

4th CDA BOARD MEETING FOR THE YEAR-2025 HELD ON 20-02-2025 at 05:00 P.M.**AGENDA ITEMS**

Sr.#	Items	Presenter
1.	Allotment of Additional Land to National Police Academy for Establishment of National Police University.	Member (P&D)
2.	Provision of Land for Establishment of Danish University in ICT.	Member (P&D)
3.	Establishment of Cricket Stadium in Shakarparian Sports Centre, Zone-III, Islamabad.	Member (P&D)
4.	Planning of leftover area near Orchard Scheme, Murree Road and Margalla Town, Islamabad for residential and commercial uses.	Member (P&D)
5.	Inclusion of new recreational uses in F-9 Park, Islamabad.	Member (P&D)
6.	The International Conference "Girls education in Muslim communities": Challenges and opportunities January 10-12, 2025... up-gradation /illumination /Beautification at Constitution Avenue Sector G-5/F-5, Islamabad on negotiated tendering basis under Clause 42-d (iii) of PPRA Rules.	Member Engg.
7.	Archive the Record of Birth & Death Section, DMA, MCI.	Member Admin.
8.	Implementation Of Financial Management System (SAP ERP) through Controller General of Accounts.	FA/Member
Non Agenda Items		
NA-I	Writ Petition no. 954/2003 titled Syed Moinud Din etc. Vs CDA and other connected cases of E-11,F-11, E-12 and F-12	Member Estate
NA-II	Expression of interest (EOI) for construction, operation & management and transfer of filing stations/service areas along with ancillary facilities located at east and west bound service area of Muree Road near Lake View Park, Islamabad	FA/Member
NA-III	Balloting of plot of Sector C-14, Islamabad	Member Estate
NA-IV	Extension in submission of bids regarding Outsourcing of Solid Waste Management Services of Islamabad	Member Admin
NA-V	Transfer of ownership of Foreign Office Buildings	Member Estate
NA-VI	Reading and physical installation of IP & monuments and acquisition of 5cm drone imagery including 3d mapping	Member Planning
NA-VII	Resolving Traffic Congestion issues at Serena Chowk and Convention Centre Chowk, Islamabad Construction of underpass at the junction of Muree Road and Srinagar Highway). (Principle Approval of VO-02 EOT/ Additional Work)	Member Engineering
NA-VIII	Proposed Improvement Measures for Provision of Sanitary and Solid Waste Management Services in Islamabad.	Member Env't.
NA-IX	Discussion on Deputy Director (L&R) letter No.CDA/DLR-6(83)/2018/69 dated 02-07-2018	Member Estate
NA-X	Creation of CDA Officers Welfare Fund and ownership / Control of SMD Signage in front of Sereena Hotel, Jinnah Square Underpass, Sector G-5, Islamabad	Member Admin.
NA-XI	Miscellaneous Matters	



Capital Development Authority
(Secretary CDA Board Office)

CONFIDENTIAL

No. CDA-1444/BM-SCB/2025/

Islamabad

February 20, 2025

Subject: **MINUTES OF 4th CDA BOARD MEETING FOR THE YEAR 2025.**

The 4th CDA Board meeting for the year 2025 was held on **February 20, 2025 (Thursday) at 05:00 P.M.**, in the Conference Room of Executive Block, CDA Headquarter, Islamabad under the Chairmanship of Chairman, CDA.

2. Following attended the meeting:

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|----|---|----------------------|
| 1. | Chaudhary Muhammad Ali Randhawa
Chairman, CDA and Chief Commissioner ICT | (In Chair) |
| 2. | Mr. Talat Mahmood
Member (Administration)/
Member Environment. CDA | Executive Member |
| 3. | Dr. Muhammad Khalid Hafiz
Member (P & D) | Executive Member |
| 4. | Syed Nafasat Raza
Member Engineering, CDA | Executive Member |
| 5. | Mr. Tahir Naeem Akhtar,
FA/Member ,CDA | Executive Member |
| 6. | Mr. Esfandyar Baloch
Member (Estate) | Executive Member |
| 7. | Mr. Nauman Khalid
Member (T&D) | Executive Member |
| 8. | Prof. Dr. Muhammad Ali (T.I)(S.I) | Non-Executive Member |
| 9. | Shahid Kiani | Secretary CDA Board. |

3. The Chairman, CDA also attended the meeting in capacity of the Chief Commissioner, ICT. No Representative of Commissioner Rawalpindi Ex-officio Member attended the meeting. While Prof. Dr. Muhammad Ali (T.I)(S.I) Non-Executive Member attended the meeting online. Mr. Talat Mahmood, Member Administration also attended meeting on behalf of Member (Envnt).

4. Meeting commenced with the recitation of "Holy Quran" by Chaudhary Muhammad Ali Randhawa, Chairman, CDA and Chief Commissioner ICT.

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

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20-02-'25/4th

4.1 ALLOTMENT OF ADDITIONAL LAND TO NATIONAL POLICE ACADEMY FOR ESTABLISHMENT OF NATIONAL POLICE UNIVERSITY.

DECISION

The summary was presented by the Member (P&D), CDA. After due deliberation and information / input on the summary, the board approved the allocation of a plot covering an area of 25 acres (121,000 sq. yards) for the National Police Academy for National Police University within the Buffer Zone/Green Area in Sector H-11/2, subject to the approval of the Federal Government. Accordingly, the Board directed to submit a Summary to the Government for approval of amendment in the Master Plan of Islamabad to reduce the buffer zone in the south of Srinagar Highway in Sector H-11, from 2700 feet to 1000 feet.

Action by: Member P&D

12192/1444/BM/'25
20-02-'25/4th

4.2 PROVISION OF LAND FOR ESTABLISHMENT OF DANISH UNIVERSITY IN ICT.

No summary was presented in the meeting. However, the board discussed the matter regarding provision of land for establishment of Danish University in ICT. The board directed the Planning Wing to earmark the encumbrance free land for the university. In order to ensure the encumbrance free land the board directed to Planning Wing, Revenue, and Land Directorate to carry out joint visit.

Action by: Member P&D

Director Revenue

Director Land & Rehab.

12193/1444/BM/'25
20-02-'25/4th

4.3 ESTABLISHMENT OF CRICKET STADIUM IN SHAKARPARIAN SPORTS CENTRE, ZONE-III, ISLAMABAD.

DECISION

The summary was presented by the Member (P&D), CDA. After due deliberation and information / input on the summary, the board gave principle approval for the construction of Cricket Stadium as per the original Master Plan. The board further directed to place the case to the Federal Government for approval and decision.

Action by: Member P&D

12194/1444/BM/'25
20-02-'25/4th

4.4 PLANNING OF LEFTOVER AREA NEAR ORCHARD SCHEME, MURREE ROAD AND MARGALLA TOWN, ISLAMABAD FOR RESIDENTIAL AND COMMERCIAL USES.

DECISION

The summary was presented by the Member (P&D), CDA. After due deliberation and information / input on the summary, the board gave approval for the planning of leftover area near orchard scheme, Murree Road and Margalla Town, Islamabad for residential and commercial uses. The Finance Wing was further directed to work out the base price for the residential and commercial plots.

Action by: Member (P&D)

FA /Member

4.5 INCLUSION OF NEW RECREATIONAL USES IN F-9 PARK, ISLAMABAD.

No summary was presented in the meeting and the board deferred the agenda (4.5).

4.6 THE INTERNATIONAL CONFERENCE “GIRLS EDUCATION IN MUSLIM COMMUNITIES”: CHALLENGES AND OPPORTUNITIES JANUARY 10-12, 2025... UP-GRADATION /ILLUMINATION /BEAUTIFICATION AT CONSTITUTION AVENUE SECTOR G-5/F-5, ISLAMABAD ON NEGOTIATED TENDERING BASIS UNDER CLAUSE 42-D (III) OF PPRA RULES.

DECISION

The summary was presented by the Member (Engineering), CDA but the board decided to defer the agenda.

4.7 ARCHIVE THE RECORD OF BIRTH & DEATH SECTION, DMA, MCI.

DECISION

The summary was presented by the Member (Admin) but the board decided to defer the agenda.

12195/1444/BM/'25
20-02-'25/4th

4.8 IMPLEMENTATION OF FINANCIAL MANAGEMENT SYSTEM (SAP ERP) THROUGH CONTROLLER GENERAL OF ACCOUNTS.

DECISION

The summary was presented by the Member (Admin), CDA. After due deliberation and information / input on the summary, the board accorded approval to start process for deployment of SAP system through CGA office. The board further directed:

- a) To stop the ongoing process for procurement of new ERP*
- b) To sign MoU with the CGA offices for engaging an expert team of SAP and FABS for scoping study and implementing desired modules in CDA*
- c) To prepare a financial report in the style of the corporate sector at the end of the current financial year. The financial report should include the authority's assets, achievements, targets, and future plans.*
- d) To negotiate with the private Banks for the provision of low markup loans for the employees of CDA and to present proposals next board.*

Action by: FA/ Member

12196/1444/BM/'25
20-02-'25/4th

NA-I WRIT PETITION NO. 954/2003 TITLED SYED MOIN UD DIN ETC. VS CDA AND OTHER CONNECTED CASES OF E-11,F-11, E-12 AND F-12

DECISION

No summary was presented in the board meeting. The board was briefed by NAB team on ongoing investigations since 2018. The legal team in the presence of Counsels briefed the board on the proceedings in various writ petitions before honorable High Court of Islamabad and subsequent directions. The board observed that the matter has a long-standing history as well as ongoing investigation. The board deliberated and had serious reservations on the role of Land Directorate and in its conduct of disposal of business under the mandate. The following serious observations were recorded:

- a) The board sought record of Presidential approval in the year 1983-84 as well as Cabinet Committee approval in the year 1968 as to if exchange of land on produce index unit had been concurred in those documents or otherwise.*
- b) The board also directed that if any further malpractice is identified in allotments/exchange of land that also needs to be conveyed to specialized investigation agency for criminal action.*
- c) The board seriously observed that what has been the basis of allotment of exchange of land with respect to its location within the sector and whether it had been subjected to any regulation of balloting to maintain transparency.*

- d) It was directed that the finance wing may work out the land rates as per their location.
- e) Board directed to workout the details of record provided to investigation agency during the course of investigation.
- f) CDA land entrusted in the authority are valuable asset to be utilized in public interest schemes under defined regulations and a fraud had been affected with the Authority wherein land already divested to a third party in the year 2002 has been falsely presented for return to their authority in the year 2004.

Meanwhile, addressing above notes the order of the honorable High Court of Islamabad must be complied. DG (Law) to pursue the writ petitions alongside counsels well acquainted with the facts of the case

Action by: Member (Estate)
DG (Law)

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20-02-'25/4th

NA-II EXPRESSION OF INTEREST (EOI) FOR CONSTRUCTION, OPERATION & MANAGEMENT AND TRANSFER OF FILING STATIONS/SERVICE AREAS ALONG WITH ANCILLARY FACILITIES LOCATED AT EAST AND WEST BOUND SERVICE AREA OF MUREE ROAD NEAR LAKE VIEW PARK, ISLAMABAD

DECISION

No summary was presented in the board meeting. The FA/Member apprised the board regarding the ongoing process Expression of interest (EOI) for construction, operation & management and transfer of filing stations/service areas. He informed that the single Bid has been received from Pakistan State Oil Limited (PSO) for filling stations. After due deliberation and information / input, the board gave approval for the consideration of single bid/EOI provided that it is technically sound as per bid procurement committee recommendation.

Action by: FA/Member
DG Planning

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20-02-'25/4th

NA-III BALLOTING OF PLOT OF SECTOR C-14, ISLAMABAD

DECISION

After due deliberation and information / input on the summary, the board decided to offer remaining plots to next 201 applicants of waiting list of overseers Pakistanis after verification of receipt so far against successful allottees from Finance Wing.

Action by: Member F/A
Member (Estate)
Director EM-I (East), CDA

12199/1444/BM/'25
20-02-'25/4th

NA-IV INTERNATIONAL OUTSOURCING OF MUNICIPAL SOLID WASTE MANAGEMENT SERVICES OF ISLAMABAD (URBAN&RURAL). (APPROVAL OF PRE-BID MEETING MINUTES (ADDENDUM) OF SWM SERVICES)

DECISION

After due deliberation and information / input, the board decided to accord approval to the minutes of pre-bid meeting held on 13th February, 2025 as addendum to bidding documents.

Action by: Member (Envot.)
Member (Engineering)

12200/1444/BM/'25
20-02-'25/4th

NA-V TRANSFER OF OWNERSHIP OF FOREIGN OFFICE BUILDINGS

DECISION

No summary was presented in the meeting. After due deliberation and information / input, the board decided to approve the transfer of ownership to MoFA subject to approval of Federal Government.

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

12201/1444/BM/'25
20-02-'25/4th

NA-VI READING AND PHYSICAL INSTALATION OF IP & MONUMENTS AND ACQUISITION OF 5CM DRONE IMAGERY INCLUDING 3D MAPPING

DECISION

No summary was presented in the meeting. After due deliberation and information / input, the board gave approval to re-reading & physical installations of Ips & Benchmarks and collection of 5cm Drone Imagery for entire ICT jurisdiction of 910 sq km area. The board further directed to enter into an MOU with Survey of Pakistan and to seek their services on G2G basis under 42-F rule of PPRA.

Action by: Member (P&D)

12202/1444/BM/'25
20-02-'25/4th

NA-VII RESOLVING TRAFFIC CONGESTION ISSUES AT SERENA CHOWK AND CONVENTION CENTRE CHOWK, ISLAMABAD CONSTRUCTION OF UNDERPASS AT THE JUNCTION OF MUREE ROAD AND SRINAGAR HIGHWAY). (PRINCIPLE APPROVAL OF VO-02 EOT/ ADDITIONAL WORK)

DECISION

The summary was presented by the Member (Engineering), CDA. After due deliberation and information / input on the summary, the board gave approval for the work construction of an underpass at Murree Road & Srinagar Highway Junction as VO -02 under Clause 51 of the Contract Agreement

Action by: Member (Engineering)

12203/1444/BM/'25
20-02-'25/4th

NA-VIII PROPOSED IMPROVEMENT MEASURES FOR PROVISION OF SANITARY AND SOLID WASTE MANAGEMENT SERVICES IN ISLAMABAD.

DECISION

After due deliberation and on the basis of information/inputs of the summary, the board approved the proposal made at para 3 of the summary and revalidated its earlier decision dated 28.10.2022.

*Action by: Member (Envot.)
DG (Civic Management)*

12141/1444/BM/'25
20-02-'25/4th

NA-IX DISCUSSION ON DEPUTY DIRECTOR (L&R) LETTER NO. CDA / DLR- 6(83)/2018/69 DATED 02-07-2018.

DECISION

After due deliberation and on the basis of information/input, the Board acknowledged above facts.

Action by: Director Security

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NA-X CREATION OF CDA OFFICERS WELFARE FUND AND OWNERSHIP / CONTROL OF SMD SIGNAGE IN FRONT OF SEREENA HOTEL, JINNAH SQUARE UNDERPASS, SECTOR G-5, ISLAMABAD

DECISION

After due deliberations and on the basis of information/inputs of the summary, the Board approved the creation of the "CDA Officers Welfare Fund". The Board further directed to handover 03 Nos.SMD signages installed at different locations i.e. one at the front of Serena Hotel, Jinnah Square underpass G-5, and two at Recep Tayyip Erdoğan Underpass F-8, Islamabad to the Administration Wing. The income from these resources may be utilized on the welfare of the CDA Officers and on any scheme of general welfare and for beautification/ plantation in the City. The TORs may be determined and notified by the Admin Wing with the Approval of Chairman CDA.

*Action by: Member (Admin.),
 DG (Admin.)*

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NA-XI Miscellaneous Matters:

The following miscellaneous matters were also discussed but no summary was presented during the meeting:

- a) The board also directed that all guarantees to be received in Planning Wing shall be in the form of Bank guarantee not in the form of Insurance guarantee.*
- b) The Office of the Deputy Commissioner Islamabad has requested the Capital Development Authority (CDA) to allocate funds amounting to PKR 29,540,780 for the organization and smooth execution of Jashan-e-Baharan. Accordingly, the CDA Board has approved the allocation of the desired funds to ensure seamless arrangements for the event, which is being organized in collaboration with the Islamabad Capital Territory (ICT) Administration. The festival aims to provide recreational activities for the residents of Islamabad, promoting community engagement and cultural celebration.*

*Action by: Member Admin.
 FA/Member, Member (P&D)*

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

