Blocks No. 1,2, & 3".

Action: Asstt:Dir.(Evaluation)

SELF FINANCING WORKS

1) Ramna-8

vii) Water supply for followers colony G-8/1.

viii) Sewerage system for followers colony.

Some design problem was reported to be the cause of non-commencement of work on these two items. It was decided that Member(Tech) will examine the matter with a view to resolving the problem.

Action: 1. Project Director
(Simly Dam).

2. Director W & S.

2) Ramna-9

v) Storm Sewer system in G-9/4.

vi) Storm sewer system in Markaz G-9.

The Director W & S was directed to inspect these works and ensure that the sewerage is not connected with the storm water drainage system in this sector.

Action:-1. Project Director(S.D).

2. Director W & S.

3. Director Roads.

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7) Ghalimar 10

On a query from the F... Member, the Director Estate Management informed that only a few people have taken possession of the plots and most of the people are refusing to take possession saying that the area has not been fully developed and is not yet fit for construction. It was further observed that some of the plots are still under the old villages which have not yet been vacated and the possession cannot be handed over to the allottees. Some of the works have not also been done because of the non-vacation of the villages. It was explained that the Director L&I had recently got the areas of development operations cleared from the villagers. The Director E&I will be advised to get the areas cleared of these villagers.

Action:- 1. D.G.W.
2. Dir. E.M.
3. Dir. L&I.

AD-HOC ITEMS.

Correct Position of Funds.

Correct positions of funds in the column 3 of the Review Summary must always be given in future.

Action:- 1. A.D.(Eval).

Nurses Hostel.

It was reported that the Nurses Hostel was in a very bad condition as there was no sweeper; curtains were very old, dirty and torn off; furniture was very old and in a very bad shape, and only one heater was available which was not enough. The Project Director (SD) was directed to carry out a detailed inspection of the Nurses Hostel and submit a report to the Chairman.

Action:- F.D.(Simly Dam).