

**12<sup>th</sup> BOARD MEETING FOR THE YEAR-2014 HELD ON JULY 04 , 2014**  
**AGENDA ITEMS AND STATUS**

<b>S.No.</b>	<b>Items</b>	<b>Presenter</b>
1.	Restoration of Plot No.28 Hill Road Sector F-6/3 Islamabad.	Member Estate
2.	Levy of Land use conversion charges for commercial Plot (Marriage Hall), Sector G-6, Markaz, Islamabad.	Member Estate
3.	Increase of Minimum wage for daily wager employees	FA/ Member
4.	Amendment in Federal Employees Benevolent & Group Insurance Rules-1972.	FA/ Member
5.	Request for issuance of NOC of Bahria Town, Phase-VII (Extension), Zone-V, Islamabad.	Member (P&D)
6.	Request for issuance of NOC for Capital Enclave Housing scheme Zone-4 & 5, sponsored by M/s Services Cooperative Housing societies	Member (P&D)
7.	Review of CDA Board Decision dated 23-04-2007, Redevelopment Plan of Marakiz in Islamabad.	Member (P&D)
8.	Approval of revised lay out plan for sector I-12	Member (P&D)
<b>Non-Agenda Items</b>		
NA-I	Request for issuance of No Objection Certificate (NOC) of Bahria Enclave-II, Zone-4-D, Islamabad	Member (P&D)
NA-II	Site for metro bus depot and slaughter house at Islamabad.	Member (P&D)
NA-III	Development Of Multi Purpose Parade Ground At Shakerparian, Zone-Iii, Islamabad	Member Engineering
NA-IV	Revision Of Rate Of Fee/Charges Regarding Petrol Pumps/CNG Stations On Private Land Along Major Roads In ICT, Islamabad	Member (P&D)



**Capital Development Authority  
(Secretary CDA Board Office)**

**CONFIDENTIAL**

No. CDA-1272/BM-SCB/2014/

Islamabad July 4, 2014

Subject: **Minutes of 12<sup>th</sup> CDA Board Meeting for the Year 2014.**

12<sup>th</sup> CDA Board meeting for the year 2014 was held on **July 4, 2014 (Friday) at 11:45 A.M** in the Conference Room of CDA Headquarter, Executive Block No. V, Khayaban-e-Suhrawardy, Sector G-7/4, Islamabad.

2. Following attended the meeting:

- 1) Maroof Afzal, (In Chair)  
Chairman, CDA
- 2) Mr Jawad Paul  
Chief Commissioner ICT
- 3) Mr. Sher Bahadar Arbab,  
F.A/Member.
- 4) Mr. Waseem Ahmed Khan,  
Member (P & D).
- 5) Mr. Shahid Sohail,  
Member (Engineering).
- 6) Mr. Amer Ali Ahmed,  
Member Admin. / Estate.
- 7) S.M. Mustafain Kazmi  
Member (Environment)  
(Look after charge)
- 8) Mr. Muhammad Wishaq,  
Secretary CDA Board.

3. Commissioner Rawalpindi as member of the Board could not attend the meeting, Ms. Naureen Bashir, Director (Development & Finance) attended meeting as observer on behalf of Commissioner Rawalpindi. In addition to the Chairman/ Members, Director Estate Management-II (for item No. 2) and Dy., Director-II Estate Management-I (for item No. 1) attended the meeting. Meeting commenced with the recitation of "Holy Quran" by Mr. Muhammad Wishaq, Secretary CDA Board. Thereafter agenda items were taken

**DECISION:**

**Action: Member (Estate)**

**DECISION:**

**Action: FA/Member**

**DECISION:**

**Action: FA/Member**

10472/1272/BM/'14 12.5 REQUEST FOR ISSUANCE OF NOC OF BAHRIA TOWN,  
04-07-'14/12<sup>TH</sup> PHASE-VII (EXTENSION), ZONE-V, ISLAMABAD.

**DECISION:**

The Board decided that the penalty for late mortgage and transfer on the basis of entire saleable area will be charged as was done in other cases presented before the Board for issuance of NOC. The case will be put up for information only before next scheduled meeting of the Board as all other conditions stands implemented.

**Action: Member (P&D)**

10473/1272/BM/'14 12.6 REQUEST FOR ISSUANCE OF NOC FOR CAPITAL ENCLAVE  
04-07-'14/12<sup>TH</sup> HOUSING SCHEME ZONE-4 & 5, SPONSORED BY M/S  
SERVICES COOPERATIVE HOUSING SOCIETIES

**DECISION:**

The Board approved the issuance of No Objection Certificate to Capital Enclave Housing Scheme Zone-4&5 Islamabad subject to payment of penalty regarding submission of late mortgage of saleable area and late transfer of land allocated for roads, parks/ playground/ open spaces, amenities, graveyard, etc. on the basis of entire areas of the scheme. However, the Board further decided that the issue of charging the penalty regarding late mortgage of saleable area and later transfer of land on the basis of actual/proportionate area of the scheme to be mortgaged and transferred to CDA or on entire/total area of the scheme shall be separately placed before the Board for appropriate decision, which will be applicable in all future cases.

**Action: Member (P&D)**

10474/1272/BM/'14 12.7 REVIEW OF CDA BOARD DECISION DATED 23-04-2007,  
04-07-'14/12<sup>TH</sup> REDEVELOPMENT PLAN OF MARAKIZ IN ISLAMABAD.

**DECISION:**

The Board noted that as per previous decision of the Board dated 23-04-2007, before processing of any such request, re-development plan of that area be prepared to accommodate the extra load due to increase in FAR and height on existing infrastructure. Board further decided that consultant may hired if required by CDA

**Action: Member (P&D)**

10475/1272/BM/'14    **12.8**    **APPROVAL OF REVISED LAY OUT PLAN FOR SECTOR I-12**  
04-07-'14/12<sup>TH</sup>

**DECISION:**

The Board approved the proposal contained in para-10 of summary

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**Action: Member (P&D)/ Member Estate**

**NON-AGENDA ITEMS**

10476/1272/BM/'14    **NA-I**    **REQUEST FOR ISSUANCE OF NO OBJECTION CERTIFICATE**  
04-07-'14/12<sup>TH</sup>                      **(NOC) OF BAHRIA ENCLAVE-II, ZONE-4-D, ISLAMABAD.**

**DECISION:**

The Board approved the issuance No Objection Certificate for Bahria Enclave -II named Agro Farming Scheme Zone-4(D), Islamabad,

**Action: Member (P&D)**

10477/1272/BM/'14    **NA-II**    **SITE FOR METRO BUS DEPOT AND SLAUGHTER HOUSE AT**  
04-07-'14/12<sup>TH</sup>                      **ISLAMABAD.**

**DECISION:**

The Board approved conversion of Site-II for the Slaughter House Plot measuring about 8.20 acres in Sector I-9/4, along IJP Road and the following proposals for allocation of site for Metro Bus Depot as under:-

- i. Allocation of Plot No. 4-A (10 acres) + Plot No. 4 partial (5 acres) making 15 acres in total in Sector H-9/3, Islamabad, for Metro Bus Depot (presently earmarked for slaughter house).
- ii. Ownership of Metro Bus Depot site remains with CDA.
- iii. Allocation of remaining 5 acres land of Plot No. 4 as "Future Use" (presently earmarked for slaughter house).

**Action: Member (P&D)/ Member(Admin)**

10478/1272/BM/'14    **NA-III**    **DEVELOPMENT OF MULTI PURPOSE PARADE GROUND AT**  
04-07-'14/12<sup>TH</sup>                      **SHAKERPARIAN, ZONE-III, ISLAMABAD**

**DECISION:**

In order to meet the assigned targets, the Board approved the re-engagements of consultants M/S ESS on existing terms and conditions / rates, being well versed with the past and up coming requirements.

**Action: Member (Engineering)**

10479/1272/BM/'14

04-07-'14/12<sup>TH</sup>

NA-IV

**REVISION OF RATE OF FEE/CHARGES REGARDING PETROL PUMPS/CNG STATIONS ON PRIVATE LAND ALONG MAJOR ROADS IN ICT, ISLAMABAD.**

**DECISION:**

The Board approved Rs. 2,500/- per Sq.yd. for Urban Areas and Rs. 1,250/- per Sq.yd for Rural Areas, as Landuse Conversion Fee for Petrol Pumps/CNG Stations. With application of same formula (2.5 times) the Board also approved following Fees/Charges to be charged for Petrol Pumps/CNG Stations, in addition to Landuse Conversion Fee and have not been revised so far:

Sr. No	Fee/Charges	Rate
1.	Scrutiny Fee at the time of submission of application	Rs. 125,000/-
2.	Annual Departmental Charges (after NOC)	Rs. 25,000/- per year
3.	Charges for permission of Additional Facility on already approved Petrol Pump or CNG Station	Rs. 500,000/-
4.	Charges for Area Deficit than Standard Size required for Petrol Pump/CNG Station (max. up to 15%)	Rs. 3,750 per Sq. yd.

Directorate of Municipal Administration, CDA, is allowed to collect Annual Departmental Charges for Petrol Pump/CNG Stations, as Planning Wing has no such Recovery Arrangement/Mechanism.

**Action: Member (P&D) / Member (Admin)**

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



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