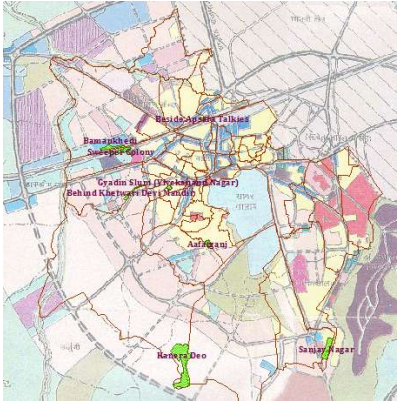


Presentation on Detailed Project Report for 1st Year Slums of Sagar



UNDER RAJIV AWAS YOJANA



Implementation Agency:
Municipal Corporation, Sagar



Technical Support from:
Abha System & Consultancy, Sagar

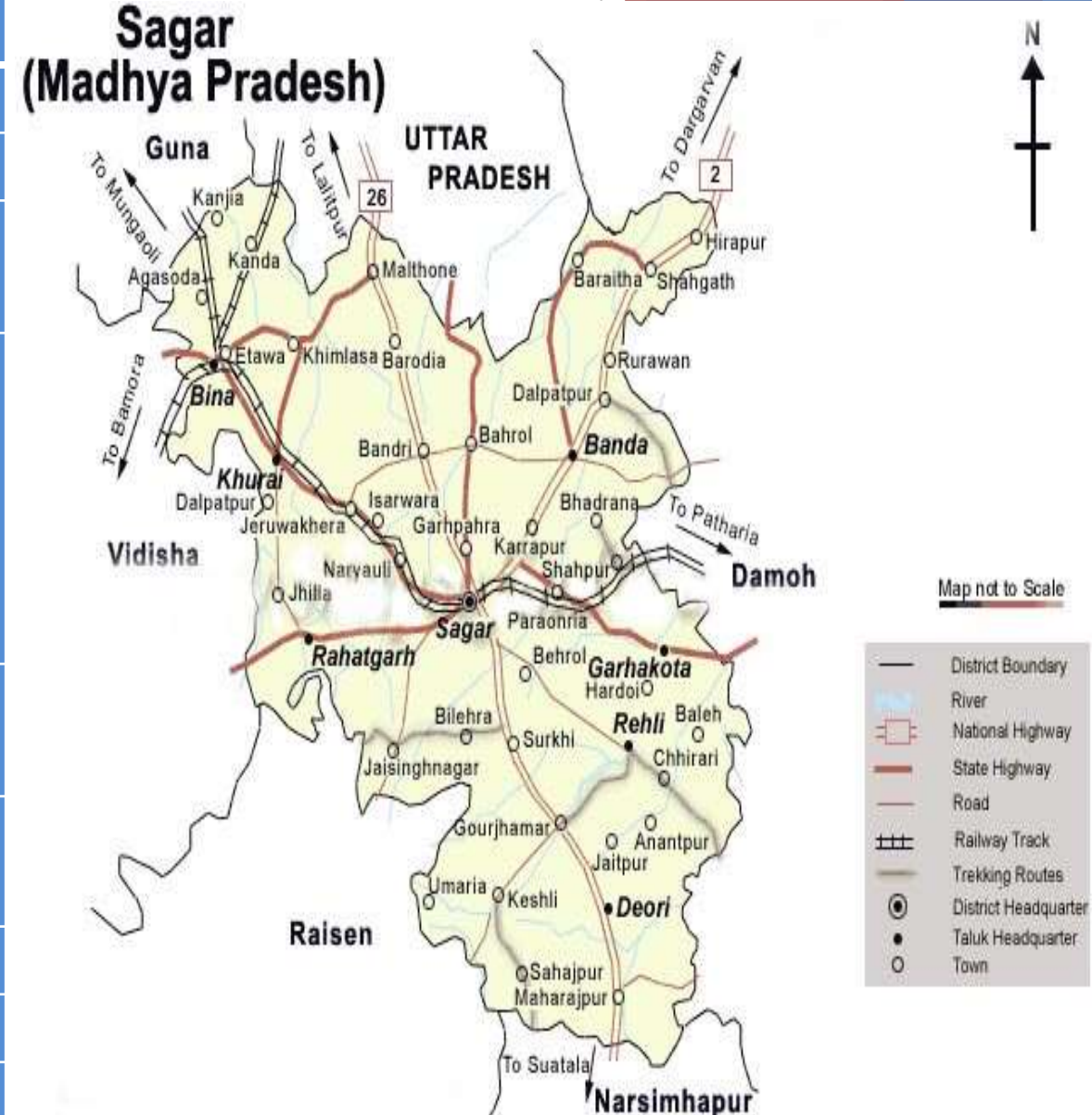
Nodal Agency:

**Government of Madhya Pradesh
Urban Administration and Environment Department**

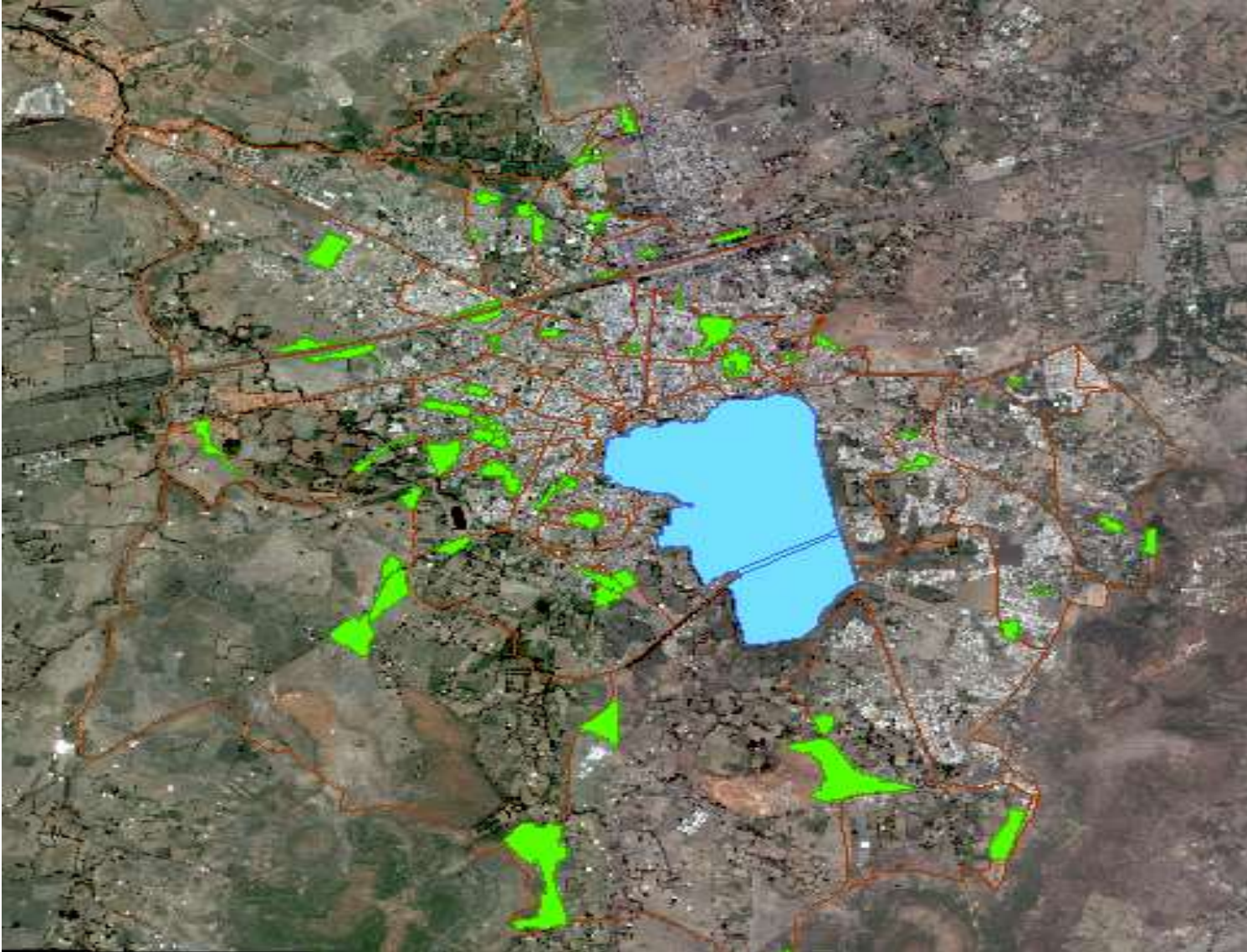


Sagar – an Overview

City	Sagar
District	Sagar
Population 2011	2,74,556
Geographic Location	Latitude 23° 49' N & Longitude 78° 41' W Elevation: 1758 m above mean sea level
Connectivity	Road: Connected to Bhopal, Bina ,Jhansi and Jabalpur Rail : (Broad Gauge Railway Line) Air : Approachable from Jabalpur& Khajuraho.
District Headquarter	SAGAR Administration Division
City Administrator	Sagar Municipal Corporation
Municipal Area	24.8 Sq.Km
Planning Area	218 Sq.Km (Excluding Cantonment Area)
Number of wards	48

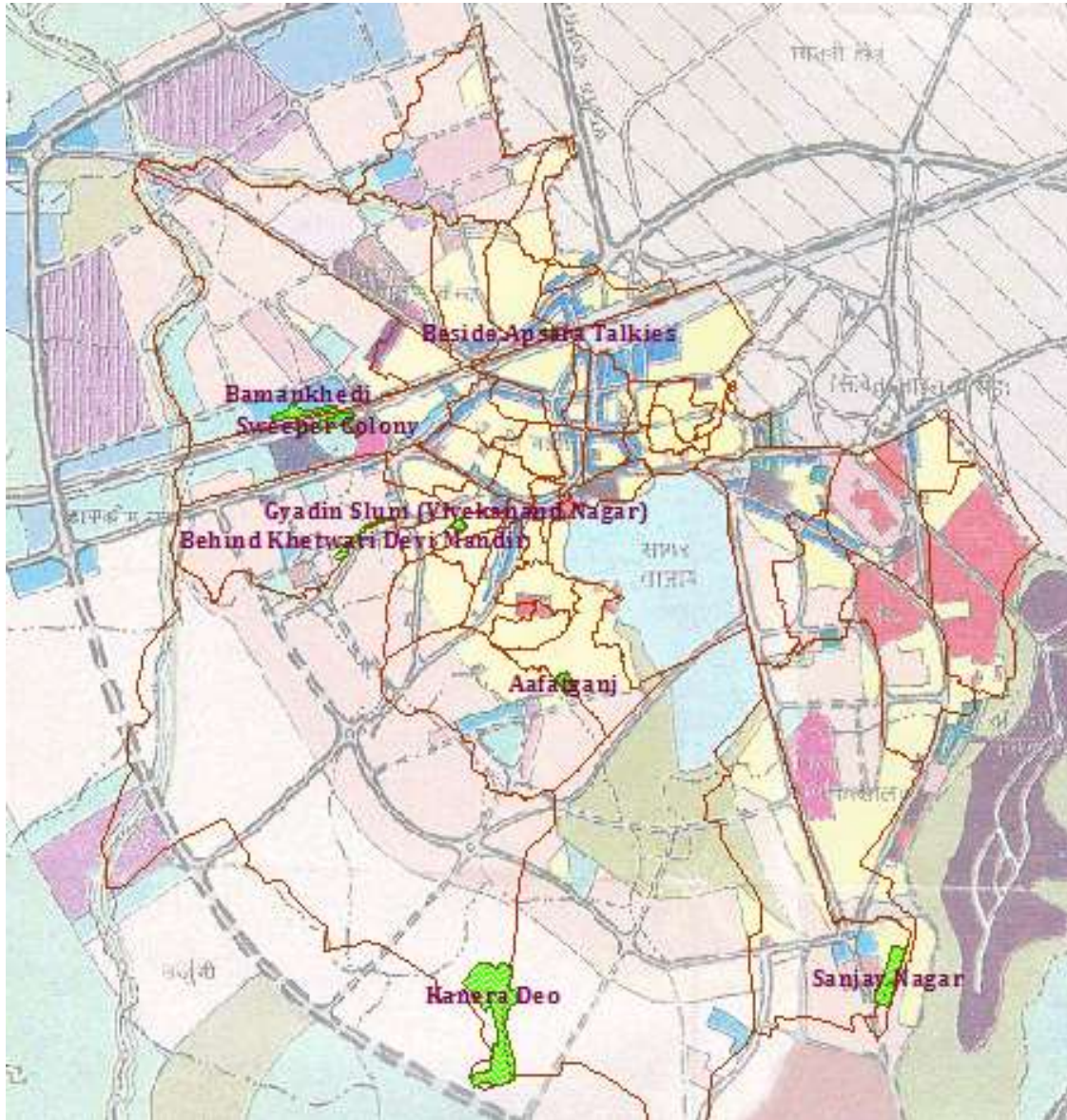


Slums In Sagar



Number of Slums	58
Slum Population	42887
Households	7698
Average Household Size (no per HH)	5.38

Slums selected under DPR



Justification for Selection of Slums

► The following slums were taken due to the following reasons:

1. As per 3x3 matrix parameters i.e. poverty (including Housing) and infrastructure deficiency analysis,
 - a) Kenaradeo figures in code 32, i.e. Very Poor Housing & Poverty and Poor Infrastructure condition
 - b) Sanjay Nagar figures in code 23, i.e. Very Poor Housing & Poverty and Poor Infrastructure condition
 - c) Sweeper Colony figures in code 33, i.e. Very Poor Housing & Poverty and Poor Infrastructure condition
 - d) Behind Khetwari Devi Mandir figures in code 33, i.e. Very Poor Housing & Poverty and Poor Infrastructure
 - e) Apsara Talkies figures in code 33, i.e. Very Poor Housing & Poverty and Poor Infrastructure condition
 - f) Aafatganj figures in code 23, i.e. Very Poor Housing & Poverty and Poor Infrastructure condition
 - g) Bamankhedi figures in code 23, i.e. Very Poor Housing & Poverty and Poor Infrastructure condition
 - h) Gyadin Slum (Vivekanand Nagar) figures in code 22, i.e. Very Poor Housing & Poverty and Poor Infrastructure condition.
2. Bad Solid Waste & Sanitation Condition in both the Slums.

Construction Type /Name of Slum	Kutcha Houses	%age age Kutcha Houses	Semi Pucca Houses (without pucca roofs and walls)	% age of Semi Pucca Houses	Pucca Houses	%age of Pucca Houses	Total HHs
Kenaradeo	121	44.98%	142	52.79%	6	2.23%	269
Sanjay Nagar	57	50.00%	55	48.25%	2	1.75%	114
Sweeper colony	98	55.37%	71	40.11%	8	4.52%	177
Katwari Devi	32	45.07%	36	50.70%	3	4.23%	71
Apsara Talkies	17	51.52%	15	45.45%	1	3.03%	33
Aafatganj	225	67.57%	103	30.93%	5	1.50%	333
Bamankhedi	77	58.33%	52	39.39%	3	2.27%	132
Gyanadin	28	53.85%	22	42.31%	2	3.85%	52
Total	655		496		30		1181

Slums selected under DPR

S. No.	Name of Slum	Ward	HHs
1	Kanera Deo	48	269
2	Sanjay Nagar	46	104
3	Sweeper Colony	23	170
4	Behind Khetwari Devi Mandir	35	71
5	Afatganj	44	94
6	Gyadin Slum (Vivekanand Nagar)	36	50
7	Bamankhedi	22	132
8	Back Side of Apsara Talkies	19	33
	TOTAL		1248

Existing Condition of Kanera Deo



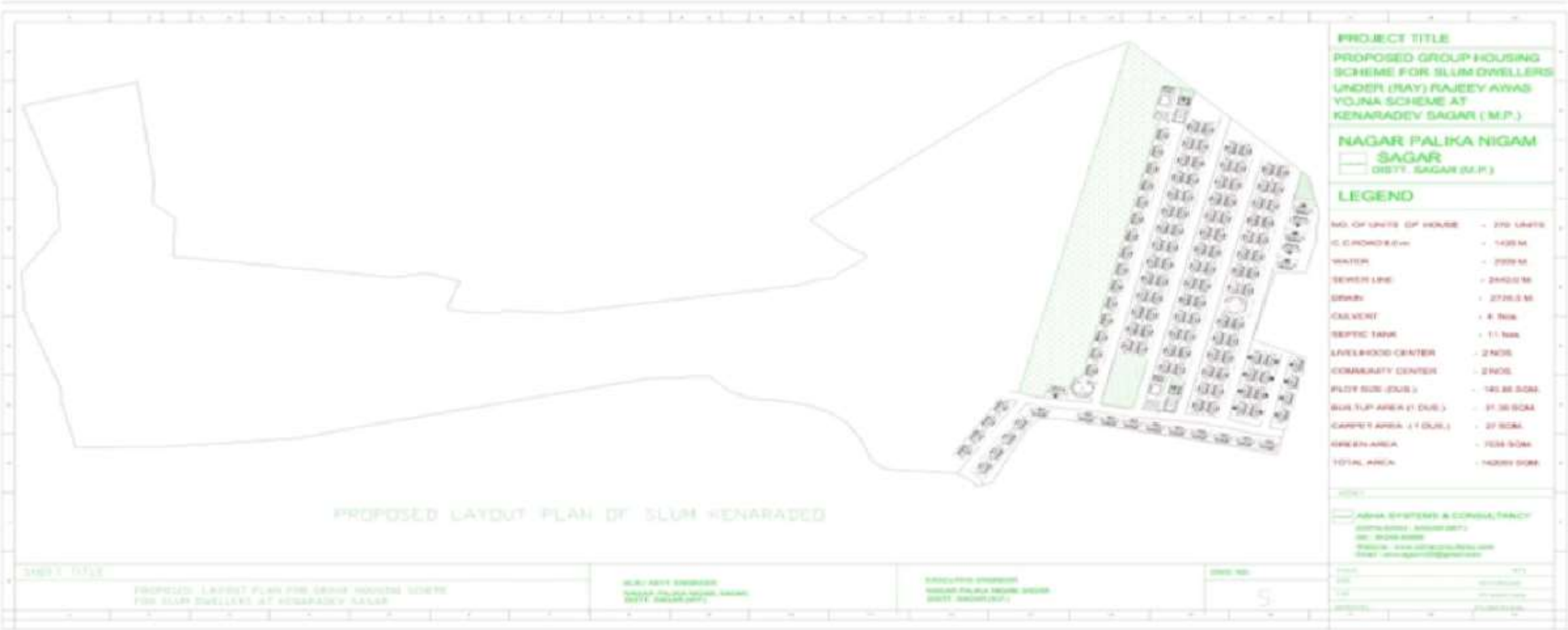
Proposed Strategy- Kanera Deo

Proposed Strategy	In-situ Redevelopment
No. of Dwelling Units	270
Land Ownership	Govt. Of Madhya Pradesh

Slum Location - Kanera Deo



Layout Plan- Kanera Deo



Existing Condition of Sanjay Nagar



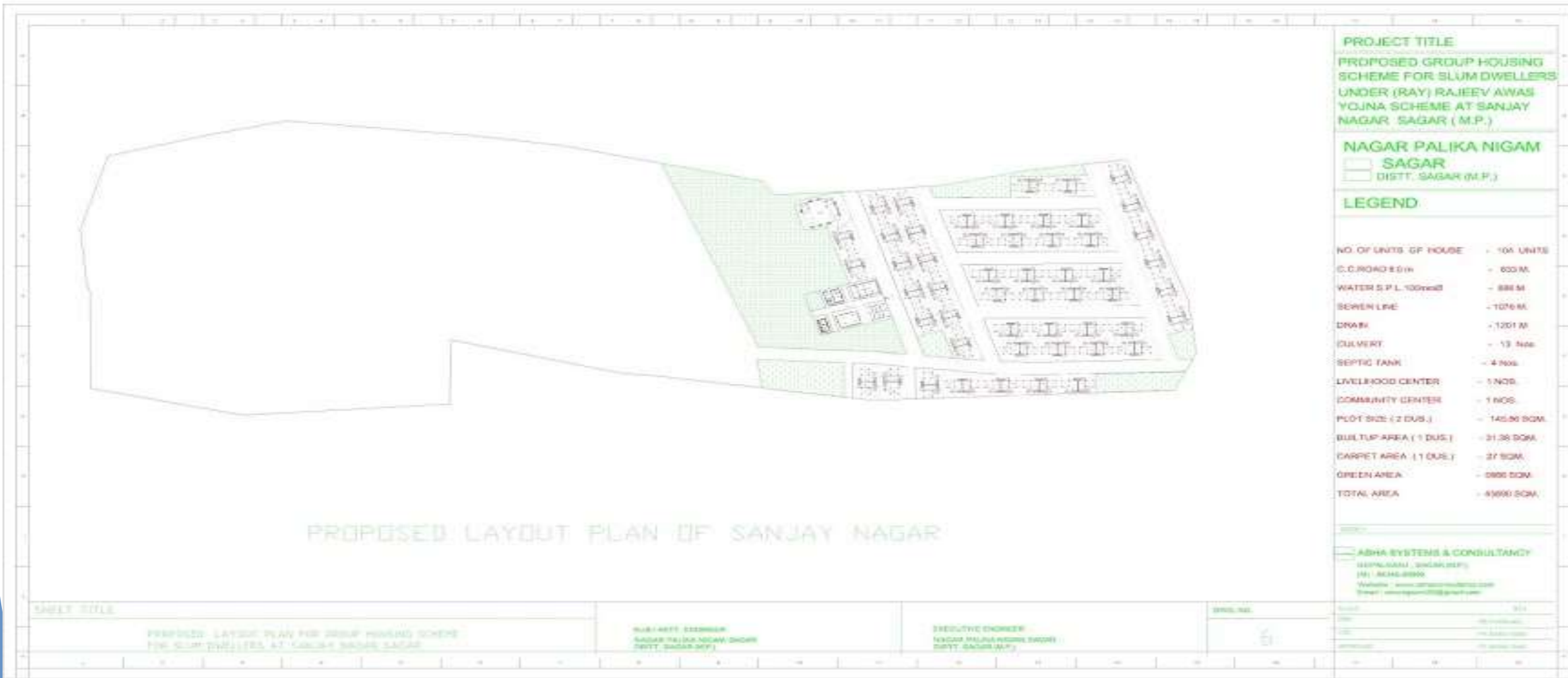
Proposed Strategy- **Sanjay Nagar**

Proposed Strategy	In-situ Upgradation
No. of Dwelling Units	104
Land Ownership	Govt. of Madhya Pradesh

Slum Location - Sanjay Nagar



Layout Plan- Sanjay Nagar



Existing Condition of Sweeper Colony



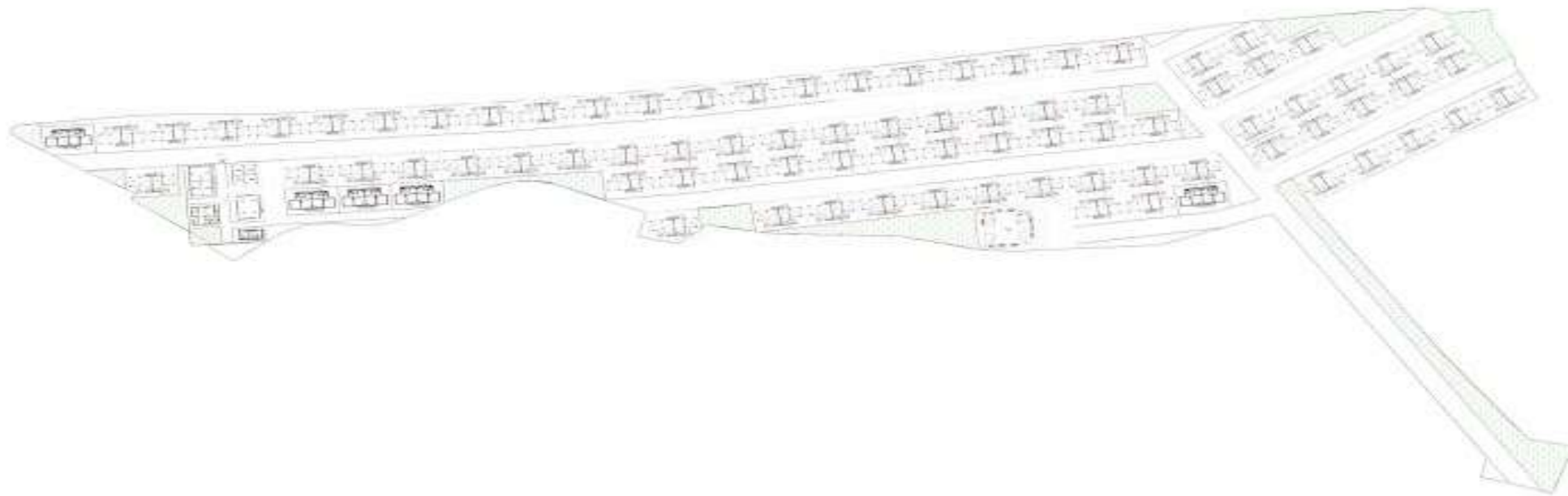
Proposed Strategy- Sweeper Colony

Proposed Strategy	In-situ Redevelopment and Partial Relocation (of 64 HH)
No. of Dwelling Units	170
Land Ownership	Govt. of Madhya Pradesh

Slum Location - Sweeper Colony



Layout Plan- Sweeper Colony



PROPOSED LAYOUT PLAN OF SWEEPER COLONY

PROJECT TITLE
 PROPOSED GROUP HOUSING SCHEME FOR SLUM DWELLERS UNDER (RAY) RAJEEV AWAS YOUNA SCHEME AT SWEEPER COLONY SAGAR (M.P.)

NAGAR PALIKA NIGAM
 SAGAR
 DISTT. SAGAR (M.P.)

LEGEND

- NO. OF UNITS OF HOUSE -- 170 UNITS
- ROAD 6.0 M -- 490 M
- WATER SUPPLY 100 Ø -- 1200 M
- SEWER LINE -- 1675 M
- DRAIN -- 1875 M
- ELECTRIC -- 10 Nos.
- SEPTIC TANK -- 7 Nos.
- WELLHEAD CENTER -- 4 NOS.
- COMMUNITY CENTER -- 4 NOS.
- FLAT ONE (DUAL) -- 145.85 SQM
- WATER AREA (DUAL) -- 31.52 SQM
- GREEN AREA (7) (DUAL) -- 27 SQM
- GREEN AREA -- 2120 SQM
- TOTAL AREA -- 21408 SQM

ADHA SYSTEMS & CONSULTANCY
 (P) 9826000000
 (M) 9826000000
 Website: www.adhasystems.com
 Email: adhasystems@gmail.com

SHEET TITLE

PROPOSED LAYOUT PLAN FOR GROUP HOUSING SCHEME FOR SLUM DWELLERS AT SWEEPER COLONY SAGAR

CONSULTANT ENGINEER
 NAGAR PALIKA NIGAM SAGAR
 DISTT. SAGAR (M.P.)

ENGINEERING DRAWING
 NAGAR PALIKA NIGAM SAGAR
 DISTT. SAGAR (M.P.)

DWG. NO.

7

DATE	10/10/2023
SCALE	AS SHOWN
DATE	10/10/2023
DATE	10/10/2023
DATE	10/10/2023

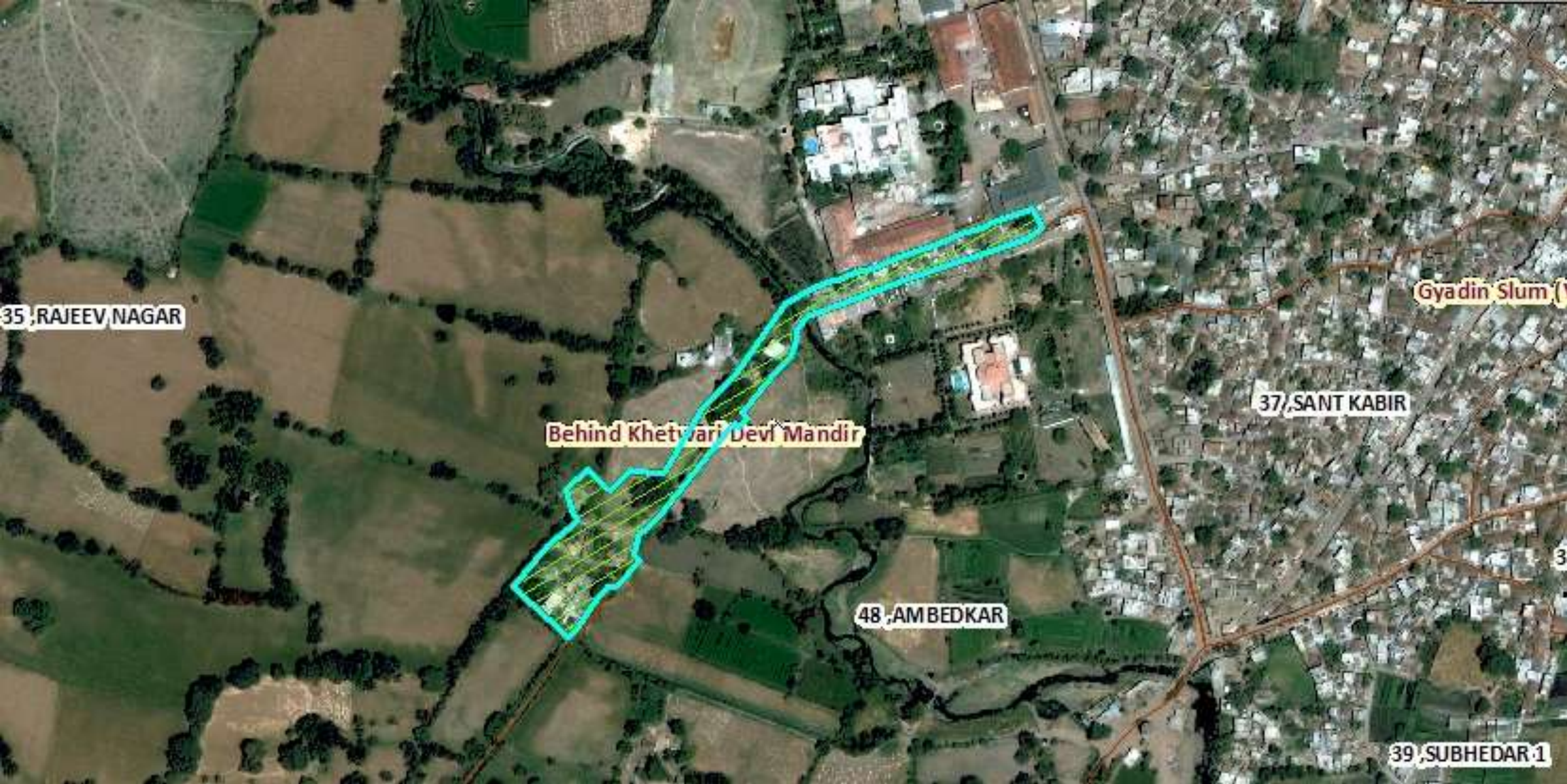
Existing Condition of Behind Khetwari Devi Mandir



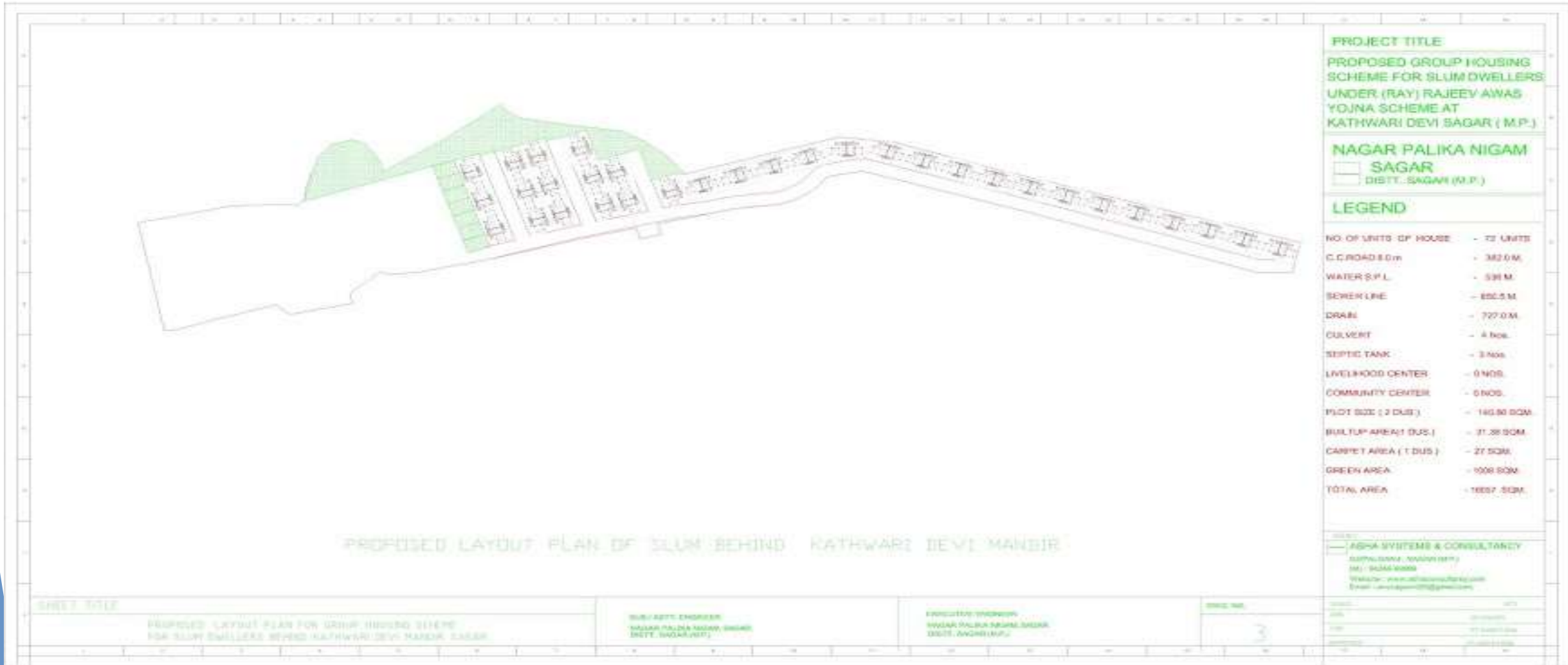
Proposed Strategy- Behind Khetwari Devi Mandir

Proposed Strategy	In-situ Redevelopment
No. of Dwelling Units	72
Land Ownership	Govt. of Madhya Pradesh

Slum Location - Khetwari Devi



Layout Plan- Behind Khetwari Devi Mandir



Existing Condition of Afatganj



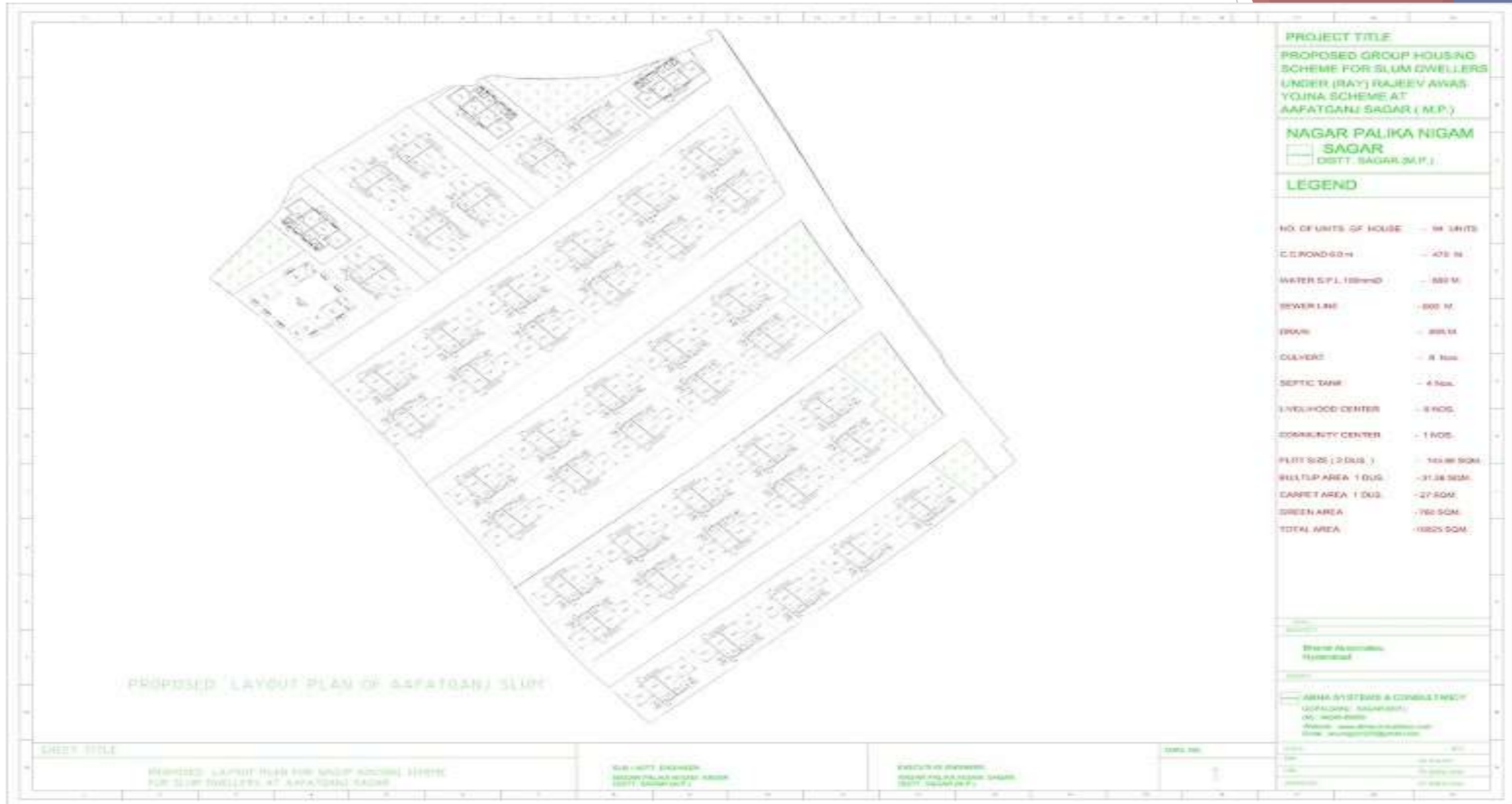
Proposed Strategy- Afatganj

Proposed Strategy	In-situ Redevelopment and Partial Relocation (of 239 HH)
No. of Dwelling Units	94
Land Ownership	Govt. of Madhya Pradesh

Slum Location - Afatganj



Layout Plan- Afatganj



Existing Condition of Gyadin Slum (Vivekanand Nagar)



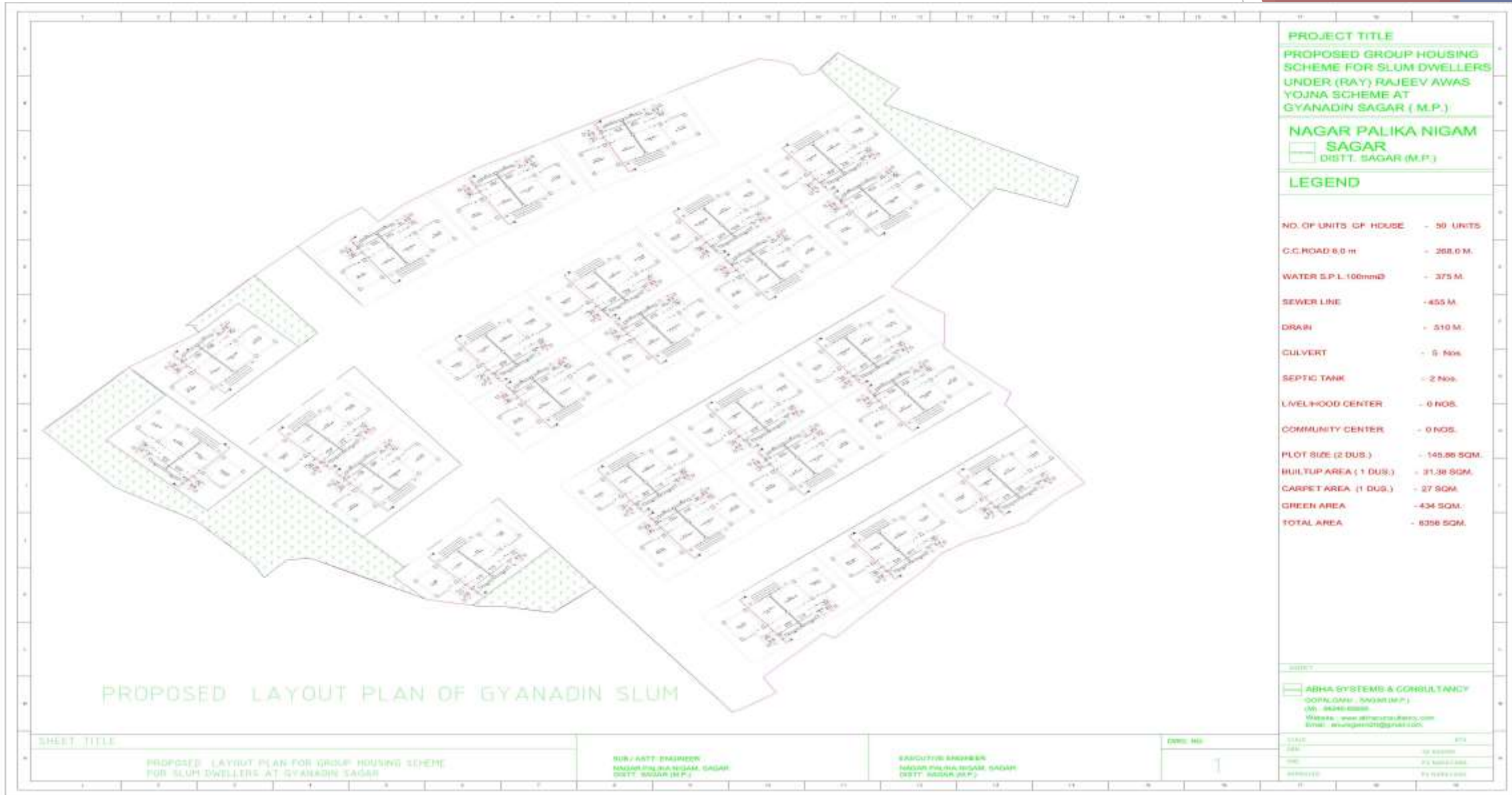
Proposed Strategy- Gyadin Slum (Vivekanand Nagar)

Proposed Strategy	In-situ Redevelopment and Partial Relocation (of 22 HH)
No. of Dwelling Units	50
Land Ownership	Govt. of Madhya Pradesh

Slum Location - Gyanadin



Layout Plan- Gyadin Slum (Vivekanand Nagar)



PROJECT TITLE
 PROPOSED GROUP HOUSING SCHEME FOR SLUM DWELLERS UNDER (RAY) RAJEEV AWAS YOJNA SCHEME AT GYANADIN SAGAR (M.P.)

NAGAR PALIKA NIGAM
 SAGAR
 DISTT. SAGAR (M.P.)

LEGEND

NO. OF UNITS CP HOUSE	- 50 UNITS
C.C. ROAD 6.0 m	- 268.0 M.
WATER S.P.L-100mmØ	- 375 M.
SEWER LINE	- 455 M.
DRAIN	- 510 M.
CULVERT	- 6 Nos.
SEPTIC TANK	- 2 Nos.
LIVELIHOOD CENTER	- 0 NOS.
COMMUNITY CENTER	- 0 NOS.
PLOT SIZE (2 DUS.)	- 145.86 SQM.
BUILTUP AREA (1 DUS.)	- 21.38 SQM.
CARPET AREA (1 DUS.)	- 27 SQM.
GREEN AREA	- 434 SQM.
TOTAL AREA	- 6356 SQM.

ABHA SYSTEMS & CONSULTANCY
 SOFIA ROAD - SAGAR (M.P.)
 (M) - 94246 82888
 Website - www.abhasystems.com
 Email - abhagenet@gmail.com

SHEET TITLE	DESIGNER	SCALE	DATE
PROPOSED LAYOUT PLAN FOR GROUP HOUSING SCHEME FOR SLUM DWELLERS AT GYANADIN SAGAR	DRS. H.S.	1:1000	12/05/2024
SRV / ART-ENGINEER NAGAR PALIKA NIGAM, SAGAR DISTT. SAGAR (M.P.)	EXECUTIVE ENGINEER NAGAR PALIKA NIGAM, SAGAR DISTT. SAGAR (M.P.)	DATE	BY
		12/05/2024	H.S.
		APPROVED	12/05/2024

Existing Condition of Bamankheddi



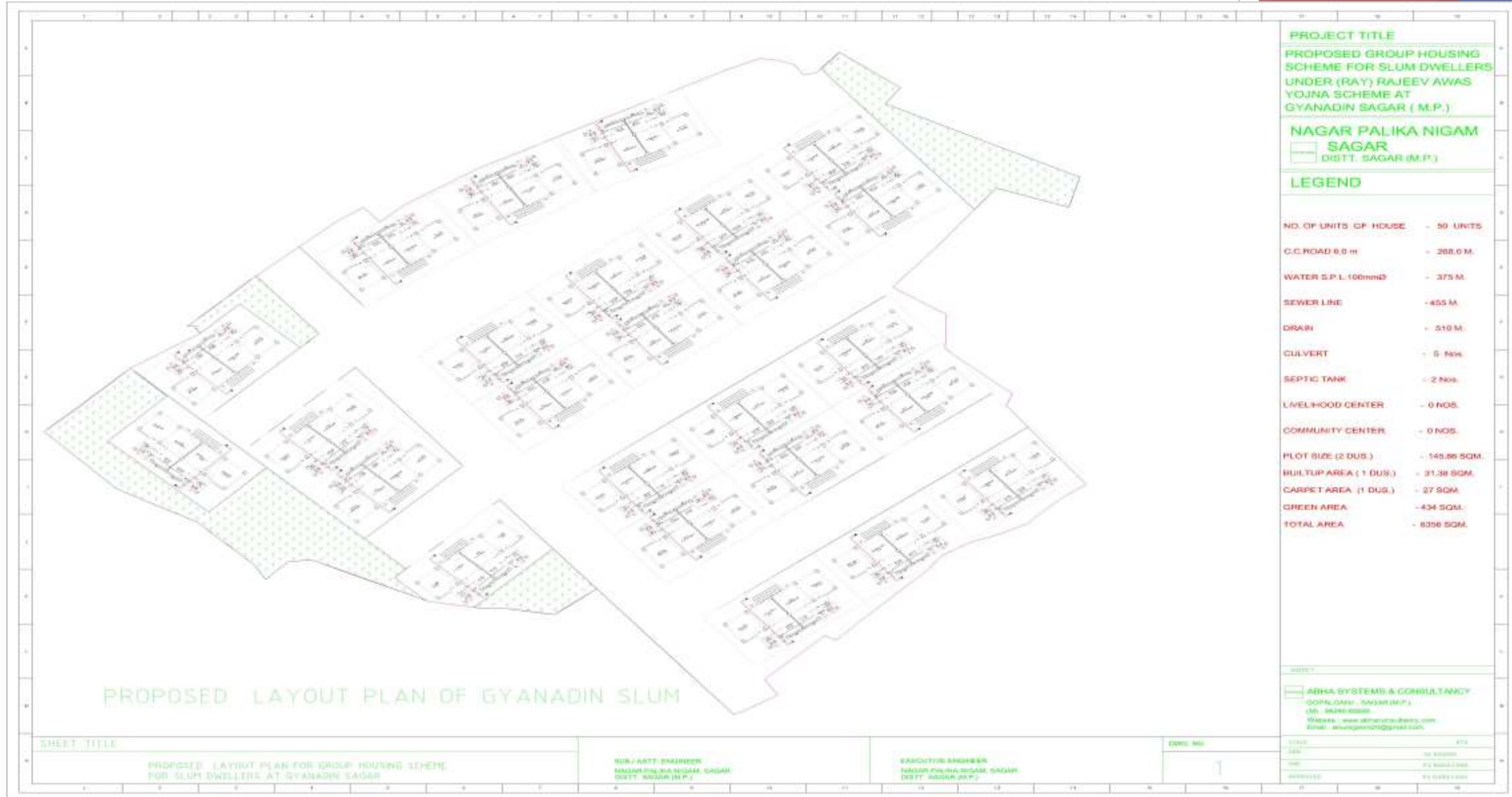
Proposed Strategy-**Bamankhed**i

Proposed Strategy	In-situ Redevelopment
No. of Dwelling Units	132
Land Ownership	Govt. of Madhya Pradesh

Slum Location - Bamankhedhi



Layout Plan- Bamankhedi



Existing Condition of Apsara Talkies



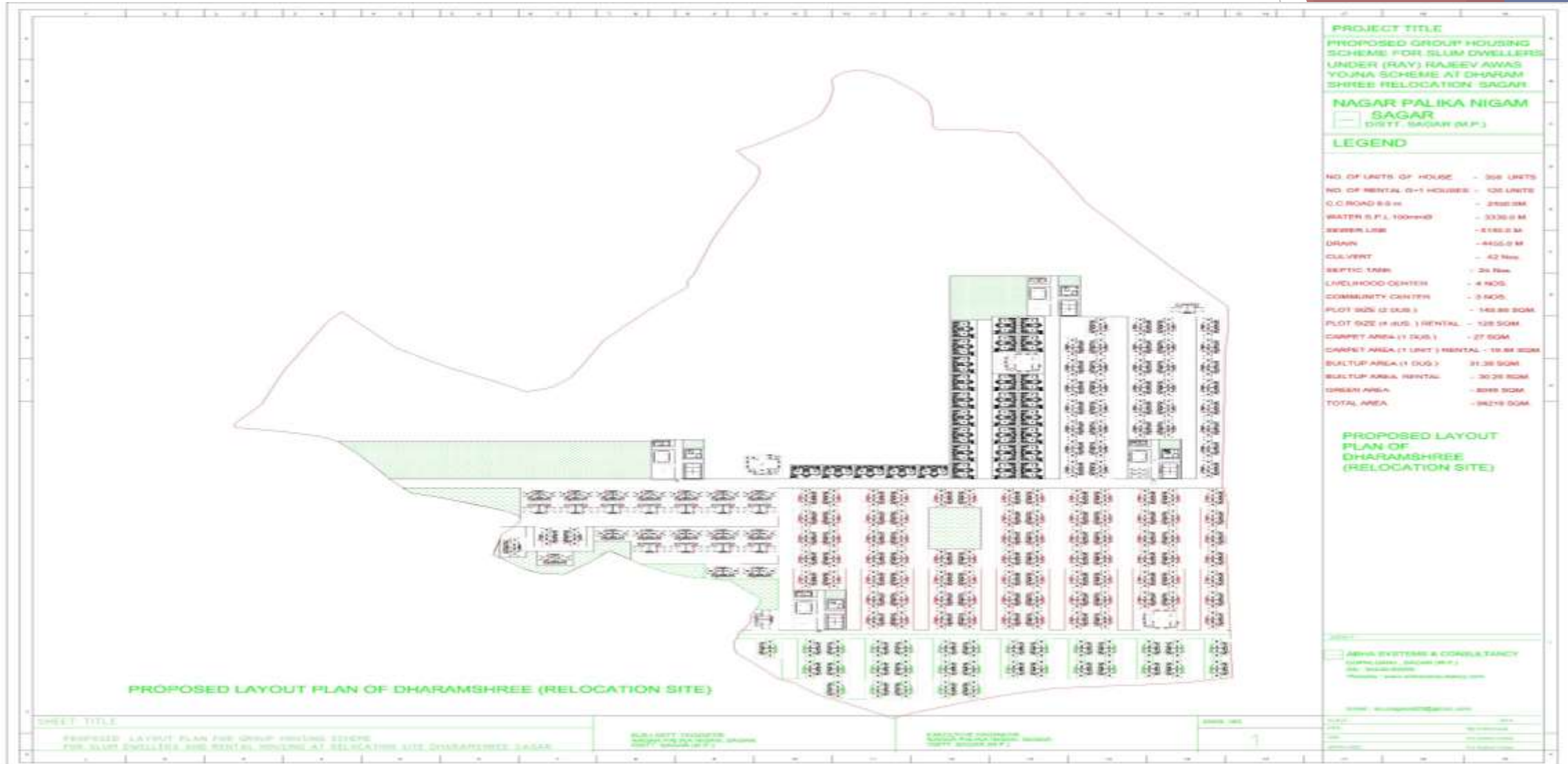
Slum Location - Apsara Talkies



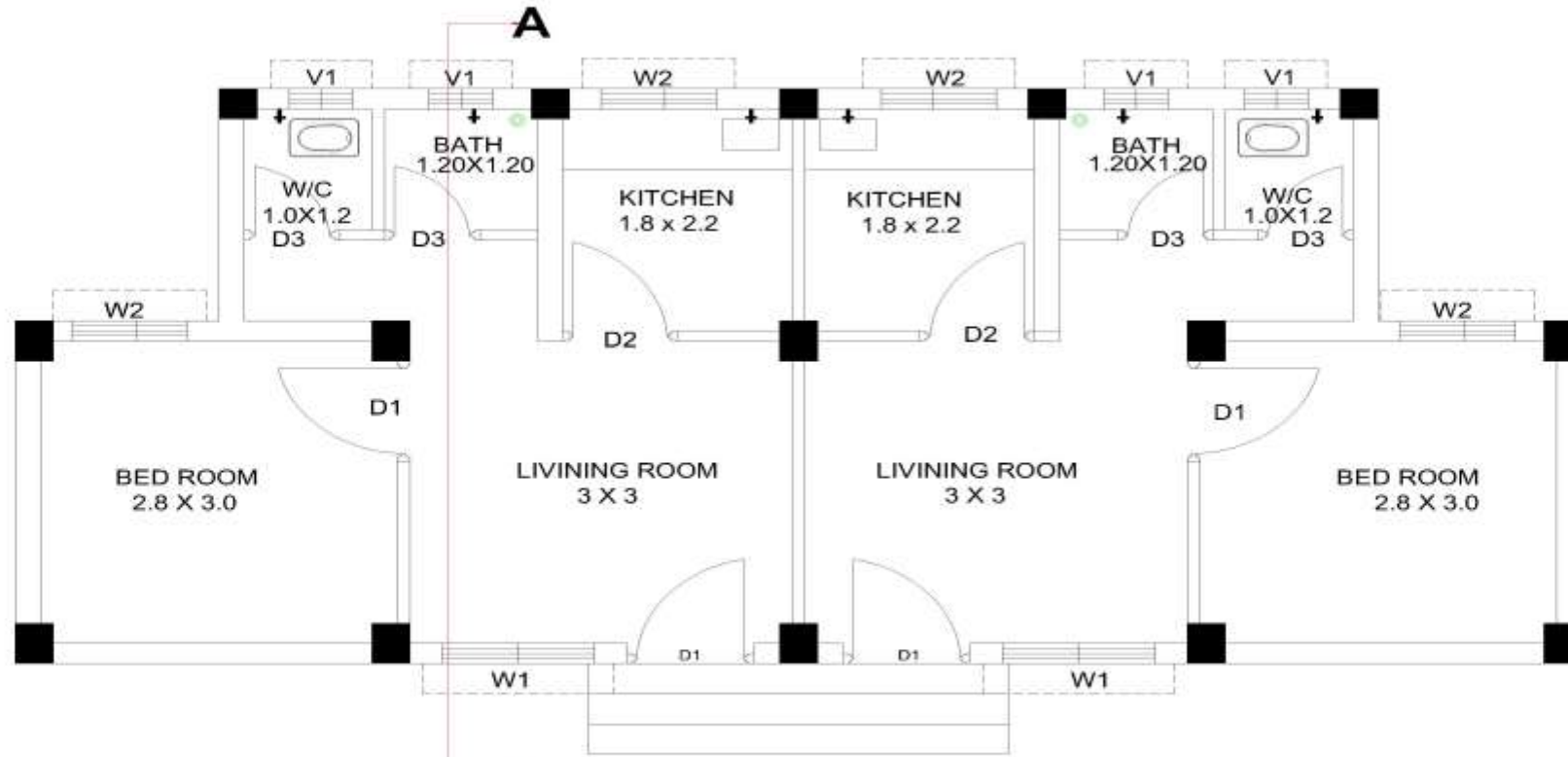
Proposed Strategy - Dharamshree

Proposed Strategy	New site for -accommodating relocated HH of Sweeper Colony (64), Afatganj (239) , Backside of Apsara Talkies (33) and Gyadin Basti (22) - Rental Housing for 120 HH
No. of Dwelling Units	478
Land Ownership	Govt. of Madhya Pradesh

Layout Plan- Dharamsree



Block Unit Layout



A 3 Nos. Brick Steps Riser Height 150 mm.

GROUND FLOOR

PROJECT TITLE
 PROPOSED GROUP HOUSING
 SCHEME FOR SLUM DWELLERS
 UNDER (RAY) RAJEEV AWAS
 YOJNA SCHEME AT
 SAGAR (M.P.)

**NAGAR PALIKA NIGAM
 SAGAR
 (M.P.)**

SCHEDULE OF OPENING

TYPE	TYPE	SIZE
1	D1	1.00 M. X 2.10 M.
2	D2	0.90 M. X 2.10 M.
3	D3	0.76 M. X 2.10 M.
4	W1	1.20M. X 1.20M.
5	W2	0.9 M. X 1.20 M.
6	V1	0.6 M. X 0.45 M.

CARPET AREA = 25.84 SQM.
 BUILTUP AREA = 31.37 SQM.

ABHA SYSTEMS & CONSULTANCY
 GOPAL DAMU, SAGAR (M.P.)
 (M) - 9245 69999
 Website : www.abhaconsultancy.com
 Email : anuragson20@gmail.com

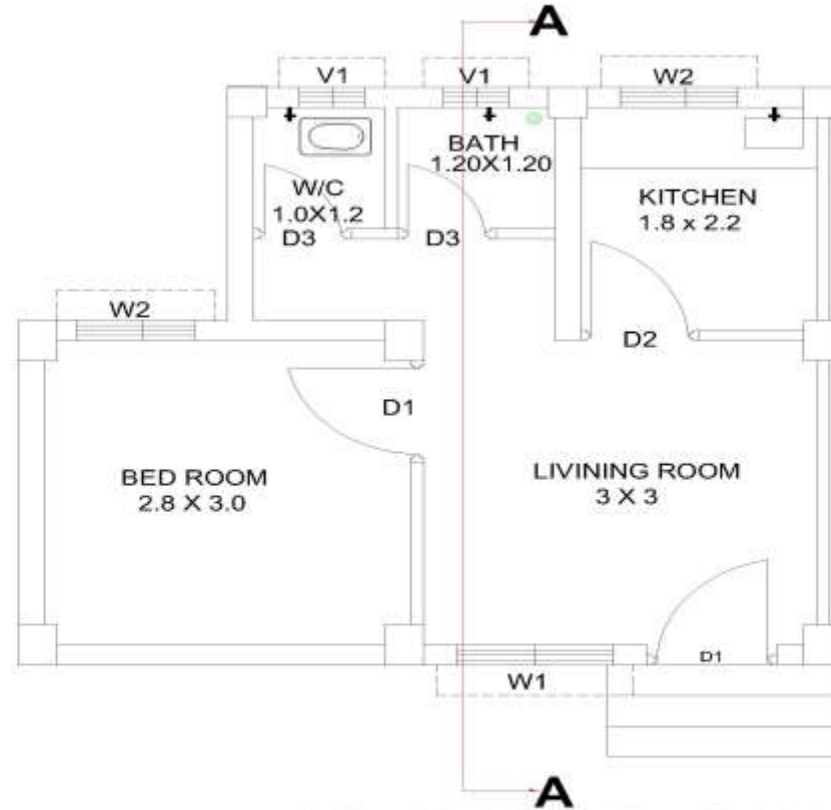
SHEET TITLE
 GROUND FLOOR PLAN (GF) 2 UNIT

SUB / ARCHT. ENGINEER
 NAGAR PALIKA NIGAM, SAGAR
 (M.P.)

EXECUTIVE ENGINEER
 NAGAR PALIKA NIGAM, SAGAR
 (M.P.)

DWG. NO.
 DATE: 05 FEBRUARY
 DRG: P. S. NARAYANA
 APPROVED: P. S. NARAYANA

DU Design



3 Nos. Brick Steps Riser Height 150 mm.

UNIT PLAN

PROJECT TITLE
 PROPOSED GROUP HOUSING
 SCHEME FOR SLUM DWELLERS
 UNDER (RAY) RAJEEV AWAS
 YOJNA SCHEME AT
 SAGAR (M.P.)

**NAGAR PALIKA NIGAM
 SAGAR
 (M.P.)**

SCHEDULE OF OPENING

TYPE	TYPE	SIZE
1	D1	1.00 M. X 2.10 M.
2	D2	0.90 M. X 2.10 M.
3	D3	0.75 M. X 2.10 M.
4	W1	1.20M. X 1.20M.
5	W2	0.9 M. X 1.20 M.
6	V1	0.6 M. X 0.45 M.

CARPET AREA = 26.84 SQM.
 BULTUP AREA = 31.37 SQM.

ABHA SYSTEMS & CONSULTANCY
 GORWA SANGU, SAGAR (M.P.)
 (M) : 9246-02500
 Website : www.abhaconsultancy.com
 Email : anuragson20@gmail.com

SHEET TITLE
 GROUND FLOOR PLAN (GF) 2 UNIT

SUB / ASST. ENGINEER
 NAGAR PALIKA NIGAM, SAGAR
 (M.P.)

EXECUTIVE ENGINEER
 NAGAR PALIKA NIGAM, SAGAR
 (M.P.)

DWG. NO.
 SCALE: 1/30
 DATE: 10 FEBRUARY
 DESIGNED: P. J. SHARDA
 APPROVED: P. J. SHARDA

Project Summary

SL.	Scheme Component	Type	Qty.	Rate (in Rs/Unit)	Proposed Project Cost	Appraised Project Cost	Central share	State Govt. Share	ULB Share	Beneficiary Share
A. HOUSING										
1	New in-situ and Relocation	Single Storied	1250	365580.00	4569.75	4569.75	2813	972	0	785
2	Rental	G+1	120	328400.00	394.08	394.08	270.00	54.00	70.08	0.00
1 Roads										
(i)	CC Road	sqmt	42744	5943.00	423.38	423.38	194.99	39.00	189.40	0.00
(ii)	BT Road									
(iii)	Interlocking Block									
(iv)	Culverts	Nos	102	35803.00	36.52	36.52	16.82	3.36	16.34	0.00
2 Water Supply										
(i)	Pipeline (Rising Main & Distribution) DI Pipes	RM	9871.00	1330.00	131.28	131.28	60.46	12.09	58.73	0.00
(ii)	Sumpwell including tube well	ltr	925075.00	15.00	138.76	138.76	63.91	12.78	62.07	0.00
3 Storm Water Drains										
(i)	Main drain	RM	13326.00	1896.70	252.75	252.75	116.41	23.28	113.07	0.00
(ii)	Distribution Drain									
4 Sewerage										
(i)	Pipeline	RM	12078.50	1757	212.22	212.22	97.74	19.55	94.93	0.00
(ii)	Septic Tank	Nos.	56	114000	63.84	63.84	29.40	5.88	28.56	0.00

Project Summary

SL.	Scheme Component	Type	Qty.	Rate (in Rs/Unit)	Proposed Project Cost	Appraised Project Cost	Central share	State Govt. Share	ULB Share	Beneficiary Share
5	Electrification									
(i)	HT/LT / supply line / street light pole & transformers	No of Poles	475	57684.21	274	274	126.19	25.24	122.57	0.00
6	Solid Waste Management	Nos.	89	10000	8.9	8.9	4.1	.82	3.98	0.00
7	Compound Wall Fencing									
8	Rain water Harvesting	Nos.	57	74058.61	42.21	42.21	19.44	3.89	18.88	0.00
9	Temporary Transit Housing	Nos.	450	22000	99.00	99.00	45.59	9.12	44.29	0.00
10	Parks	Sqm.	30058	110	33.06	33.06	15.23	3.05	14.79	0.00
11	Community center	Nos.	10	1545726.00	154.57	154.57	71.19	14.24	69.15	0.00
12	Livelihood Center	Nos.	8	1212937.00	97.03	97.03	44.69	8.94	43.41	0.00
13	Plantation (With Tree guard)	Nos.	170	2000	3.4	3.4	1.57	.31	1.52	0.00
14	Boundary Wall	Rm.	9289	2800	260.09	260.09	119.79	23.96	116.35	0.00
	Any Other									
	Sub Total (B)				2231.03	2231.03	1027.50	205.50	998.03	0.00

Project Summary

SL.	Scheme Component	Type	Qty.	Rate (in Rs/Unit)	Proposed Project Cost	Appraised Project Cost	Central share	State Govt. Share	ULB Share	Beneficiary Share
C. OPERATION & MAINTENANCE COST										
1	O&M Cost @ 4% (for regular house & infrastructure components)									
	Sub Total (C)				272.03	264.21	198.16	39.63	26.42	0.00
	Sub Total (A+B+C)				7466.90	7459.08	4308.16	1272	1094.54	785
D. OTHER COSTS										
1	DPR Preparation, Project Management, Supervision, Quality Control, Capacity Building, Community Mobilization, Social Audit and TPIM - @ 5%									
	Sub Total (D)				359.74	359.74	0.00	359.74	0.00	0.00
	Grand Total (A+B+C+D)				7826.64	7818.82	4308.16	1631	1094.54	785



Municipal Corporation, Sagar

**Government of Madhya Pradesh
Urban Administration and Environment Department**

THE END