

CONFIDENTIAL

CAPITAL DEVELOPMENT AUTHORITY
(Directorate of Coordination)

No.CDA-1217/BM-Coord/2011/ Islamabad August 2011.

**Subject:- MINUTES OF THE 18TH MEETING OF
CDA BOARD FOR THE YEAR 2011.**

The 18th meeting of the CDA Board for the year 2011 was convened on Saturday, 27th August, 2011 at 10:30 A.M in Room No. 006, Jinnah Convention Centre, Islamabad with the Chairman, CDA presiding.

2. The following were in attendance:-

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| 1) | Mr. Imtiaz Inayat Elahi,
Chairman, CDA. | In Chair |
| 2) | Mr. Saeed-ur-Rehman,
F.A/ Member. | |
| 3) | Mr. Shaukat Ali Mohmand,
Member (Admin). | |
| 4) | Mr. Tahir Shamshad,
Member (P & D). | |

- 5) Mian Waheed-ud-Din,
Member (Environment).
- 6) Syed Abrar Hussain Shah,
Member (Engineering).
- 7) Mr. Khalid Mehmood Mirza
Member (Estate).
- 8) Dr. Raja Mustafa Hyder,
Secretary CDA Board.

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The following officers were in attendance and participated:-

- 1) Mr. Ghulam Sarwar Sandhu,
D.G (Planning).
- 2) Mr. Habib-ur-Rehman,
Dy. D.G (Law).
- 3) Mr. Abdul Baqi,
Director (Law).
- 4) Mrs. Najma Azhar,
Director (HRD), CDA.
- 5) Mr. Waqar Ali Khan,
Director (L & R).

4. Chief Commissioner (ICT), Islamabad and Commissioner, Rawalpindi could not attend the meeting.

5. Meeting commenced with the recitation of "Bismillah" by Dr. Raja Mustafa Hyder, Secretary CDA Board.

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

6.1 DISCUSSION ON PROPOSED AMENDMENTS IN THE CDA ORDINANCE 1960.

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DECISION

Dy. D.G (Law) presented the proposed amendments in the CDA Ordinance 1960 before the CDA Board. The matter was deliberated upon by the CDA Board. Some issues were raised by the Board Members, which are to be clarified by the Law Directorate prior to finalizing the proposed amendments. The matter will be brought up again in one of the next Board meetings once the necessary amendments have been made by the Law Directorate.

Action: DDG (Law)

6.2 PRESENTATION TO REVIEW THE PROGRESS
WORK IN "C" SERIES SECTORS /
REGULARIZATION / CONTRACT EXTENSION OF
LAND ACQUISITION PROJECT EMPLOYEES.

Due to paucity of time the above item could not be discussed.

NON-AGENDA ITEMS

- (I) PAYMENT OF CASH COMPENSATION TO THE
AFFECTEES OF SECTOR I-17 AND H-16.

DECISION

Director Lands & Rehabilitation, presented the summary before the CDA Board. The Board examined the facts of the case and observed that the Committee constituted by the Chairman, CDA had several meetings with the Affectees of I-17 and H-16 Sectors to amicably negotiate a solution which is mutually acceptable to both the parties and is also implementable in the present circumstances. The CDA Board was apprised by Member (Estate) that the Affectees of I-17 & H-16 Sectors had in fact agreed for de-acquisition of Sectors given CDA's present financial crunch. The Board observed that in the light of these developments, the CDA Ordinance is also being amended so as to cater for the de-acquisition of these two Sectors. The Board remarked that the minutes of the meetings held with the Affectees should also be submitted to the

Honorable High Court in an effort to show the Honorable Court that the Authority is making a serious effort to resolve the issue of payment of compensation to the Affectees. D.G (Planning) also informed the Board that Employees Old Age Benefit Institution, (EOBI) has also shown an interest in developing I-17 & H-16 Sectors along with CDA. The Board decided that the EOBI option / offer should also be explored as the EOBI is a Government Agency. With these ideas in the backdrop, the Board directed that a comprehensive report be prepared for the CDA Board highlighting all the efforts made by the Authority in an attempt to solve the issue of payment of cash compensation to the Affectees of Sector I-17 & H-16 and the same be presented before the CDA Board in the next Board meeting before submission of a report to the Honorable High Court. The 05 options for solving the issue of compensation to the Affectees of Sector I-17 & H-16 which will be deliberated upon by the CDA Board in the next Board meeting are as under:-

- i) Allotment of plots in the same Sectors on Land Sharing Basis instead of cash payment.

- ii) De-acquisition of acquired land. (For which the process of amendment in the CDA Ordinance 1960 has already been initiated by the Authority).
- iii) Financial implication of complete acquisition of land & BUP of these two Sectors for which the Federal Government may be approached.
- iv) Possibility of payment of compensation in installments keeping in view the present financial position of CDA, after taking over the possession of the said land.
- v) Development of these Sectors on Joint Venture Basis along with Government Agencies like EOBI.

It was decided that the Board will finalize this matter in the next Board meeting so that a decisive report can be submitted to the High Court. The final report to be submitted to the High Court should be comprehensive, highlighting all efforts made by CDA to resolve this issue. Also proceedings/minutes of the meeting held with the affectees be attached with the requisite report.

**Action: Member (Estate)
Member (Planning)
Director (L&R)**

(II) ISSUES PERTAINING TO NORTHERN STRIP,
E-11

10/01/18/1217/B.M/'11
27-08-'11/18TH

DECISION

Director General Planning, presented the proposed amendments in the approved Northern Strip, E-11 Master Plan before the CDA Board. The Board deliberated upon the matter and issued various instructions / amendments which are to be incorporated in the Master Plan. The D.G (Planning) was directed to make the necessary changes and resubmit the Master Plan before the CDA Board in the next Board meeting for final approval. The Board concurred on increasing the number of residential plots in the Northern Strip and also decided that the same would be offered to the general public through balloting and/or auction. In this regard, an advertisement campaign is to be launched on war footing and it was decided that the first meeting in this regard would be held on Monday 29th August, 2011.

Action: D.G (Planning)
Director (P.R)

(III) ENGAGEMENT OF CONSULTANT FOR PARK ENCLAVE HOUSING SCHEME.

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27-08-'11/18^{III}

DECISION

Member (Planning), presented the facts of the case before the CDA Board as submitted by NESPAK in their proposal and the Board approved the engagement of NESPAK as Consultant for Park Enclave Housing Scheme.

Action: Member (Planning)

(IV) EID ALLOWANCE FOR CONTRACT AND DAILY WAGES OFFICERS (BPS-16 AND ABOVE).

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DECISION

F.A / Member presented the facts of the case before the CDA Board and the Board approved the payment of half basic pay of the initial pay scale as Eid Allowance to contract and daily wages CDA officers on the analogy of the policy for Gazzetted CDA Officers. However, the same is based on the relevant initial pay scale of the officers.

**Action: F.A / Member
D.F.A-II**

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