

CONFIDENTIAL

**CAPITAL DEVELOPMENT AUTHORITY**  
**(Directorate of Coordination)**

No.CDA-1245/BM-Coord/2013/

Islamabad

February , 2013

**Subject: - MINUTES OF 3<sup>rd</sup> MEETING OF THE CDA BOARD FOR THE YEAR 2013.**

The 3<sup>rd</sup> meeting of CDA Board was convened on Monday, 18<sup>th</sup> February, 2013 at 11:00 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). Mrs. Shaista Sohail,  
Member (Estate)
- 5). S.M. Mustafain Kazmi,  
Member (P & D).
- 6). Dr. Kazim Niaz,  
Member (Environment)
- 7). Mr. Sanaullah Aman  
Member Engineering.
- 8). Imdad Ullah Bosal  
Commissioner, Rawalpindi
- 9). Mr. Aftab Alam,  
Secretary CDA Board.

3. Chief Commissioner (ICT), Islamabad in his capacity as Member of the Board could not attend.

4. 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:

4.1 **ADDITION OF 3<sup>RD</sup> AND 4<sup>TH</sup> LANE KASHMIR HIGHWAY FROM PESHAWAR MORE TO GOLRA MORE**

10263/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION**

Deferred. May be considered after CDWP meeting to be held shortly and brought in next Board meeting.

**Action by: Member (En)**

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

**DECISION**

Deferred.

4.3 **ALLOTMENT OF ALTERNATE PLOT NO. 375-B, I-9 IN LIEU OF PLOT NO. 42-C SECTOR I-9, ISLAMABAD.**

10264/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION**

The Board approved option at Para 3 (i) to allot alternate plot No.375-B, I-9 on payment of additional charges.

**Action by: Member (Estate)**

4.4 **ALLOTMENT OF LAND FOR PLAY GROUND FOR SWEET HOME CHILDREN PROJECT, SECTOR H-9, ISLAMABAD.**

10265/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION**

The Board agreed in principle to the proposal of planning wing for planning of 13.43 acres sports complex and playground in Sector H-9, Islamabad for allotment to Pakistan Bait-ul-Mall for the sweet Home Children Project, subject to completion of following formalities:

- i) Certificate from the Ministry that the organization is commercial oriented or not.

- ii) Certificate from the Ministry that the organization is a government organization or otherwise.
- iii) Covered Area Break down of this required office building.
- iv) Funds presently available for the project.
- v) Approved PC-I of the project.
- vi) Approval of Prime Minister of Pakistan in relaxation of Clause (11) of Islamabad land Disposal Regulation, 2005 as a special dispensation.

**Action by: Member**

**(P&D)**

- 4.5 **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.**
- 10266/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION.**

Deferred, EIA Report may also be presented along with summary. Possession certificate for land, 20% land mortgage, land transferred to CDA, conformation to building codes as per rules/policy may also be ensured and compliance be submitted by Member (P&D) in the next Board meeting.

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

- 4.6 **ALLOTMENT OF LAND TO KYRGYZ EMBASSY IN DIPLOMATIC ENCLAVE ISLAMABAD.**
- 10267/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION.**

Approved. Further more PC-I for extension of Diplomatic Enclave may also be prepared and presented.

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

- 4.7 **NAMING OF ROADS IN ISLAMABAD**
- 10268/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION.**

Approved.

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

4.8

**ISLAMABAD BUS RAPID TRANSIT SYSTEM**10269/1245/BM/'13  
18-02-'13/3<sup>rd</sup>**DECISION.**

Approved in principle. The Board directed Member (P&D) to share the pre-feasibility study (PFS) with Commissioner Rawalpindi. Furthermore, a joint meeting of CDA team with Commissioner Rawalpindi and ADB be convened for financing, as per government policy. The Board also approved establishment of BRT Cell within CDA. Member (Admin) and Member (P&D) were directed to decide the modalities / TOR and process for establishment of BRT Cell. Team of CDA and Rawalpindi administration to visit and examine the Metro Bus system in Lahore for best practices. The view point of Commissioner, Rawalpindi was endorsed that Rawalpindi Administration would proceed ahead for this project with the CDA, after approval of the Government of Punjab.

**Action By: Member (P&D)**

4.9

**CONSTRUCTION OF 2<sup>ND</sup> CARRIAGEWAY OF ISLAMABAD HIGHWAY FROM AIRPORT TURNING TO G.T. ROAD RAWAT.**10270/1245/BM/'13  
18-02-'13/3<sup>rd</sup>**DECISION**

Approved subject to certificate by Member (Engineering) regarding satisfactory work done by the Consultant.

**Action by: Member (Engg)**  
**F.A/Member**

4.10

**CONSTRUCTION OF 200 "A" TYPE FLATS IN SECTOR G-6 ISLAMABAD (RE-DEVELOPMENT OF SECTOR G-6).**10271/1245/BM/'13  
18-02-'13/3<sup>rd</sup>**DECISION**

Deferred, Member (P&D) to examine the legal and factual aspects of the case and present the same in the next Board meeting.

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



- 4.11 **CONSTRUCTION OF (104) ADDITIONAL FAMILY SUITS FOR PARLIAMENTARIAN INCLUDING SERVANT QUARTER BL FOR 500 PERSONS AT SECTOR G-5/2, ISLAMABAD (PARA NO. 42**

10272/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION**

Deferred. Law Wing to examine the case and present in the next Board meeting.

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

- 4.12 **IMPLEMENTATION OF MONETARY LIMITS AS PER PPRA RULES CAPITAL HOSPITAL**

10273/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION**

Approved, with the addition that the same decision stands good for all wings / formations of CDA.

**Action by: Member (Admin)  
F.A/Member**

**NON AGENDA ITEM (S)**

- I. **RECONSTRUCTION OF FILE OF PAYMENT FOR ACQUISITION OF LAND AND BUP FOR SERVICE ROADS, I-14, 15 AND 16**

10274/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION**

**Approved**

**Action By: Member (Estate)**

- II. **REPORT OF NON CONFIRMING USE IN RESPECT OF PLOT NO. 30, STREET NO, 55, SECTOR G-9/4, ISLAMABAD.**

10275/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

**DECISION**

The Board approved restoration of Plot No. 30, Street No. 55, Sector G-9/4, Islamabad.

**Action By: Member  
(Estate)**

III. WORKING PAPER FOR MEETING OF COMMITTEE FORMED BY CHAIRMAN, CDA TO PROPOSE POLICY FRAME WORK FOR ALLOTMENT OF PLOTS TO CDA EMPLOYEES.

Deferred

IV. PLANNING OF PLOTS FOR CDA EMPLOYEES INCLUDING RETIRED AND CDA OWS.  
10276/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

DECISION

Principally approved as the case involves rights of CDA employees, subject to certification of a committee constituting Member P&D as Chairman, DG Environment and Director IT, Director EM-I and Director EM-II (Reps of Member Estate). The Board directed the committee to submit its report / certification within 15 days.

The Board also included the following TOR in the mandate of the committee:

- To make sure that planning parameters are observed in all respect and none are violated.
- To make sure that plots identified are clear and physically present on ground to avoid any future complications.
- D.G (Environment) to assist the committee in Environment related issues.
- Representatives of Member Estate to assist the committee in relevant fields.

**Action By: Member  
(P&D)**

V. ADDITIONAL TERMS AND CONDITIONS FOR INCLUSION IN THE APPROVED DRAFT AGREEMENT  
10277/1245/BM/'13  
18-02-'13/3<sup>rd</sup>

DECISION

The Board approved that in addition to the agreed TOR, the proposed clauses as mentioned in the



summary shall also be incorporated in the contract agreement to be signed between M/S ASK Karobar and Capital Development Authority.

The Board also decided/agreed that as an exception, the Director Zoo, CDA will sign the contract agreement instead of Director Municipal Administration owing to the technical nature of the agreement. Furthermore, the Board decided that in the additional term of agreement, point No.2, 4, 9 & 10 would read as follows:

**Point No. 2 :** Licensee would deposit 10% of the Total bid amounting to Rs.1.102 Million as performance guarantee / bank guarantee on taking over the possession of site, till the termination of license agreement.

**Point No. 4 :** The extent of branding rights would be settled between the licensee and Director Zoo and the contents of these ads would also need prior approval of the Management Committee of walk in Aviary.

**Point No. 9 :** The licensee would be bound to have prior permission of the competent authority and clearance /NOC from the District Administration for holding any event in the Aviary.

**Point No. 10 :** The licensee would maintain the minimum threshold level of agreed number of species and animals in the Aviary. In case of under stocking the license will be liable for termination by the Authority.

**Action By: Member (Environment)**

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