

CONFIDENTIAL

**CAPITAL DEVELOPMENT AUTHORITY  
(SECRETARIAT)**

No. CDA-978/BM-Coord/2004

Islamabad, January 2004.

Subject: MINUTES OF THE 2ND MEETING OF THE CDA BOARD FOR  
THE YEAR 2004.

The 2nd meeting of the CDA Board for the year 2004 was held on Wednesday the 21st January 2004, at 9.00 A.M. in the Conference Room, Executive Block, CDA Headquarters, Islamabad.

2. The following attended:-

- |    |   |           |
|----|---|-----------|
| 1) | Mr. Kamran Lashari,<br>Chairman CDA.                | In Chair. |
| 2) | Mr. Maqbool Ilahi,<br>Member (P&D).                 |           |
| 3) | Brig. Syed Ghulam Akbar Bukhari,<br>Member (E).     |           |
| 4) | Mr. Sikander Hayat Maken,<br>Member (A)/F.A/Member. |           |
| 5) | Mr. Nadeem Akbar Malik,<br>Secretary, CDA Board.    |           |

3. The following attended the meeting on special invitation:-

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|----|--|
| 1. | Mr. Muhammad Rafiq Ahmed,<br>Consultant Engineer, CDA. |
| 2. | S.A.M. Wahidi,<br>Consultant (Law), CDA.               |

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

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|----|---|
| 1) | Mr. Muhammad Iqbal Noori,<br>Director (UP). |
|----|---|

- 2) Mr. Jamil-ur-Rehman,  
DEM-II.
- 3) Mr. Ikram Ullah,  
Director Maintenance.
- 4) Mr. Muhammad Saeed Sheikh,  
Director Architecture.
- 5) Mr. Saadullah Khan Zimri,  
Director L&R.
- 6) Mr. M. Rafiq Abbasi,  
Director Roads (South).
- 7) Mr. Abrar Hussain,  
Director E&M (Maint).
- 8) Mr. Muhammad Asghar Rai,  
Director Structure.

5. Chief Commissioner, ICT and DCO, Rawalpindi could not attend the meeting due to other official assignments. However, Mr. Muhammad Aslam, DDO (Coord) represented DCO, Rawalpindi.

6. The meeting started with recitation from the Holy Quran.

7. The Board confirmed the minutes of the 13<sup>th</sup> and 14<sup>th</sup> Board meetings held on 11-12-2003 and 27-12-2003 respectively for the year 2003.

8. The items of agenda for the Board meeting were then taken up. Salient points of discussion and decisions are as follows:-

8.1

Approval of layout plan of Housing Scheme under title "Gulshan-e-Sehat" in Zone-II floated by Health Employees Cooperative Housing Scheme, District Rawalpindi, Specified Area of Islamabad.

7870/978/2004

7377

21-1-2004



**Decision**

The Board approved the detailed layout plan of the housing scheme of the Health Employees Cooperative Housing Society.  
Action: Director (UP).

- 8.2 **Allotment of alternate plot for Authors' Corner in Markaz F-7 in lieu of Markaz in G-6.**

71/978/2004  
7/BF  
-1-2004

**Decision**

- i) The Board approved the allotment of Plot No. 9-B, Markaz F-7, to the National Book Foundation for library with the observation that the National Book Foundation will develop the concept and



building plan for the Authors Corner in consultation with Chairman CDA. However, approval in principal will be conveyed forth with.

- ii) Difference of price will be worked out by the Finance Wing.
- iii) A case for removal of encroachment by the Administration of Lal Masjid may also be prepared for submission to Government.

Action: Director (UP)  
DEM-II

8.3 **Waiving of extension surcharges for land allotted to Muslim World League in Islamabad.**

7872/978/2004  
724/BF  
21-1-2004

DEM-II explained to the Board that the allottee has in the meanwhile deposited all the dues of CDA, therefore, the proposal has become infructuous and he would like to withdraw the summary which was allowed.

8.4 **Release of Security Deposit.**

7873/978/2004  
757/BF  
21-1-2004

Director Maintenance withdrew the summary, as it was required to be decided at the level of D.G. (Services).

Action: Dir. Maintenance.

8.5 **Permission for construction of additional basement in Residential buildings in Islamabad.**

7874/978/2004  
39/BF  
21-1-2004



**Decision**

The Board approved the recommendations and added the following condition before granting permission for additional basement in residential buildings in Islamabad.

“Under no circumstances construction of, bath room even W.C., kitchen and bed rooms will be allowed in 2<sup>nd</sup> basement.”

Action: Director Arch.

8.6

**Rehabilitation Policy-Extension of Benefits in case of Death of the Affectee.**

7875/978/2004

750/BF

21-1-2004

### Decision

The Board approved the recommendations of the Director L&R but directed that in cases where the deceased affectee was not survived by any member of his family unit a plot may be jointly allotted to his legal heirs. The definition of the term 'jointly unit' may also be modified to include parents of the affectee dependent on him and living with him ( as defined



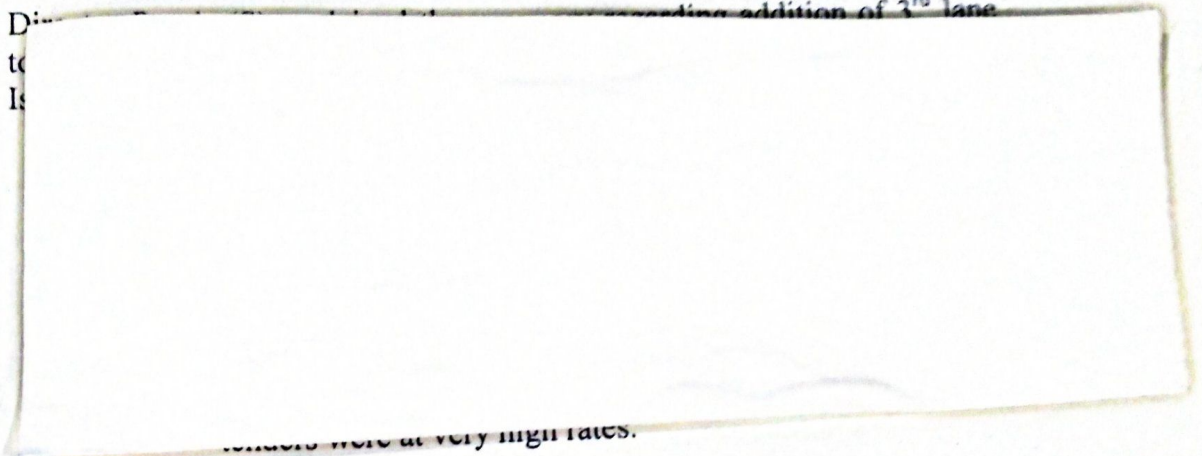
in the laws of inheritance). The Rehabilitation Policy is to be modified accordingly.

Action: Director L&R

8.7 **Rehabilitation of Lehtrar (Khanna) Bridge on Islamabad Highway.**

7876/978/2004  
745/BF  
21-1-2004

Dis- ... according addition of 3<sup>rd</sup> lane  
to  
is



**Decision**

A Committee comprising Member (P&D) and Consultant (Engineering) was constituted to examine the case thoroughly, find out the irregularities, fix responsibility and submit its recommendations in the next Board meeting, in order to clear liabilities of contractor.

Action: Member P&D)  
Consultant (Engg).  
Director Roads (S).

8.8 **Conversion of land use of Brick Kilns to Orchard Plots.**

877  
24/  
1-1



### Decision

- i) The Board approved the proposals contained in the concluding para of the summary and directed that all the allottees of Brick Kilns be treated at par.
- ii) M/s Islamabad Automatic Bricks be issued show cause notice for non-utilization of land and after completing codal formalities lease be cancelled and land retrieved.
- iii) Action may also be made for taking possession of the plots which have already been cancelled. Director Enforcement will submit a report with in 20 days.

Action: DEM-II

➔ Director Enforcement

8.9 Maintenance Operation and payment of Electric Bills for Street lights installed in Model Village Humak.

7879/978/2004

748/BF

21-1-2004



Decision

Board directed that D.G(S) and DDG(P) be included in the already constituted Committee to examine the following points:-

- i) Find a way to collect the amount of Rs. 3 million (approx) from the inhabitants of the village for the maintenance of street lights of and for other services.
- ii) Form of tax be examined.
- iii) The possibility of including the model villages within the Municipal area be considered. It may be noted and explained to the inhabitants that Rs. 3 million are payable for the provision of street lights and also for provision of other services same procedure will be adopted.
- iv) The Committee will submit its report within 15 days.

Action: DG(S)  
DDG(P).  
Director E&M (Maint.)

NON-AGENDA ITEM

- i) Permission for setting up of Radio Based Stations in Islamabad.

7880/978/2004

740/BF

21-1-2004



- and Shikharpur
- ii) Minimum Distance between two Transmission Towers and maximum height of Transmission Towers.

- iii) Structural Stability/Safety.

A certificate for stability and soundness of the structure of the building on which such station is to be installed as well as design of the proposed structure be obtained from the panel of the Consultants specified by CDA in respect of the additional storey construction.

- iv) Permission from the owner of the roof top.

N.O.C./permission in writing of the owners of the roof top of the building would be mandatory and annexed with the application.

- v) Technical Scrutiny and Award of Permission.



## Decision

- i) Each site should be separately scrutinized/examined on the basis of parameters sort out in the summary. Preference will be given for locations in the commercial areas/markaz for installation of towers. However, permission in other areas will be granted on case to case basis, depending upon the site condition.
- ii) Permission will be granted on case to case basis and rent will be decided through negotiations.

Action: Director Structure  
DMA

9. The meeting concluded with a word of **"Thanks"** to and from the Chair.