

The meeting was presided over by Mr. S. A. N. Garaezi, Chairman. CLM. Following officers were present:-

1. Mr. Mohammad Afzal Kahut,	Commissioner, Rawalpindi Division, Rawalpindi.
2. Mr. Mohammad Saeed Qureshi,	F. & Member.
3. Mr. S. H. Reza,	Member (Comm).
4. Brig. Mohammad Anwar,	Member (Tech).
5. Mr. S. D. Butt,	Secretary.
6. Mr. Shafi M. Sewhani,	Director General Works.
7. Mr. A. R. Javed,	Project Director (S.D).
8. Mr. Mohi-ud-Din Jameeli,	Director Works.
9. Mr. A. Q. Nomani,	Director (W & S).
10. Mr. Tayeb Ali Shaikh,	Director Buildings.
11. Mr. Abdus Salam Khan Wazir,	Director Maintenance.
12. Mr. Mohammad Aslam,	Director Roads.
13. Mr. Abdul Khaliq Baig,	Director Electrical.
14. Mr. Agha Athar,	Director Mechanical.
15. Mr. M. Habibullah Khan,	Director Design and Research.
16. Mr. Zafar Ahmed,	Director Audit & Accounts.
17. Mr. M. Ashraf Hafeez,	Director Horticulture.
18. Col: (Retd) Mahboob Alam,	Director Municipal Administration.
19. Ch. Abdul Waheed,	Director Purchases and Stores.
20. Mr. Mustafa Kamal Pasha,	Director Planning.
21. Mr. Anwar Said,	Director Architecture.
22. Lt. Col. (Retd) Mubarik Ahmed Malik,	Director Enforcement & Intelligence.
23. Rai Mohammad Yar,	Addl: Director Lands.
24. Mr. Mohammad Mansha Yaq,	Public Relations Officer.
25. Mr. Saeed Usman Zaig,	D.D. (Evaluation)
26. Mr. Rahmatullah Naru,	Law Officer.

2. The Board considered the summaries circulated vide Coordination Section's memo No. CLM-656/BM-Coord/82/39, dated 8.12.1982 and 1.1.1983, and following decisions were taken:-

1). TENDERS FOR WORKS IN CLM.

The summary was presented to the Board by Director General Works and its salient features were briefly explained by him. The method of fixation of issue rates of all items purchased by the Director of Purchases and Stores and issued from the CSD was explained by the concerned officers. It was clarified that the issue price is determined by all the costs incurred during

All the costs incurred during

transportation, loading, unloading etc. plus storage and procurement charges at 5%. In case of cement the transportation charges were considerable as the allocation was generally made from sources at Karachi and Hyderabad. After discussion it was decided that wording of the tenders be so drafted as to give the contractors option to arrange procurement of cement on their own provided they can assure that there will be no hold up in work for want of cement. The Board also decided that the 5% storage and procurement charges being levied on the items issued from the CSD be reviewed by a Committee consisting of Director General Works, Director Audit & Accounts, Director Purchases and Stores and Cost Accountant with a view to reducing them as far as possible. It was also decided that the State Cement Corporation be approached to give allocation to CDA from nearer sources.

Action by:-

1. Director General Works.
2. Director Audit & Accounts.
3. Director Purchases and Stores.
4. Deputy Financial Adviser.
5. Cost Accountant.

2). PROVISION/ALLOTMENT OF CLINIC/HOSPITAL SITES IN ISLAMABAD.

The salient features of the summary, prepared on the subject by the Estate Management Directorate, were explained by the Secretary. After due consideration of all aspects of the summary, the following decisions were taken dealing with old as well as new allotments to be made:-

OLD ALLOTMENTS.

- a) Heavy penalty be imposed on the allottees who have put their premises to non-conforming use. The penalty to be imposed should be determined in consultation with the Finance Wing.
- b) The plots on which the allottees have not so far undertaken the construction of clinics should be resumed.
- c) Such of the allottees who have started construction of clinics at sites should be given a final notice to complete their buildings by the end of 1983 failing which they will be liable to pay penalty on account of delayed construction.

NEW ALLOTMENTS.

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based on:-

- 1) Highest priority should be given to the overseas Pakistani doctors who want to settle in the country and are interested in establishing their clinics in Islamabad.
- ii) The applicant doctors who are already engaged on full time basis should be given the lowest priority in view of the past experience of their non-serious approach.
- iii) It should be ensured that plots are evenly allotted to all specialities so as to avoid over-planning of a single speciality.
- iv) There being overall shortage of maternity centres, preference should be given in the allotment of plots to cater for this much needed speciality.
- b) It was also decided that pre-requisites of the lay-out plan of a clinic be laid down by the Architecture Directorate and sent to the Estate Management Directorate for incorporation in the allotment letters so as to ensure that the buildings constructed as clinics are not put to non-conforming use.
- c) It was also decided that the price of clinics plots be worked out afresh by the Finance Wing (Costing Cell).

The Board was also of the view that the applicants for the allotment of clinic sites should be encouraged to form a body, pool up their resources and come forward with a definite plan for the construction of a compact building through the GDA as a deposit work for subsequent use as per individual requirements. Such a proposal, should it be initiated by the applicants collectively, be routed through the Ministry of Health with their recommendations.

Action by:-

1. Director Estate Management.
2. Director Architecture.
3. Director Municipal Admin:
4. Deputy Financial Adviser.
5. Cost Accountant.

3). VIOLATION CARRIED OUT ON PLOT NO. 11
STREET NO. 29, F-7/1, ISLAMABAD (CH.
MOHAMMAD AFZAL).

The details of the case were explained by Director Architecture. The consensus of opinion was that the bye-laws are made to be observed and the tendency of regularising the lapses by imposing compounding fee as a matter of routine defeats

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the very purpose of framing such bye-laws. Therefore, the annexe constructed without approval and in violation of bye-laws should be demolished.

The Board also felt that the Building Regulations need to be reviewed and a system/procedure, which could take care of such irregularities effectively, has to be evolved. The Board, therefore, decided that a Committee headed by Member (Tech), with Director Municipal Administration, Law Officer and Deputy Director (B & B C) as its members, should examine the problems in totality and suggest amendments, additions and alterations, where needed, for incorporation in the Regulations.

Action by:-

1. Director Estate Management.
2. Director Municipal Administration.
3. Law Officer.
4. Deputy Director (B & B C).

4). MONTHLY REVIEW SUMMARY FOR THE MONTH OF NOVEMBER, 1982.

1. AIW-N-E-S-DR COMPLEX.

56/83
C-Card/81
The progress of electrification works was explained by Director Electrical. It was agreed that a meeting will be held by Member (Tech) with all concerned to accelerate the progress of works.

Action by:-

1. Director General Works.
2. Director Works.
3. Director Electrical.
4. Director Mechanical.
5. Director buildings.

3. CABINET/ESTABLISHMENT BLOCK.

56/82
C-Card/82
The Position of Civil works was explained by Director Buildings. Director W & S pointed out some seepage problem. The solution suggested by him to tackle the problem was not considered workable by the Board. It was, therefore, decided that the matter should be looked into in detail and a solution found to effectively control the seepage. The progress of electrical works was explained by Director Electrical who stated that the work was progressing along with the civil works. He was advised by the Board to float tenders of all electrical works. The Director Buildings was directed by the Chairman to follow up the matter with the Planning Commission requesting for permission to undertake the work on Phase-II of the project.

Action by:-

1. Director General Works.
 2. Director (W & S).
 3. Director Buildings
- Director Electrical*

4. CONSTRUCTION OF PARLIAMENT BUILDINGS.

The progress of work was briefly explained by Director Buildings about the civil works and by Director Electrical about the electrical works. In response to the query made by the Chairman about the arrival of lifts, Director Purchases and Stores stated that the lifts were expected by March 1983. He was directed to pursue the matter with the agencies concerned. Director Electrical explained that the tenders for Sui Gas works were also being invited.

Action by:-

1. Director General Works.
2. Director Electrical.
3. Director Purchases & Stores.
4. Director Buildings.

12. CONSTRUCTION OF OFFICE & RESIDENTIAL ACCOMMODATION FOR A. G. P. R.

The Board observed that whereas the progress of works of the office building was as per schedule the progress of work on flats was slow and should be accelerated.

Action by:-

1. Director General Works.
2. Director Works.

13. CONSTRUCTION OF 'B' TYPE POLICE STATION IN SHALIMAR 10 (CIVIL WORKS).

Director Works explained that a few police kiosks which have been completed are not being taken over by the authorities concerned in the absence of water supply and electric connections. In this context it was pointed out that the attitude of W.P.D.A was generally non-cooperative. Chairman desired that a brief giving the facts be prepared by Director Electrical and submitted to him for taking up the matter with the W.P.D.A Chief.

Action by:-

1. Director General Works.
2. Director Electrical.
3. Director Works.

16. CONSTRUCTION OF BOARD MEMBERS HOUSES IN F-7.

Chairman observed with concern that the site where the houses for Board Members have been located is not suitable at all. He, therefore, desired that these houses, barring the one house construction on which has already been undertaken, should not be undertaken at the present site. Instead a new suitable site should be earmarked for the purpose and got approved from the Board for undertaking construction of remaining houses thereon.

Action by:-

1. Director General Works
2. Director Works.
3. Director Planning.
4. Director Estate Management.
5. Director Architecture

19. CONSTRUCTION OF FIRE SUB STATION IN ADMIN SECTOR

1656/83 Chairman observed that the structure designed for the Fire Sub-Station was huge. Director Architecture was advised not to design such structures in future.

Action by: Director Architecture.

20. CONSTRUCTION OF 16 'C' TYPE FLATS FOR CDA EMPLOYEES.

The progress of work on the project was reported to be satisfactory. Chairman enquired about the progress of work on the construction of houses for CDA officers. It was explained by Director General Works that work at site has not commenced as yet. Chairman desired that necessary formalities be completed to ensure start of work without further delay. He also desired that more houses should be planned for construction for the CDA officers on the same lines as has been done in the case of Doctors.

Action by:-

1. Director General Works.
2. Director Works.
3. Director Planning.
4. Director Architecture.

24. CONSTRUCTION OF FOREIGN INSTITUTE.

The position of drawings was explained by Director Architecture. He was directed to issue final drawings without further loss of time.

Action by:- Director Architecture.

29. CONSTRUCTION OF NURSES HOSTEL.

Director Works stated that the construction work was progressing satisfactorily. The Board, however, felt that the pace of work was slow and should be accelerated.

Action by:-

1. Director General Works.
2. Director Works.

32. CONSTRUCTION OF COMMUNITY CENTRE IN SECTOR G-7.

Director Works explained that the building has been completed and was being handed over to the concerned department.

Action by:- Director Works.

38. BRO. DC-STING HOUSE.

The progress of work of air-conditioning, instalment of lifts etc. was explained by Director Electrical.

Chairman observed that he had received reports with regard to

to water shortage in the Broadcasting house. Director General Works explained that earlier the building was fitted with 2" dia line which has now been replaced with 4" dia and as a result thereof, the water problem has been taken care of.

Action by:-

1. Director General Works.
2. Director Electrical.
3. Director Buildings.

39. CONSTRUCTION OF ACADEMY OF SCIENCES.

Director Buildings explained that funds for the project were not forthcoming from the department concerned despite repeated reminders. Chairman desired that the contract be determined in case funds are not made available, shortly.

Action by:-

1. Director General Works.
2. Director Buildings.

45. NATIONAL ARCHIVES BUILDINGS.

The progress of work was explained by Director Buildings. The upto date progress was reported to be about 40%.

Action by:-

1. Director General Works.
2. Director Buildings.

II. DIRECTORATE OF WATER & SEWERAGE.

It was decided that the progress of works relating to this Directorate should be reviewed in a meeting that may be convened by Member(Tech) in his office.

Action by:-

1. Project Director (S.D.).
2. Director (W&S).

III. PROJECT DIRECTORATE (SIMPLY DAM).

I. BULK WATER SUPPLY PHASE-I.

Chairman observed that the size of the line (36" dia) proposed to be laid appears to be over-planned and he, therefore, felt that it should be reviewed.

Chairman also enquired whether it would be possible to use Korang water next summer. He desired that the matter should be looked into by Member (Tech) with a view to integrating the system.

Action by:-

1. Project Director (S.D.).
2. Director (W&S).

OTHER MINOR WORKS.

Review of the minor works listed in the summary was deferred till the submission of Review Summary for the month of December, 1982 which should be supported with relevant maps/charts to enable the Board to appreciate fully the details of such minor works. The Deputy Director (Evaluation) was asked to finalise the summary for the month of December, 1982 within next 10 days and furnish the same to the Coordination Section for further processing. The concerned Directors would bring the requisite maps/charts to the meeting of the Board and explain the progress with their help.

Action by:-

1. Director General works.
2. Deputy Director (Evaluation).
3. All Directorates under D.G.W.

*D-HOC ITEMS.

1. DESIGNING OF A BRIDGE ON CHINESE DESIGN.

Chairman observed that the National Highway Board had approached him and offered their services to design a bridge in Islamabad on Chinese design. He, therefore, desired that a site where such a bridge could be built should be selected and indicated to him by Director General Works so that National Highway Board could be asked to design a bridge there.

Action by:-

1. Director General Works.
2. Director Roads.

2. EXCESS USE OF BITUMEN IN ROAD CONSTRUCTION.

Chairman observed with concern that the quantity of bitumen being used in road construction by ODA is very much on high side and needed to be reduced to bring it at par with international standards. Director Roads was asked to review the present standard and introduce suitable amendments to achieve the desired objective.

Action by:-

1. Director General Works.
2. Director Roads.