

CONFIDENTIAL

CAPITAL DEVELOPMENT AUTHORITY
(SECRETARIAT)

No.CDA-1049/BM-Coord/2006/

Islamabad, July 2006

Subject:- MINUTES OF THE 15TH MEETING OF CDA BOARD FOR THE YEAR 2006.

The 15th meeting of CDA Board for the year 2006 was held on Saturday, the 1st July, 2006 at 10.00 a.m. in the Conference Room, Executive Block, CDA Headquarters, Islamabad.

2. The following attended:-

- 1) Mr. Kamran Lashari,
Chairman, CDA. In Chair.
- 2) Mr. Shaukat Ali Mohmand,
Member Administration.
- 3) Brig. Nusrat Ullah,
Member (P & D/Engg:).
- 4) Mr. Kamran Ali Qureshi,
F.A / Member.
- 5) Brig. Asad Munir,
Member.
- 6) Lt. Col. (Retd) Arshad Nasim Qaureshi,
Consultant Engineer.
- 7) 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:-

- i) Mr. Shahid Murtaza Bukhari,
Dy. D.G (Estate Management).
- ii) Mr. Mustafain Kazmi,
Sr. Director (Sports & Culture).
- iii) Mr. Tariq Mehmood,
Director Estate Management-I.
- iv) Mirza Khalid Mehmood,
Director (Lands & Rehabilitation).
- v) Mr. Zafar Iqbal Zafar,
Director Urban Planning.

4. Commissioner, ICT, Islamabad and DCO, Rawalpindi could not attend the meeting due to some other official assignments.

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

6. The Minutes of 11th and 12th Board Meetings were confirmed by the Board.

7. Before the start of the agenda items, the Chairman, CDA and Board Members welcomed the newly appointed Member Brig. (Retd.) Mr. Asad Munir for joining the Authority and appreciated the services of Mr. Jehanzeb Khan, D.G (Services) who served the Authority for a period of 38 years. He praised that Mr. Jehanzeb Khan was a man of character and decency.

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

8.1

CHANGE IN THE CDA PROPERTY MANUAL.8470/1049/06723/BF1-7-06

DECISION

The Board approved the recommendations of the Director Estate Management-I.

Action: Directorate (E.M-I).

8.2

ALLOTMENT OF ALTERNATIVE PLOTS IN SECTOR I-8 OR
ANY OTHER DEVELOPED SECTOR IN LIEU OF EARLIER
PLOTS IN SECTOR I-11 ALLOTTED IN 1989.

The CDA has already decided to file a writ petition against the decision of the ICA, therefore, further action will be taken in the light of the decision of the Supreme Court of Pakistan.

Action: Director (E.M-I).

8.3

RESTORATION OF ALLOTMENT OF PLOT NO. 489-A IN
SECTOR I-8/2, ISLAMABAD.

71/1049/06
23/BF
1-7-06

3472/1049/06
723/BF
1-7-06

DECISION

The Board in the light of Land Disposal Regulation did not agree to restore the allotment of Plot No. 489-A, Sector I-8/2, Islamabad.

Action: Director (E.M-I). ‡

8.4 REVISION OF PREMIUM / RATE IN RESPECT OF PLOT NO. 719-G, G-11/1, ISLAMABAD.

8473/1049/06
723/BF
1-7-06

DECISION

The Board observed that there was no justification for of revision of present rates and that the cost of land from the allottee be charged @ Rs. 1000/- per square yard with mark-up and other up to date allied charges.

Action: Director (E.M-1).

8.5

REQUEST FOR THE ALLOTMENT OF 15 ACRES OF LAND FOR
THE CONSTRUCTION OF 200 BEDDED SUGHRA SHAFI
MEDICAL COMPLEX WITH AN ADVANCE DIAGNOSTIC
CENTRE WITH INTERNATIONAL RADIOGRAPHY AND
THERAPEUTICS CENTRE AND AN ADVANCE BREAST
CLINIC AT ISLAMABAD. THE SECOND HEALTHCARE
PROJECT OF SAHARA FOR LIFE TRUST.

8474/1049/06
737/BF
1-7-06

DECISION

The Board decided that the case may be recommended to the Government of Pakistan for consideration / approval of allotment of Plot No. 41 measuring 11.6 acres in Sector H-9/4 @ Rs. 1125/- per square yard in relaxation of clause-7(5) of Islamabad Land Disposal Regulations-2005 subject to following conditions:-

- a) Total covered area of the building(s) proposed to be constructed.
- b) Use-wise breakdown of the covered area mentioned.
- c) Funds presently available for the project.
- d) Special requirement if any.
- e) They will provide the approval of the Prime Minister of Pakistan.
- f) They will follow the bye-laws of the Authority.

Action: Director (U.P)

8.6 MARGALLA TOWN PHASE-II, ISLAMABAD.

The above item was deferred.

8.7 REGULARIZATION OF PLOT NO. 1070, SECTOR I-10/4,
ISLAMABAD.

8475/1049/06

750/BF

1-7-06

DECISION

In view of the meritorious services rendered for the nation by the husband of Mst. Shafqat Parveen, the Board Regularized the Plot No. 1070 in Sector I-10/4 by charging one time reserved price as regularization fee.

Action: Director (L & R). ✚

8.8 **GRANT OF BPS-09 TO WATER TANKER DRIVERS IN RELAXATION OF EDUCATIONAL QUALIFICATION.**

8.9 **ALLOTMENT OF NARROW STRIP ADJACENT TO PLOT NO. 293, STREET 67, F-11/1, ISLAMABAD.**

The above two items were deferred.

8.10 **ALLOTMENT OF LAND TO PAKISTAN SOFTWARE EXPORT BOARD IN NATIONAL PARK AREA.**

8476/1049/06
723/BF
1-7-06

DECISION

The Board approved the allotment of plot measuring 14.49 acres land to Pakistan Software Export Board @ Rs. 2250/- per square yard with A.G.R. @ Rs. 2/- per square yard as per approval accorded by the Prime Minister of Pakistan.

Action: D.D.G(Estate Management).

8.11 AMENDMENT IN CDA EMPLOYEES (SERVICE) REGULATIONS, 1992 – RE-DESIGNATION / UP-GRADATION OF THE POST OF ASSISTANT DIRECTOR (HEALTH) (BPS-17/18) TO THE POST OF DEPUTY DIRECTOR (HEALTH) (BPS-18).

8.12 SUMMARY – ALLOTMENT OF RESIDENTIAL ACCOMMODATION ON MEDICAL, HARDSHIP AND COMPASSIONATE GROUNDS TO THE CDA EMPLOYEES.

The above two items were deferred.

8.13 SUMMARY FOR THE CDA BOARD – PLOT NO. 286 MEASURING 25 X 50 IN SECTOR F-11/2 IN LIEU OF BUILT-UP PROPERTY OF MST. RIFFAT RASHID W/O COL. RASHID ACQUIRED BY CDA FROM VILLAGE BAKHA SYEDAN.

8477/1049/06
750/BF
1-7-06

Director Lands and Rehabilitation explained to the Board that Mst. Riffat Rashid W/o Col. Rashid was allotted Plot No. 286 in Sector F-11/2

DECISION

The Board approved the following recommendations:-

- i) As proposed by member (Planning) plots measuring 25 X 60 already available may be allotted to the present owners / transferees on payment of dues for additional area.
- ii) The plots measuring 25 X 50 in F-11 already cancelled be converted into plots of 1 kanal area and disposed off as per Land Disposal Regulation-2005.

Action: Director (L & R).

8.14 DISCONNECTION OF UTILITY / SERVICES IN RESPECT OF GOVERNMENT, QUARTERS / HOUSES ILLEGALLY OCCUPIES / TRESPASSED AT ISLAMABAD.

8.15 SHIFTING OF WEEKLY BAZAAR FROM SECTOR G-9 TO BETWEEN SECTOR H-9/3 AND KASHMIR HIGHWAY, AND RENOVATION / BEAUTIFICATION OF WEEKLY BAZAAR AT G-6, ISLAMABAD.

8.16 ALLOTMENT OF RESIDENTIAL LAND (ABANDONED CUL-DE-SAC) IN FRONT OF PLOT NO. 185, STREET 68, SECTOR F-10, ISLAMABAD.

8.17 ALLOTMENT OF LAND FOR HEAD OFFICE SHAHEEN FOUNDATION, PAF IN MAUVE AREA, ISLAMABAD.

8.18 AFFAIRS OF TOURIST VILLAGE SAIDPUR.

The above 05 items i.e. Item No. 14 to 18 were deferred.

8.19 ALLOTMENT OF RESIDENTIAL PLOTS TO THE AFFECTEES
OF SECTOR D-12.

8478/1049/06

750/BF

1-7-06

DECISION

The Board approved the extension of rehabilitation benefits to the affectees as proposed by the Director Lands and Rehabilitation subject to completion of all codal formalities and merits of the cases.

Action: Director (L & R)

8.20 DISPOSAL OF LAND ALLOTTED TO CTI FOR CTI FACTORY AND LABOUR COLONY IN SECTOR I-9, ISLAMABAD.

8478/1049/06
723/BF
1-7-06

D.D.G (Estate Management) explained to the Board that 42 plots were allotted to TIP / CTI in early sixties for of Telephone equipment and construction of staff Colony. They have made construction on 21 plots out of 42, whereas 21 are still vacant. M/s CTI informed the Authority

DECISION\

The Board approved the recommendations of the D.D.G (Estate Management).

Action: D.D.G(Estate Management).

8.21 ALLOTMENT OF ADDITIONAL LAND BEHIND PLOT NO. 12 (ORCHARD SCHEME) H-9/3, ISLAMABAD.

8.22 REGULARIZATION OF EXPENDITURE OF VEHICLES INCURRED IN 1996.

8.23 REVISION OF BUILDING BYE-LAWS OF PLOTS FOR EDUCATION AND HOTELS / MOTELS IN ZONE-III & IV OF ISLAMABAD.

8.24 CHANGE OF TRADE OF PLOT NO. 11 POULTRY AND VEGETABLE SCHEME NO. 3, KAHUTA ROAD.

8.25 SUMMARY – REQUEST OF CH. KHADIM HUSSAIN, SUB ENGINEER, PRODUCTION DIVISION NO.1, WATER SUPPLY DIRECTORATE, CDA FOR ALLOTMENT OF “E” TYPE QUARTER.

The above five items i.e. Item No. 21 to 25 were deferred.

8.26 CONCURRENCE / APPROVAL OF MINUTES OF MEETING OF
ALLOTMENT SCRUTINY COMMITTEE HELD ON 02-06-2006.

8480/1040/06
750/BF
1-7-06

DECISION

The Board approved allotment of plots as per their entitlement in Sector I-14 to 22 affectees recommended by the Allotment Scrutiny Committee subject to handing over the possession and completion of other codal formalities and merits of the cases.

Action: Director (L & R).

8.27 DEVELOPMENT OF A CRICKET STADIUM IN NATIONAL PARK AREA IN ISLAMABAD.

8481 / 1049 / 06

741 / BF

1-7-06

DECISION

The Board approved the recommendation of the Director Sports & Culture along with draft lease agreement to be concurred by the Pakistan Cricket Control Board.

**Action: D.D.G. (Estate Management)
Sr. Director Sports & Culture**

NON-AGENDA ITEMS

I) ESTABLISHMENT OF CDA FOUNDATION.

The Board discussed the issue of establishment of CDA Foundation and appointment of Managing Director for the establishment of Foundation and decided that the Managing Committee should in the first instance finalize its recommendation and present the recommendation to the Board in its next meeting for appointment of Managing Director and finalization of administrative structure, financial structure of the Foundation on the patron of Fauji Foundation and Police Foundation.

Action: Secretary CDA Board.

II) MONITORING OF PROJECTS - APPOINTMENT OF CONSULTANTS.

8483/1049/06
742/BF
1-7-06

DECISION

- i) To adopt the guide-lines / instructions of Pakistan Engineering Council immediately.
- ii) To hire consultants for detailed supervision of on going projects.
- iii) It was also decided that where deemed necessary to eliminate the delay sub standard and for the assurance of applying latest techniques, methodology, quality of design and soundness of the project PC-I be revised and consultants be appointed from the additional allocated amount of 15% of the project.

Action: Member (P & D)

Member (E)

D.G (Services)

DDG (Works)

9. The meeting concluded with a work of thanks and from the Chair.