

CAPITAL DEVELOPMENT AUTHORITY
(SECRETARIAT)

No. CDA-854/BM-Coord/96

Islamabad, Sept , 1996.

Subject:- MINUTES OF THE 7TH MEETING OF THE CDA BOARD FOR THE YEAR 1996, HELD ON WEDNESDAY 4TH SEPTEMBER, 1996 AT 10.30 P.M.

The seventh meeting of the CDA Board for the year 1996 was held in the CDA Conference Room on 4th September 1996 at 10.30 P.M.

2. The following attended:-

1. Mr. M. Zafar Iqbal,
Chairman, CDA. In Chair
2. Mr. Javid Akram,
Chief Commissioner, Islamabad
3. Mr. Mahmood Salim Mahmood,
Member(A), CDA.
4. Mr. Jaffar Raza,
Member(E), CDA.
5. Mr. Shabbir Ahmad Dahar,
F.A/Member, CDA.
6. Mr. Anwar Said,
Member(Planning/Design), CDA.
7. Mr. Muhammad Zubair Osmani,
Secretary to the Board.

3. Commissioner Rawalpindi, Ex-officio Member of the CDA Board Mr. Kamran Zafar could not attend the meeting being pre occupied with other official duties

4. The meeting started with recitation from Holy Quran.

Decision

Change in land use had already been approved by the CDA Board in one of its earlier meetings. Conditionalities for the permission in said change were redefined and it was decided that:

- a) Built in controls including sureties in the legal documents of land use conversion for setting up a housing colony must be ensured so that CDA or the buyers are not put to loss or difficulties.
- b) M/S Pak Clay must deposit first instalment immediately and the remaining charges be paid according to the schedule based on the request of the party.
- c) The applicant must submit its six months planning and work programme in the matter to the Authority.
- d) Matters pertaining to request for exemption from ICT Regulations may be referred to the Chief Commissioners office by the applicant.

Action: F.A/Member
Member(P)
DFA/Dir. RP.

Decision

It was decided that premium/price of land offered for allotment to educational institutions @ Rs. 2,000.00 per square yard may be reduced to Rs. 1,000.00 per square yard.

Action: Director UP
DFA

Non Agenda Item No. III.

Price of land to be charged from M.S. to PM for residential plot in Sector F-11

Board was informed that the price of Rs. 2,500.00 per square yard for plot allotted to Mr. A. Qayyum Military Secretary to the PM was on the high side. After discussion the following conclusion was arrived at:

Decision

Mr. A Qayyum, Military Secretary to the Prime Minister who has been offered plot No. 257 Sector F-11 @ Rs. 2,500.00 per square yard may be charged the same premium as was charged from Gen. A. Waheed Khan for the residential plot allotted to him by CDA in Islamabad.

Action: DEM-I
DFA

6395/854/96
723/BF
4.9.96

Non Agenda Item No. IV

Issuance of No Objection Certificate for CDA Housing Project
Zone 5 Islamabad New City.

6396/854/
737/BF
4.9.96

Decision

It was decided that provisional No Objection Certificate may be issued with firm condition that the company would not launch this phase of the project till such time CDA was satisfied that 600 kanals of land was one consolidated chunk.

Non Agenda Item V

Change of site for Five Star Hotel.

6397/854/
737/BF
4.9.96

Decision

In the light of said decision by the Cabinet, the Board instructed Member(Planning) to identify an alternate site for exchange.

Action: Member (P)

1. Permission for change of trade from "Wood Work (furniture) to Ware House and work shop for cars

Decision

Change of trade was allowed subject to conditions given in para 3 of the summary and instructions that encroachments would not be allowed, while the existing ones will be removed by the applicant immediately. The area of the plot would be well bounded and only restricted parking of vehicles would be allowed.

Action: Dir. IP
DDG(P)

2. Transferability of plots in Sector I-14, Islamabad

Decision

It was decided that plots allotted to the affectees in Sector I-14 be made transferable.

Action: Dir. Rehab.
DEM-I
Dir. Law.

3. Naming of Markaz G-9 as Quaid Super Market.

400/754/
37/BF
9.96

Decision

It was decided that the case may be referred to the Cabinet Division again.

Action: DDG(P)
Traffic Engg. Cell.

4. Finalisation of accounts Shalimar Garden Expo 90 Osaka Japan

401/854/96
37/BF
9.96

DFA gave the back ground of the case which had been pending finalisation for several years now. CDA Board took the following decision

Decision

Mr. Mohyuddin Jameeli
Mr. S.A.T. Wasti
Mr. Saeed Sheikh/Sheikh A. Qadir.
Mr. M. Zubair Osmani

should get together and decide the case within one week.

Action: All concerned.

5. Negotiations with M/s Rebco on interest/Profit on escalation.

6402/854/
728/BF
4.9.96

Decision

Recommendations of the Wafaqi Mohtasib may be awaited.

Action: F.A/Member.
DFA
Dir. Roads-I
Dir W&S(Dev)

- ✓ 6. Case of allotment of residential plots to the affectees of village Bhaika Sayedan.

Decision

The case for allotment was approved without prejudice to cases pending in the competent courts of Law and agencies and subject to the outcome of those cases. In principle it was agreed that cases of original award should be processed and finalised.

Action: Dir. Rehab.

7. Car Parking for Prime Minister's Secretariat

Decision

Increase in ground measurements and location of PM's Sectt. may be regularised. Car park may be constructed on the balance available land measuring 44' x 470'. Encroachment already made should be removed being violation of green areas and encroachment made on the right of

way of Shahrah-e-Jamhuriat may be cleared and permission not given for using green area for parking of vehicles.

Action: Member(P)
Director (UP)

8 **Regularization of Plot No. 143, Sector I-9/1, Islamabad.**

Decision

Board approved the proposal subject to verification and checking that the applicant had not obtained any rehabilitation benefit in her own name.

Action: Dir. Rehab.

9. **Provision of alternate site in I-8 for construction of proposed 64 units of flats in sector G-6/1, Islamabad.**

Decision

The matter was deferred for further examination and scrutiny and brought before the Board for consideration.

Action: Director UP

- 10 **Issuance of Eligibility Certificates for allotment of Agricultural land in the colony districts of Punjab and Sindh.**

407/854/96
60/BF
9.96

Decision

Eligibility Certificates for the allotment of land in colony district should not be issued as the matter has been taken care of in the amended Rehabilitation Policy.

Action: Director Rehab.

- 11 **Change of location of Plot No. 309, Industrial Triangle Kahuta Road, Islamabad.**

6408/854
737/BF
4.9.96

Industrial Planning proposed that industrial plot No. 309

Decision

CDA Board approved the change of plot No. 309 with vacant Plot No. 13-C of equal size.

Action: Director (IP)
Director MP

12. Allotment of Plot to Mr. Sadiq Hussain Against Shop No. 614, Aabpara Market, Islamabad.

discussing the case Board took the following decision:-

Decision

Allotment of plot was approved subject to its availability in Sector G-8, G-9 or G-10 as per entitlement and recommendations of the Wafaqi Mohtasib.

Action: DEM-I

13. Allotment of plots in Sector I-8/3 and I-8/4 in lieu of earlier plots allotted in Sector I-11, Islamabad.

Decision

Recommendations of the Wafaqi Mohtasib' Sectt. should be implemented.

Action: DEM-I

14. **Inclusion of Model Village Chak Shahzad in the Municipal Limits of Islamabad**

✓
17. Allotment of residential plots in Margalla Town Phase-I.

Decision

Board approved that the 23 cases placed before it belonging to villages Bhaikar Akku, Bhaikar Fateh Bux, Pind Shakrial and Dhrek Mohri may be considered for allotment of residential plots in Margalla Town subject to verification of each case.

Action: Dir. Rehab.

✓
18. Request of allottees/affectees for change of their plots from one Sector to another Sector, from Sectoral Area to Model Villages etc.

Decision

It was decided that after due scrutiny and clarification the Allotment Scrutiny Committee could approve one change without deviating from the prevailing policy. However, implementation of the decision was deferred for further examination and Scrutiny.

Action: Director Rehab.

7. The meeting concluded with a word of "thanks" to the Chair.
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