OFFICE MEMORANDUM

The undersigned is directed to enclose herewith a copy of the minutes of the 20th meeting of the Central Sanctioning Committee of Ministry of Housing and Urban Poverty Alleviation held on 19.10.2007 under the Chairmanship of Secretary (HUPA) to consider and sanction projects under Integrated Housing and Slum Development Programme.

2. The appraisal agency (i.e. HUDCO) is requested to convey the decisions of the Central Sanctioning Committee to all the State implementing agencies/nodal agencies for IHSDP to take appropriate follow up actions as per the minutes of the meeting.

3. A copy of the minutes is forwarded to the Secretaries in-charge of BSUP and IHSDP in the States/UTs with a request to take further follow up action.

(M. Jayachandran)
Deputy Director (BSUP)
Telephone No. +91-11-23061519

Encl: Minutes of the meeting

To
Members of the CSC as follows:

1. The Joint Secretary and Mission Director (JNNURM), Ministry of HUPA.
3. The Joint Secretary (UD), Ministry of Urban Development, Nirman Bhavan, New Delhi.
4. The CMD, HUDCO, India Habitat Centre, Lodhi Road, New Delhi.
5. The Director (UPA), Convener, Ministry of HUPA

Copy to the Joint Secretary (PF-I), Department of Expenditure, Ministry of Finance, North Block, New Delhi.

Copy to the concerned officer in respect of projects considered in the meeting:-

1. Shri R.C. Joshi, Joint Director, (Urban Administration), Government of Madhya Pradesh, Nagar Palika Bhavan, Bhopal.
2. Shri Anand Mohan, Project Director, LSG Department, Government of, Rajasthan, Jaipur.
3. Shri Sanjeev Ranjan, Resident Commissioner, Tripura, New Delhi
4. The Chief Engineer-II, Maharashtra Housing and Area Development Authority (MHADA), Grih Nirman Bhavan, Bandra (East), MHADA, Mumbai-400 051
Copy to the Secretaries in charge of Basic Services to the Urban Poor (BSUP) and Integrated Housing & Slum Development Programme (IHSDP) in the States/UTs:

<table>
<thead>
<tr>
<th>The Principal Secretary, Urban Development &amp; Municipal Administration Department, Government of Andhra Pradesh, L-Block Secretariat, Hyderabad - 500 002</th>
<th>The Principal Secretary, Housing Department, Government of Andhra Pradesh, L-Block, A.P. Secretariat, Hyderabad - 500 002</th>
</tr>
</thead>
<tbody>
<tr>
<td>The Secretary, Municipal Administration Department, Government of Andhra Pradesh, L-Block Secretariat, Hyderabad-500 002.</td>
<td>The Principal Secretary, Urban Development &amp; Tourism, Government of Arunachal Pradesh, Civil Secretariat, Itanagar.</td>
</tr>
<tr>
<td>The Commissioner &amp; Secretary, UD Department, Government of Assam, Assam Secretariat, Dispur, Guwahati -781 006.</td>
<td>The Secretary, Urban Development Department, Government of Bihar, Vikash Bhawan, New Secretariat, Patna.</td>
</tr>
<tr>
<td>The Additional Secretary &amp; Director (BUDA), Urban Development Department, Government of Bihar, Vikash Bhawan, Patna.</td>
<td>The Secretary (Housing), Government of Bihar Sachivalaya Patna - 800 015</td>
</tr>
<tr>
<td>The Secretary, School Education &amp; UD/LSG, Government of Chhattisgarh, Room NO 254, DKS Bhawan, Mantralaya, Raipur.</td>
<td>The Secretary(Housing) Government of Goa, Secretariat Annex, EDC House, Panaji- 403 001</td>
</tr>
<tr>
<td>The Principal Secretary(UD) &amp; Housing, Government of Gujarat, Block No, 14, 9th Floor, New Sachivalaya, Gandhinagar-382 010.</td>
<td>The Chief Executive Officer, Gujarat Urban Development Mission, GMFB Building, Sector-10A, Gandhinagar – 382 016.</td>
</tr>
<tr>
<td>The Commissioner &amp; Secretary, Department of Urban Development, Government of Haryana, SCO-20 Sec.7C, Chandigarh – 160 001.</td>
<td>The Secretary (UD), Government of Himachal Pradesh, Shimla – 171 002</td>
</tr>
<tr>
<td>The Secretary, Housing and UD Department, Government of Jammu &amp; Kashmir, New Secretariat, Srinagar</td>
<td>The Principal Secretary (Housing), Government of Himachal Pradesh, Shimla – 171 002</td>
</tr>
<tr>
<td>The Director, Urban Local Bodies, Government of Jammu &amp; Kashmir, 151-A/1, Gandhi Nagar, Jammu.</td>
<td>The Secretary, Urban Development Department, Government of Jharkhand, Ranchi - 834 004.</td>
</tr>
<tr>
<td>The Secretary (Housing), Government of Jharkhand, Project Building, Dburwa, Ranchi-834004</td>
<td>The Principal Secretary (Housing), Government of Karnataka, Room No.213, 2nd Floor, Vikas Sauda Dr. B.R. Ambedkar Road, Bangalore-560 001</td>
</tr>
<tr>
<td>The Principal Secretary to Government UD Department, Government of Karnataka Room No.436, 4th Floor, Vikas Sauda Dr. B.R. Ambedkar Road Bangalore 560 001</td>
<td>The Secretary (Housing), Government of Kerala, Secretariat, Thiruvananthapuram – 695 001</td>
</tr>
<tr>
<td>The Principal Secretary, Local Self Government Department Government of Kerala Thiruvananthapuram – 695 001</td>
<td>The Secretary, Local Self Government, Government of Kerala, Thiruvananthapuram – 695 001</td>
</tr>
<tr>
<td>The Executive Director Kudumbashree State Poverty Eradication Mission Government of Kerala State Municipal House Vazhuthacaud Thiruvananthapuram</td>
<td>The Principal Secretary, Urban Administration and Development Department, Government of Madhya Pradesh, Mantralaya, Bhopal - 462 032</td>
</tr>
<tr>
<td>The Principal Secretary (Housing &amp; Environment), Government of Madhya Pradesh, Mantralaya, Ballabh Bhavan, Bhopal - 462 032</td>
<td>The Commissioner, Urban Administration &amp; Development, Government of Madhya Pradesh, Nagar Palika Bhavan, Shivaji Nagar Bhopal - 462 016</td>
</tr>
<tr>
<td>The Principal Secretary (UD), Government of Maharashtra, Room No.425, 4th floor Mantralaya, Mumbai-400 032</td>
<td>The Principal Secretary (Housing), Government of Maharashtra, Room No.268, 2nd Floor, Mantralaya, Mumbai-400 032</td>
</tr>
<tr>
<td>The Secretary, Housing, UD &amp; Municipal Administration, Government of Manipur, Chief Secretariat, Imphal - 795 001</td>
<td>The Commissioner &amp; Secretary (LAD), Government of Mizoram, Civil Secretariat, Aizwal-796 001.</td>
</tr>
<tr>
<td>The Principal Secretary, Urban Development Department, Government of Nagaland, Kohima – 797 001</td>
<td>The Commissioner &amp; Secretary, Works &amp; Housing, Government of Nagaland Kohima – 797 001</td>
</tr>
<tr>
<td>The Principal Secretary (Housing &amp; UD), Government of Orissa, Orissa Secretariat, Bhubaneswar - 751 001</td>
<td>The Principal Secretary (LSG) Government of Punjab Mini Secretariat Sector-9, Chandigarh 160 001</td>
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<tr>
<td>The Secretary (Housing &amp; UD) Government of Punjab, Room No.419, Mini Secretariat, Sector-9 Chandigarh 160 001</td>
<td>The Principal Secretary, UDH &amp; LSG Department, Government of Rajasthan Room No. 29, Main Building, Secretariat, Jaipur</td>
</tr>
<tr>
<td>The Secretary, Local Self Government Department, Government of Rajasthan, Room No.39, SSO Building, Government Secretariat, Jaipur 302 005.</td>
<td>The Secretary, Department of UD &amp; Housing, Government of Sikkim, NH 31A, Gangtok – 737 101</td>
</tr>
<tr>
<td>The Secretary (Housing &amp; UD), Government of Tamil Nadu, Fort St. George, Secretariat, Chennai —600 009</td>
<td>The Secretary, Municipal Administration &amp; Water Supply, Government of Tamil Nadu, 6th Floor, Ezhilagam Annexe, Chepauk, Chennai—600 009</td>
</tr>
<tr>
<td>The Secretary (UD), Government of Tripura Civil Secretariat, Pt. Nehru Complex, Agartala-799 001</td>
<td>The Principal Secretary (UD &amp; MA) Government of Uttar Pradesh, Room No.825, 8th floor, Bapu Bhawan, Lucknow – 226 001</td>
</tr>
<tr>
<td>The Principal Secretary (Housing), Government of Uttar Pradesh, 325 Bapu Bhavan, Lucknow – 226 001</td>
<td>The Director, SUDA, Government of Uttar Pradesh, Navchetna Kendra, 10, Ashok Marg, Lucknow.</td>
</tr>
<tr>
<td>The Secretary (UD &amp; Housing), Government of Uttarakhand, Uttarakhand Secretariat, 4 B, Subhash Road DEHRADUN</td>
<td>The Principal Secretary (UD), Government of West Bengal, Writers Building, Kolkata-700001</td>
</tr>
<tr>
<td>The Secretary (UD &amp; Housing), Chandigarh Administration, UT Secretariat, Sector 9, Chandigarh-160 001</td>
<td>The Secretary (Housing), Government of Puducherry, Chief Secretariat, Puducherry-605 001</td>
</tr>
<tr>
<td>The Secretary, Local Administration Department Government of Puducherry, Chief Secretariat, Puducherry-605 001</td>
<td>The Principal Secretary (UD), Government of NCT of Delhi, 9th Floor, C Wing, Delhi Secretariat, IP Estate, New Delhi.</td>
</tr>
<tr>
<td>The Additional Secretary (UD),</td>
<td>The Commissioner &amp; Secretary, (Relief &amp; Rehabilitation),</td>
</tr>
<tr>
<td>Government of NCT of Delhi,</td>
<td>UT of Andaman &amp; Nicobar Islands,</td>
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<td>Delhi Secretariat, IP Estate,</td>
<td>Secretariat,</td>
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<tr>
<td>New Delhi-110 002</td>
<td>Port Blair-744 101</td>
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<tr>
<td>The Secretary (Housing &amp; UD),</td>
<td>The Secretary (Housing &amp; UD),</td>
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<td>UT of Daman &amp; Diu,</td>
<td>UT of Dadra &amp; Nagar Haveli,</td>
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<tr>
<td>Secretariat,</td>
<td>Secretariat,</td>
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<tr>
<td>Moti Daman-396 220</td>
<td>Silvassa-396 220</td>
</tr>
</tbody>
</table>

Copy to:

1. The Joint Secretary to Hon’ble Prime Minister (Kind attention Shri R. Gopalakrishnan), PMO, South Block, New Delhi.
2. PS to Hon’ble Minister (HUPA)
3. Sr. PPS to Secretary (HUPA)
4. OSD (JNNURM), Ministry of HUPA
5. DS(JNNURM), Ministry of HUPA
6. US(JNNURM), Ministry of HUPA
7. DD(JPC), NBO, Ministry of HUPA
8. DD(Data & MIS), NBO, Ministry of HUPA
9. The CMD, NBCC, “NBCC Bhavan”, Lodhi Road, New Delhi-110 003
10. The CMD, HPL, Jangpura, New Delhi-110014
11. The Executive Director, BMTPC, Core 5 A, First Floor, India Habitat Centre, Lodhi Road, New Delhi-110 003
12. The Director (Corporate Planning), HUDCO, “HUDCO Bhavan”, India Habitat Centre, Lodhi Road, New Delhi 110 003.
13. The Director, Indian Institute of Technology Delhi, Hauz Khas, New Delhi-110 016
14. The Director, Indian Institute of Technology Roorkee, Roorkee, Uttarakhand – 247 667

(M. Jayachandran)
Deputy Director (BSUP)

Copy to:- Guard folder on JNNURM
MINUTES OF THE 20th MEETING OF THE CENTRAL SANCTIONING COMMITTEE (CSC) OF INTEGRATED HOUSING AND SLUM DEVELOPMENT PROGRAMME

Nirman Bhawan, New Delhi, October 19, 2007

The twentieth meeting of the Central Sanctioning Committee (CSC) of Integrated Housing and Slum Development Programme (IHSDP) was held under the Chairmanship of Secretary, Ministry of Housing and Urban Poverty Alleviation in New Delhi on 19th October, 2007. List of participants is at Annexure – I.

2. JS(JNNURM) and Mission Director in his welcome address drew attention of the representatives of the States towards implementation of reforms under JNNURM and said that there is an urgent need to speed up three reforms that are core to the urban poor, i.e., (i) internal earmarking within local body budgets for basic services to the urban poor; (ii) provision of basic services including the 7-point charter; (iii) earmarking at least 20-25% of developed land in all housing projects (both public and private agencies) for EWS/LIG category with a system of cross subsidization. He said that necessary action to achieve the timelines indicated in the Memorandum of Agreement on these reforms should be taken without fail. He also urged them to speed up implementation of already approved projects and submit utilisation certificates along with physical and financial progress report to enable the Ministry of Finance to release second instalment of Central share.

3. In his opening remarks, Chairman, CSC and Secretary (HUPA) requested the representatives of the States and the appraisal agencies to ensure that houses constructed for the urban poor are of good quality and that they are not of poor quality houses. In view of the limited year-wise allocation of fund by Planning Commission, he suggested that States may prioritise their projects and towns to be taken up both under BSUP and IHSDP. Before discussing the agenda items he drew the attention of the State authorities/implementing agencies/appraisal agencies towards the following important points:-

- In a letter to all the Chief Ministers recently, the Hon’ble Prime Minister has emphasised the need to prepare a time-bound action plan for each city for providing all entitlements and amenities envisaged in the 7-Point charter within the Mission period. A socio-economic survey would help in smooth implementation of 7-Point Charter.

- To ensure proper convergence of health, education and social security components, care should be taken to incorporate social infrastructure components in the projects. A need based multipurpose community centre, work-shed for the urban poor to continue with their livelihood activities, pen for animal and informal sector markets should be built into the infrastructure component of the project.

- The State authorities/implementing agencies should ensure that adequate land free from disputes are available before the projects are brought before the State Level Steering Committee/State Level Coordination
Committee. Requisite approval from the SLSC/SLCC should be obtained before the projects are brought up to the Central Sanctioning and Monitoring Committee/Central Sanctioning Committee. It should be ensured by the State level authorities that no escalation, departmental charges or contingencies are incorporated in the project cost. Since these projects are required to be completed in 12 to 15 months, no escalation of the project cost is permissible.

- Emphasis should be given to ensure that good quality houses are constructed within the reasonable period of time, say 12 to 18 months. An incentive would be given for projects completed and handed over to the beneficiaries within a period of 12 months. Separating the tendering process for housing and infrastructure components would facilitate early start of construction and completion of housing projects.

- In all the housing projects the aim should be to provide a decent place of living. The design and layout of the houses should incorporate following features:
  i) Carpet area of the house should not be less than 25 square metre.
  ii) House should have two rooms, kitchen, balcony and separate bath and toilet.
  iii) There must be sufficient open space and green area within the colony.
  iv) Design of the houses should ensure proper ventilation and natural lighting. Entrance doors & windows should have a wire mesh.
  v) An innovative approach should also be adopted while designing the inner lay out of the houses. For example, if a 3ft x 2ft section is extended in the wall in the room and a small section in the kitchen, the poor people would be able to improvise and use them as a shelf for keeping things.
  vi) While constructing multi-storey structure efforts should be made to make it disabled-friendly. Construction of ramps instead of conventional staircases is an alternative.
  vii) Layout of the houses should facilitate social interaction among the residents and row after row houses are not desirable.

- All the urban poor people do not have enough capacity to pay huge amount of loan. Almost seventy per cent of them earn less than Rs.20 per day. These aspects should be kept in mind while deciding the EMI for the loan towards beneficiary contribution. Care should be taken to ensure that the cost of houses are affordable for the urban poor people, and wherever possible structures/common facilities/common spaces such as stair-case for a multi-storey building should be excluded from the unit cost of dwelling unit. Such cost is to be included under infrastructure component and not loaded on the beneficiary as cost of dwelling unit.

- Though no specifics have been provided in the BSUP and IHSDP guidelines regarding the percentage of cost of housing and infrastructure components, in the projects implemented under BSUP and IHSDP a reasonable limit would be about 50 to 60 per cent for housing and
remaining for infrastructure (excluding colonies where EWS units were built/are being built with Central Government/State Government support). This would ensure that more numbers of houses are constructed for the poor under JNNURM.

- In all the projects undertaken under BSUP and IHSDP effort should be taken for inclusion of the following within the total approved project cost
  - Interim measures for proper sanitation such as use of Dual Pits or Digesters etc.;
  - The beneficiary component to be recovered in about 4 instalments in line with the progress of the construction of different phases

- The States/UTs should work towards achieving the Mid-Term Targets by 31st August, 2008. Already approved projects need to be completed on a war footing and the States/UTs should come forward with proposals for release of 2nd instalment of Central assistance. States/UTs are to furnish quarterly progress report on the stage of implementation of projects (physical and financial). In addition to this, all the States/UTs should furnish a single page abstract of the progress by 5th of every month to the Ministry of HUPA.

4. Joint Secretary (JNNURM) and Mission Director said that the above mentioned measures along with those conveyed to the States/UTs through the minutes issued in the past, as enumerated hereunder, should be taken up for the smooth implementation of BSUP/IHSDP projects.

5. SPECIFIC MEASURES TO BE UNDERTAKEN

Project Preparation:
- Undertake biometric identification of beneficiaries and place the lists on the State / Municipal / JNNURM websites with a view to ensuring utmost transparency in the implementation of housing and slum development programmes under JNNURM;
- In all the projects the aim should be to cover the poorest among the poor under housing who are not in a position to build houses on their own rather than spending money only for infrastructure facilities for the already built houses (excepting in the cases of VAMBay and EWS Scheme projects). When large numbers of poor people are living in slums with no land tenure, the States may give preference for integrated development of slums. Where only infrastructure facilities are to be provided, the State Government may consider providing their own fund for such activities. The ultimate objective should be to cover first the needy people who require shelter so that the poor get the maximum benefit out of the scheme. This also assumes importance considering the estimated shortage of about 24.7 million houses in the country at the beginning of the 11th Plan with 98% of the same being under EWS/LIG categories.
- State/ULB/implementing agency should ensure that all procedures are followed as per the State PWD Code regarding technical scrutiny,
administrative sanction and financial propriety before projects are put up to the State Level Steering Committee/State Level Coordination Committee.

- Detailed Project Reports need to be prepared with more technical inputs in areas such as structural design, connectivity of local infrastructure systems with city-wide trunk lines, costing of projects based on approved schedule of rates and appropriate local verification to avoid over-invoicing. DPRs should include status and capacity of the existing services and the demand-gap situation. The DPRs should specially include the following aspects:
  
  o Status of availability and quality of water supply to slum dwellers/to their new improved houses, connectivity to trunk water lines, level of water table (in case of tube well), provision of overhead tanks, etc.;
  o Technical details of the proposed sewerage and storm drainage lines such as invert level, outfall parameters and their proper connectivity to city-wide systems;
  o Details of the existing schools should contain data about their distance from slum/low-income neighborhood and intake capacity, whether they can accommodate children from the family of those slum dwellers for whom houses are existing/or are being constructed under BSUP/IHSDP; whether the schools are run by Government or private agency; etc.
  o Status of health facilities such as availability of health centres/sub-centres/maternity centers and their OPD and bed strength capacity, details of hospital facilities (whether they can adequately serve the slum population or not), distance of facilities from the slum locality etc.; and
  o Proximity of all infrastructure facilities proposed in the slum area/low-income neighborhood to the city-level infrastructure and their proper integration with trunk supply networks.

- The inputs as mentioned above, along with details of statutory requirements, should be inbuilt into DPRs for both slum level and city level projects under JNNURM at the stage of preparation of Detailed Project Reports. The various reports will need to be technically verified, certified and signed by the engineers of appropriate levels as per the State/UT Public Works Code.

**Appraisal Agencies**

- Appraisal agencies should pay more attention to the structural and technical aspects and if necessary site visits should be conducted before writing the appraisal report. Assistance from technically competent academic institutions/agencies must be secured where required. Good quality DPRs are necessary for ensuring construction of quality houses and civic amenities without wastage of resources. The appraisal agencies need not be on a fault-finding mission; they need to provide expert inputs that would facilitate proper convergence between components of projects and governmental schemes.

- Appraisal agencies should look into the above mentioned aspects before bringing any project proposals for consideration of the Committee. They should ensure that the ratio of cost of housing and infrastructure components in a project
proposal is within a reasonable limit in general, say about 40 to 60 per cent for housing and remaining for infrastructure. This would ensure that more numbers of houses are constructed for the poor under JNNURM.

**Action to be taken by State Government for implementation of project**

- Ensure that the funds for providing housing and related infrastructure facilities to the urban poor are not thinly spread. On the contrary, sanctioned projects should be implemented in 12-18 months to ensure tangible and quantifiable outcome in the field so that the poor are benefited.

- As the primary objective of JNNURM is to assist the urban poor, the subsidy from the Central Government should be passed on to the urban poor. Further, the concerned State/UT Government should provide a subsidy in keeping with the intent and spirit of BSUP/IHSDP so that the loan burden of a poor EWS or LIG household does not exceed between 12 to 25 per cent of the total cost of the EWS or LIG dwelling unit.

- Ensure that the assets created for the urban poor are of good quality. The houses built under BSUP/IHSDP should preferably have two rooms with attached bath, latrine and kitchen and the covered area should range between 25 to 30 square metres. The beneficiaries should have individual water connection and individual toilet;

- Take up city-wide infrastructure development by using Urban Infrastructure and Governance Sub-Mission /Urban Infrastructure Development Scheme for Small and Medium Towns/State Plan/Municipal funds to ensure that slum infrastructure networks: water supply, sewerage, storm drainage, roads etc. are connected to city-wide infrastructure systems.

- Ensure convergence of facilities under education, health and social security with physical amenities and other services in coordination with respective programmes such as Sarva Shiksha Abhiyan.

- Prepare State / Municipal / Slums urban poverty profiles with due attention to the 7-Point Charter, namely land tenure, shelter, water, sanitation, education, health and social security and other amenities;

- Develop State / City / Slums development plans with a vision of slum-free city and devise phasing plan with time-bound action to provide all basic amenities to the urban poor within the Mission period as contemplated under reform agenda for JNNURM;

- Establish State / Municipal Poverty Alleviation & Livelihood Development Cells to plan, develop, monitor and assist in the implementation of JNNURM with the full involvement of all stakeholders;

- Computerize database and MIS on slums and the urban poor and prepare State / City Strategy for Urban Poverty Alleviation for which part funding is provided under JNNURM. Put in place a computerized tracking system to track the physical and financial progress of projects sanctioned under JNNURM, slum-wise and beneficiary-wise and stage of construction-wise;

- Establish quality control systems – internal and external – to ensure that the constructions are undertaken with utmost quality to represent value for money. They should also constitute beneficiary committees which would supervise construction at various levels – foundation, basement, lintel, roof, completion, occupation etc. and undertake social audit of the projects after completion;
• Ensure that there is no delay in implementation of the projects. Since housing projects for the urban poor involve beneficiary contribution and sometimes a small loan component, delay in implementation will severely hamper their ability to meet EMI requirements.

• In so far as security of tenure is concerned, a mechanism may be evolved to prevent resale of such properties before a reasonable period of say 10-15 years. The pattas granted to the beneficiaries could be mortgaged to banks in the case of beneficiaries taking loans. In case no loan component is involved, the ownership of such houses could vest in a society of the beneficiaries themselves. With bio-metric identification of beneficiaries and proper control by the Registrar of Cooperatives, such a mechanism could be a desirable option. All the State Governments/UT Administration should ensure that biometric identification of beneficiaries, in the case of approved projects, is completed as early as possible. Where occupancy rights are not granted, the same should be given to the beneficiaries within 6 months.

**Monitoring Reports**

• The Mid-Term Targets fixed during the review meeting held by the Hon’ble Prime Minister recently should be achieved. All the State Governments have been informed about this through a DO letter from Secretary (HUPA) to the Chief Secretary and the concerned Secretary in the State Government/UT Administration. States/UTs are required to send quarterly progress reports on physical and financial progress and reforms for which formats have been sent to the State Secretaries and Nodal agencies.

• The States/UTs which have already been sanctioned projects under BSUP/IHSDP should expeditiously implement them with the 1st installment from the Central Government and appropriate State share and submit UCs for 70% of the Central share and State share. [UCs should specifically mention the Central share received and utilized.] This would facilitate the Ministry for releasing 2nd installment of the share of the Central Government.

6. In the meeting six projects were put on the agenda. State-wise break up of project proposals is as follows:-

<table>
<thead>
<tr>
<th>State</th>
<th>No. of project proposals</th>
</tr>
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<tr>
<td>Madhya Pradesh</td>
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</tr>
<tr>
<td>Rajasthan</td>
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<tr>
<td>Tripura</td>
<td>1</td>
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<tr>
<td>Maharashtra</td>
<td>2</td>
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</table>

**Total** 4

Brief details of these projects are at Annexure-II. All these projects were appraised by HUDCO. The Chairman of CSC requested representatives of the State Governments to give an account on the following:-

(i) Brief details of physical and financial progress of already approved projects including the actual availability of Central share, State share, ULB share, beneficiary contribution, loan component; tentative schedule for seeking 2nd
(ii) Basic details of the present proposals such as total project cost and its break up into housing and infrastructure components (percentages); break-up of cost of housing and infrastructure under Central Share, State share, ULB share, Beneficiary contribution, loan and parastatals.

7. The representative of the Government of Maharashtra made a presentation on the two IHSDP projects for Buldhana city and Tasgaon city. After detailed discussions and taking into account the views of appraisal agency, etc., the Committee decided that:

(i) the design of the house needs improvement to provide for 2 rooms, kitchen; separate bath and toilet with windows and provision for proper ventilation
(ii) community centres for each housing colony should be provided keeping in view the requirement of the beneficiaries

7.1. Accordingly, the Committee approved the two projects subject to the condition that the representative of the State Government should furnish revised statements showing details of the components and the revised design to incorporate points at (i) and (ii) above, in consultation with the appraisal agency. The total cost for all the components for which Central assistance would be provided should be within the cost approved by the SLCC.

Abstracts of the approved projects, based on the revised details furnished by the representative of the State Government, are at Statement I & II of Annexure-III.

8. A presentation on the IHSDP project for Alwar Nagar Parishad (Phase-I) was made by the representative of the State Government of Rajasthan. After detailed discussions and taking into account the views of appraisal agency, etc., the Committee decided that:

(i) The cost for upgradation should be reduced to a reasonable level. Where only toilet is to be provided it be reduced to a level of Rs.10,000 and where toilet and also kitchen are to be provided, the cost could be Rs.28,000;
(ii) Bath and toilet should have windows and the entire house should have proper ventilation;
(iii) The design of the community facilities should be in accordance with the requirement of the beneficiaries
(iv) Provision for wire-mesh door be made at the entrance door and on all windows

Accordingly, the Committee approved the project subject to the condition that the representative of the State Government should furnish revised statements showing details of the components to incorporate points at (i) to (iv) above, in consultation with the appraisal agency. The total cost for all the components for which Central assistance would be provided should be within the cost approved by the SLCC.

Abstract of the approved project, based on the revised details furnished by the representative of the State Government, is at Statement III of Annexure-III.
9. Representative of the State Government of Tripura made a presentation on the IHSDP project for Teliamura town. The Committee observed that the cost for infrastructure components is very high as compared to other States in the North Eastern region. Considering the total cost of the project (Rs.941.99 lakh) and the share of housing component (Rs.360 lakh), the Committee was of the opinion that at the maximum the ratio of housing and infrastructure component could be 1:1.

9.1. In view of the observations mentioned above, the representative of the State Government informed the Committee that the State would come up with a revised project proposal. Accordingly, the Committee deferred the project.

10. A presentation on two projects (for Orchha town and Hoshangabad town) was made by the representative of the State Government of Madhya Pradesh. After detailed discussions and taking into account the views of appraisal agency, etc., the Committee decided that:-

   (i) Separate bath and toilet should be provided in each of the houses;
   (ii) Bath and toilet should have windows and the entire house should have proper ventilation;
   (iii) The design of the community facilities should be in accordance with the requirement of the beneficiaries
   (iv) Provision for wire-mesh door be made at the entrance door and on all windows
   (v) The ratio of housing and infrastructure components should be brought to a reasonable level, say of 55:45.

Accordingly, the Committee approved the two projects subject to the condition that the representative of the State Government should furnish revised statements showing details of the components to incorporate points at (i) to (v) above, in consultation with the appraisal agency. The total cost for all the components for which Central assistance would be provided should be within the cost approved by the SLCC.

Abstracts of the approved projects, based on the revised details furnished by the representative of the State Government, are at Statement IV and V of Annexure-III.

11. The Chairman of CSC reiterated the importance of observing the important guidelines and measures prescribed and once again urged the States/UTs/ULBs/parastatals (e.g., Development Authority/implementing agencies/appraisal agencies to abide by/ undertake these guidelines/measures for smooth implementation of the projects. Minutes issued in the past may also be referred to while implementing specific projects.

12. The meeting ended with a vote of thanks to the Chair.
LIST OF PARTICIPANTS IN THE 20TH MEETING OF CENTRAL SANCTIONING COMMITTEE (CSC) HELD UNDER THE CHAIRMANSHIP OF SECRETARY (HUPA) ON 19.10.2007

1. Dr. Harjeet S. Anand, Secretary, Ministry of Housing and Urban Poverty Alleviation
2. Dr. P.K. Mohanty, Joint Secretary and Mission Director, Ministry of HUPA
3. Shri D.S. Negi, OSD (JNNURM), Ministry of HUPA
5. Shri Vivek Nangia, Deputy Secretary (JNNURM), Ministry of HUPA.
6. Shri N. Venugopalan, Deputy Secretary, Ministry of Urban Development, New Delhi.
7. Shri J.A. Vaidyanathan, Under Secretary, Ministry of HUPA, New Delhi.
8. Shri A.K. Mishra, Dy. Director, Ministry of HUPA, New Delhi
9. Shri S.K. Tripathi, Director, (CP) HUDCO, New Delhi.
10. Shri J.K. Prasad, Officiating Executive Director, BMTPC, New Delhi
11. Shri I.J.S. Sidhu, Chief (PM&T), BMTPC, New Delhi.
12. Ms. Usha P. Mahavir, Deputy Chief (Project), HUDCO, New Delhi
13. Shri C.N. Jha, Development Officer, BMTPC, New Delhi.
14. Shri Manoj Mathur, Regional Chief, HUDCO, Jaipur
15. Shri Anand Mohan, Project Director, LSG Department, Government of, Rajasthan, Jaipur.
17. Shri Kiran Kumar Ojha, Chief Municipal Officer, Nagar Panchayat, Orchha, District Tikamgarh, Madhya Pradesh
18. Shri D.R. Hadadare, Chief Engineer, MHADA, Mumbai
19. Shri B.S.A Murthy, AC(P)- MRO, HUDCO, Mumbai
20. Ms. Vajayanti Mahabale, Appraisal Officer, HUDCO, Mumbai
21. Shri Jag Mohan, AEN, Municipal Council, Alwar, Rajasthan
22. Shri S.K. Bhatnagar, SPAO, HUDCO, Jaipur
23. Shri R.C. Joshi, Joint Director, (Urban Administration), Government of Madhya Pradesh, Nagar Palika Bhanaw, Bhopal.
24. Shri Umesh Kothikar, Chief Officer, Municipal Council, Buldana, District Buldana, Maharashtra
25. Shri R. Sanglianikkuma, Additional Secretary, UD & PA Department, Government of Mizoram, Block-C, Secretariat, Aizawl- 796001, Mizoram.
26. Shri Zarzoenga, Deputy Director, UD&PA Department, Government of Mizoram, Aizwal.
27. Shri Sanjeev Ranjan, Resident Commissioner, Tripura, New Delhi
28. Shri J.V. Mudholkar, Regional Chief, Zonal Regional Office, Opposite P.N. Bank, Guwahati-781 005.
<table>
<thead>
<tr>
<th>Month</th>
<th>Year</th>
<th>Elected body is in existence</th>
<th>SLCC has approved the project</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.17</td>
<td>3.39</td>
<td>1.24</td>
<td>1.96</td>
</tr>
</tbody>
</table>

**Elected body is in existence:**
- The project duration is 2 years.
- The project is based on SOR M&MD.
- The elections are based on 7-Piece Card.
- The project has been completed with the support of international institutions and banks.
- The benefits of the project will be shared through the project.
- Single transaction RAC is to be submitted.
- The selected body is in existence.
- SLCC has approved the project.

**SLCC:**
- 56.72%
- Rail@ of Housing: Infrastructure is 56.72%.

**Elected body is in existence:**
- 30 years.
- Land ownership will be issued in the name of the elected body.
- Elected body has been submitted.

**SLCC:**
- 90%

**Elected body is in existence:**
- 30 years.
- Land ownership will be issued in the name of the elected body.
- Elected body has been submitted.

**SLCC:**
- 90%

**Elected body is in existence:**
- 30 years.
- Land ownership will be issued in the name of the elected body.
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**SLCC:**
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**Elected body is in existence:**
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- 90%

**Elected body is in existence:**
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**SLCC:**
- 90%

**Elected body is in existence:**
- 30 years.
- Land ownership will be issued in the name of the elected body.
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**SLCC:**
- 90%

**Elected body is in existence:**
- 30 years.
- Land ownership will be issued in the name of the elected body.
- Elected body has been submitted.

**SLCC:**
- 90%

**Elected body is in existence:**
- 30 years.
- Land ownership will be issued in the name of the elected body.
- Elected body has been submitted.

**SLCC:**
- 90%

**Elected body is in existence:**
- 30 years.
- Land ownership will be issued in the name of the elected body.
- Elected body has been submitted.

**SLCC:**
- 90%
| 7.60 | 4.51 | 15.19 | 19.70 | 19.70 |

- The project duration is 22 Months.
- The estimates are based on Schedule of Rates (SOR) M.P. PWD W.e.f. 01st November, 1999.
- The estimates are completed with:
- 2-point charter is completed with:
- Loan from financial institutions and banks.
- Beneficiaries share will be contributed through:
- Area of 2.95 sq. m.
- Single storey RCC framed structure with pithing:
- Cost of Housing Infrastructure is 5.08%:
- 48.92% of Project Cost.
- The land proposal is owned by the agency and
- Some area is under the ownership of slum dwellers on leasehold basis.
- The land proposal is owned by the agency and
- 30 Years.

- Husband & Wife
- Name of wife and alternately in the name of
- Land ownership will be issued preferably in the name of
- M.O. for formal agenda has been signed
- Elected body is in existence
- SC/ST has approved the project

Madhya Pradesh
Hoshangabad
District: Dist.
Nagar Palika
Hoshangabad
Colony in
<table>
<thead>
<tr>
<th>Project Cost</th>
<th>2007 for Road Works</th>
</tr>
</thead>
<tbody>
<tr>
<td>Aner PWD BSR 5005 for Building Works and</td>
<td></td>
</tr>
<tr>
<td>Estimates are based on Schedule of Rates of</td>
<td></td>
</tr>
<tr>
<td>7 Point Charter is completed with.</td>
<td></td>
</tr>
<tr>
<td>8 Toilets with Plinth Area of 2500 sq. mtr.</td>
<td></td>
</tr>
<tr>
<td>The Dwelling unit proposed for 2 rooms, Kitchen</td>
<td></td>
</tr>
<tr>
<td>Project Cost</td>
<td></td>
</tr>
<tr>
<td>Ratio of Housing Infrastructure is 86%: 14% of</td>
<td></td>
</tr>
<tr>
<td>7-point charter is complied with.</td>
<td></td>
</tr>
<tr>
<td>Compound Interest is near 27% of Project Cost</td>
<td></td>
</tr>
<tr>
<td>Project Cost is out of the same. The Road</td>
<td></td>
</tr>
<tr>
<td>Ratio of Housing Infrastructure is 39%: 61% of</td>
<td></td>
</tr>
<tr>
<td>Beneficiary list has been furnished.</td>
<td></td>
</tr>
<tr>
<td>Female member of family and will be subsequently transferred to</td>
<td></td>
</tr>
<tr>
<td>Land ownership is with the ULB / Beneficiary</td>
<td></td>
</tr>
<tr>
<td>MOA for Rev. Account has not been signed.</td>
<td></td>
</tr>
<tr>
<td>Elected body is in existence.</td>
<td></td>
</tr>
<tr>
<td>SLCC has approved the project.</td>
<td>4.17 1.08 8.34 9.42</td>
</tr>
<tr>
<td>SL</td>
<td>Project Duration</td>
</tr>
<tr>
<td>---</td>
<td>-----------------</td>
</tr>
<tr>
<td></td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>2 Years.</td>
</tr>
<tr>
<td>2</td>
<td>1.76</td>
</tr>
<tr>
<td>3</td>
<td>0.90</td>
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<tr>
<td>4</td>
<td>3.52</td>
</tr>
<tr>
<td>5</td>
<td>6</td>
</tr>
<tr>
<td>6</td>
<td>12.92</td>
</tr>
<tr>
<td>7</td>
<td>2.50</td>
</tr>
<tr>
<td>8</td>
<td>5.04</td>
</tr>
</tbody>
</table>

Additional details:
- MOA for reforms to be executed.
- Elected body is in existence.
- SLC has approved the project.
<table>
<thead>
<tr>
<th>State/UT</th>
<th>Project Code</th>
<th>Project Cost</th>
<th>Total Cost</th>
<th>H1/20</th>
<th>H1/21</th>
<th>Total</th>
<th>Project 1</th>
<th>Project 2</th>
<th>Total Project</th>
<th>Share 3</th>
<th>Share 4</th>
<th>Total Share</th>
<th>Total Share</th>
</tr>
</thead>
<tbody>
<tr>
<td>Maharashtra</td>
<td>B000000000000000000</td>
<td>500000</td>
<td>1000000</td>
<td>250000</td>
<td>500000</td>
<td>750000</td>
<td>1250000</td>
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<td>1250000</td>
<td>250000</td>
<td>250000</td>
<td>500000</td>
<td>500000</td>
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</table>

**Details of State Share**
- **State Share**: 50%
- **Project Cost**: 1000000
- **Total Cost**: 250000
- **Share 1**: 250000
- **Share 2**: 250000
- **Total Share**: 500000

**Total Shares**
- **State Share**: 50%
- **Project 1**: 1250000
- **Project 2**: 1250000
- **Total Project**: 2500000

**Implementation of HSDP for Nagpur City**

**Maharashtra**

- **State**: Maharashtra
- **City**: Nagpur
- **Name of the State**: Maharashtra
- **Name of the City**: Nagpur
<table>
<thead>
<tr>
<th>State</th>
<th>Project Code</th>
<th>Total Cost</th>
<th></th>
<th></th>
<th></th>
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</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>8000.00</td>
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</table>

**STATEMENT - III**

Name of the State

Project Code

ISDP Project Name / Components

% (g) in the

<table>
<thead>
<tr>
<th>(a)</th>
<th>(b)</th>
<th>(c)</th>
<th>(d)</th>
<th>(e)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1a</td>
<td>1b</td>
<td>1c</td>
<td>1d</td>
<td>1e</td>
</tr>
</tbody>
</table>

**Annexure - III**

- **Resident:**
  - Name of the resident
  - Date of birth
  - Identity card number
  - Signature

- **Contact Person:**
  - Name of the contact person
  - Mobile number

- **Address:**
  - Residential address
  - PIN code

- **Bank Details:**
  - Bank name
  - Branch name
  - Account number
  - IFSC code

- **Bank Statement:**
  - Bank statement for the last 6 months

- **Supporting Documents:**
  - Copy of identity card
  - Copy of residence proof
  - Copy of academic certificates

- **Additional Information:**
  - Any other relevant information

**Notes:**

- All documents must be submitted in hard copy along with a digital copy.
- The application is subject to verification by the authorities.
- Any discrepancies found during the verification process may lead to delays in processing.
- The application process is subject to change without prior notice.
<table>
<thead>
<tr>
<th>Session</th>
<th>1E04.21</th>
<th>2E08.42</th>
<th>3E04.22</th>
<th>4E04.22</th>
<th>5E04.22</th>
<th>6E04.22</th>
<th>7E04.22</th>
<th>8E04.22</th>
<th>9E04.22</th>
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<tbody>
<tr>
<td>Total B</td>
<td>9.00</td>
<td>4.00</td>
<td>6.00</td>
<td>6.00</td>
<td>6.00</td>
<td>6.00</td>
<td>6.00</td>
<td>6.00</td>
<td>6.00</td>
</tr>
</tbody>
</table>

**STUDENT:**

- **Statement A:** The implementation of the ISDP scheme is crucial to achieving the desired outcomes. The scheme aims to address various socio-economic challenges faced by the community. It is designed to improve access to education, healthcare, and economic opportunities. The scheme is supported by the government and various non-governmental organizations. The implementation process involves multiple stakeholders, including local community leaders, educators, and healthcare professionals.

- **Statement B:** The ISDP scheme has been implemented in several states across the country. The scheme has shown promising results in improving literacy rates, reducing child mortality, and increasing access to primary healthcare. The scheme's success is attributed to its comprehensive approach, which includes education, healthcare, and economic development initiatives.

**Madhya Pradesh**

- **Project Coordinator:** Dr. Rajesh Thakur
- **Implementation:** The implementation of the ISDP scheme is led by the Madhya Pradesh State Council for Education and Social Development (MPSCESD).
- **Central Share:** 50% of the total budget is allocated for the implementation of the scheme.

**Implementation:** The implementation of the ISDP scheme involves various initiatives, including the provision of educational facilities, healthcare centers, and economic empowerment programs for the community. The scheme is designed to create a sustainable impact by focusing on long-term development goals.
<table>
<thead>
<tr>
<th>Description</th>
<th>Quantity</th>
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</thead>
<tbody>
<tr>
<td>Project Total (A+B)</td>
<td>183.39</td>
</tr>
<tr>
<td>Total</td>
<td>110,000.00</td>
</tr>
<tr>
<td>Total</td>
<td>3,880.00</td>
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<tr>
<td>Total</td>
<td>8,000.00</td>
</tr>
<tr>
<td>Central Share</td>
<td>6,000,000.00</td>
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<tr>
<td>Central Share</td>
<td>(below)</td>
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<td>Total</td>
<td>9,883,000.00</td>
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<tr>
<td>Total</td>
<td>4.33</td>
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<tr>
<td>Total</td>
<td>4.33</td>
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</tbody>
</table>

**Details of Share**

- **Date of Share**: 0.00
- **Share Class**: 50.00
- **Share Holder**: 0.00
- **Project Class**: 0.00
- **Total**: 0.00

**Statement**

- **Construction of 279 (III+176 = 279) Houses**
- **Implementation of HSDD Scheme (279) PBWJ**
- **Name of the Scheme**: HSDD Project Name / Components
- **City**: Name of the City
- **No.**: 1

---

**Notes**

1. In event of any discrepancy or mistake, the above figures shall be treated as incorrect.
2. The above figures are subject to the approval of the Ecafe Committee.
<table>
<thead>
<tr>
<th>1722.09</th>
<th>1982.32</th>
<th>3444.18</th>
<th>1526.50</th>
<th>Total for Madhya Pradesh (2 projects)</th>
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</thead>
<tbody>
<tr>
<td>315.43</td>
<td>314.22</td>
<td>630.85</td>
<td>862.28</td>
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<tr>
<td>729.79</td>
<td>1353.75</td>
<td>1359.88</td>
<td>1397.09</td>
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</tr>
<tr>
<td>628.88</td>
<td>1339.73</td>
<td>1455.88</td>
<td>1494.13</td>
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<table>
<thead>
<tr>
<th>862.28</th>
<th>315.43</th>
<th>630.85</th>
<th>231.42</th>
<th>Total for Madhya Pradesh (2 projects)</th>
</tr>
</thead>
</table>

<table>
<thead>
<tr>
<th>(6)</th>
<th>(7)</th>
<th>(8)</th>
<th>(9)</th>
<th>Central Share</th>
</tr>
</thead>
<tbody>
<tr>
<td>80%</td>
<td></td>
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<td></td>
<td>Central Share Project</td>
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<tr>
<td>80%</td>
<td></td>
<td></td>
<td></td>
<td>Project Central</td>
</tr>
<tr>
<td>80%</td>
<td></td>
<td></td>
<td></td>
<td>Total ISDP Project Name / Components</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>(10)</th>
<th>(11)</th>
<th>(12)</th>
<th>(13)</th>
<th>Name of the State</th>
</tr>
</thead>
<tbody>
<tr>
<td>SI</td>
<td></td>
<td></td>
<td></td>
<td>Name of the State</td>
</tr>
</tbody>
</table>

In the manner of dual measures of ISDP (M) 
Annexure III