

Government of Jammu & Kashmir



Pradhan Mantri Awas Yojana – Housing For All (Urban) Mission

**Meeting of Central Sanctioning & Monitoring Committee (CSMC)
For the Approval of DPRs of Udhampur & Baramulla towns, prepared under
Beneficiary Led Individual House Construction & Enhancement .**

Presented by:

**Commissioner/Secretary to Govt.
Housing & Urban Development Department.
Government of Jammu & Kashmir.**

Jammu & Kashmir: Urban Profile

| | |
|-------------------------------|--------------------|
| Total Population: | 1,25,41,302 |
| Urban population: | 34,33,242 |
| % of Urban Population: | 27.37 % |
| Total towns: | 122 |
| Statutory towns: | 86 |
| <i>Municipal Corporations</i> | 2 |
| <i>Cantonment Boards</i> | 2 |
| <i>Municipal Councils</i> | 6 |
| <hr/> | |
| <i>Municipal Committees</i> | 76 |
| Census towns: | 36 |

The projected Housing Demand in the State is roughly estimated to be 2.50 Lakh dwelling units.

- **State Housing & Urban Development Department has designated J&K Housing Board for implementation of Housing For All (Urban) Mission in the state.**
- **Commissioner/Secretary to Govt., Housing & Urban Development Department is the Mission Director**
- **Managing Director, J&K Housing Board is the Nodal Officer for HFA (Urban) Mission.**
- **State Level Sanctioning & Monitoring Committee (SLSMC) has been constituted vide Govt. Order No 224-GAD of 2016 dated 15/03/2016 to be chaired by the Chief Secretary of the state.**

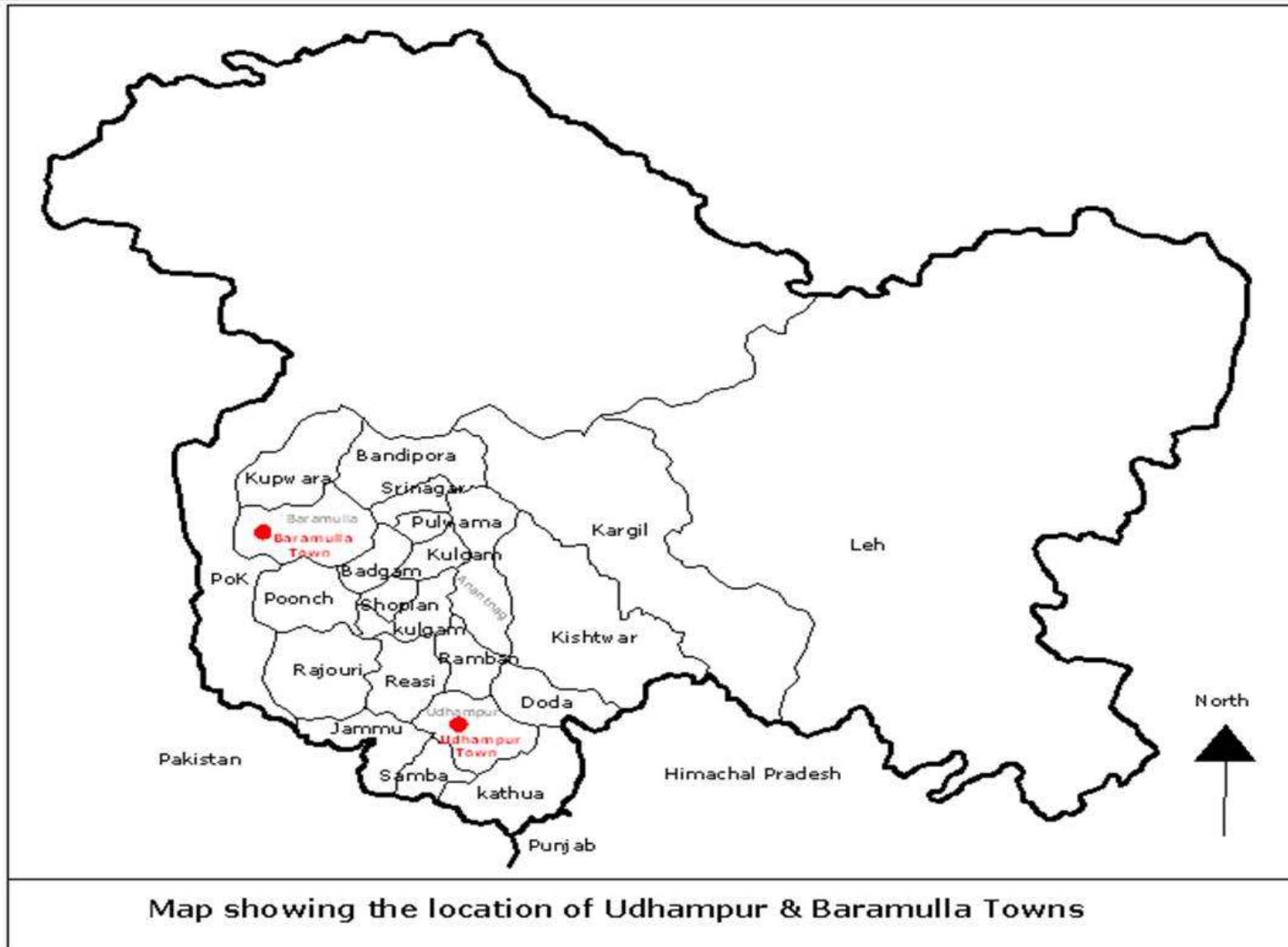
- **State Level Appraisal Committee (SLAC) has been constituted vide Govt. order No. 80 - HUD of 2016 dated 10/03/2016 with Commissioner/Secretary to Govt. Housing & Urban Development Department as its Chairperson.**

Housing For All – Progress *(continued)*

- In the first phase of the Mission period 25 towns/cities have been selected under Housing For All (Urban) Mission.
- Out of 25 selected cities/towns, 12 cities/towns viz. Jammu, R.S Pura, Samba, Kathua, Basholi, Poonch, Rajouri, Udhampur, Ramban, Kishtwar, Baderwah and Doda fall in Jammu region, whereas 11 cities/towns viz. Srinagar, Ganderbal, Budgam, Anantnag, Bijbehara, Shopian, Pulwama, Baramullah, Sopore, Handwara and Kupwara fall in Kashmir region. Besides, Leh and Kargil towns of Ladakh region are also included under First Phase of HFA (Urban) Mission
- Urban Housing Demand Survey and preparation of Housing For All Plan of Action (HFAPoA) has been outsourced to COMTECH.
- The survey is going on and data entry in MIS has been initiated and is expected to get completed by the end of May 2016.

**Detailed Project Reports (DPRs)
prepared under
Beneficiary Led individual House Construction &
Enhancement
for Udhampur & Baramulla Towns**

Location of Udhampur & Baramulla towns.



Detailed Project Reports (DPR)

Udhampur Town

Project Detail – Udhampur town

| Number of Beneficiaries New Construction | Number of Beneficiaries Enhancement |
|---|--|
| 141 | 180 |

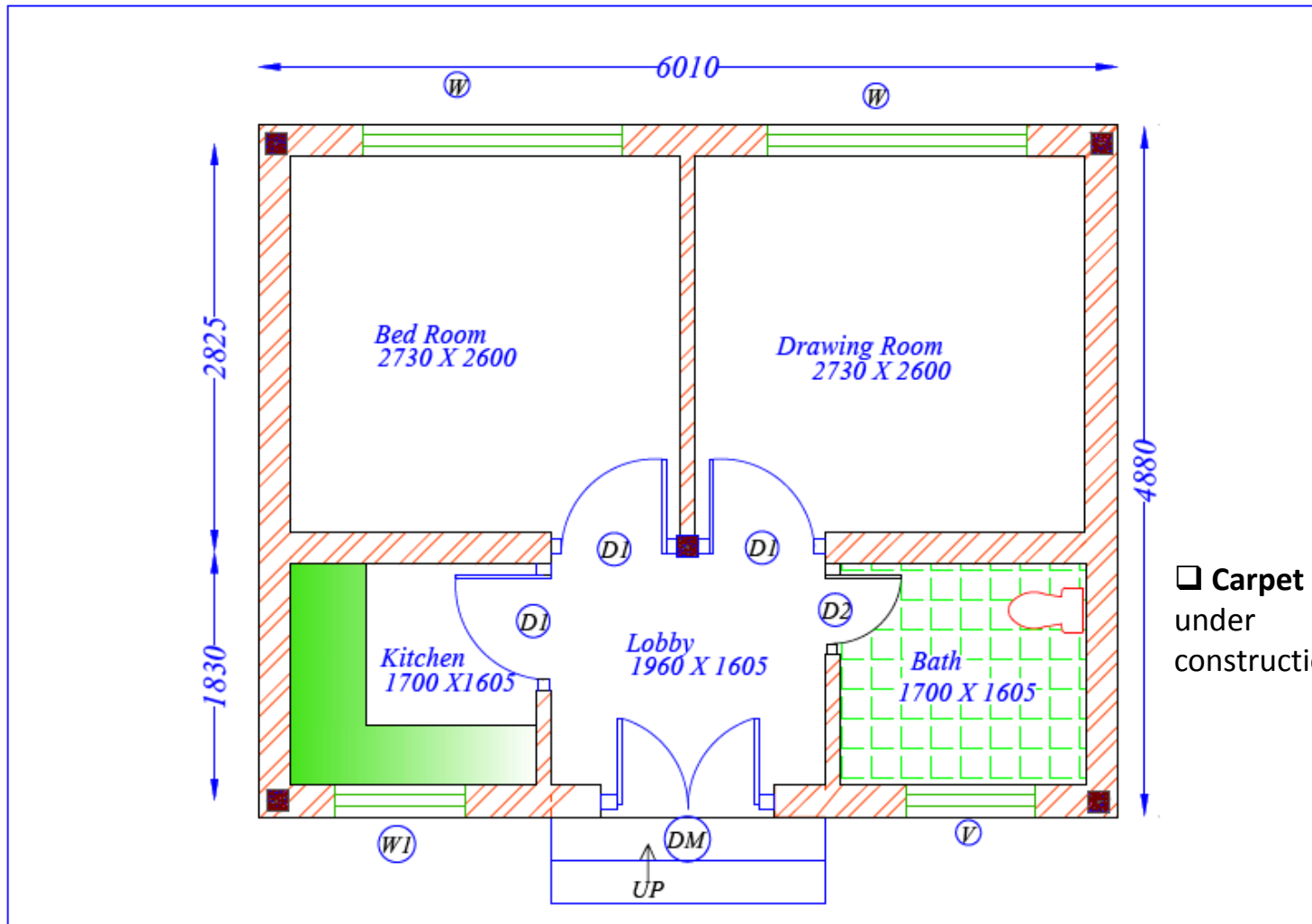
| No of Beneficiaries covered in the project | | | | | |
|--|-----|----|-----|-------|----------|
| General | SC | ST | OBC | Total | Minority |
| 83 | 175 | 40 | 23 | 321 | 73 |

| | |
|-------------------------------|--------------------|
| Total Project Cost | 777.11 Lacs |
| Govt. of India Grant required | 481.50 lacs |
| State share | 53.49 Lacs |
| Beneficiary contribution | 242.11 Lacs |

Project Details – Udhampur town

| Financial Projection | |
|--|------------------------|
| Total Project Cost | Rs. 7,77,11,277 |
| Total Central Government Share | Rs. 4,81,50,000.00 |
| Total State Government Share | Rs. 53,49,786.00 |
| Total Beneficiary Own Contribution Share | Rs. 2,42,11,491.00 |
| A - New Construction | |
| Total Dwelling Units | 141 Houses |
| Total Cost per Dwelling Unit | Rs. 2,76,197.00 |
| Total central Govt Share per Dwelling Unit | Rs. 1,50,000.00 |
| Total StateGovt Share per Dwelling Unit | Rs. 16,666.00 |
| Total Beneficiary Contribution (Balance Amount) | Rs. 1,09,531.00 |
| Total Central Government Share | Rs. 2,11,50,000.00 |
| Total State Government Share | Rs. 23,49,906.00 |
| Total Beneficiary Own Contribution Share | Rs. 1,54,43,871.00 |
| A = Total Cost for New Construction (141 x 276197) | Rs. 3,89,43,777.00 |
| B – Enhancement | |
| Total Dwelling Units | 180 Houses |
| Total Cost per Dwelling Unit | Rs. 2,15,375.00 |
| Total central Govt Share per Dwelling Unit | Rs. 1,50,000.00 |
| Total StateGovt Share per Dwelling Unit | Rs. 16,666.00 |
| Total Beneficiary Contribution (Balance Amount) | Rs. 48,709.00 |
| Total Central Government Share | Rs. 2,70,00,000.00 |
| Total State Government Share | Rs. 29,99,880.00 |
| Total Beneficiary Own Contribution Share | Rs. 87,67,620.00 |
| B = Total Cost for New Construction(180 x 215375) | Rs. 3,87,67,500.00 |
| Total A + B | Rs. 7,77,11,277 |

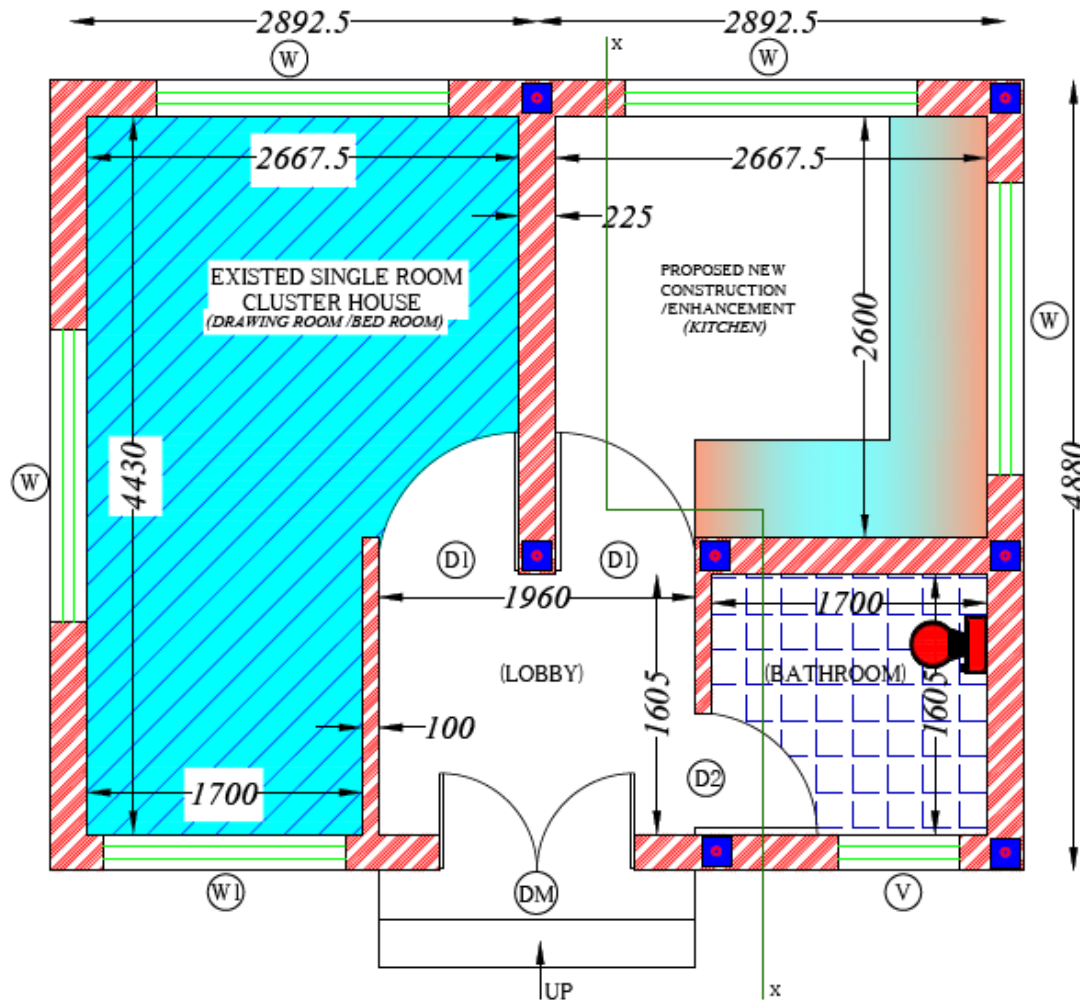
Type design for New Construction – Udhampur town



□ Carpet area proposed under new house construction is 26.5 sq. mtrs

| | | | | | | |
|---|---|-------------|---|--|--|---|
| Drawn & Desd By | Checked By | Drawing NO. | JKHB-HFA-UDH-01 | Drawing Title | Project | J & K HOUSING BOARD, STATE NODAL AGENCY FOR HFA MISSION (J&K), Note:- All dimensions are in mm. |
| Er.Hakim Musawil State Level Project Engineering Specialist HFA Mission (J&K) | Technical Officer J & K Housing Board | Scale | Not to scale only written dimensions to be followed. | Ground Floor Plan (New Construction) | Detailed Project Report (DPR) Of Beneficiary Led Individual House Construction Or Enhancement For Udhampur City Under "PMAT" Housing For All Mission. | |
| Rashid Moghal State Level Town Planning Specialist HFA Mission (J&K) | Deputy General Manager J & K Housing Board Unit No. | Date | 25-01-2016 | | | |

Layout Plan for Enhancement – Udchampur town



□ Carpet area proposed under enhancement is **14.50 sq. mtrs.**

| Drawn & Dealt By | Checked By | Drawing NO. | JKHS-HFA-UDH-01 | Drawing Title | Project | J & K HOUSING BOARD, STATE NODAL AGENCY FOR HFA MISSION (J&K) | Note:- All dimensions are in mm. |
|--|---|-------------|---|---------------------------------------|---|---|-------------------------------------|
| Er. Hakim Muzamil State Level Project Engineering Specialist HFA Mission (J&K) | Technical Officer J & K Housing Board | Scale | Not to scale only written dimensions to be followed. | Ground Floor Plan (Enhancement) | Detailed Project Report (DPR) Of Beneficiary Led Individual House Construction Or Enhancement For Udchampur City Under "PMAY" Housing For All Mission. | | |
| Rooshid Meghal State Level Town Planning Specialist HFA Mission (J&K) | Deputy General Manager J & K Housing Board Unit No. | Date | 25-01-2016 | | | | |

Detailed Project Reports (DPR)

Baramulla Town

Project Detail – Baramulla town

| Number of Beneficiaries New Construction | Number of Beneficiaries Enhancement |
|---|--|
| 83 | 279 |

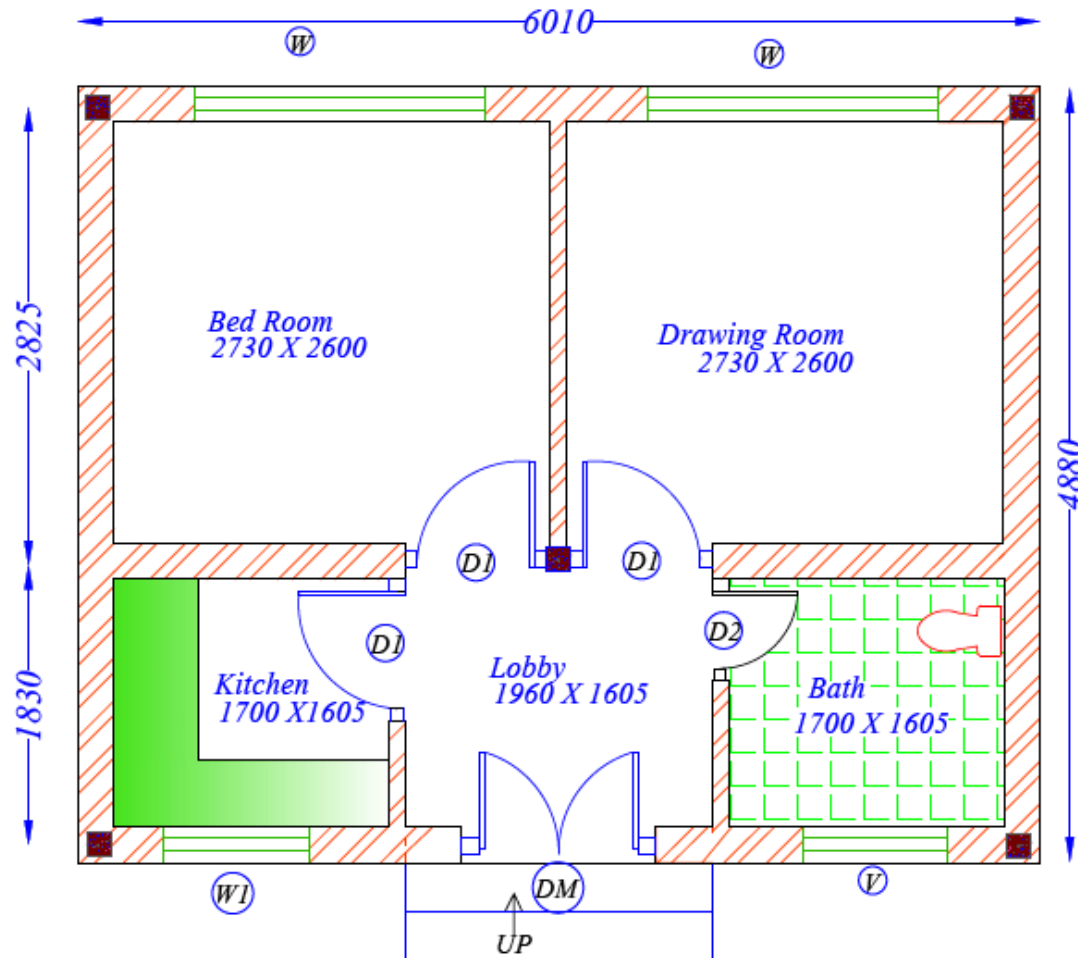
| No of Beneficiaries covered in the project | | | | | |
|--|----|----|-----|-------|----------|
| General | SC | ST | OBC | Total | Minority |
| 330 | 0 | 0 | 32 | 362 | 362 |

| | |
|-------------------------------|--------------------|
| Total Project Cost | 830.13 Lacs |
| Govt. of India Grant required | 543.00 lacs |
| State share | 60.33 Lacs |
| Beneficiary contribution | 226.80 Lacs |

Project Details – Baramulla town

| Financial Projection | |
|---|---------------------------|
| Total Project Cost | Rs. 8,30,13,976.00 |
| Total Central Government Share | Rs 5,43,00,000.00 |
| Total State Government Share | Rs. 60,33,092.00 |
| Total Beneficiary Own Contribution Share | Rs. 2,26,80,884.00 |
| A - New Construction | |
| Total Dwelling Units | 83 Houses |
| Total Cost per Dwelling Unit | Rs. 2,76,197.00 |
| Total central Govt Share per Dwelling Unit | Rs. 1,50,000.00 |
| Total State Govt Share per Dwelling Unit | Rs. 16,666.00 (10 %) |
| Total Beneficiary Contribution (Balance Amount) | Rs. 1,09,531.00 |
| Total Central Government Share | Rs. 1,24,50,000.00 |
| Total State Government Share | Rs. 13,83,278.00 |
| Total Beneficiary Own Contribution Share | Rs. 90,91,073.00 |
| A = Total Cost for New Construction (83 x 276197) | Rs. 2,29,24,351.00 |
| B - Enhancement | |
| Total Dwelling Units | 279 Houses |
| Total Cost per Dwelling Unit | Rs. 2,15,375.00 |
| Total central Govt Share per Dwelling Unit | Rs. 1,50,000.00 |
| Total State Govt Share per Dwelling Unit | Rs. 16,666.00 (10 %) |
| Total Beneficiary Contribution (Balance Amount) | Rs. 48,709.00 |
| Total Central Government Share | Rs. 4,18,50,000.00 |
| Total State Government Share | Rs. 46,49,814.00 |
| Total Beneficiary Own Contribution Share | Rs. 1,35,89,811.00 |
| B = Total Cost for New Construction(279 x 215375) | Rs. 6,00,89,625.00 |
| Total A + B | Rs. 8,30,13,976.00 |

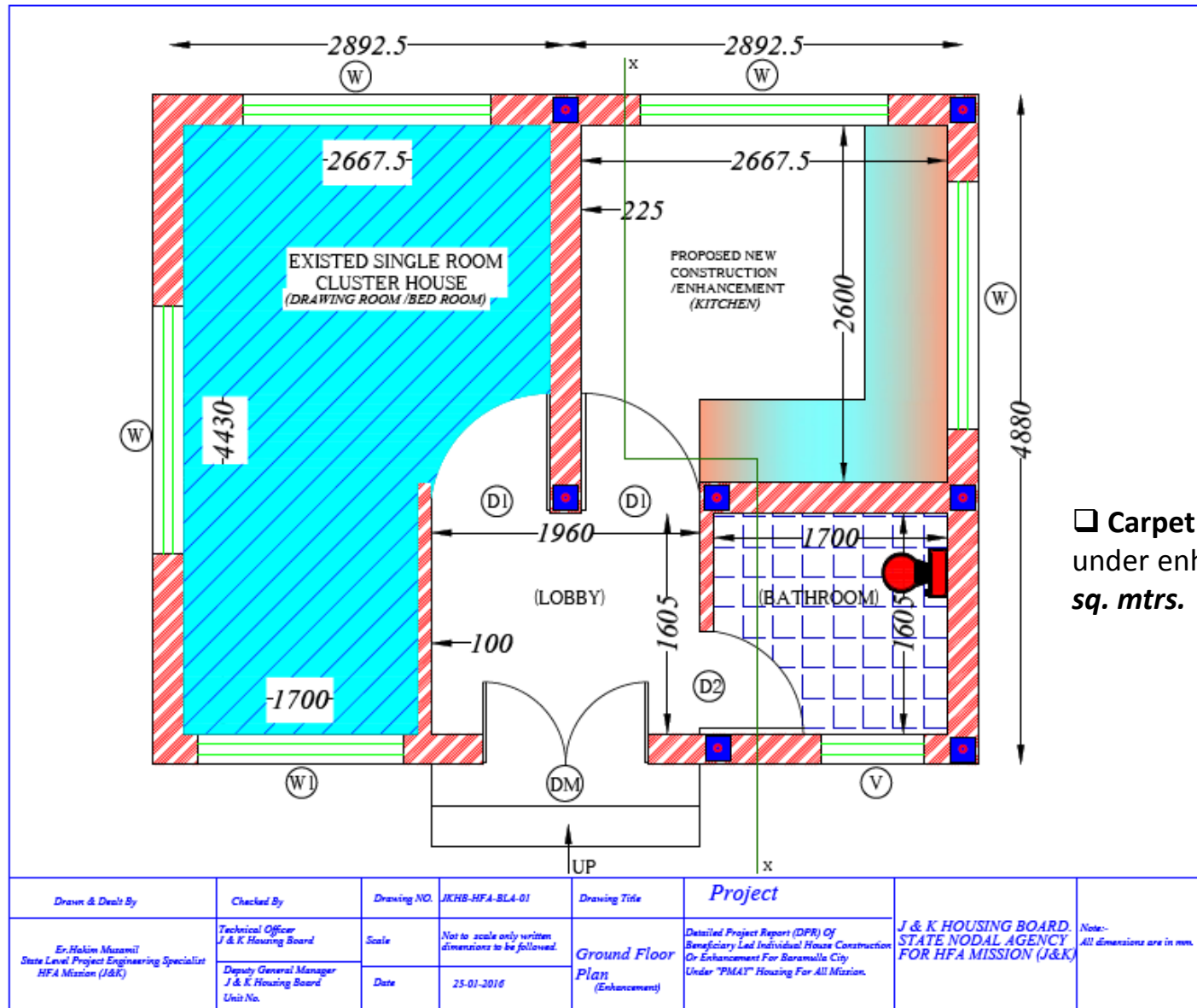
Type design for New Construction – Baramulla town



Carpet area proposed under new house construction is 26.5 sq. mtrs

| Drawn & Desig By | Checked By | Drawing NO. | JKHB-HFA-BLA-01 | Drawing Title | Project | |
|---|---|-------------|--|---|--|---|
| Er.Habib Musawil State Level Project Engineering Specialist HFA Mission (J&K) | Technical Officer J & K Housing Board | Scale | Not to scale only written dimensions to be followed. | Ground Floor Plan (New Construction) | Detailed Project Report (DPR) Of Beneficiary Led Individual House Construction Or Enhancement For Baramulla City Under "PMAY" Housing For All Mission. | J & K HOUSING BOARD, STATE NODAL AGENCY FOR HFA MISSION (J&K) |
| | Deputy General Manager J & K Housing Board Unit No. | Date | 25-01-2016 | | | |

Layout Plan for Enhancement – Baramulla town



Approval of DPRs by State.

- ❑ The HUDCO has apprised/scrutinized the project of Udhampur town prepared under Beneficiary led Construction component of HFA (Urban) Mission by having site visit on 19/03/2016.
- ❑ SLAC approved the DPR of Udhampur & Baramulla towns under BLC held on 21-03-2016 and minutes of meeting circulated vide communication No HUD/Plan/299/2016 dated 31-03-2016.
- ❑ The DPRs prepared under Beneficiary Led Individual House Construction & Enhancement for Udhampur & Baramulla towns also got approval of State Level Sanctioning & Monitoring Committee (SLSMC) in its first meeting held on 22/04/2016 and minutes of meeting circulated vide No HUD/PLAN/76/2016 dated 24/04/2016.

Annual Capacity Building Plan 2016-17

The SLSMC has approved the Capacity Building Plan 2016-17 for sanction & release of funds from Ministry of HUPA, Govt. of India.

| S. No | Name of the activity | Proposed Budget 2016-17 (Rs in Lacs) | | |
|-------|--|---|--------------|---------------|
| | | Central Share | State Share | Total |
| 1. | Establishment of SLTC | 81.54 | 9.06 | 90.60 |
| 2. | Establishment of CLTC | 227.93 | 25.32 | 253.25 |
| 3. | Training / Workshops | 17.00 | | 17.00 |
| 4. | Translation of Training modules | 3.00 | | 3.00 |
| 5. | Exposure Visits | 6.00 | | 6.00 |
| 6. | Documentation of case studies / Research Studies | 35.00 | | 35.00 |
| 7. | New CB activities | 27.00 | | 27.00 |
| | Total | 397.47 | 34.38 | 431.85 |

Thank You
