

CAPITAL DEVELOPMENT AUTHORITY

( SECRETARIAT )

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No.CDA-801/BM-Coord/93

Islamabad, April 10, 1993.

Subject: MINUTES OF THE 2ND MEETING OF CDA BOARD  
HELD ON 30TH MARCH, 1993 AT 10.00 A.M.

The 2nd meeting of the CDA Board was held on 30th March, 1993 (Tuesday) at 10.00 A.M. in the Conference Room of the Executive Block of the Capital Development Authority.

2. The following attended the meeting:

- (1) Mr. Farid ud Din Ahmad, In chair  
Chairman, CDA.
- (2) Mr. S. Bilal Ahmad,  
Member (Administration), CDA.
- (3) Mr. Ahmed Waqar,  
Financial Adviser/Member, CDA.
- (4) Mr. Muhammad Rafique Ahmed,  
Member (Engineering), CDA.
- (5) Mr. Sabir P. Chohan,  
Member (Planning), CDA.
- (6) Mr. Abdul Wahid Shahid,  
Secretary to the Board.

3. The Chief Commissioner, Islamabad and the Commissioner Rawalpindi Division, Rawalpindi, could not attend the meeting due to their other important commitments and intimated their regrets over telephone.

4. The following were also present in the meeting:

- (1) Director General (Design), CDA.
- (2) Director General (Services), CDA.
- (3) Director General (Environment), CDA.
- (4) Deputy Director General (Planning), CDA.
- (5) P.S.O. to the Chairman, CDA.
- (6) Additional Director, Public Relations, CDA.

5. The following also attended the meeting on special invitation:

- (1) Mr. Aizaz Hussain Zuberi,  
Ex-Consultant, CDA.
- (2) Director Roads, CDA.
- (3) Director Special Projects-I, CDA.
- (4) Director Aiwan-e-Sadr, CDA.
- (5) Director Maintenance, CDA.
- (6) Director Audit & Accounts, CDA.

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

7. Minutes of the 16th meeting of the CDA Board held on 15th November, 1992, 17th meeting of the CDA Board held on 28th December, 1992, and Special meeting of CDA Board held on 16th February, 1993, were presented to the Chairman, CDA, which were confirmed.

8. Thereafter, the progress on the implementation of the decisions taken in the above three meetings held on 15th November, 1992, 28th December, 1992 and 16th February 1993 were reviewed and the following decisions were taken:

- (I) Review of the decision of the Board meeting held on 15th November, 1992

Revision of CDA Building and Zoning Regulations

- a. The Board was informed by Member (Planning) CDA that compilation work of revised CDA Building and Zoning Regulations will be finalized within the next ten days so as to ensure early publication and notification in the Government Gazette (Part-VI).

Action: D.G. (Design)

5674/798/92  
739/EF



(II) Review of the decisions of the Board meeting held on 28th December, 1992

10.5. Conversion of Bulk supply into individual gas meter system in Sector G-6

5696/799/92  
749/BF

Director General (Services) informed the CDA Board that 2,600 Sui-gas meters have so far been installed in the Government quarters in Sector G-6. After detailed review of the progress of installation of individual Gas meters in Sector G-6 and G-7, the CDA Board further decided as under:

- (a) The outstanding audit paras may be settled as early as possible.
- (b) Completion of balance work of installation of individual gas meters in Sector G-6 Islamabad may be completed at the earliest.

Action: D.G.(Services)

5701/799/92  
750/BF

10.10. Summary in respect of Bhekka Sayyandan (Sector F-11) and Badia Qadir Bukhsh Sector G-11)

Member (Administration), CDA, informed the Board that as decided in the Board meeting held on 28th December, 1992, Mr. Muhammad Zubair Osmani, Director CDA, was required to submit his report within three months, which period would expire on 15th April, 1993. The CDA Board decided that a reminder may be issued by the Secretary to Mr. Muhammad Zubair Osmani, Director CDA, requesting him to complete his assignment within the above stipulated period.

Action: Secretary, CDA

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Action: a



5702/799/92  
739/BF

10.11. Sub-division of multi-storeyed buildings on the Jinnah Avenue and in the Marakaz of Islamabad

Member (Planning) briefed the CDA Board with regard to the progress so far achieved by the Committee for the preparation of draft regulation for the sub-division of multi-storeyed buildings on Jinnah Avenue and in the Marakaz of Islamabad. Chairman, CDA, desired that summary on the subject may be brought before the Board in its next meeting.

Action; Member (P)  
D.G. (P)

(III) Review of the decision of the Board meeting held on 16th February, 1993.

5704/800/93  
737/BF

Decision

- (a) 50% of the un-allotted planned educational plots (i.e. 53) located in the different residential sectors may be allotted to the private educational institutions by adopting the approved criteria of the CDA Board at price(s) to be determined by the Finance Wing, keeping in view the rates approved for 'H' Series (Educational Institutions).

(b) While planning the new sectors in future, number of educational plots for Government institutions as well as for Private Institutions may be doubled from the present provision so as to ensure proper educational facility in Islamabad both in the public and private sectors for equal distribution.

Action: Member (P)

D.D.G. (P)

RESUME OF DECISIONS TAKEN ON THE AGENDA ITEMS  
ON THE CURRENT MEETING

9. After the above review, the Board took up items included in the agenda for the current Board meeting. Brief account of the discussions/deliberations held and decisions taken are summarised below:

→ 9.1. Beautification of CDA Offices Complex

5709/801/93  
745/BF  
dt: 30.3.93

Decision

(a) since the work was got executed by the Contractor on urgent basis, therefore, the work was regularized with ex-post facto sanction/approval of CDA Board in terms of revised delegation of financial powers at item No. 9(1)(a).

(b) In order to maintain sanctity in such cases, it was decided that in future verbal orders given by the Chairman/ Members for the execution of urgent works should be got confirmed in writing invariably by the Director concerned in due course of time.

Action: Dir. Roads  
All Directors

- 9.2. Construction of Roads S.R.(North) S.R(West)  
and VRs in Sector G-10/2 & 3

5710/801/93  
745/EF  
dt:30.3.93.

Since the draft para on the subject was settled, therefore, the summary was withdrawn by Director Roads.

Action: Dir. Roads

- 9.3. Construction of Prime Minister's House S.H. Roads,  
Footpaths, Retaining Wall, Box Culverts, etc.

5711/801/93  
745/EF  
dt:30.3.93.

Decison

Member (Engineering), CDA, was authorized to review the case on merit.

Action: Member (E)  
Dir.Spl.Projects-I



- 9.4. Grant of successive (Second) Moveover to Non-Gazetted Employees (BPS 1-15)

5712/801/93  
726/BF  
dt: 30.3.93.

Decision

The Establishment Division and Finance Division may be approached to seek clarification regarding grant of successive (second) moveover to non-Gazetted employees in BPS 1-15.

Action: Dir. (Personnel)

- 9.5. Construction of Taxi-cum-Bus stand at Rewat

5713/801/93  
737/BF  
dt: 30.3.93.

Decision

Un-developed land measuring 2.16 acres out of the portion of right-of-way of Islamabad Highway may be leased out at the rate of Rs. 300/- per sq. yd. for a period of ten years with prevalent AGR, to the Union Council, Rewat on the following terms and conditions:



- i) 25% of the total lease money will be recovered as down payment before a proper offer letter is issued by the CDA;
- ii) Balance 75% lease money will be recovered in four equal annual instalments;
- iii) Besides the recovery of down payment, the consent of the Union Council, Rewat, may also be obtained with regard to the other usual broad terms and conditions as laid down in para 4 of the summary.

Action: D.D.G (P)

9.6. Delay in allotment of plot in sector F-11, Islamabad

5714/801/93  
723/EF  
Dt: 30.3.93

Decision

- (a) Since no right was ever established, therefore, there is no justification for allotment of a plot to Brig. (Retd) Habib Ullah Baber.
- (b) The case may be referred to the Cabinet Division accordingly, as desired by the Wafaqi Mohtasib.

Action: Dir. Estate Mgt-I

9.7. Payment of Store Material - Aiwan-e-Sadr

5715/801/93  
751/BF  
dt: 30.3.93.

Decision

The inquiry already pending on the subject may be finalized within one month but not later than 30th April 1993, in the first instance, then a fresh summary may be brought before the Board in the next Board meeting.

Action: D.G. (Services)  
Dir. Aiwan-e-Sadr

9.8. Scheme for the Administration of CDA Foundation

5716/801/93  
711/BF  
Dt: 30.3.93.

...the CDA Board  
and following decisions were taken:

Decision

- (a) Schedule of Scheme for the Administration of the CDA Foundation consisting of clause (I) to (V) was approved by the CDA Board for its further notification by the concerned Ministry.



(b) Inclusion of Director General (Services) CDA as Member in the Committee of Administration for CDA Foundation as given in clause-III of the Schedule was also approved.

(c) A donation of Rs. 10.00 million as grant for CDA Foundation from CDA for investment purposes as "Reserved Fund" was approved.

Action: Secretary, CDA

9.9. Authorization under section 6, 7 & 9 of the Islamabad (Preservation of Landscape) Ordinance 1966 (III of 1966)

5717/801/93  
757/BE  
dt: 30.3.93.

Decision

(a) The necessary powers to challan the defaulters to check insanitary conditions in Islamabad under the provision of Sections 6, 7 & 9 of the Islamabad (Preservation of Landscape) Ordinance 1966 (III of 1966), were delegated by the CDA Board to Director Maintenance and his staff i.e. Deputy Directors and Assistant Directors.

(b) Director Maintenance may examine the other powers of DMA being exercised by him under Municipal Bye-Laws to facilitate his work.

Action: D.G. (Services)  
Secretary, CDA  
Dir. Maint.

- 9.10. Zoning Regulation in respect of Buildings in the zone of "Attached Departments" (Mauve Area) and Special Institutions (H-Series).

5718/801/93  
737/BF  
dt:30.3.93.

Decision

- (a) The Zoning Regulations in respect of Buildings in the zone of "Attached Departments" (Mauve Area) Islamabad as given in annexure II of the summary were approved.
- (b) The Zoning Regulations in respect of Buildings in Sector 'H' series(Institutions) as given in annexure III of the summary were also approved.

Action: DDG (Plg)

- 9.11. Allotment of Government Accommodation on out-of-turn basis

5719/801/93  
731/BF  
dt:30.3.93.

Consideration of the summary was deferred.

Action: Dir. Trg/G.A.



- 9.12. Promotion to post of Accountant (B-16)  
and Divisional Accountant (B-13)

5720/801/93  
735/BF  
dt: 30.3.93

Decision

The proposal as contained in the summary was not approved. Therefore, the existing rules on the subject as framed in the CDA Employees (Service) Regulations 1992, (Vol-II) should stay for the time being.

Action: Dir. Personnel  
Dir. Audit&Accou

- 9.13. Grant of Service Gratuity to re-employed personnel

5721/801/93  
735/BF  
30.3.93.

Consequently, the following decision was taken:

Decision

CDA personnel who were employed/re-employed on regular basis will get consequential benefits admissible under the rules and other CDA employees who were employed on temporary basis will be treated as such.

Action: Dir. A & A

9.14.

Allotment of plot to Islamabad Stock Exchange  
(Guarantee) Ltd.

5722/801/93  
737/BF  
dt: 30.3.93

decided as under:

Decision

Since LDA and KDA have allotted plots to Lahore Stock Exchange and Karachi Stock Exchange respectively, a plot measuring 175 x 288 as located along north side of Jinnah Avenue between F-7/G-7 meant for 19-storeyed office building was approved for allotment to the Islamabad Stock Exchange at CDA's reserve price.

Action: D.D.G (P)  
Add.Dir(PE&C)

9.15. Improvement in service structure of CDA Capital Hospital and Health Service Personnel

5723/801/93  
726/BF  
30.3.93.

Consideration of the summary was deferred.

Action: Dir.Personnel

9.16. Re-Numbering of Block on Jinnah Avenue, Islamabad

5724/801/93  
739/BF  
30.3.93.



various blocks on Jinnah Avenue as given in the Summary were explained by him. After detailed discussion, the following decision was taken:

Decision

Proposal-II as given in the summary dated 16-3-1993 was approved.

Action: D.G. (Design)

9.17.

Levy of Toll Tax by CDA in Islamabad -  
Report of Sub-Committee

5725/801/93

729/BF

dt: 30.3.93

Decision

- (a) The Final Report, as submitted by the Sub-Committee constituted for the levy of Toll Tax in Islamabad, was approved.
- (b) The proposal may now be forwarded to the Cabinet Division for obtaining Government approval to levy Toll Tax in Islamabad.

Action: Secretary, CDA  
Dir. Roads  
Dir. Revenues  
D.M.A.  
Addl. Dir. (PE&C)

- 9.18. Audit Para NO. 125 (13) of 1980-81 regarding  
higher charges of machinery for Rs. 3,49,798.88.

5726/801/93  
747/BF  
Dt: 30.3.93

Consideration of the summary was deferred.

Action: Dir. MPO

10. The meeting concluded with a word of thanks to the chair.

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