



WELCOME

FROM
SURENDRANAGAR MUNICIPALITY
DISTRICT : SURENDRANAGAR-GUJARAT

RAJIV AWAS YOJNA

DPR for PHASE-1 :(960 DUs)
PROJECT COST : 4046.82 Lacs
DU COST: Rs. 3,86,737.17 =(3,35,025.00 + 51,712.17) (



ABOUT SURENDRANAGAR CITY

Census Year	Population	Variation in Population	Decadal Growth Rate %
1981	89619	-	
1991	106110	16491	18.40
2001	156417	50307	47.41
2011	177851	21434	13.70
2021	204528	26677	15.00
2031	235207	30679	15.00

Sr. No.	Description	SUENDRANAGAR	Sr. No.	Description	SUENDRANAGAR
1	No of Slum Settlement	7	1	Population (Census 2011)	1,77,827
2	No. of Huts	960	2	Households (Census 2011)	8,500
3	Slum Population	4824	3	Area	36.81 Sq.Km
4	Slum Population to City Population	24.70%	4	No. of Ward	14

STRATEGY for **SLUM FREE CITY SURENDRANAGAR**

- 1. In-situ up-gradation by providing household level services in slums with housing up gradation**
- 2. In-Situ Redevelopment on public land by ULB**
- 3. Relocation, wherever the slums are untenable, i.e. located on environmental sensitive zone or infrastructure project affected areas**
- 4. In-situ redevelopment through PPP identifying potential sites and will be implemented according to Gujarat slum redevelopment policy 2010 and Rajiv Awas Yojana.**

Surendranagar – PHASE - I

List of Slums for In-Situ Redevelopment/ Relocation Option

Sr. No.	Name of Slum	Ward No.	Area (Sq. m)	Ownership of Land	Population	No. of HH Exist	Proposed DUs	Balance	
1	Mafatiyapara Area	8	20980.76	State Govt. Land	2263	450	-	450	RL
2	Meldipara Area	8		State Govt. Land	842	168	720	-552	IS
3	Hanumanpara Area	8		State Govt. Land	132	28	-	28	RL
4	Vadnagar	8	67125.50	State Govt. Land	322	63	-	63	RL
5	Vahanvatinagar	1	7325.26	State Govt. Land	595	119	240	-121	IS
6	Bahucharnagar	1		State Govt. Land	465	93	-	93	RL
7	Camp Station	1	6078.40	Railway	205	39	-	39	RL
	Total	--			4824	960	960	0	

INOVATIVE PLANNING AND FACILITIES

- G+3 story RCC frame structure
- Each floor having 3.1m passage for get to gather space
- Wide Road, green area, open space
- Anganwadi, Community centre, Informal market
- Water Supply, sewer, solar street light, solid waste, water harvest

MAFATIYAPARA, MELDIPARA & HUNUMANPARA PHOTO



VADNAGAR PHOTO



CAMP STATION PHOTO



VAHANVATINAGAR & BAHUCHARNAGAR PHOTO



Design of Unit Plan

Carpet Area: 27.00 sq mt

Built up area: 39.00 sq mt

COST AS PER DPR

COST OF CONSTRUCTION = Rs.8,590/ Sqmt

COST AS PER DPR

COST OF ONE DU = Rs. 3,35,025.00

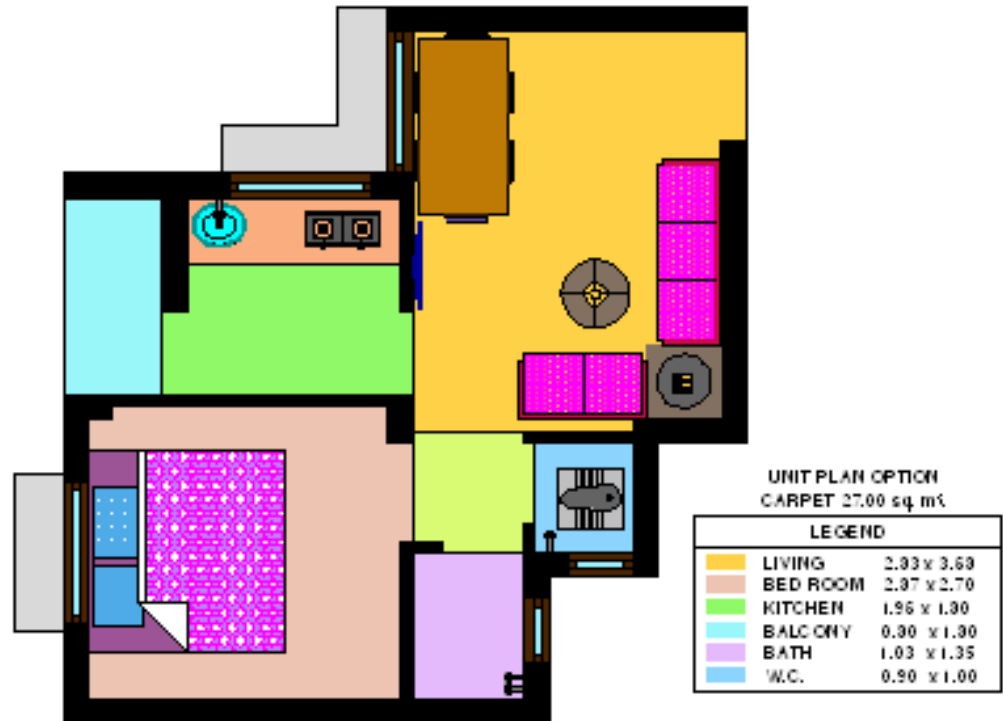
COST OF Infrastructure per DU = Rs. 51,712.17

TOTAL COST PER DU = Rs. 3,86,737.17

COST RATIO - HOUSING:INFRASTRUCTURE = 87:13

Beneficiary contribution per DU:

Rs.33502 for dwelling unit construction cost



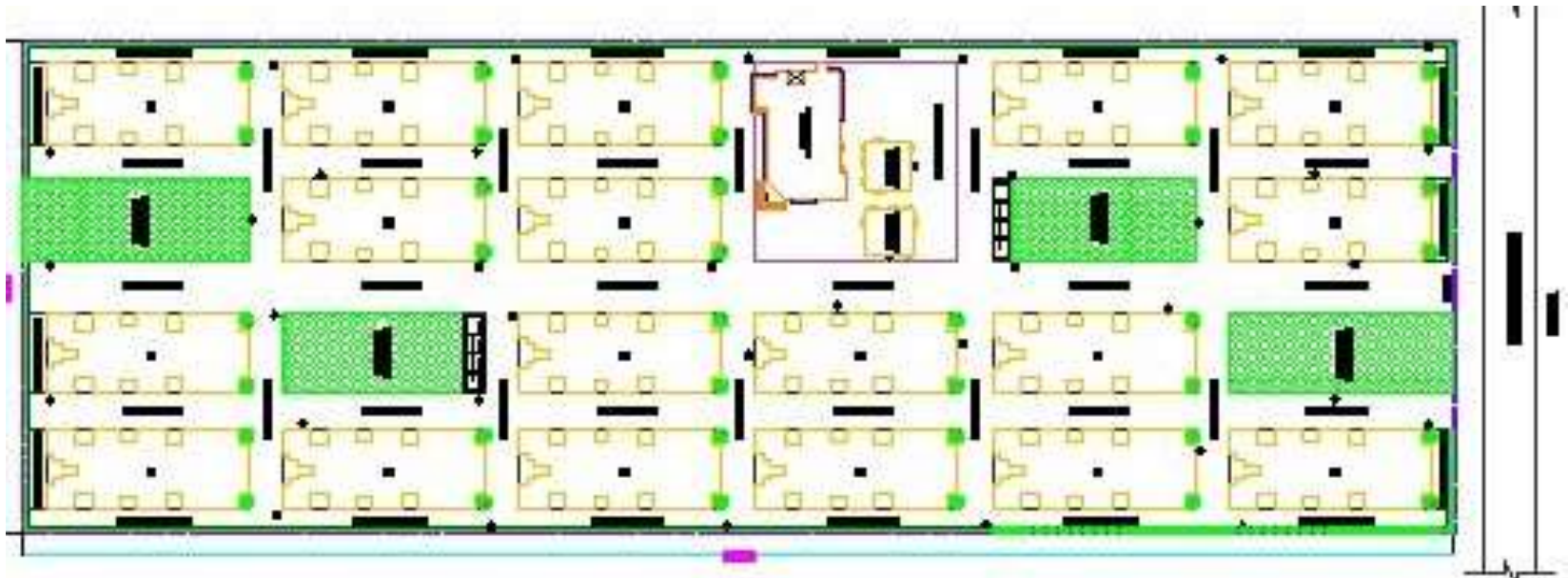
Layout Plan – Meldipara

R.S. no. 993/p

TOTAL BLOCK : 18 BLOCKS

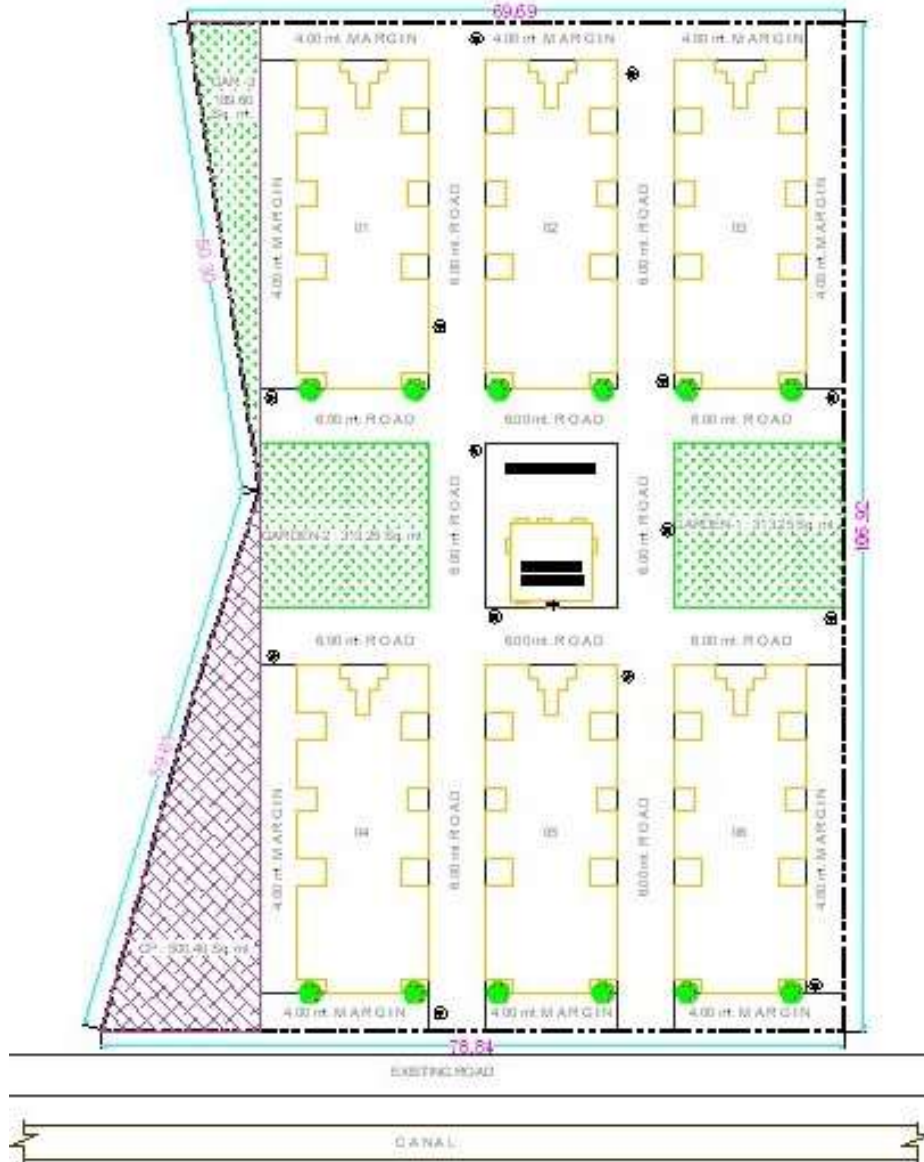
TOTAL UNIT : 720 UNIT

PLOT AREA : 20980 SQ.MT.



Layout Plan – Vahanvatinagar

R.S. no. 993/p



TOTAL BLOCK : 6 BLOCKS

TOTAL UNIT : 240 UNIT

PLOT AREA : 32482 SQ.MT.

SUMMARY OF TOTAL APPRAISED PROJECT COST

Rs

in lakh

COST AS PER DPR

COST OF ONE DU = Rs. 3,35,025.00

COST OF Infrastructure per DU = Rs. 51,712.17

TOTAL COST PER DU = Rs. 3,86,737.17

COST RATIO - HOUSING:INFRASTRUCTURE = 87:13

FINANCING PATTERN	Housing	Infrastructure
Central Grant (%)	75	75
State Grant (%)	15	15
NP Share (%)	0	10
Beneficiary share (%)	10	0

SUMMARY OF TOTAL APPRAISED PROJECT COST**Rs in lakh**

TOTAL UNITS	960		GOI SHARE	GOG SHARE	BENEFICIERY	ULBS	TOTAL
			0.75	0.15	0.10	0.00	
COST OF HOUSES	3216.24	2412.18	482.44	321.62	0.00	3216.24	
			75%	15%	0%	10%	
COST OF PHYSICAL INFRASTRUCTURE	384.58	288.44	57.69	0.00	38.46	384.58	
COST OF SOCIAL INFRASTRUCTURE	111.85	83.89	16.78	0.00	11.19	111.85	
TOTAL COST	496.44						
			75%	25%	0%	0%	
COST OF O & M	148.51	111.38	37.13	0.00	0.00	148.51	
			0%	100%	0%	0%	
DPR PREPARATION, PMC, QC@ 2.5%	92.82	0.00	92.82	0.00	0.00	92.82	
CAPACITY BUILDING, COMMUNITY MOBILIZATION, SOCIAL AUDIT & TPIMA @ 2.5%	92.82	0.00	92.82	0.00	0.00	92.82	
TOTAL PROJECT COST	4046.82	2895.89	779.66	321.62	49.64	4046.82	

SUMMARY OF TOTAL APPRAISED PROJECT COST

Rs in lakh

Physical Infrastructure								
1	Water Supply	Pipeline	1249 rmt	12.99	9.74	1.95	1.30	0.00
		Pump Station	2 Nos	1.55	1.16	0.23	0.15	0.00
		Pump sets	8 Set	4.34	3.26	0.65	0.43	0.00
		Sump	400000 ltr	12.32	9.24	1.85	1.23	0.00
		Power connection	2 No	4.04	3.03	0.61	0.40	0.00
2	Sewerage	Sewer Network	3874 rmt	39.74	29.81	5.96	3.97	0.00
		Drainadge Line	8400 rmt	16.74	12.55	2.51	1.67	0.00
		House Connection	480 No	37.09	27.82	5.56	3.71	0.00
		Septic Tank	26 No	33.48	25.11	5.02	3.35	0.00
		Sock Pit	26 No	0.84	0.63	0.13	0.08	0.00
		Roads	11351 sq.mt.	129.17	96.88	19.38	12.92	0.00
4	Street lighting	Lamp post	60 No	78.40	58.80	11.76	7.84	0.00
		Supply lines						
		Transformer						
5	Solid Waste Management	PVC Dustbin	120 No	1.70	1.27	0.25	0.17	0.00
6	Compound Wall	Compound wall	1563 sq.mt.	12.20	9.15	1.83	1.22	0.00
Total for Physical Infrastructure				384.58	288.44	57.69	38.46	0.00
Social Infrastructure								
7	Community Centres	Community Centres	1 No	69.44	52.08	10.42	6.94	0.00
8	Dev. Of park	Parks	2781 sq.mt.	25.15	18.86	3.77	2.52	0.00
		Ride Equipment						
9	Anganwadi		3 No	17.26	12.95	2.59	1.73	0.00
Total for social infrastructure				111.85	83.89	16.78	11.19	0.00
Total for infrastructure				496.44	372.33	74.47	49.64	0.00



THANK YOU

TOGETHER WE BUILD THE CITY OF OUR VISION

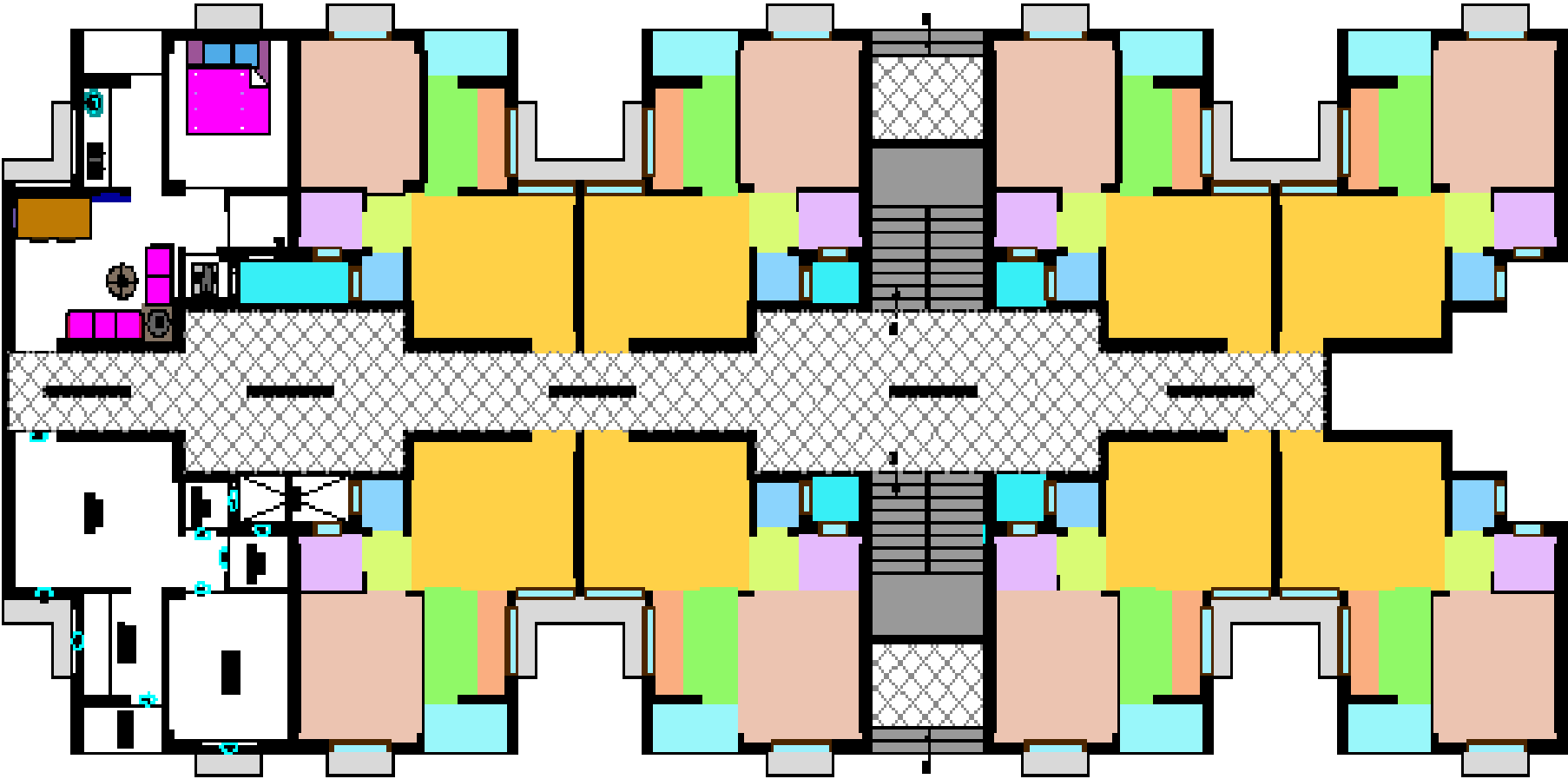
SLUM PROFILE



Elevation



Design of Cluster Plan



Per Block Plinth area 410.77 sqmt

SLUM FREE CITY - SURENDRANAGAR

Details of Slum Covered under Phase-I

S.No.	Slum Name	Population	Total number of household	Pucca DUs	Semi pucca DUs	Kutchha DUs	Proposed new Dus – Redevelopment	Transit housing
1	Mafatiyapara, Meldipara & Hanumanpara	3237	646	96	163	387	720	0
2	Vadnagar	322	63	0	19	44	0	0
3	Vahanvatinagar & Bahucharnagar	1060	212	44	23	145	240	0
4	Camp Station	205	39	0	5	34	0	0

