

CAPITAL DEVELOPMENT AUTHORITY
(Directorate of Coordination)

No.CDA-1244/BM-Coord/2012/

Islamabad January 31, 2013

Subject: - MINUTES OF THE 2ND MEETING OF THE CDA BOARD FOR THE YEAR 2013.

The 2nd meeting of CDA Board was convened on Thursday, 31st January, 2013 at 10:30 A.M. in the Conference Room of CDA Headquarter, Executive Block No. V, Khayaban-e-Suhrawardy, Sector G-7/4.

2. Following attended the meeting:-

- 1). Syed Tahir Shahbaz In Chair
Chairman, CDA.
- 2). Mr. Azher Ali Choudhry,
F.A/Member.
- 3). Mr. Munir Chaudhry,
Member (Admin).
- 4). Ms. Shaista Sohail,
Member (Estate)
- 5). S.M. Mustafain Kazmi,
Member (P & D).
- 6). Dr. Kazim Niaz,
Member (Environment)
- 7). Rana Akbar Hayat
Director, ICT
- 8). Mr. Aftab Alam,
Secretary CDA Board.

3. Chief Commissioner (ICT), Islamabad and Commissioner, Rawalpindi in their capacity as Members of the Board could not attend.

4. Representative of ICT attended the meeting as observer.

5. Meeting commenced with the recitation of "Holy Quran" by Syed Tahir Shahbaz, Chairman, CDA.

Thereafter agenda items were taken up for discussion and the following decisions were made:

- 7.1. **CONFIRMATION OF MINUTES OF 19TH BOARD MEETING FOR THE YEAR 2012 AND 1ST BOARD MEETING FOR THE YEAR 2013.**

DECISION

The Board confirmed minutes of 19th Board meeting for the year 2012 and 1st Board meeting for the year 2013.

- 7.2. **IMPLEMENTATION STATUS REGARDING 03 ACTIONABLE ITEMS, 18TH BOARD MEETING I.E. ITEM # 6.7, 6.11 AND 6.12.**

The Board was apprised about the actionable items of 18th Board Meeting.

DECISION

Regarding item No. 6.11 the Board instructed the concerned Members to come up with their recommendations in the next Board Meeting.

- 7.3. **PURCHASE OF COMPUTERS FOR ESTATE MANAGEMENT WING**

10250/1244/BM/'13
31-01-'13/2ND

DECISION

Keeping in view cost of the Project, it was decided that PC-I be prepared before proceeding further.

Action by: Member (Estate)

- 7.4. **ALLOTMENT OF PLOTS FOR SOFTWARE, TECHNICAL COLLEGES IN ISLAMABAD**

10251/1244/BM/'13
31-01-'13/2ND

DECISION

Regretted.

Action by: Member (Estate)

- 7.5. **TO ALLOW PAYMENT OF OUTSTANDING PREMIUM AND REBATE FOR PLOT B-2, F-9/G-9 BLUE AREA, ISLAMABAD**

10252/1244/BM/'13
31-01-'13/2ND

DECISION.

The Board approved 5% rebate on lump sum payment of outstanding premium without delayed charges if paid within three days of the issuance of intimation letter, issued by Estate Management-II Directorate, CDA.

Action by: Member (Estate)

- 7.6. **ISSUANCE OF NO OBJECTION CERTIFICATE (NOC) FOR DEVELOPMENT OF CAPITAL ENCLAVE HOUSING SCHEME (SPONSORED BY M/S SERVICE COOPERATIVE HOUSING SOCIETY LTD) IN MOUZE LOHI BHER ZONE-5, ISLAMABAD.**

Not discussed.

- 7.7. **CONSTRUCTION OF 2ND CARRIAGEWAY OF ISLAMABAD HIGHWAY FROM AIRPORT TURNING TO G.T. ROAD RAWAT.**

Not discussed.

- 7.8. **FIXATION OF RATES FOR PROCEDURES, CT & MRI SCANS AND REVISION OF OTHER CHARGES AT CAPITAL HOSPITAL.**

10253/1244/BM/'13
31-01-'13/2ND

DECISION.

The Board directed that a committee be constituted to determine the criteria for exemption and declaration of a case as emergency.

Action By: Member (Admin)

- 7.9. **SUMMARY REGARDING RECOVERY OF RS. 998,676/- FROM THE PENSION OF DECEASED OFFICER I.E. MR. JAVED HALEEM, EX-AD, CDA**

10254/1244/BM/'13
31-01-'13/2ND

DECISION.

The Board approved waiver of penalty on humanitarian grounds.

Action by: Member (Admin)

10255/1244/BM/'13
31-01-'13/2ND

7.10 **WAIVER OF DELAYED CHARGES ON PAYMENT OF PREMIUM INSTALLMENTS AGAINST PLOT NO. 158, STREET NO SR WEST, I-15/2, ISLAMABAD.**

DECISION

The Board considered the facts that till date no infrastructure had been provided in I-15. Moreover such charges were not applied on flats in I-15. However the case in hand was approved as a special case on compassionate grounds.

Action by: Member (Estate)

7.11 **RESTORATION OF PLOT NO. 6, SECTOR D-12, MARKAZ**

Not discussed.

7.12 **RESTORATION OF SCHOOL PLOT NO. 85, SECTOR H-11/4**

Not discussed.

10256/1244/BM/'13
31-01-'13/2ND

7.13 **RECOVERY OF AUCTION PROCEEDS FOR THE PLOTS AUCTIONED BY ESTATE MANAGEMENT. II DIRECTORATE.**

DECISION

Due to dissenting views amongst Board Members, proposal at Para 4 (III) of the summary, reproduced below:

“ The FIA had cleared the plot of MPCHS (56-D), F6/G6, Blue Area, for which payment may be received as per TOR strictly as mentioned in FOA's letter and that payment be used to pay MPCHS for their remaining charges against the money spent on the Northern Strip prior to scrapping of JV in compliance of the decision of the Supreme Court”.

was deferred for further deliberation in the coming Board meeting. Rest of the proposals made there in were approved.

Action by: Member (Estate)

7.14 APPOINTMENT OF LEGAL ADVISORS / COUNSELS

10257/1244/BM/'13
31-01-'13/2ND

DECISION.

The Board decided to pend the process for the time being and instructed that a new summary be submitted to the CDA Board.

**Action by: Member (P&D)
 Member Admin**

7.15 & 7.16 SUBMISSION OF MINUTES OF ASC MEETING DATED 15-11-2012 & 20-12-2012.

10258/1244/BM/'13
31-01-'13/2ND

DECISION

The Board directed Member (Estate) to brief the Board in its next meeting about:

- i) History of ASC.
- ii) Constitution of ASC.
- iii) Domain of ASC.

The Board directed that no meeting may be convened / conducted with out representation of the relevant / concerned directorates. Later on the Board reviewed the minutes of ASC meetings dated 15-11-2012 & 20-12-2012 and expressed its satisfaction.

Action by Member (Estate)

7.17. MEASURES TO ADDRESS GROWING ENCROACHMENTS

10259/1244/BM/'13
31-01-'13/2ND

DECISION.

The Board approved the proposals made by Member (Estate) except sub paragraph-iii of paragraph 1 wherein the Board decided to divide upto 40% of the sale proceeds of the confiscated material amongst the staff to make it at par with Environment Wing.

Action By: Member (Estate)

7.18. SUO MOTO ACTION REGARDING ILLEGAL CONSTRUCTION ON AGRO FARM HOUSES IN ISLAMABAD

10260/1244/BM/'13
31-01-'13/2ND

DECISION.

The CDA Board approved the following:

i.	<u>SURVEY:</u> A comprehensive Survey by joint teams comprising of E.M.II, BCS and Land Survey Staff to ascertain latest position of Farm Houses in respect of	<i>(TIME: To be completed in one month from the date of decision)</i>
----	---	---

	purposeful development or otherwise.	EM-II Directorate Building Control Land Survey Division
ii.	<p><u>AWARENESS OF AGRO FARM HOLDERS ON ORIGINAL PURPOSE OF FARMS:</u> Key stake-holders i.e. the owners of agro-farms will be taken on Board by holding series of consultative sessions with them and reinforcing the need to develop the farms as required under the terms and conditions of allotment (Poultry, vegetable, orchard, etc).</p> <p>Pakistan Agricultural Research Council shall be consulted to introduce best practices in farming by holding workshops and interactive sessions with the owners of the agro-farms; thereby facilitating them to develop the farms for the purpose for which they were allotted.</p> <p><i>Arrange organic farm products stalls in Itwar /weekly bazars</i></p>	<p><i>(TIME: Two months from the date of decision)</i></p> <p>EM-II Directorate</p> <p>Member Administration/DMA</p>
iii.	<p><u>PROHIBITIVE FINES:</u> Determine quarterly fine / penalties depending upon non achieving of targets the nature of violation/ non-conforming use.</p> <p>It shall be incorporated in the terms and conditions of allotment / lease to persuade the owners of agro farms to use the land in accordance with terms and conditions more efficiently for benefit of community and citizens.</p>	<p><i>(TIME: Two months from the date of decision)</i></p> <p>CDA Board Finance Wing</p>
iv.	<p><u>OPERATION TO REMOVE VIOLATIONS:</u> Initiate a phased operation by teams comprising of Enforcement, senior special magistrate, police and BCS staff to demolish all violations from the said farm houses either from excess covered area beyond permissible limit or construction in mandatory set backs.</p> <p>For the purpose the operation a joint team has to be constituted for a dedicated operation.</p>	<p><i>(TIME: Three months from date of decision)</i></p> <p>Enforcement Directorate Senior special Magistrate, CDA BCS</p>
v.	Cancellation of farms in case of non removal of violations and total non-development.	<p><i>(TIME: Three months from date of decision, Board to notify)</i></p> <p>EM II Directorate</p>

Action By: Member (Estate)

7.19. PROPOSED DRAFT MOU RECEIVED FROM A PRIVATE SOCIETY "BAHRIA" OPERATING IN ZONE-IV

Not discussed.

7.20 **ALLOTMENT OF LAND TO KYRGYZ EMBASSY IN THE DIPLOMATIC ENCLAVE ISLAMABAD**

Not discussed.

7.21 **NAMING OF ROADS IN ISLAMABAD**

Not discussed.

7.22 **ISLAMABAD BUS RAPID TRANSIT**

Not discussed.

7.23 **ALLOTMENT OF LAND FOR MODEL PRISON IN SECTOR H-16, ISLAMABAD**

10261/1244/BM/'13
31-01-'13/2ND

DECISION.

The Board directed to issue allotment letter to ICT subject to provision of copy of PC-I and approval of Prime Minister of Pakistan.

The Board also directed Member (Estate) and FA/Member to sort out issues involved/impeding payment to the affectees of the area on priority.

Action By: Member (Estate)

F.A/Member

7.24. **IMPLEMENTATION OF MONITORY LIMITS AS PER PPRA RULES AT CAPITAL HOSPITAL**

Not discussed.

NON AGENDA ITEM (S)

I. UPGRADATION OF POST OF WEB ADMINISTRATOR FROM BPS-17 TO BPS-18.

10262/1244/BM/'13
31-01-'13/2ND

DECISION

The Board decided to upgrade the post of Web Administrator from BPS-17 to BPS-18 and to revise Schedule of Administrative Power-2007 accordingly.

Action By: Member (Admin)

8. The meeting concluded with a word of thanks to and from the Chair.