

MINUTES OF THE SPECIAL CDA BOARD MEETING
HELD ON 16 JULY, 1992
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A special meeting of the CDA Board was held on 16 July, 1992 at 10 A.M. in the Conference Room of CDA Executive Block. The following attended:

- (1) Mr. Farid-ud-Din Ahmad, = in chair
Chairman
- (2) Mr. Saeed Mehdi,
Chief Commissioner, Islamabad
- (3) Mr. Ahmad Waqar,
Financial Adviser/Member
- (4) Mr. S. Bilal Ahmed,
Member (Administration)
- (5) Mr. Sabir P. Chohan,
Member (Planning)
- (6) Mr. Muhammad Zubair Osmani,
Secretary to the Board.

2. Mr. Shahid Rafi, Commissioner Rawalpindi could not attend as he was on tour to Lahore. Mr. Rafiq Ahmed, Member (Engineering) also could not attend the meeting as he was on leave.

3. The following were also present:

- (1) Director General (Environment)
- (2) Director General (Services)
- (3) Director Public Relations

- (4) P.S.O to the Chairman
- (5) Director Revenue
- (6) Deputy Director Revenue

3. The meeting started with a recitation from the Holy Quran.

4. Fateha was offered for the departed soul of Late Mr. S.A.N. Gardezi, former Chairman, CDA. It was decided that an official condolence message should be sent to the bereaved family on behalf of the Board.

Action: Secretary

5. **Imposition of Tax on the Annual Value of Buildings and Lands in Islamabad**

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(a) Places set apart for public worship, and either actually so used or used for no other purpose = 100% Exemption

(c) Buildings or lands vested in the Capital Development Authority = 100% Exemption

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which are the property
of the Federal or any
Provincial Government,
but **excluding** any
building or land owned
used or acquired by
any public or private
corporation

= 100% Exemption

(e) One house belonging to
a widow, if she owns no
other built-up property
anywhere in Pakistan = 100% Exemption

(f) Newly-constructed
houses/residences
during the initial
period of 'six years'
from the date of
handing over of
possession of the
plot = 100% Exemption

(g) One residential house,
owned and occupied
for his/her residence
by a retired Govt/
semi-Government
servant, or his/her
spouse and/or
dependent children,
if it is his/her/their
only built-up
property in
Pakistan = 75% Exemption

(h) Residential buildings
owned and self-
occupied by persons/
individuals, but
excluding 'bodies
corporate' and/or
'legal persons' = 50% Exemption

(i) Commercial properties
in 'Class III
Shopping Centres' and
'I & T Centres' owned
and self-occupied
by persons/individuals,
but **excluding** 'bodies
corporate' and/or
'legal persons' = 25% Exemption

5.2. **REBATES & SURCHARGES (WITHOUT PREJUDICE
TO LEGAL ACTION)**

- (a) Payment of tax upto 30th September in the financial year = Rebate @ 5% of the (property) tax payable.
- (b) Payment of tax after close of the financial year = Surcharge @ 5% of the (property) tax payable.

5.3. **SPECIAL EXEMPTIONS**

The CDA Board may exempt, for a period not exceeding one year at a time, from payment of the full or any portion of 'the tax on the annual value of buildings and lands', any person who is, in its opinion, by reasons of poverty or material incapacity to pay, unable to pay the same.

5.4. **CLAIMS FOR EXEMPTIONS/CONCESSIONS**

The 'exemptions/concessions' are not extendable suo moto or automatically. Any 'exemption/concession' must be applied for on a year-to-year basis. The claim/application procedure shall include rendition of a duly notarised affidavit as per the prescribed/approved format.

In the case of 'serving' Federal/Provincial Government "gazetted" officers, the affidavit may be substituted with a signed and 'officially stamped' Certificate as per the prescribed/approved format.

5.5. **REVISION OF RATES**

The rates of the Tax shall be operational for a period of five years from the effective date of levy thereof.

Action: F.A./Member
Dir. Revenues

6. **Conservancy Charges from Properties
in Islamabad**

Decision

6.1. Board reviewed the observations and suggestions from the public and decided that 'Conservancy Charges' should be levied as follows:

(a) Residential houses,
including Government
Quarters

20 Paisas
per sq. yd.
(plot size)
per annum.

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| (b) | Commercial Properties,
including Hotels
and Motels | 48 Paisas
per sq. ft.
(covered area)
per annum. |
| (c) | Institutional
Properties, Office
Premises and
Industrial Properties | 25 Paisas
per sq. ft.
(covered area)
per annum. |
| (d) | Religious Buildings,
Public Parks, Fire
Stations, Buildings
being used for Welfare
Institutions, from
which no income is
derived | = 100% Exemption |

6.2. Existing system of billing and realising conservancy charges, to which residents were accustomed, will continue.

6.2. Since 'conservancy charges' are charges for actual and material services to be rendered, these shall not be subject to any 'rebates', 'concessions' and/or 'exemptions', except as provided in 6.1 (d) above.

Action: F.A/Member

Dir. Revenues

7. The meeting ended with a vote of thanks to the chair.