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CAPITAL DEVELOPMENT AUTHORITY
(Coordination Directorate)

Minutes of the meeting
of C. D. A. Board.

The Board meeting was held on Monday the 19th December 1988 at 10.00 A.M in the Conference Room of the Capital Development Authority. The following attended:-

1. Chairman.
2. Administrator, ICT - Ex-Officio Member.
3. Member (Planning).
4. Member (Engineering).
5. F.A/Member.
6. Member (A).
7. D.D.G (Works).
8. D.D.G (Services).
9. Secretary, CDA.
10. Director Estate Management.
11. Director Personnel.
12. Director Regional Planning.
13. Law Officer (Litigation).

2. The Commissioner, Rawalpindi who was also invited could not attend the meeting due to his pre-occupation. The meeting started with the recitation from the Holy Quran. Thereafter, the Board took up consideration of the summaries/ working papers included in the agenda circulated on 14th December 1988. The gist of discussion reads as under:-

1. Illegal Transfer of
Residential plots.

S254/748/88
68/13F

The background of the case was explained to the Board by Director Estate Management. The position was further clarified by the

Chairman, CDA who said that the process of regularization of such cases was stopped in 1986 as certain irregularities due to connivance of CDA staff at the lower level resulting in mal-practices had come to his notice. Therefore, it was felt desirable to bring the matter before the full Board for taking a policy decision. After detailed discussion it was decided to regularize the 75 cases listed in the statement enclosed with the summary subject to the conditions mentioned at sub para (a) to (d) of para 7 of the summary. This decision will apply to similar other cases of affectees, if any.

Action:-Director E.M.

2. Industrial and Trading Centre.

The concept of providing the Industrial Trading Centre in the Master Plan of Islamabad was explained to the Board by Director Regional Planning at length with the help of the Master Plan of Islamabad. The causes of non-conforming use by the allottees were also discussed at length. The Administrator, ICT was of the view that since the allottees had violated the terms and conditions of allotment, for whatever reasons, they were the defaulters and, therefore, should be

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6/1/88

dealt with as such instead of rewarding them for their irregularity. He was of the opinion that they should be charged appropriately for regularizing the conversion of use from I&T to commercial. Taking into consideration the prevailing market rates of commercial plots the proposed extra charge of Rs.1,000/- per sq.yard was considered to be on the low side. After detailed discussion it was decided that the amount to be charged for regularizing the commercial use of I&T plots be re-evaluated bearing in mind the prevailing rates in other similar situation/locations and the matter be re-submitted to the Board for a decision.

Action: 1. D.D.G(Planning).
2. Dy: Director(RP).

3.

Amendment to clause 11 of CDA Form W-6.

S256/748/88
748/Bm

The background of the case was explained to the Board by the D.D.G (Works). In consideration of the fact that the Wafaqi Mohtasib had decided certain cases against the Authority simply because no time limit for the acceptance of tenders had been specified in the Tender Form, it was decided that, as proposed in para 3 of the summary, a period of 4 months for the acceptance of tenders be mentioned in clause 11 of CDA Form W-6.

Action: D.D.G(Works).
Law Officer(Litigation)

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4.

Additional construction within the plot of Margalla Motel in Zone 'B' National Sports Centre, Islamabad.

5257/748/88
690/88E

The salient features of the summary were explained to the Board by Director Regional Planning with the help of a plan of the area. The Board agreed to allow additional 20% coverage bringing the total covered area to 40% subject to the condition that the allottee would observe the minimum set backs mentioned under para 4 of the summary and pay additional charges for covering the additional area. The amount to be charged shall be evaluated by the Directorate of P,E&C and got approved by the competent authority.

Action: 1. D.D.G(Planning)
2. Director P,E&C.
3. Dy: Director(RP).

5.

Request from allottees/residents of Agro-Village Chak Shahzad for permission for construction of first floor.

52587/48/88
659/88E

The proposal contained in the summary was considered by the Board. The request made by the allottees of Agro-Village Chak Shahzad for construction of first floor on their plots was considered favourably by the Board but before any final decision could be taken, the Board desired that the cost likely to be incurred on improving upon the infrastructure facilities so as to with-stand the load thereon as a

consequence of the construction of first floor, be got worked out and after the needful had been done the matter be re-submitted to the Board for a decision.

Action: 1. D.D.G (Planning).
2. D.D.G (Services).
3. D.D.G (Design).

6. Appeal by Messrs Jehan Zeb, Director Maintenance and Mehboob Ahmad Malik (Retd) Ex-Deputy Director against the award of punishments.

5259/748/88
2/18F

The Board took up consideration of the appeals submitted by the above mentioned officers. In order to afford an opportunity to be heard in person, Mr. Jehan Zeb was first called to explain his point of view. While he was explaining his stand point, Chairman, CDA had to leave to attend the meeting called by the Cabinet Secretary. Therefore, consideration of these appeals and the other summary at S.No.7 of the agenda was postponed till the next day i.e. 20.12.1988 at 10.00 A.M.

20.12.1988 10.00 A.M.

The Board took ^{up} consideration of the appeals mentioned under item 6 above. After hearing the officer concerned and considering the pros and cons of the matter at length, the consensus of opinion was that the punishment awarded to the officer commensurated with his guilt, was justified and should hold good.

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The Board then called the other officer namely Mr. Mehboob Ahmad Malik (Retd) Ex-Deputy Director and gave him a patient hearing. The Administrator, ICT observed that before any opinion could be formed, it would be desirable to have the charts indicating the water level position in the one MGD tank on 15, 16 and 17 April 1984. Member (E) was requested to obtain this information on receipt of which the Board could meet again to discuss the matter and give its decision.

Action: Member (E).
Director Personnel.

7.

Promotion as Director Architecture
(BPS-19) - case regarding.

5267/748/88
2/88F

The Board considered the working papers prepared by the Personnel Directorate of the three Dy: Directors (Arch) namely M/s. M.D. General, Javaid Iqbal and Raja Khalid Mumtaz alongwith their seniority list, C.R scores, a copy of promotion policy and the Government instructions containing length of service prescribed for promotion from BPS-18 to BPS-19.

In consideration of the seniority, C.R scores and the opinion given by the Member (P) in his capacity as the Member Incharge of the Design Wing and the fact that

although the post of Director
Architecture was advertised but
none of the candidates who appeared
for interview was found suitable
for the post, the Board approved
the promotion of Mr. M.D. General
as Director Architecture.

Action: Director Personnel.