

**SCHEME FOR ECONOMICALLY
WEAKER SECTION AND LOWER
INCOME GROUP UNDER
AFFORDABLE HOUSING IN
PARTNERSHIP (AHP) FOR
1020 DWELLING UNIT AT TP-9,
FP- 31/A IN RUDA AREA**

Rajkot Urban Development Authority



**JAYESH A DALAL
PROJECT MANAGEMENT
CONSULTANT**

RAJKOT: CITY PROFILE

Sr. No.	Description	Rajkot
1	Area (sq km)	112.03 sq. km
2	Number of Talukas	14
3	Current Population (Census 2011) in Lakh	15.03
4	Total House Hold	246619
5	Total Housing shortage	20087

AFFORDABLE HOUSING IN PARTNERSHIP (AHP)

- Looking to the Growth of Urban Population, Demand of EWS and LIG Houses increases. To cope up with this demand and to increase the stock of affordable houses Government of Gujarat have introduced the GRUH yojana under 12th 5 year plan.
- Under this Scheme Rajkot Urban Development Authority has taken initiative to Construct 540 EWS Houses and 480 LIG Houses on TP-9, Final Plot no. 31/A, Near Avsar Party Plot , Mota Mava Mujaka Locations in Rajkot in its first Phase
- Government of India will provide subsidy of Rs. 75000 per House
- Government of Gujarat will provide subsidy of Rs.150000 per each EWS House & Rs.25000 per each LIG House.
- RUDA will provide land and Social Infrastructure Facility to Each plot
- Allotment of the houses to beneficiary will be done through transparent Computerized Draw

RUDA: PROPOSED PLANNING UNDER AHP

Sr. No.	TP No.	Final Plot No.	No. of Units		
			EWS	LIG	Total
1	TP - 9	31/A	540	480	1020
2	TP - 9	9/A	250	230	480
3	TP - 9	20/A	96	90	186
4	TP - 9	19/C	160	-	160
5	TP - 9	33/A	-	240	240
TOTAL			1046	1040	2086

PROJECT: PROFILE

Name of Project:- Scheme For Economically Weaker Section And Lower Income Group Under Affordable Housing In Partnership (AHP) For 1020 Dwelling Unit At TP-9, FP- 31/A In RUDA Area

1.Location	TP-9, Final Plot no. 31/A,Near Avsar Party Plot , Mota Mava Mujaka,
2.Area in Sq Mts	22885.48
3.No. of DU's	1020 (540 EWS + 480 LIG)
4. Structure	G+5 & G+7

PROJECT: PROFILE

Name of Project:- Scheme For Economically Weaker Section And Lower Income Group Under Affordable Housing In Partnership (AHP) For 1020 Dwelling Unit At TP-9, FP- 31/A In RUDA Area

Component	Amount in Rs. Lakh
Project Cost in Lakhs	7900
Central Share in Lakhs (RS.75000 per Each Dwelling Unit)	765
State Share in Lakhs (RS.150000 per Each EWS Dwelling Unit & Rs25000 for)	930
ULB Share in Lakhs	Land + Social Infra +1465
Beneficiary Share in Lakhs	4740

PROJECT: SOCIAL INFRASTRUCTURE

Name of Project:- Scheme For Economically Weaker Section And Lower Income Group Under Affordable Housing In Partnership (AHP) For 1020 Dwelling Unit At TP-9, FP- 31/A In RUDA Area

Sr. No.	Location name	Carpet Area in Sq Mt	No. of DU's	Social Infrastructure provided
1	TP-9, Final Plot no. 31/A, Near Avsar Party Plot , Mota Mava Mujaka, Rajkot	25.02	540 EWS	3Community Hall
		35.15	480 LIG	4Anganwadi 1School
		Total	1020	

PROJECT: UNIT COST OF DU

EWS

	Description	Cost per Unit
A	Building Work	
1	Cost of Civil Work	461638.1
2	Cost of Electrical Work	16386.96
3	Cost of P&S Work	15859.74
4	Cost of Lift	27279.9
	Total Amount (A)	521164.7
B	Infrastructural Works	
	Cost of Infrastructure work	
1	Cost of Water Supply	3660
2	Cost of Sewerage	2600
3	Cost of Roads and Paver Block	19500
4	Cost of SWM system	2350
5	Cost of Streetlights	12951.75
6	Cost of Rain Water Harvesting	1135
7	Cost of Landscaping work	639.45
	Total Amount (B)	40836.2
	Total Amount (A+B)	564,000.00

PROJECT: UNIT COST OF DU

LIG

Sr. No	Description	Cost per Unit
A	Building Work	
1	Cost of Civil Work	703952.89
2	Cost of Electrical Work	26084.51
3	Cost of P&S Work	81406.29
4	Cost of Lift	43556.25
	Total Amount (A)	854999.94
B	Infrastructural Works	
	Cost of Infrastructure work	
1	Cost of Water Supply	2660
2	Cost of Sewerage	2600
3	Cost of Roads and Paver Block	19500
4	Cost of SWM system	1350
5	Cost of Streetlights	12951.75
6	Cost of Rain Water Harvesting	1135
7	Cost of Landscaping work	639.45
8	Fire Fighting	4904.86
	Total Amount (B)	45741.06
	Total Amount (A+B)	900741.00

PROJECT: LAY OUT



SITE PLAN
SCALE - 1:800

PROJECT: UNIT PLAN EWS

EWS

EWS	SIZE (in mts.)
LIVINGROOM	2.45 x 3.33
KITCHEN	1.9 x 1.8
BEDROOM	2.9x 2.9
WASH	1.7x 0.8
W.C.	0.98x 0.97
BATH	1.12x 0.95



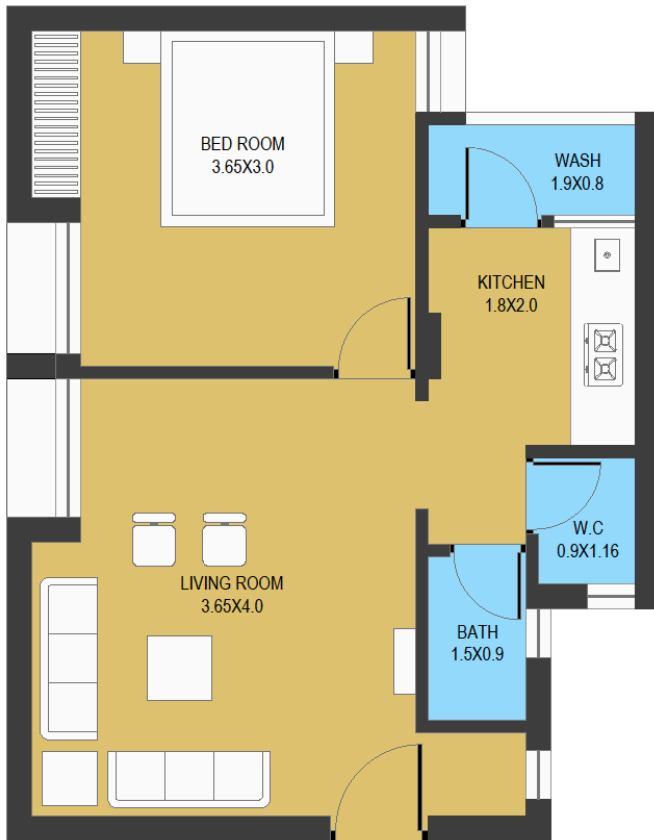
BUILT UP AREA OF TYPICAL UNIT =30.75 Sq.Mt.
 CARPET AREA OF TYPICAL UNIT =25.02 Sq.Mt.

No DU	480
No of Building Structure	10
	G+7

PROJECT: UNIT PLAN LIG

LIG

LIG	SIZE (M ²)
LIVINGROOM	3.65x 4.0
KITCHEN	1.8x 2.0
BEDROOM	3.65x 3.0
WASH	1.9x0.8
W.C.	0.9x1.16
BATH	1.5x0.9



BUILT UP AREA OF TYPICAL UNIT =41.65 Sq.Mt.
 CARPET AREA OF TYPICAL UNIT =35.15 Sq.Mt.

No DU	540
No of Building Structure	15
	G+5

THANK YOU