

RAY - UTTARAKHAND

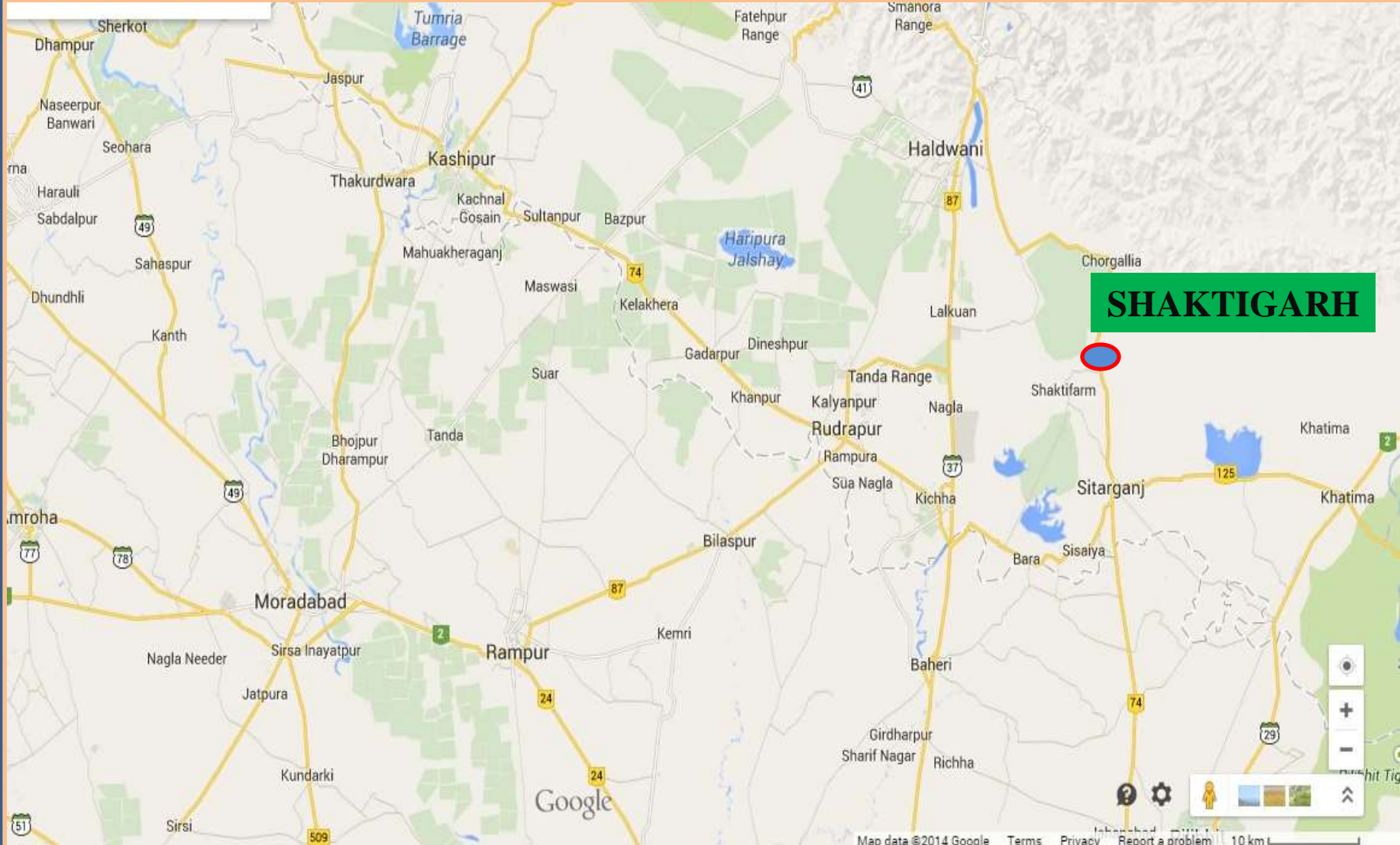
**Proposal for
504 Dwelling Units
In-Situ Project At Shaktigarh,
Distt. – U.S. Nagar.**

**Urban Development Department,
Uttarakhand**

RAJIV AWAS YOJNA



SHAKTIGARH IN U.S. NAGAR



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SLUM PROFILE

Sr. No	Name Of Town & District Covered	Total No. Of Slums	Slums Taken In DPR with kachcha houses	Total Population Of Town	Total Slum Population	% Of Slum Population	Remaining Slum with kachcha houses
1	SHAKTIGARH (U.S.Nagar)	7	7	6414	2399	37.41 %	00

12.7 - Slum wise details of dwelling units covered for Shaktigarh :

Sl.No	Slum Name	Population	Total number of households	Pucca Dus	Semi Pucca	Kutchha Dus	Additional Du's Unit	Upgradation on Du's unit	Proposed New Du's	Rental housing	Transit housing
1	Shiv mandir ward	1795	373	273		100	-	-	100	-	-
2	shashtriward	1901	376	258		118	-	-	118	-	-
3	Azad ward	1225	244	116		128	-	-	128	-	-
4	Netaji subhash ward	1393	286	128		158	-	-	158	-	-
	Total	6314	1279	775		504	-	-	504	-	-

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CATEGORY WISE DETAIL OF BENEFICIARIES

12.8 - Details of Beneficiaries in terms of composition for Shaktigarh :

SI.No	Slum Name	Total Population	Male	Female	Total number of households (H)	General P(H)	SC P(H)	ST P(H)	OBC P(H)	PH P(H)	Minority P(H)	Others P(H)	BPL
1	Shiv mandir ward	1795	952	843	373	87	6	-	7	-	-		100
2	shashtriward	1901	1007	893	376	102	7		9				118
3	Azad ward	1225	649	576	244	108	6		14				128
4	Netaji subhash ward	1393	739	654	286	126	30		2				158
	Total	6314	3347	2787	1279	331	49		32	-	-	-	504

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CATEGORY WISE DETAIL OF BENEFICIARIES

SL.	Scheme Component	Type	Qty.	Rate (in Rs/Unit)	Proposed Project Cost	Appraised Project Cost	Central share	State Govt. Share	ULB Share	Beneficiary Share (62 Gen & Rest Are res.)
A. HOUSING			DUs							
1	New in-situ MODEL 1	Single Storied (25.08 Sqm)	346	368612.72	1275.40	1275.40	1020.32	124.89	0.00	130.19
	MODEL-2	Single Storied (25.35 Sqm)	158	388734.18	614.20	614.20	491.36	59.40	0.00	63.44
2	Relocation	NIL			—	—	—	—	—	
3	Rental	NIL			—	—	—	—	—	
4	Transit	NIL			—	—	—	—	—	
	Total Housing Cost Sub Total (A)		504		1889.60	1889.60	1511.68	184.28	0.00	193.64
B. INFRASTRUCTURE										
1	Roads									
(i)	CC Road									
(ii)	BT Road									
(iii)	Interlocking Block									
	2.m wide	Rmt	425.00	2418.82	10.28	10.28	8.22	2.06	0.00	0.00
	3.0 m wide	Rmt	2068.00	3383.95	69.98	69.98	55.98	14.00	0.00	0.00
	4.0 m wide	Rmt	621.00	4304.35	26.73	26.73	21.38	5.35	0.00	0.00
	5.0 m wide	Rmt	112.00	5339.29	5.98	5.98	4.78	1.20	0.00	0.00
2	Water Supply									
(i)	UGSR									
(ii)	SR									
(iii)	Pipeline (Mini water supply scheme)									
(iv)	House Connection charges	Nos	504	4000.00	20.16	20.16	16.13	4.03	0.00	0.00

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CATEGORY WISE DETAIL OF BENEFICIARIES

3	Storm Water Drains									
(i)	drain (150x200)	Rmt	850.00	900.00	7.65	7.65	6.12	1.53	0.00	0.00
(ii)	Drain(300x300)	Rmt	5378.00	1271.85	68.40	68.40	54.72	13.68	0.00	0.00
(iii)	Drain(300x450)	Rmt	224.00	1709.82	3.83	3.83	3.06	0.77	0.00	0.00
(iv)	Drain(1000x1200)	Rmt	1481.00	9147.87	135.48	135.48	108.38	27.10	0.00	0.00
4	Sewerage									
(i)	Pipeline (Main trunk line & distribution) and STP									
(ii)	septic tank	nos	504	13835.32	69.73	69.73	55.78	13.95	0.00	0.00
5	Electrification									
(i)	HT/LT / supply line works / street light pole and transformers	Poles (Nos)	80	29435.75	23.55	23.55	18.84	4.71	0.00	0.00
(ii)	Service Connection									
6	Solid Waste Management									
7	Compound Wall Fencing									
8	Demolition of Houses									
Social Infrastructure										
9	Parks									
10	Transit cost	Nos	504	7918.65	39.91	39.91	31.93	7.98	0.00	0.00
11	Community centre	Sqm	560.00	11491.35	64.35	64.35	51.48	12.87	0.00	0.00
Sub Total (B)					546.03	546.03	436.82	109.21	0.00	0.00
Total (A+B)					2435.63	2435.63	1948.50	293.49	0.00	193.64

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CATEGORY WISE DETAIL OF BENEFICIARIES

Ratio of Housing to Infrastructure								
C. OPERATION & MAINTENANCE COST								
1	O&M Cost @ 4%		97.43	97.43	77.94	19.49	0.00	0.00
	Sub Total (C)		97.43	97.43	77.94	19.49	0.00	0.00
	Sub Total (A+B+C)		2533.06	2533.06	2026.44	312.98	0.00	193.64
D. OTHER COSTS								
1	DPR Preparation, Project Management, Supervision and Quality Control, Capacity Building, Community Mobilization, Social Audit and TPIM	5% of Total Cost	121.78	121.78	0.00	121.78	0.00	0.00
	Sub Total (D)		121.78	121.78	0.00	121.78	0.00	0.00
	Grand Total (A+B+C+D)		2654.84	2654.84	2026.44	434.76	0.00	193.64

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Participation of poor families in planning and implementation of slum level Basic infrastructure development as well as Socio-Economic development has been ensured. As indicated, the community will be involved during the construction stage also.

Nagar Panchayat Parishad SHAKTIGARH

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Private (Beneficiaries Own Land)

Private (Beneficiaries Own Land)

Beneficiaries Has Got Ownership Rights



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Private (Beneficiaries Own Land)



Private (Beneficiaries Own Land)

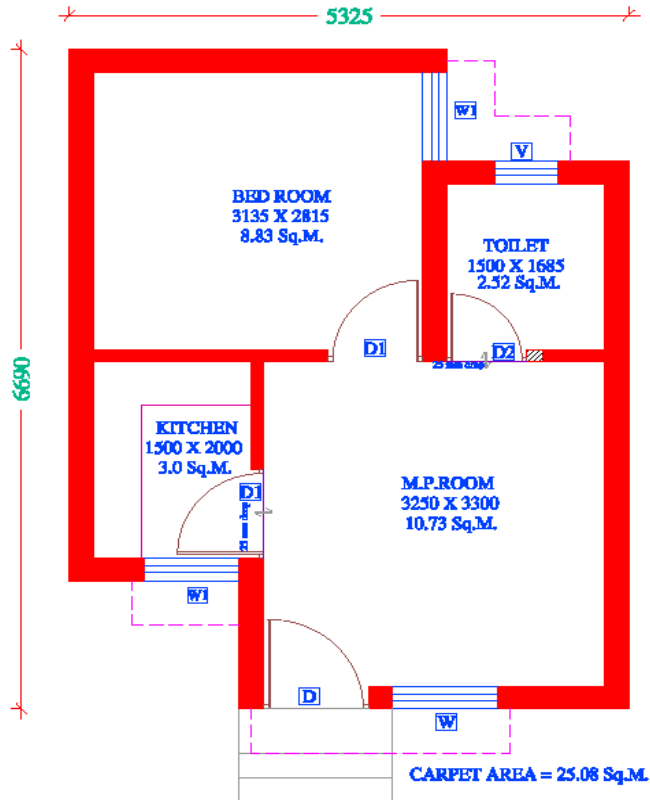
It is confirmed at the time of survey that The beneficiary has its own land.



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PROPOSED DWELLING UNIT TYPE – 1 FOR SHAKTIGARH UDHAM SINGH NAGAR



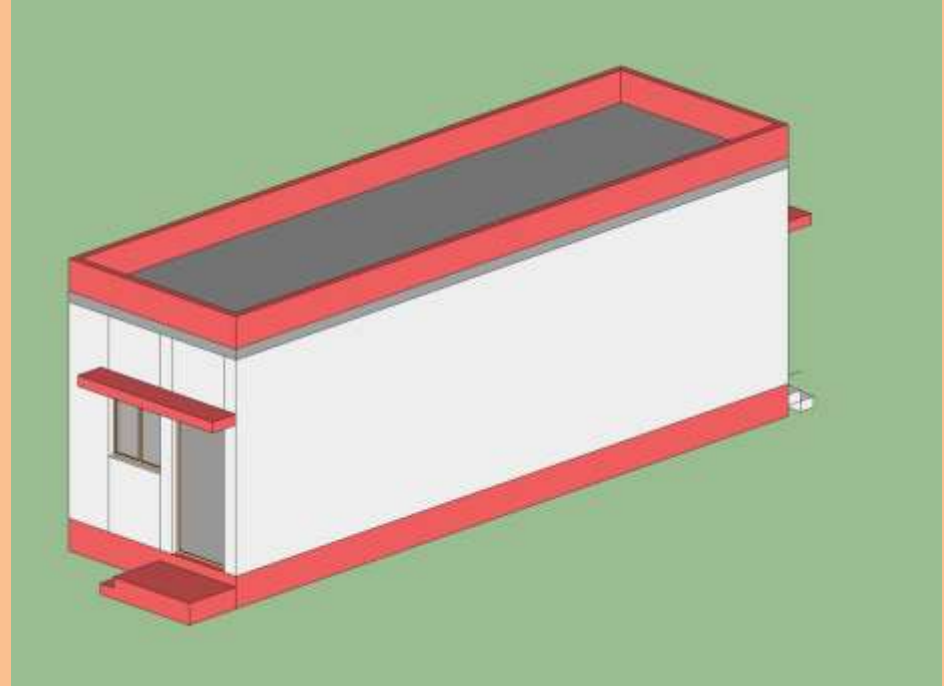
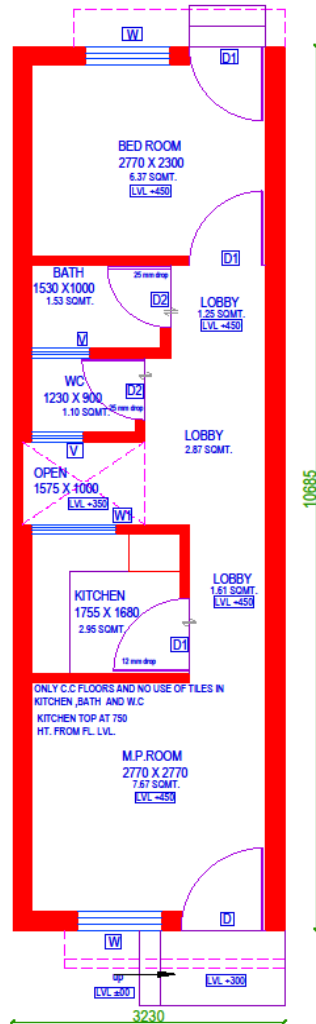
AREA DETAIL

AREA DETAIL	
BUILTUP AREA	31.56 Sqmt.
CARPET AREA	25.08 Sqmt.
UNIT COST	Rs.3.68 Lakh

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PROPOSED DWELLING UNIT TYPE – 2 FOR SHAKTIGARH UDHAM SINGH NAGAR



AREA DETAIL

BUILTUP AREA	34.51 Sqmt.
CARPET AREA	25.35 Sqmt.
UNIT COST	Rs.3.88 Lakh

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COMMUNITY CENTER



GROUND FLOOR PLAN



FIRST FLOOR PLAN

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Beneficiary Contribution

Average EMI payable per Beneficiary / Dwelling Unit (DU) = Rs.209 /- & 223

- Period payable = 15 Years
- The total of Average EMI payable per Beneficiary / Dwelling Unit (DU) is not more
- than 15 % of his average monthly income

No. of Beneficiaries/ Dwelling Units	Cost per Dwelling Unit in Rs.	Total Cost In. Lacs	Beneficiary Contribution in Rs.
346	368612.72	330984.72	37628.00
158	388734.18	348582.18	40152.00
504			

THANK YOU