

CONFIDENTIAL

**CAPITAL DEVELOPMENT AUTHORITY
(SECRETARIAT)**

No. CDA-961/BM-Coord/2002

Islamabad, Nov. 2002.

Subject: **MINUTES OF THE 14TH MEETING OF THE CDA BOARD FOR
THE YEAR 2002.**

The 14th meeting of the CDA Board for the year 2002 was held on November 20, 2002, at 10.00 A.M. in the Conference Room, Executive Block, CDA Headquarters, Islamabad.

2. The following attended:-

1. Mir Laiq Shah,
Chairman CDA/Chief Commissioner ICT. In Chair.
2. Mr. Masud Muzaffar,
F.A/Member.
3. Ghulam Dastgir Akhtar,
Member (A)
4. Mr. Maqbool Ilahi,
Member (P&D).
5. Mr. Mohi-uddin-Jameeli,
Member (E)/DG(S).
6. Mr. Abdul Ghafoor Dogar,
Secretary CDA Board.

3. The following were also present:-

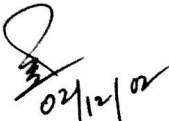
- 1) Mr. Mazhar Hussain,
Acting Director General (Env).
- 2) Mr. M. Anjum Malik,
Director Works.

- 3) Mr. Muhammad Hayat Khan,
DEM-I.
- 4) Mr. Saadullah Khan Zimri,
DEM-II.
- 5) Mr. M.D. General,
Director Arch-I.
- 6) Mr. Abrar Hussain,
Director E&M (Maint).
- 7) Mr. Shafiq Ali Siddiqi,
Director (RP).
- 8) Mr. Shakeel Jan,
Director Water Supply.
- 9) Maj. (R) Muhammad Baqir Khakwani (T.St.),
Director Administration.
- 10) Mr. Jamil-ur-Rehman,
Director Revenues.
- 11) Mr. Muhammad Rafiq Abbasi,
Director W&S (Dev).
- 12) Mr. Rawal Khan Maitla,
Director Public Relation.
- 13) Syed Iftikhar Hussain,
Director Staff.
- 14) Muhammad Saeed Sheikh,
Chief Landscape Architect.
- 15) Mr. S.A.M. Wahidi,
Consultant (Law).
- 16) Malik Muhammad Nawaz,
Legal Adviser.

4. Commissioner/(DCO), Rawalpindi, could not attend the meeting due to other official assignments. However, Mr. Sultan Shahzad, Deputy District Officer (Coordination), represented him.

5. The meeting started with recitation from the Holy Quran.
6. The Board confirmed the minutes of the 13th Board Meeting held on 23-10-2002.
7. The items of the agenda for the Board Meeting were then taken up. Salient points of discussion and decisions are as follows:-

7.1 Construction of Prime Minister Secretariat Building at Islamabad.


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The Board directed to refer the case to the Committee constituted to look into the cases of release of security of contractor (in cases of audit paras) for scrutiny and report for consideration of the Board in its next meeting.


Action: Director Works.

7.2 (1) Writ Petition No. 1935/1997 titled Saeed Ahmad and 4 others versus Federal Government Employees Housing Foundation CDA and two others.

7666/961/2002
723/BF
20-11-2002

(2) Writ Petition No. 1972 of 1996 titled Farooq Ahmad Shad versus Federation of Pakistan and CDA etc. and Writ Petitions No. 3) 1664/1997, 4) 2334/1997 and 5) 1935/1997.

The Board directed that legal officers of CDA and FGEHS may hold discussions to develop a consensus on various legal issues raised in the Writ Petitions. Secretary Housing & Works may be requested to facilitate such discussions.


Action: DEM-I
Legal Advisor

7.3 Amendment in Regulation 1.02 of Islamabad Residential Sectors Zoning (Building Control Regulation, 1993).

7667/961/2002
739/BF
20-11-2002

Decision

The proposal was approved in principle and it was directed that the proposed amendment may be got re-vetted from the Consultant (Law) before notification.

Action: Director Arch-I.

7.4

Construction of Bowling Centre in F-9 Part at Islamabad.

Director Arch-I explained the summary. He stated that the CDA Board in its meeting held on 4-10-1999 decided to constitute a committee comprising Member (Design), Director General (Environment) and Director Municipal Administration, CDA to sort out the matter and submit its recommendations within a period of one month. The Committee in its meeting held on 20-10-1999 decided to identify following two categories of violations committed by the licensee:-

A) Compoundable violations.

Violations of excess covered area that can be considered for regularization with payment of prescribed fine at previous rate or to be determined by the Finance Wing as a revised rate.

B) Non-compoundable violations.

The additional facilities i.e. swimming pool, Mezzanine floor and stair tower if considered fit for regularization with additional charges to be worked out by the Finance Wing.

7668/961/2002
739/BF
20-11-2002

Decision

- i) Compoundable violations of excess area of basement and Ground Floor may be regularized by imposing compounding charges of Rs. 10,000/- (lump sum) & fine @ Rs. 1500/- per sft. or to demolish the area constructed over and above the approved plan and beyond the terms and conditions of bid.
- ii) The non-compoundable violations of additional facilities i.e. construction of Mezzanine floor, stair tower, Swimming Pool, toilets, etc., provided in the basement against its lawful use may be demolished after giving the licensee proper/mandatory notice.

Action: Director Arch-I.

7.5 Appointment of Consultant for Rehabilitation/Replacement of 32
Lifts installed at Sectt. Complex (A, B, C, D-P, Q, R, S Blocks).

7669/961/2002
748/BF
20-11-2002

The proposal was endorsed by Member (E). The case was discussed at length and decided as under:-

Decision

(1) *rw*
The Board approved the proposal.

Action: Director E&M (Maint).

7.6 **Permanent resettlement of residents of Katchi Abadi F-9 Park
residing at MUSP Farash.**

7670/961/2002

739/BF

20-11-2002

Decision

The Board approved the proposal at para 4 and 5 of the summary.

Action: Director (RP).

Delay in payment of amount of the work done and release of security deposit.

Director Water Supply explained the summary. He stated that the work "Procurement of Alum Sulphate" was awarded to M/s Prime Chromium the 2nd lowest bidder by Procurement and Store Directorate. The tenders were called through press and opened by Directorate of Procurement & Store on 1-10-1998. The samples provided by the firms alongwith bids were got tested in Central Engineering Laboratory of CDA. The sample

7671/961/2002
756/BF
20-11-2002

Decision

The Board approved the recommendations of the Committee.

Action: Director Water Supply.

7.8

Service & Maintenance of official vehicles of CDA.

7672/961/2002

727/BF

20-11-2002

Decision

- i) Directors are authorized to get repaired vehicles under their charge upto Rs. 10,000/- per vehicle without NOC from MPO.

①
READ 11) Members/Executive Director/DGs are empowered to get vehicles repaired at a cost upto Rs.25,000/- without NOC from MPO.

consisting of Director MPO, Director concerned and Accounts/Finance will scrutinize estimate and supervise the repair operation to avoid any irregularity.

Amended vide No. CDA-961/BM-Coord/2002/9239 dt. 17/12/2002

- iv) A Monitoring Committee, comprising Director Admin, Director MPO, Director S&I, and rep of Finance was constituted for random check of repair works.
- v) Director Admin. and Director MPO should pre-qualify suitable workshops for repair of light and heavy vehicles.
- vi) In order to ensure proper repair of vehicles, the owner of workshop repairing the vehicles is required to furnish a certificate to the effect that the repair has been carried out according to specification in a satisfactory manner. The certificate would be authenticated by the Driver and Asstt. Director (Transport) or Transport Officer.
- vii) Proper maintenance of Log Books may be ensured by the Director concerned.

Action: All Member/DGs/DDGs./ Directors.

7.9 **Increase of professional fee charges of CDA Counsel.**

7673/961/2002
763/BF
20-11-2002

Decision

- i) It was decided to enhance the professional fee of Legal Counsel from Rs. 1,500/- to Rs. 3,000/- and expenses from Rs. 150/- to Rs. 200/-.
- ii) Professional fee with a minimum of Rs. 5,000/- per case was liable to suitable increase in important complicated cases subject to approval of competent authority was approved for appeal cases involving more than Rs. 2,50,000/- pecuniary value for engagement of senior counsel.
- iii) Director Law to select suitable 2/3 senior advocates practising in Islamabad for handling the appeals for more than Rs. 2.5 lac pecuniary value and obtain approval of the competent authority.

Action: Director Law.

7.10 Allotment of Plots for Community Buildings waiving of extension charges and delayed payment charges.

7674/961/2002
724/BF
20-11-2002

Decision

The Board approved the proposal.

Action: DEM-II

Recovery of Property Tax from Pensioners.

7675/961/2002

730/BF

20-11-2002

Decision

The Interior Division may be approached to reconsider the proposal for grant of tax rebate to retired CDA employees also and resubmit the case after receipt of response from the Government.

Action: Director Revenues.

7.12

Development of disabled park in Fatima Jinnah Park F-9, Islamabad

7676/961/2002
762/BF
20-11-2002

Decision

It was decided that CDA may develop and maintain the project with close financial and technical cooperation of the Ministry of Women Development, Social Welfare and Special Education.

Action: Chief Landscape Architect.

7.13

Providing/laying water conduction main from Shah Allah Ditta Reservoir (Khanpur-I) to respective sectors of Islamabad.

7677/961/2002
755/BF
20-11-2002

Decision

The Board decided to grant extension in contract period upto 31-12-2002, and directed that Director L&R should make all out efforts, on priority basis, to get the area vacated and hand over its vacant possession to the contractors.

Action: Director W&S(Dev).

Director L&R.

7.14

Installation of Petrol Pump on Military owned land on Bara Kahu.

The case was deferred. It should be re-examined thoroughly keeping in view the possibility of similar requests from various Government departments, autonomous bodies and association of their employees alongwith technical reasons and requirements and comprehensive summary be brought with categorical recommendations in the next Board Meeting.

Action: Director (RP)

7.15

Self-occupation rebate on Property Tax on Arrears.

79/961/2002
O/BF
-11-2002

3/961/2002
/BF
-11-2002

redressal of such grievances.

F.A/Member endorsed the proposal. After thorough discussion following decision was taken:-

Decision

The proposal was approved by the Board.

Action: Director Revenues.

- 7.16 **Re-imbursement of Water charges to CDA Employees (BPS-1 to 15) residing in hired houses at Rawalpindi.**

7680/961/2002
727/BF
20-11-2002

Decision

The Board did not approve the proposal for retrospective reimbursement of water charges from 29-11-1995.

Action: Director Admin.

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

02/2/02

CAPITAL DEVELOPMENT AUTHORITY
(Directorate of Coordination)

MOST IMMEDIATE
BY SPECIAL MESSENGER

No.CDA-961/BM-Coord/2002/9239

Islamabad, December 17, 2002.

(CORRIGENDUM)

Subject: -MINUTES OF THE 14TH MEETING OF THE CDA BOARD FOR
THE YEAR 2002.

Reference Coordination Directorate, CDA, letter
No.CDA-961/BM-Coord/2002/9112 dated 03-12-2002, on the above
noted subject.

2. The following amendment may be made in respect of
Decision No. 7.8 regarding Service & Maintenance of official
vehicles of CDA, taken in the 14th Board Meeting of the CDA
Board held on 20-11-2002.

FOR ii) Members/DGs are empowered to get vehicles
repaired at a cost upto Rs.25,000/- without
NOC from MPO.

READ ii) Members/Executive Director/DGs are empowered to
get vehicles repaired at a cost upto Rs.25,000/-
without NOC from MPO.