

14th CDA BOARD MEETING FOR THE YEAR-2025 HELD ON 30-07-2025 at 12:30 P.M

AGENDA ITEMS

Sr.#	Items	Presenter
1.	Revision of Water Charges & Imposition of Sewerage Charges	Member (P&D)
2.	Imposition/ levy of delayed payment charges on development charges to the allottees of plots in sector E-12, Islamabad.	Member Estate
3.	Auction of 33 Commercial Plots of different categories in various sectors and 13 constructed shops of Parking Plaza, Blue Area held from 15 th to 17 th July-2025- Acceptance / Rejection of Bids.	FA/Member
4.	Hiring of Audit Firm for Preparation of 05 years financial statements of Capital Development Authority including Asset Count, Asset Tagging & Governance System.	FA/Member
5.	Outsourcing of Municipal Solid Waste Management Services of Islamabad (Urban & Rural) (Approval to discard the existing international bidding process and permission to call fresh tender and re-frame the bidding documents.	Member Env't.
6.	Extension-Hiring of Services for Transportation of Solid Waste from Islamabad Waste Transfer Station (I-9, I-11 or any other site) Islamabad, to Dumping site of Rawalpindi Waste Management Company (RWMC) at Losar Chak Baily Khan Road, Rawalpindi.	Member Env't.
7.	Reinstatement into Service in terms of Clause 20.03(2)(b) CDA ESR-1992 (Sacked employees)	Member Admin
8.	Approval for grant of 1.000 (M) as financial compensation to deceased's family who died during an accident with CDA Tanker.	Member Admin
9.	Determination of Seniority of Director (BS-19) Environment Cadre	Member Admin
10.	Fixation / Amendment in Promotion Criteria for Sub-Engineers	Member Admin
11.	Re-Evaluation of Board Decision on Agenda Item No. 12.5(VI) of 12 th the board meeting-2023.	Member Admin
12.	Fixation / Amendment in Promotion Criteria of low grade employees.	Member Admin
13.	Addition / revision of Sanctioned Posts of US-Aid Building in sanction strength of Coordination Directorate Parliament House, CDA.	Member Admin
14.	Proposed Budget Estimates 2025-26 & Revised Estimates 2024-25.	FA/ Member
15.	Establishment of Social Media Cell – HR & Equipment requirements.	Member Admin
Non-Agenda Items		
NA-I	Request For Allocation Of Land For The Establishment of The Headquarters of The Federal Constabulary	Member (P&D)
NA-II	Request for Non-Collection of Right of Way (ROW) Charges for Development/Installation of IT and IT related infrastructure/Fiberization in the light of pm's directive	Member (P&D)
NA-III	Award of Non-Fare Revenue (NFR) rights for 180 feeder buses to NRTC on government –to-government (G2G) basis.	Member (P&D)
NA-IV	Bifurcation of Services Wing in CDA	Member Admin
NA-V	Request for development of link between Margalla Enclave-I (Kuri) to Margalla orchard (Mohrian).	Member (P&D)



Capital Development Authority
(Secretary CDA Board Office)

CONFIDENTIAL

No. CDA-1454/BM-SCB/2025/

Islamabad July 30, 2025

Subject: **MINUTES OF 14TH CDA BOARD MEETING FOR THE YEAR 2025.**

The 14th CDA Board meeting for the year 2025 was held **July 30, 2025 (Wednesday)** at 12:30 P.M., in the Conference Room of Executive Block, CDA Headquarter, Islamabad under the Chairmanship of Chairman, CDA.

2. Following attended the meeting:

- | | | |
|----|---|----------------------|
| 1. | Chaudhary Muhammad Ali Randhawa
Chairman, CDA and Chief Commissioner ICT | (In Chair) |
| 2. | Mr. Talat Mahmood
Member (Administration)/
Member Estate 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. Esfandiyar Baloch
Member (Environment) CDA | Executive Member |
| 7. | Prof. Dr. Muhammad Ali (T.I)(S.I) | Non-Executive Member |
| 8. | Syed Safdar Ali | 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 (Estate).

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:-

12291/1454/BM/'25
30-07-'25/14th

14.1 REVISION OF WATER CHARGES & IMPOSITION OF SEWERAGE CHARGES.

DECISION

The summary was presented by the Member (P&D), CDA. After thorough deliberation and review of the information provided, the Board principally agreed with the proposal regarding revision / enhancement of existing charges, and imposition of sewerage charges along with other charges in Islamabad on cost recovery basis.

Action by: Member (P&D)

14.2 IMPOSITION/ LEVY OF DELAYED PAYMENT CHARGES ON DEVELOPMENT CHARGES TO THE ALLOTTEES OF PLOTS IN SECTOR E-12, ISLAMABAD.

DECISION

Agenda item could not be taken up.

12288/1454/BM/'25
30-07-'25/14th

14.3 AUCTION OF 33 COMMERCIAL PLOTS OF DIFFERENT CATEGORIES IN VARIOUS SECTORS AND 13 CONSTRUCTED SHOPS OF PARKING PLAZA, BLUE AREA HELD FROM 15TH TO 17TH JULY-2025- ACCEPTANCE / REJECTION OF BIDS.

DECISION

The summary was presented by the FA/Member, CDA. It was apprised to the Board that despite the fact that the Board approved reduced rebate of 5% on lump sum payment within one month and also reduced payment period from two to one year, overwhelming response of investors showed trust in CDA's policy. After thorough deliberation and review of the provided information, the Board accorded approval for the acceptance of bids received in the open auction as outlined in paragraph-8, Table-C, column 01 of the summary.

*Action by: FA/Member
Member (Estate)*

12353/1454/BM/'25
30-07-'25/14th

14.4 HIRING OF AUDIT FIRM FOR PREPARATION OF 05 YEARS FINANCIAL STATEMENTS OF CAPITAL DEVELOPMENT AUTHORITY INCLUDING ASSET COUNT, ASSET TAGGING & GOVERNANCE SYSTEM.

DECISION

The summary was presented by Member (Finance), CDA. After detailed deliberation and careful review of the information placed on record, the Board approved the hiring of audit firm M/s KPMG as recommended by Procurement Committee being the successful bidder, subject to the condition that all provisions of the applicable rules and regulations are duly complied with.

Action by: FA/Member

12354/1454/BM/'25
30-07-'25/14th

14.5 OUTSOURCING OF MUNICIPAL SOLID WASTE MANAGEMENT SERVICES OF ISLAMABAD (URBAN & RURAL) (APPROVAL TO DISCARD THE EXISTING INTERNATIONAL BIDDING PROCESS AND PERMISSION TO CALL FRESH TENDER AND RE-FRAME THE BIDDING DOCUMENTS.

DECISION

The summary was presented by Member (Environment), CDA. After detailed deliberation and review of the information provided, the Board decided as under:

- a. Approved the disposal of the existing international bidding process by declaring the participants/bidders as non-responsive.
- b. Approved the initiation of a fresh tender, dividing the entire area of Islamabad into two separate packages for outsourcing Solid Waste Management Services at the national/international level (with no restriction), to be processed through Single Stage–Two Envelope bidding procedure.
- c. Approved that the outsourcing arrangement shall initially be for a period of seven (07) years, extendable by a further period of three (03) years subject to satisfactory performance.
- d. Decided that all processes shall strictly be carried out in accordance with the relevant PPRA Rules and regulations.
- e. Approved the revision and reframing of bidding documents through the consultant in order to meet the requirements of outsourcing Solid Waste Management Services into two packages.

Action by: Member (Envnt)
Member (Eng)
DG (P&C)

12355/1454/BM/'25
30-07-'25/14th

14.6 EXTENSION-HIRING OF SERVICES FOR TRANSPORTATION OF SOLID WASTE FROM ISLAMABAD WASTE TRANSFER STATION (I-9, I-11 OR ANY OTHER SITE) ISLAMABAD, TO DUMPING SITE OF RAWALPINDI WASTE MANAGEMENT COMPANY (RWMC) AT LOSAR CHAK BAILY KHAN ROAD, RAWALPINDI.

DECISION

The summary was presented by the Member (Environment), CDA. After thorough deliberation and review of the information provided, the Board approved the proposal made at Para 5 of the summary.

Action by: Member (Envnt)

12356/1454/BM/'25
30-07-'25/14th

14.7 REINSTATEMENT INTO SERVICE IN TERMS OF CLAUSE 20.03(2)(B) CDA ESR-1992 (SACKED EMPLOYEES)

DECISION

The summary was presented by DG (HR) and Member (Admin), CDA. After detailed deliberation and careful review of the information provided, the Board resolved to uphold the decision and recommendations of the Internal Scrutiny Committee—constituted earlier to examine the cases of terminated employees—in accordance with the parameters laid down by the Honourable Supreme Court of Pakistan in its judgment dated 17.12.2021".

Action by: Member (Admin)
DG (HR)

12357/1454/BM/'25
30-07-'25/14th

14.8 APPROVAL FOR GRANT OF 1.000 (M) AS FINANCIAL COMPENSATION TO DECEASED'S FAMILY WHO DIED DURING AN ACCIDENT WITH CDA TANKER.

DECISION

The summary was presented by Member (P&D), CDA. After detailed deliberation and review of the information provided, the Board decided as under:

- Approved the grant of Rs. 1.000 million to the deceased's father, Mr. Naseer S/o Khushal Khan, as financial compensation on humanitarian grounds.

- Directed that disciplinary proceedings be initiated against Mr. Muhammad Ishfaq, Heavy Duty Driver (BPS-11), Distribution Division (South), Water Supply Directorate, CDA, for negligent driving.

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

12358/1454/BM/'25
30-07-'25/14th

**14.9 DETERMINATION OF SENIORITY OF DIRECTOR (BS-19)
ENVIRONMENT CADRE**

DECISION

The summary was presented by the DG (HR) and Member (Administration), CDA. After thorough deliberation and review of the information provided, the Board constituted a committee comprises upon the board Members i.e. Member Finance, Member Environment and Member (Admin) to hear both the officers and decide the seniority issue, in accordance with Rules.

Action by: Member Admin
DG (HR)

12359/1454/BM/'25
30-07-'25/14th

14.10 FIXATION / AMENDMENT IN PROMOTION CRITERIA FOR SUB-ENGINEERS.

DECISION

The summary was presented by DG (HR) and Member (Administration), CDA. After detailed deliberation and review of the information provided, the Board, while agreeing in principle with the proposals, decided to constitute a committee comprising DG (Law), DG (B&HC), DG (P&C), Deputy Financial Advisor, and Deputy Director HRD-III to oversee and re-evaluate the matter in light of the existing rules and regulations. The Board further directed that the recommendations of the committee shall be final and, upon approval by Member (Administration), shall be deemed to have been finalized by the Board.

Action by: Member Admin
DG(HR), DG(LAW)
DG(P&C), DG(B&HC), DFA-II

12360/1454/BM/'25
30-07-'25/14th

**14.11 RE-EVALUATION OF BOARD DECISION ON AGENDA ITEM NO. 12.5(VI)
Of 12th THE BOARD MEETING-2023.**

DECISION

The summary was presented by DG (HR) and Member (Administration), CDA. After detailed deliberation and review of the information provided, the Board, while agreeing in principle with the proposals, decided to constitute a committee comprising DG (Law), DG (B&HC), DG (P&C), Deputy Financial Advisor, and Deputy Director HRD-III, to oversee and re-evaluate the matter in accordance with the existing rules and regulations. The Board further directed that the recommendations of the committee shall be treated as final and, upon approval by Member (Administration), shall be deemed to have been finalized by the Board.

Action by: Member Admin
DG(HR), DG(LAW)
DG(P&C), DG(B&HC), DFA-II

12361/1454/BM/"25
30-07-'25/14th

14.12 FIXATION / AMENDMENT IN PROMOTION CRITERIA OF LOW GRADE EMPLOYEES.

DECISION

The summary was presented by DG (HR) and Member (Administration), CDA. After detailed deliberation and review of the information provided, the Board decided to constitute a committee comprising DG (Law), DG (B&HC), DG (P&C), Deputy Financial Advisor, and Deputy Director HRD-III to examine the matter in light of the applicable rules and regulations and place the matter before CDA Board for decision.

*Action by: Member Admin
DG(HR), DG(LAW)
DG(P&C), DG(B&HC), DFA-II*

14.13 ADDITION / REVISION OF SANCTIONED POSTS OF US-AID BUILDING IN SANCTION STRENGTH OF COORDINATION DIRECTORATE PARLIAMENT HOUSE, CDA.

DECISION

The agenda item has been deferred by the Board.

12362/1454/BM/"25
30-07-'25/14th

14.14 PROPOSED BUDGET ESTIMATES 2025-26 & REVISED ESTIMATES 2024-25 / BUDGET ESTIMATES FOR FINANCIAL YEAR 2025-26 AND REVISED ESTIMATES FOR FINANCIAL YEAR 2024-25.

DECISION

The summary was presented by Member (Finance), CDA. The Board was apprised that the Budget for the financial year 2025-2026 had been prepared and, during the in-house discussion, it was emphasized that realistic figures should be prioritized for effective budget formulation.

After due deliberation and consideration of the information provided in the summary as well as the presentation made in this regard, the Board approved the proposals contained in Paras 4, 5, 6, and 7 of the summary. The Board further directed that the budget estimates be referred to the Ministry of Interior for onward submission to the Federal Cabinet, in accordance with Section 43 of the CDA Ordinance, 1960, for approval.

Action by: FA/Member

12363/1454/BM/"25
30-07-'25/14th

14.15 ESTABLISHMENT OF SOCIAL MEDIA CELL – HR & EQUIPMENT REQUIREMENTS / SUMMARY FOR ESTABLISHMENT OF DIGITAL MEDIA MONITERING AND INFORMATION CELL, HUMAN RESOURCE & EQUIPMENT / TOOLS REQUIREMENTS.

DECISION

The summary was presented by Director (Public Relations) / CDA Spokesperson. It was apprised that strengthening the Public Relations Directorate through enhanced use of modern social media platforms is essential for effective communication, timely dissemination of information, countering misinformation, and fostering greater public engagement. For this purpose, establishment of a dedicated social media Cell was proposed.

After due deliberation, the Board approved the following:

- a. Establishment of a Digital Media Monitoring & Inspection Cell in the Public Relations Directorate;

- b. *Reallocation/renaming or creation (where essential) of posts through transfer of dormant/redundant positions within the Authority;*
- c. *Filling of posts on contract basis through a transparent, competitive recruitment process;*
- d. *Procurement of requisite equipment and tools, as detailed in Para 4 of the summary, for delivery of professional and high-quality digital content; and Allocation of necessary funds in consultation with Member (Finance).*

*Action by: Member Admin
DG (HR), Director IT,
Director P.R*

12289/1454/BM/"25
30-07-'25/14th

NA-I REQUEST FOR ALLOCATION OF LAND FOR THE ESTABLISHMENT OF THE HEADQUARTERS OF THE FEDERAL CONSTABULARY.

DECISION:

The summary was presented by the Member (P&D), CDA. After due deliberation and information / input on the summary, the CDA Board approved the proposal for allotment of land / plot measuring 12.46 Acres to the Federal Constabulary for establishment of their Headquarter in Diplomatic Enclave, Islamabad The Board further directed that :-

- i. *The Planning Wing shall incorporate the allocated land into the layout plan.*
- ii. *The Estate Wing shall process the disposal of the allocated land in accordance with the established regulations and procedures, ensuring compliance with all codal formalities as per the provisions of ILDR 2005 and CDA Policy.*
- iii. *The Directorate of Building Control (South) shall approve the building plans in accordance with applicable regulations.*
- iv. *Necessary approvals from the competent forum shall be mandatory.*
- v. *The Finance Wing shall determine the cost of the land in the first instance.*

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

12364/1454/BM/"25
30-07-'25/14th

NA-II REQUEST FOR NON-COLLECTION OF RIGHT OF WAY (ROW) CHARGES FOR DEVELOPMENT/INSTALLATION OF IT AND IT RELATGED INFRASTRUCTURE/FIBERIZATION IN THE LIGHT OF PM'S DIRECTIVE.

DECISION

The summary was presented by Member (P&D), CDA. After due deliberation and consideration of the information provided, the Board, in compliance with the directions of the Prime Minister of Pakistan, ratified the decision regarding zero collection of Right of Way (RoW) charges for the laying of IT and IT-related infrastructure.

Action by: Member (P&D)

NA-III AWARD OF NON-FARE REVENUE (NFR) RIGHTS FOR 180 FEEDER BUSES TO NRTC ON GOVERNMENT -TO-GOVERNMENT (G2G) BASIS.

12365/1454/BM/"25
30-07-'25/14th

DECISION

The summary was presented by Member (P&D), CDA. After thorough review, the Board, while agreeing in principle to the concept of exploring the option of non-fare revenue,

permitted the Planning Wing to initiate the process for competitive bidding in accordance with the applicable PPRA Rules to achieve best possible rates.

Action by: Member (P&D)

NA-IV BIFURCATION OF SERVICES WING IN CDA

12366/1454/BM/"25

30-07-'25/14th

DECISION

The summary was presented by DG (HR) and Member (Administration), CDA. After due deliberation and input of the summary, the Board, approved the proposal made at Para 2 of the summary.

*Action by: Member (Admin)
DG (HR)*

NA-V REQUEST FOR DEVELOPMENT OF LINK BETWEEN MARGALLA ENCLAVE-I (KURI) TO MARGALLA ORCHARD (MOHRIAN).

The decision of the above agenda item will be issued separately.

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

