

CAPITAL DEVELOPMENT AUTHORITY
(SECRETARIAT)

No.CDA-1052/BM-Coord/2006/

Islamabad,

July

2006

Subject:- MINUTES OF THE 18TH MEETING OF
CDA BOARD FOR THE YEAR 2006.

The 18th meeting of CDA Board for the year 2006 was held on Friday, the 28th July, 2006 at 9.00 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 (Estate).
- 6) 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).
- ii Mr. Jamil-ur-Rehman,
Director (Water Supply).
- iii) Mr. Tariq Mehmood Khan.
Director Estate Management-I.
- iv) Mr. Zafar Iqbal Zafar,
Director Urban Planning.
- v) Mr. Ghulam Sarwar Sandhu,
Director Regional Planning.
- vi) Mr. Haroon General,
Manager (I.T).

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

5. Instead of DCO, Rawalpindi, his representative Mr. Meesab Abbas, DDO Human Resource Management attended the meeting.

6. Meeting commenced with the recitation from the Holy Quran by Chairman, CDA.

7. The minutes of 13th and 14th Board Meetings were confirmed by the Board.

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

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

8401/1052/06

756/BF

28-7-06

DECISION

The case was discussed in detail and Board decided that some incentive may be granted to the Drivers who are performing their duties satisfactorily and not agreed to the proposal of relaxation of educational qualification.

Action: Director Water Supply

8.2 DISCONNECTION OF UTILITY / SERVICES IN
RESPECT OF GOVERNMENT QUARTERS /
HOUSES ILLEGALLY OCCUPIED / TRESPASSED
AT ISLAMABAD.

8402/1052/06

756/BF

28-7-06

DECISION

The case was discussed in detail and Board disagreed with the proposals made by the Director Water Supply and decided for the disconnection of water supply connections of all the illegally occupied houses / flats.

Action: Director Water Supply.

8.3 REQUEST FOR COMMERCIALIZATION OF PLOT
NO. 19, MARKAZ F-7, ISLAMABAD.

8403/1052/06

737/BF

28-7-06

DECISION

The Board approved the commercialization of basement and first floor of the Plot No. 19, F-7 Markaz subject to payment of commercialization fee as determined by the Finance Wing and decided that no alternate plot for institution will be allotted.

Action: Director(U.P)

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

8404/1052/06
737/BF
28-7-06

The Board decided that Member (Estate) may examine all the aspects of the case and put up detailed summary before the Board within 15 days.

Action: Director (R.P)

8.5 WIDENING OF DAMAN-E-KOH BY CONSTRUCTING P.C.C SHOULDERS UPTO PIR SOHAWA, ISLAMABAD.

8.6 PARA NO. 103 TO 106/97-98 REGARDING IRREGULAR EXPENDITURE OF RS. 7.074 MILLION – REGULARIZATION OF EXPENDITURE.

8.7 UPGRADATION OF THE POST OF DIETITIAN
FROM BPS-16 TO BPS-17.

8.8 DESIGN VETTING COMMITTEE FOR
ARCHITECTURAL WORKS.

The above four items i.e. Item No. 5 to 8 were deferred.

8.9 ALLOTMENT OF LAND TO PAKISTAN FOREIGN
SERVICE WIVES ASSOCIATION SCHOOL IN H/8,
ISLAMABAD.

8405/1052/06

724/BF

28-7-06

DECISION

In the light of the approval of the Prime Minister of Pakistan, the Board decided to waive of all the delayed charges including AGR for the period from 13-07-1995 to 12-07-2005 amounting to Rs. 1,31,02,227/-.

Action: Dy. D.G(Estate)

**8.10 PERMISSION FOR CONSTRUCTION ON
ADDITIONAL LAND (20' x 160') ALLOTTED TO
OWNER OF HOUSE NO. 2, PARK ROAD, F-8/2,
ISLAMABAD.**

8406/1052/06

737/BF

28-7-06

DECISION

The Board observed that there is no precedent where additional area which was allotted for the use of green area was allowed for construction. Therefore, the proposal was not acceded to.

Action: Director (U.P)

8.11 RATE TO BE CHARGED FOR VIOLATIONS OF COVERED AREA.

The above item was deferred.

8.12 SITES OF PLOTS FOR INSTALLATION OF CNG AND PETROL PUMPS ALONG SEVEN MAJOR ROADS OF ISLAMABAD.

8407/1052/06

737/BF

28-7-06

DECISION

- i) The Board agreed to reduce the minimum depth of CNG Stations from 100' to 75' with the condition that minimum area of the plot should be as per standard of NHA Manual.
- ii) All plots leased by NHA for Petrol Pumps / CNG Stations along G.T. Road may be got demarcated jointly with CDA and NHA.

iii) NHA be asked not to allow the establishment of CNG plots having less than 75 feet depth, otherwise, CDA will not issue NOC.

*Amended ciii)
vide letter of
even no dated, 15/9/06.*

Action: Director (U.P)

8.13 CONSTRUCTION OF CDA HEADQUARTER BUILDING AT MAUVE AREA, SECTOR G-8/4, ISLAMABAD.

8.14 SANCTION / CREATION OF ADDITIONAL POSTS FOR ENFORCEMENT DIRECTORATE, CDA.

8.15 CHARTER OF DEMANDS OF THE CBA, CAPITAL DEVELOPMENT AUTHORITY.

The above three items i.e. item No. 13 to 15 were deferred.

8.16 CONSTRUCTION OF BOUNDARY WALL AROUND
KATCHI ABADI G-8/1, ISLAMABAD.

8408/1052/06

737/BF

28-7-06

DECISION

The Board approved construction of stone based boundary wall around Katchi Abadi of 5' height with 2' iron grill fencing.

Action: Director (R.P)

7.17 REGULARIZATION OF AMOUNT OF RS. 18.39(M)
PAID TO REGULAR(P) STAFF OF CDA ON
ACCOUNT OF OVERTIME.

7.18 ABSORPTION OF MALIK TARIQ RAHIM, SENIOR
SPECIAL MAGISTRATE (1ST CLASS) IN CAPITAL
DEVELOPMENT AUTHORITY, ISLAMABAD
AGAINST THE POST WHICH HE IS ALREADY
HOLDING SINCE 20-01-2003.

7.19 TOLL PLAZAS ON BOT BASIS – BOT YEAR WISE
OFFER.

The above three items i.e. Item No. 17 to 19 were deferred.

7.20 ESTABLISHMENT OF PERTOL PUMP / CNG
STATIONS ON CDA LAND JOINT VENTURE
WITH PRIVATE PARTIES.

8409/1052/06

737/BF

28-7-06

DECISION

The case was discussed in length and Board observed that as per Chapter-III, Item-4 of CDA Land Disposal Regulation-2005, CDA Board can decide for joint venture with any private or private sector regarding property vested for a specific project.

Therefore, Board in principle agreed to the proposal for establishment of Petrol Pumps / CNG Stations through joint venture with private parties. A Committee was constituted to prepare the modalities, terms and conditions and other aspects of the project for consideration of the Board. The committee would also give its recommendations whether it is financially beneficial for CDA to auction the land or to go into joint venture. The Committee will be headed by Member (Estate) and consists on Dy. D.G (Estate), Dy. Financial Adviser, Director Project Management Office, professional experts, private investors and stakeholders. The Committee will submit its recommendations to the Board within 15 days.

Action: Director(U.P)

7.21 CONSTRUCTION OF CEMENT CONCRETE
SERVICE ROAD FROM H/O IMTIAZ TO LINK
CHAK MADAD, WESTRIDGE ROAD,
RAWALPINDI CANTT.

8410/1052/06

737/BF

28-7-06

DECISION

The Board approved the construction of 20' wide service road and also amend the existing construction of IJP Principle Road accordingly through Member Planning.

Action: Director (U.P)

7.22 HANDING OVER POSSESSION OF PLOT NO. 14-B, F&V MARKET, I-11/4, ISLAMABAD.

8411/1052/06

737/BF

28-7-06

DECISION

The Board decided that the access area measuring 10' X 30' = 33.33 square yards may be disposed off through open auction.

Action: Director (U.P)

7.23 WAFAQI MOHTASIB CASE (REG.H(3479)06.

7.24 SUMMARY TO CDA BOARD OF DEVELOPMENT OF RAWAL LAKE RECREATIONAL AREA.

The above two items i.e. Item No. 23 and 24 were deferred.

7.25 ALLOTMENT OF LAND TO ALTERNATIVE ENERGY DEVELOPMENT BOARD NEAR G-11.

8412/1052/06

737/BF

28-7-06

DECISION

The Board approved the allotment of plot measuring 300'
X 100' in Mauve Area, G-11/1 @ Rs. 4500/- per square

yard to Alternative Energy Development Board subject to fulfillment of required formalities.

Action: Director(U.P)

NON-AGENDA ITEM-I

**DEVELOPMENT AND ORGANIZATION OF DIRT
BIKE TRACK AND FIELD EVENTS.**

8413/1052/06

741/BF

28-7-06

DECISION

The Board constituted a Committee under the Chairmanship of Member (Estate) consisting of Dy. D.G (Estate), Director (Law), Director (Sports), Director (Environment), Director Project Management Office and Deputy Financial Adviser to suggest rental rates for various categories of land in different areas of CDA. The recommendations of the Committee should be submitted to the CDA Board within 15 days.

Action: Director (PMO)

NON-AGENDA ITEM NO. II.

**URGENT TRANSFER OF RESIDENTIAL PLOTS OF
ALL SECTORS OF URBAN AREA, ISLAMABAD.**

8414/1052/06

723/BF

28-7-06

DECISION

The Board approved the amendment in the Board decision dated 06-08-2005 as proposed by Director Estate Management-I.

Action: Director E.M-I.

NON-AGENDA ITEM-III

8415/1052/06

723/BF

28-7-06

ALLOTMENT OF PLOTS TO CDA EMPLOYEES BPS-1 TO 16.

Before the end of the meeting the Director Estate Management-I placed the following points before the Board for decision:-

- i) Number of plots reserved for allotment to the employees of BPS-1 to 13 and 14 to 16.

He stated that number of plots reserved for allotment to employees BPS-1 to 16 are above 20%. However, in the light of Supreme Court decision and Land Disposal Regulation-2005, the Authority can increase the number of plots.

DECISION

The Board decided that the created plots i.e. 2613 may be allotted to the employees of BPS-1 to 13. However, as far as the BPS-14 to 16 are concerned, it was decided that number of plots be allotted up to 20% i.e. 302 plots.

- ii) Conversion of Category-I plots into Category-II
II and III

DECISION

The Board approved that Member Planning should consider the proposal keeping in view that the Planning criteria is not disturbed.

ii) Cut of Date.

DECISION

The Board decided that the cut of date be considered as 31-12-2005 and seniority list be prepared accordingly.

Action: Director (EM-I)

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

CAPITAL DEVELOPMENT AUTHORITY
(DIRECTORATE OF COORDINATION)

No.CDA/1052/BM-Coord/2006/3729 Islamabad, ¹⁵Sept: 2006

CORRIGENDUM

Subject:- SITES OF PLOTS FOR INSTALLATION OF
CNG AND PETROL PUMPS ALONG SEVEN
MAJOR ROADS OF ISLAMABAD.

The summary on the above subject was considered by the CDA Board in its 18th CDA Board Meeting held on 28th July, 2006. The amendment in the relevant Board decision on the summary is made as under:-

For : iii) NHA be asked not to allow the establishment of CNG plots having less than 75 feet frontage, otherwise, CDA will not issue NOC.

Read : iii) NHA be asked not to allow the establishment of CNG plots having less than 75 feet depth, otherwise, CDA will not issue NOC.