

CONFIDENTIAL

**CAPITAL DEVELOPMENT AUTHORITY
(SECRETARIAT)**

No. CDA-950/BM-Coord/2002

Islamabad, March , 2002.

Subject: **MINUTES OF THE 3RD MEETING OF THE CDA BOARD FOR
THE YEAR 2002.**

The 3rd meeting of the CDA Board for the year 2002 was held on Wednesday, March 20, 2002, at 10.30 A.M. in the Conference Room, Executive Block, CDA Headquarters, Islamabad.

2. The following attended:-

1. Mir Laiq Shah,
Chairman CDA/Chief Commissioner ICT. In Chair.
2. Mr. Masud Muzaffar,
F.A/Member.
3. Mr. Abdus Salam Khan Wazir,
Member (E).
4. Mr. Maqbool Ilahi,
Member (P&D),
6. Mr. Hamid Ali Khan,
Secretary CDA Board/Director Personnel.

3. The following were also present:-

- 1) Mr. Imtiaz Inayat Elahi,
Director General (Env).
- 2) Mr. Muhammad Rafiq Ahmad,
Consultant (Engineering)
- 3) Mr. S.A.M. Wahidi,
Consultant (Law).
- 4) Mr. Muhammad Nawaz Malik,
Legal Adviser.
- 5) Mr. Mohi-uddin Jameeli,
Director General (S).

- 6) Mr. M.K. Pasha,
DDG (P).
- 7) Mr. Maqsood Ahmad,
Director MPO.
- 8) Mr. Shakeel Jan
Director Water Supply.
- 9) Mr. Shafiq Ali Siddiqui,
Director (RP)
- 10) Mr. Muhammad Iqbal,
Director (UP).
- 11) Mrs. Shaista Sohail,
Director Lands & Rehab.
- 12) Mr. Akbar Nawaz
Director Roads-II
- 13) Syed Iftikhar Hussain,
Director Staff.
- 14) Mr. Sami Ullah Jan,
Director Works.

4. DCO, Rawalpindi, could not attend the meeting due to other official assignments. However, Mr. Sultan Shahzad, Deputy District Coordination Officer, represented him.

5. The meeting started with recitation from the Holy Quran.

6. The Board confirmed the minutes of the 2nd Board Meeting held on 30-1-2002 for the year 2002.

Implementation

7. The Secretary CDA Board explained implementation status of remaining decisions of 2000 and 2001. It was informed that out of 183 total items, 174 items have been disposed of till date. Chairman appreciated the progress of disposal. Chairman further desired that outstanding decisions may be followed up at the level of Members for early implementation and progress report be submitted in the next Board Meeting.

8. The items of the agenda for the Board Meeting were then taken up. Salient points of discussion and decisions are as follows:-

8.1 Revision of Financial Powers of MPO.

7518/950/2002
747/BF
dt:20-3-2002

Director MPO explained the summary. He stated that present procedure is lengthy and in view of escalation in prices of repairs and parts the execution of works at MPO Directorate is considerably delayed, the special powers of Director MPO and DD MPO, may be revised. After lengthy decision following decision was taken:

Decision

The CDA Board did not agree to the proposal of Director MPO to amend the existing powers.

Action: Director MPO

8.2 Condonation of over and above amount from fixed monthly ceiling of telephone Nos. of BWP Division, CDA.

7519/950/2002
756/BF
dt:20-3-2002

✓ Decision

DG (S) to submit a complete and consolidated case of Water Supply as well as Maintenance Directorates in the next Board Meeting.

Action: DG(S)
Director Water Supply.
Director Maintenance.

8.3 Allotment of land in Islamabad for the Campus of COMSATS
Institute of Information Technology.

20/950/2002

1/EF

20-3-2002.

Decision

The Board approved the proposal of allotment of land measuring 35 acres and directed to convey the terms and conditions of allotment to the COMSATS. The land at the approved site is undeveloped and CDA will not be responsible for provision of infrastructure such as water supply, gas, and electricity.

Action: Director (RP)
DEM-II

- 8.4 Shifting of District Headquarters of Frontier Constabulary from Gadoon and Establishment of its District Headquarters at Islamabad.

7521/950/2002
737/BF
20-3-2002.

Decision

CDA Board approved the proposal of allotment of Plots No. 130, 131, 120 & 121 in lieu of already offered plots No. 129, 130 & 131 subject to standard conditions including approval of Chief Executive of Pakistan. It was also decided that PC-I of Sector H-11 be finalized and submitted for approval of the Government so that lacking services could be provided as per approved PC-I.

Action: Director (UP).
Director (Structure).
Director (P&E) .

- 8.5 Request for allotment of plot for the office of Chief Engineering Advisor/Chairman Federal Flood Commission in Islamabad.

7522/950/2002.
737/BF
20-3-2002

Director (UP) explained the summary. He stated that in June, 1995 Ministry of Water and Power approached for allocation of one acre land

Decision:

The Board approved the proposal as at para 4 of the summary.

Action: Director (UP)
DEM-II

8.6

Minutes of the allotment scrutiny Committee Meeting held on 2-1-2002 at 2 P.M. in the office of Member (A), CDA.

7523/950/2002
750/BF
20-3-2002.

Decision

The Board did not agree with the proposal as the matter has attained the finality.

Action: Director L&R.

- 1) Regularization of Babri Mosque in Markaz G-10.
- 2) Re-planning of Cinema Plot into Commercial, Markaz G-10.

7524/950/2002
737/BF
20-3-2002.

Decision

The Board approved the replanning proposal as at para 5 & 6 of the summary and also approved removal of unauthorized mosque referred to at para 4 of the summary.

Action: Director (UP)
DMA

- 8.8 Appointment of NESPAK for consultancy services for the
"Construction of 4 No. Bridges on Islamabad Highway, Islamabad."

7525/950/2002

745/PP

20-3-2002.

The following decision was taken:-

Decision

As regards the appointment of Consultant it was approved in principle that consultants should be engaged for construction supervision but before finalising payment of Consultant the concerned Directorate will obtain bids from a short listed reputable panel of consultants from the approved list of Pakistan Engineering Council, for consideration of the case in the next Board's meeting.

Action: Director Roads-II.

8.9

REVISED LAYOUT PLAN OF SECTOR G-13 AND ALLIED
ISSUES.

7526/9-10/2022
7526/9-10/2022
7526/9-10/2022

- iii). No reduction in the departmental charges i.e. 8% of the project cost.

Decision

- i) The layout plan of Sector G-13 was approved.
- ii) Housing Foundation may be informed that CDA is willing to purchase the Commercial/Business plots in Markaz, Shopping Centre and plots in the Mauve Area on the basis of rates worked out for such plots in the PC-I of Sector D-13. The Foundation may also be explained that rate of departmental charges cannot be reduced being 8% as these are the standard rates charged for all deposit works by CDA and PWD.
- iii) PC-I of the Sector be finalized and be forwarded to the Foundation for concurrence on priority.

Action: DDG(P).
Director Structure
Director (P&E).

726/BF
20-3-2002

- 8.10 **Career Management and Grooming of Officers-Promotion Exam. For posts in BPS-17 & 19.**

767/BF
20-3-2002

- 8.11 **Minutes of the DAC Meeting-Excess payment to lended Police Staff:**

The above items were deferred for want of time.

7527/950/2002
737/BF
20-3-2002.

- 8.12 **Layout Plan of Housing Scheme "Khayaban-e- Kashmir" in Zone-II floated by Jammu & Kashmir Cooperative Housing Society Ltd.**

Decision

The Board approved the layout plan of Jammu & Kashmir Cooperative Housing Society as recommended at para 9 of the summary.

Action: DDG (P)

- 8.13 Issue of No Objection Certificate for Army Welfare Housing Scheme Phase-II at village Humak, Niazzan and Kurtana, Islamabad.

7529/950/2002
737/BF
20-3-2002.

Decision

The Board agreed to the proposal contained in para 6 of the summary and decided not to exempt or reduce the scrutiny fee charges or other fees.

Action: Director (RP).

- 8.14 Inclusion of Model villages, Agro Farming and Poultry and vegetable schemes and adjoining the area thereof in Municipal Limits of Islamabad.

7529/950/2002
737/BF
20-3-2002.

Decision

The Board approved the proposal in principle. However, in the first instance a Committee comprising Representatives of District Administration and Representative of CDA should be constituted to carry out joint survey with regard to ascertain the status of the land and to identify the Municipal limits. The Committee will also examine whether CDA acquired land is still being mutated by the District Administration. The Committee will submit its report within 2 weeks.

Action: Director RP

- 8.15 Permission to allow construction of first floor on the Residential Plots/Houses in Model Village Margalla Town, Islamabad.

1530/950/2002
737/BF
20-3-2002

Decision

The Board allowed the construction of first floor free of charge. The Board also directed that PC-I of all the model villages namely Humak, Chak Shehzad, Rawal Town and Margalla Town be prepared on the basis of upgraded infrastructure and additional development charges be levied and recovered from the allottees of plots in these villages to finance the upgradation of infrastructure.

Action: Director (RP).
Director (Structure)
Director (P&E)

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| 743/BF | 8.16 | <u>Write off expenditure on construction of Bara Dari.</u> |
| 732/BF | 8.17 | <u>Engagement of Private of Contractors for Sanitation purpose.</u> |
| | 8.18 | <u>Amendment in the CDA Employees (Service) Regulations, 1992 with regard to quota for initial recruitment and promotion of officers in BPS-18 and above.</u> |
| 726/BF | 8.19 | <u>Appointment of Consultants.</u> |
| | 8.20 | <u>Amendment in the CDA Employees (Service) Regulations, 1992.</u> |
| | 8.21 | <u>Appointment as Fire Officer.</u> |
| | 8.22 | <u>Right Sizing.</u> |

The above items were deferred for want of time.

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| 8.23 | <u>Request for re-allotment of 64 acres land to Dte. General ISI at Dara Jangla, Margalla Hills, Islamabad.</u> |
| <u>7531/950/2002</u> | |
| <u>737/BF</u> | |
| <u>20-3-2002</u> | |

Minutes of the above item are being submitted separately.

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| 8.24 | <u>Development of Tennis Courts by Pakistan Tennis Federation in National Park Area, Islamabad.</u> |
| <u>7532/950/2002</u> | |
| <u>737/BF</u> | |
| <u>20-3-2002.</u> | |

Deferred in view of impending amendments in the Islamabad Land Disposal Regulation, 1993 vide decision of Non-Agenda item No. (ii).

Action: DDG (P)
Consultant (Law).

NON-AGENDA ITEMS

- i) 1. WHOLESALE MEAT MARKET IN ISLAMABAD.
2. CONSTRUCTION OF A NEW SLAUGHTERHOUSE
WITHIN THE PREMISES OF EXISTING
SLAUGHTERHOUSE AT SIHALA.
3. GOODS FORWARDING PLOTS IN SECTOR I-11,
ISLAMABAD

1533/950/2002
737/BF
20-3-2002.

Decision

1. The establishment of Meat Market in Markaz G-10, Islamabad and addition of modern slaughterhouse within the existing premises of Sihala Slaughter House were approved in principle by the Board. It was decided that following be worked out and case put up in the next Board meeting:-
 - i) The estimated cost of construction be worked out by the Engineering Wing on the basis of design of buildings prepared by Design Wing.
 - ii) The rent of the building on the basis of Market rates be worked out by the Finance Wing.
 - iii) Legal Adviser, CDA will frame the terms and conditions.
2. The facility of Goods Forwarding Agencies being purely of commercial nature should be considered on commercial lines and on BOT basis. Proposal in this regard be submitted to CDA Board separately.

Action: DDG (P)
Legal Adviser
DDG (W)
DFA-II

ii)

1. ESTABLISHMENT OF BUSINESS CLUB IN ISLAMABAD.
2. ESTABLISHMENT OF CLUB IN FATIMA JINNAH PARK, F-9.

7534/950/2002

737/BF

20-3-2002.

Decision

The provisions of Islamabad Land Disposal Regulation 1993 relating to development of Community buildings and of recreation, amusement and sports facilities need to be made more responsive for attracting private sector participation and investment while keeping intact the spirit of fair competition and transparency. Proposals to amend the Regulation suitably be prepared by Planning Wing and Consultant Law and submitted to Government for consideration and approval.

Action: DDG(P)
Consultant Law

iii) **Temporary Flower Market in F-10.**

7535/950/2002
737/BF
20-3-2002

Decision

The Board approved the proposal.

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Action: DDG(P)
DMA.

iv)

PLANNING AND ALLOTMENT OF MOSQUE FOR FIQAH
JAFERIA I-8, ISLAMABAD.

7536/950/2002

737/BF

20-3-2002

taken:-

Decision

- i) A Committee comprising DC, ICT, Director (UP), Director Auqaf and a representative of Police be constituted to examine the following aspects before according approval of allotment of plot for Mosque for Fiqah Jaferia, in Sector I-8, Islamabad:-
 - i) Site suitability.
 - ii) Whether the said maslak has any mosque in the area (I-8) or otherwise.
 - iii) Security and Law & Order implications.
 - iv) Whether establishment of mosque is justified or not.
- ii) The committee will submit its report within one week.

Action: DDG(P).

v)

Appointment of Consultants for Balance Furnishing works of
Parliament Lodges Islamabad including Re-evaluation of
Furniture/Furnishing Items already supplied.

7537/950/2002
743/BF
20-3-2002.

Decision

The CDA Board approved the appointment of M/s PEPAC as consultants for re-evaluation of furniture/furnishing items of Parliament Lodges for a fee of Rs. 0.696 million. M/s PEPAC will also supervise the additional furniture/furnishing for the project with additional fee.

Action: Director Works.

9. The meeting concluded with a word of "Thanks" to the Chair.