



Pradhan Mantri Awas Yojana (PMAY-U)

**Proposal for 34 projects (2 New and 32 Revised) under
vertical III (AHP) &**

25.02.2019

Urban Development & Housing Department

Government of Jharkhand

PROGRESS OF PMAY (U)

Indicators	Current Status (No.)
▪ Cities Approved	51
▪ Demand Survey Completed	Completed in 45 ULBs
▪ Total Demand	2,47,507
▪ Demand received through Common Service Centre and Online Application	CSC : 17,577 Online : 32,457
▪ Cases accepted/ rejected	CSC : 9,526/7,569 , Online : 18,975/7,629
▪ Whether HFAPoA Submitted	Yes (41) 4 new ULBs approval is awaited for board approval.
▪ SLTC/CLTC staffs approved vs. placed	SLTC (10/8) CLTC (74/26) Recruitment In progress
▪ State Budgetary Provision for PMAY (U) in 2019-20	Rs. 182.50 Cr.

Progress (Mandatory Conditions)

Mandatory conditions	Current Status (Special Circumstances/Alternative institutional Mechanism, if any)
Dispensing the need for separate Non Agricultural (NA) Permission	Implemented
Prepare/amend their Master Plans earmarking land for Affordable Housing	
Single-window, time bound clearance for layout approval and building permissions	
Adopt the approach of deemed building permission and layout approval on the basis of pre-approved lay outs and building plans.	
Amend or legislate existing rent laws on the lines of the Model Tenancy Act.	
Additional Floor Area Ratio (FAR)/Floor Space Index (FSI)/ Transferable Development Rights (TDR) and relaxed density norms.	

INTERFACE WITH MIS

Indicators	Current Status (No.)
▪ Survey entry made (%)	92 % (in all vertical)
▪ Projects approved:	326
▪ Projects entered (7A/B/C/D)	326
▪ DUs approved under BLC	1,00,386
▪ Beneficiaries attached	1,00,986
▪ Houses geo-tagged (No. of Unique Beneficiary)	70,773
▪ Total fund transferred through DBT (Rs. Lakhs)	1157.51 Cr
▪ National Electronic Funds Transfer (NEFT)	578.08 Cr
▪ PFMS/ DBT	579.43 Cr (Including Aadhar Based)
▪ Aadhar Payment Bridge (APB)	236.71 Cr

PROGRESS OF PROJECTS



Verticals	Houses Approved	Tendered	Work order Issued	Grounded/In Progress				Completed
				Foundation	Lintel	Roof	Total	
▪ISSR	15,517	-	-	-	-	-	-	-
▪AHP	42,493*	-	-	987 DUs				80
▪BLC (New)	1,00,386	NA	NA	20,387	10,219	15,161	45,767	37,349
▪BLC (Enhancement)	-	-	-	-	-	-	-	-
▪Total	1,58,396	-	-	-	-	-	-	-
▪CLSS	No. of loan sanctioned		1558					

Note: * Revised proposal submitted for approval

Progress of AHP Projects

Report of DPRs for which tender have been floated under PMAY (Urban)

S.No	City /Attribute	No of DUs	Estimated Project Cost (Rs In Crs)	Last Date Bid Submission	
1	Bagunhatu, Jamshedpur (G+3)				
		2480	162.2	21.02.2019	4 Bid Received
2	Kasidih, Adityapur & Norodih, Saraikela (G+3)				
		2080	129.79	14.02.2019	Bid Finalized
3	BirsaNagar, Jamshedpur (G+8)				
		9592	705.77	20.02.2019	
4	Pandra, Ranchi (G+8)				
		477	36.33	27.02.2019	
5	Mohanpur, Deoghar (G+6)				
		665	47	26.02.2019	
6	Horladih, Dhanbad (G+3)				
		1500	94.86	26.02.2019	
	Total	16794	1175.95		

PROJECT PROPOSAL BRIEF



Verticals	AHP(New)	AHP (Revised)	Remarks
▪No. of Projects	2	32	-
▪No. of DUs	2,165	26,864	-
▪Project Cost	15345.47 (Lakhs)	193239.26 (Lakhs)	-
▪Central Share	3247.50	40296.00	-
▪State Share	2165.00	26864.00	-
▪Developer Share			-
▪Beneficiary Share	9932.97	126079.26	-

Verticals (Rs. Lakhs)	Central Share	State Share	ULB Share	Beneficiary Share	Completion Time
▪AHP	1.5	1 Lakh	-	Rest amount	18/24 months

PROJECT PROPOSAL BRIEF



Checklist	Status (Y/N)
▪Conceptual Layout plan / DPR (as per NBC norms) Attached	Y
▪SLAC/SLSMC approval/Minutes submitted	Y
▪Land title status (encumbrance free)	Y
▪No. of Beneficiaries with Aadhar ID	Y
▪No. of Beneficiaries with other Unique ID	Y
▪No. of Aadhar seeded Bank accounts	-
▪Status of physical & social infrastructure	Y
▪Implementation plan/Completion period	18/24 Months
▪Beneficiary consent sought	Y

Affordable Housing in Partnership –Jharkhand



(New Project)

Sl.No.	City	Project location	DUs Proposed	Structure	Project Cost as per TA (detailed figure)	GoI Share	State Share	Bene. Share
1	Deoghar	Mohanpur	665	G+6	5092.69	997.5	665	3430.19
2	Dhanbad	Horladih	1500	G+3	10252.78	2250	1500	6502.78
Total			2165		15345.47	3247.50	2165.00	9932.97

Horladih – Dhanbad (AHP)

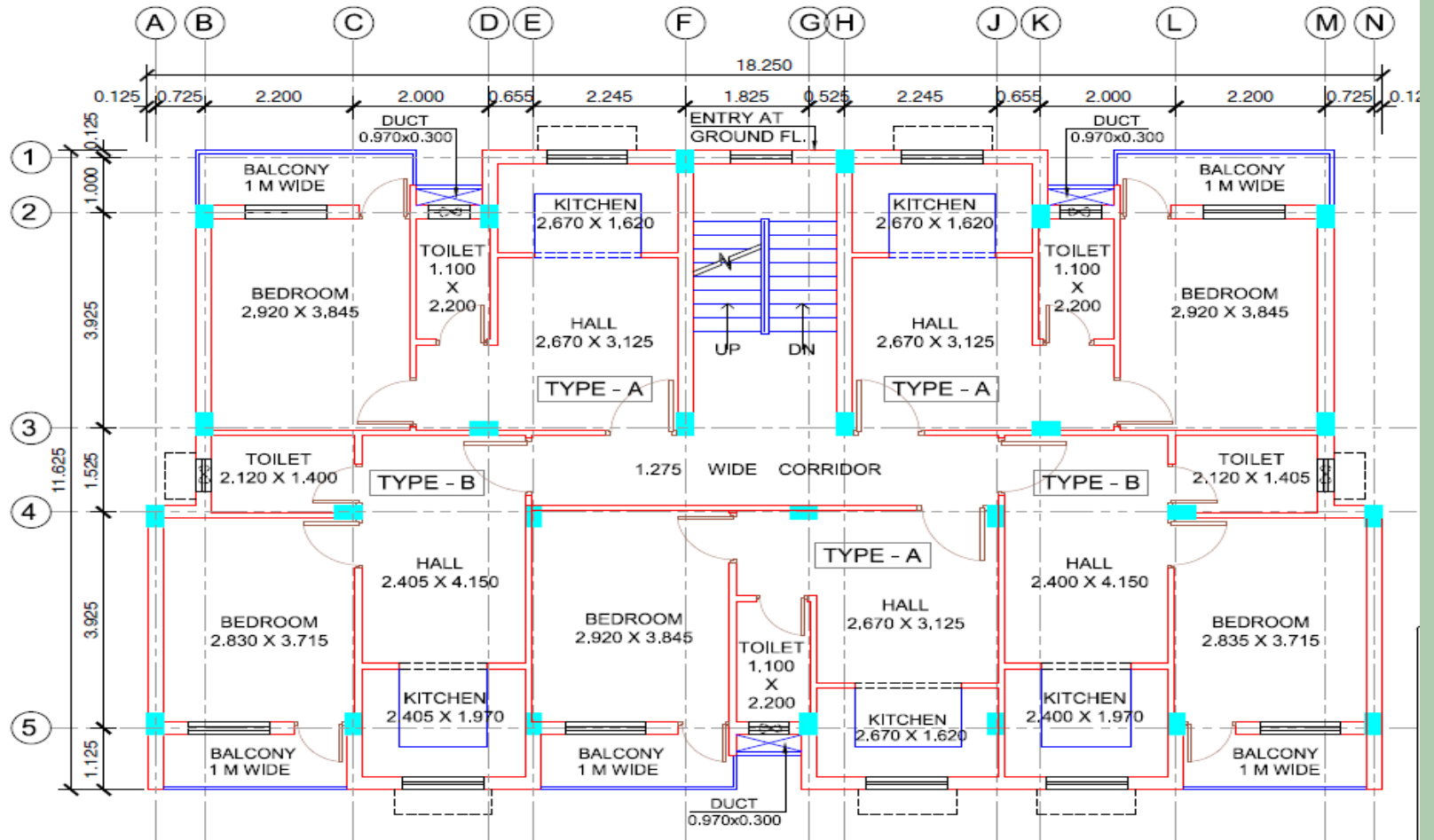
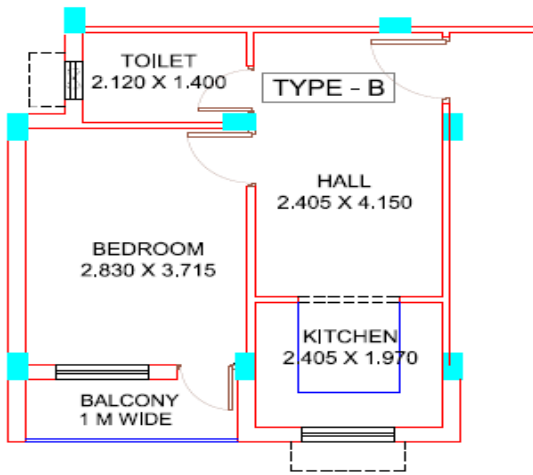
Proposed House Holds	1500 Nos
Land Area	9.51 Acre
G+3 Building Proposed	5 Units /Floor
Carpet Area of 1 Unit	29.01 Sq Mt
Key Feature	Open Park, Area for Community center , Parking , Internal Roads , Rain water Harvesting,



Horladih –Dhanbad (AHP)

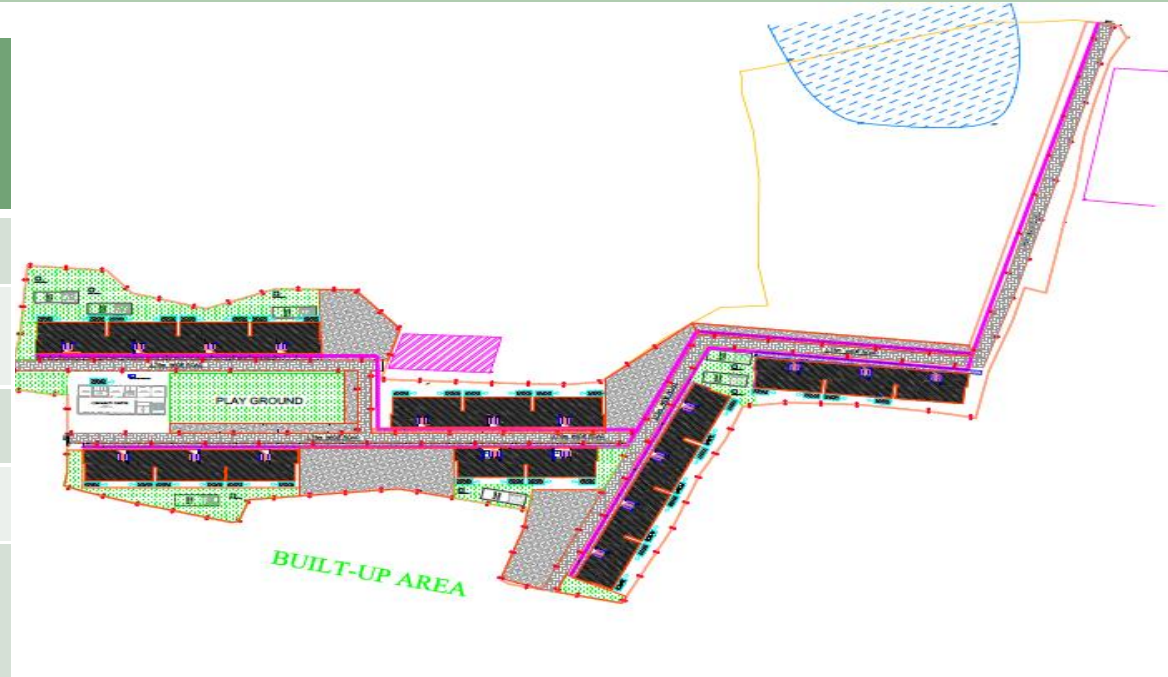
Individual Floor Plan

Plan of one Dwelling Unit



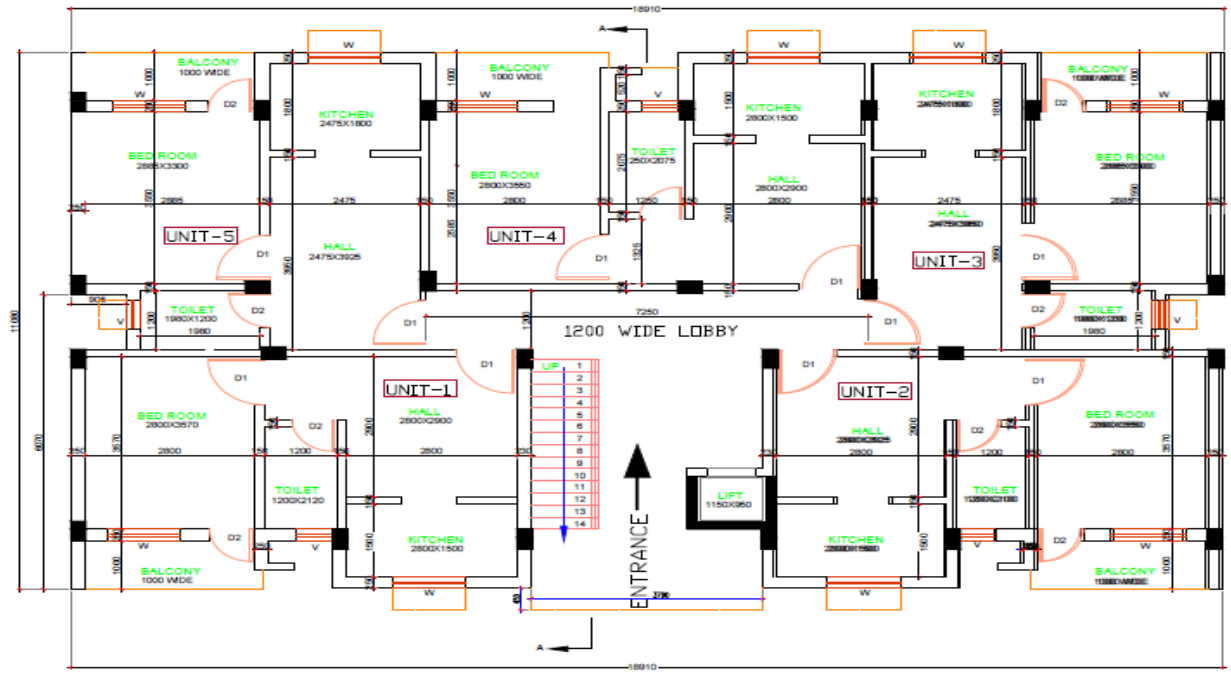
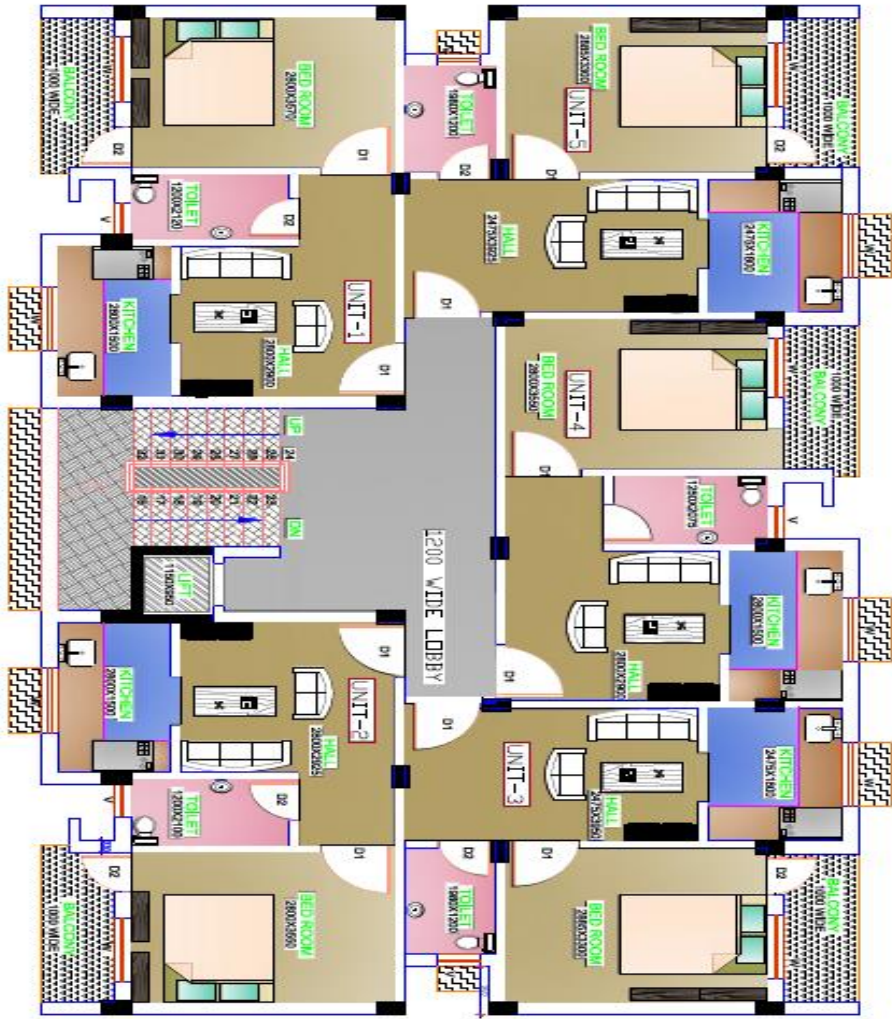
Mohanpur – Deoghar (AHP)

Particulars	Details
Number of Blocks	19
Proposed Households	665
Land Area	4.12 acres
Facilities	Lift, Playground Street Lighting, Transformer Parking, Rain Water Harvesting, Fire Fighting, Boundary Wall, Boundary Gate, Internal Road, Drain, Sump & Borewell



LEGEND-	
	DRAIN - 150mm
	DRAIN - 300 x 400
	BOUNDARY WALL
	STREET LIGHT (77 NO's)
	SUMP
	SEPTIC TANK
	GREEN AREA
	PARKING AREA
	ROADS
	BOREWELL
	RAIN WATER HARVESTING
	ENTRY GATE

EWS Flat & Ground Floor Plan



Affordable Housing in Partnership (Revision of 32 projects) –Jharkhand



DPR summary Report for Affordable Housing in Partnership (Vertical III) Under PMAY-U for Financial Year 2018-19, Jharkhand

Rs. In Lakhs

Sl.No.	ULB	Project location	GoI Share	State Share	Bene. Share	Unit Cost Pser DUs
1	Adityapur	Kasidih	3030	2020.00	9231.25	7.07
2	Adityapur	Mirudih	6180	4120.00	17985.80	6.87
3	Bundu	Tangra Toli	120	80.00	407.50	7.59
4	Chaibasa	Salihatu	690	460.00	2122.20	7.11
5	Chakradharpur	Potka	1680	1120.00	5042.44	7.00
6	Chas	Kala Pathar	960	640.00	2799.54	6.87
7	Dumka	Dudhani	240	160.00	668.55	6.68
8	Garhwa	Sonpurwa	600	400.00	1830.27	7.08
9	Giridih	Karhabari	285	190.00	887.34	7.17
10	Hazaribagh	Mandaikhurd	450	300.00	1343.75	6.98
11	Jamshedpur	Birsa Nagar	14388	9592.00	48785.54	7.59
12	Jamshedpur	Bagunhatu	3720	2480.00	10846.52	6.87
13	Jamtara	Jamtara no. 3	60	40.00	209.48	7.74
14	Jhumritelaya	Gumoh	120	80.00	376.69	7.21
15	Khunti	Jamwadag	315	210.00	1006.49	7.29
16	Koderma	Bholakali Plot 4093	135	90.00	422.92	7.20
17	Lohardaga	Juriya	607.5	405.00	1851.27	7.07
18	Madhupur	Nawadih	180	120.00	502.84	6.69

Affordable Housing in Partnership –Jharkhand



DPR summary Report for Affordable Housing in Partnership (Vertical III) Under PMAY-U for Financial Year 2018-19, Jharkhand

Rs. In Lakhs

Sl.No.	ULB	Project location	GoI Share	State Share	Bene. Share	Unit Cost Pser DUs
19	Medininagar	Aghori Ashram	360	240.00	1145.28	7.27
20	Mihijam	Kangoi	450	300.00	1198.09	6.49
21	Mihijam	Butberia	660	440.00	1700.37	6.36
22	Pakur	Devpur	540	360.00	1441.22	6.50
23	Ramgarh	Kaitha 493	210	140.00	661.00	7.22
24	Ranchi	Samlong-905	690	460.00	2043.80	6.94
25	Ranchi	Lowadih-758, 759	600	400.00	1798.25	7.00
26	Ranchi	Hotwar-832P, 833P	570	380.00	1718.74	7.02
27	Ranchi	Lowadih-906	540	360.00	1632.72	7.04
28	Ranchi	Banhaura-236	270	180.00	890.00	7.44
29	Ranchi	Pandra	715.5	477.00	2747.29	8.26
30	Sahibganj	Chota Batuna	270	180.00	762.64	6.74
31	Saraikela	Norodih	90	60.00	317.55	7.79
32	Simdega	Saldega	570	380.00	1701.92	6.98
Total			40296.00	26864.00	126079.26	

Affordable Housing in Partnership –Jharkhand



Rs. In lakh

Sanctioned Project Details in earlier CSMC

Revised Project

S.No.	CSMC No./ Date	City	Project location	Dus Approved	Total Project Cost	Central Assistance	Beneficiary Share	State Share	Proposed DUs	Project Cost	Central Assistance	State Share	Beneficiary Share
1	28th 29- Nov-2017	Adityapur	Mirudih	3040	20754.43	4560.00	1520.00	14674.43	4120	28285.80	6180	4120.00	17985.80
2		Ranchi	Bargai (Hotwar) - 832P, 833P	560	4143.40	840.00	280.00	3023.40	380	2668.74	570	380.00	1718.74
3		Ranchi	Lowadih-906	460	3390.65	690.00	230.00	2470.65	360	2532.72	540	360.00	1632.72
4		Ranchi	Banhaura-236	345	2547.99	517.50	172.50	1857.99	180	1340.00	270	180.00	890.00
5		Ranchi	Pandra	375	2767.82	562.50	187.50	2017.82	477	3939.79	715.5	477.00	2747.29
6		Jamshedpur	Birsa Nagar	10436	77075.64	15654.00	5218.00	56203.64	9592	72765.54	14388	9592.00	48785.54
7		Bagunhatu	2480						17046.52	3720	2480.00	10846.52	
Total				15216	110679.93	22824.00	7608.00	80247.93	17589	128579.12	26383.5	17589.00	84606.62

Affordable Housing in Partnership –Jharkhand



Sanctioned Projects Details in earlier CSMC

Revised Projects

S.No.	CSMC No./ Date	City	Project location	Dus Approved	Total Project Cost	Central Assistance	Beneficiary Share	State Share	Project location	Proposed DUs	Project Cost	Central Assistance	State Share	Beneficiary Share	
8	29th 27-Dec-2017	Hazaribagh	Mandaikhurd	380	4026.00	570.00	190.00	2946.00	Mandaikhurd	300	2093.75	450	300.00	1343.75	
			Lakhe	160		240.00	80.00								
9		Chas	Kala Pathar	800	7768.00	1200.00	400.00	5808.00	Kala Pathar	640	4399.54	960	640.00	2799.54	
			Bhawanipur	180		270.00	90.00								
10		Dumka	Dudhani	160	1083.00	240.00	80.00	763.00	Dudhani	160	1068.55	240	160.00	668.55	
11		Garhwa	Sonpurwa	360	2643.00	540.00	180.00	1923.00	Sonpurwa	400	2830.27	600	400.00	1830.27	
12		Bundu	Tangra Toli	85	849.00	127.50	42.50	679.00	Tangra Toli	80	607.50	120	80.00	407.50	
13		Lohardaga	Juriya	412	3481.00	618.00	206.00	2657.00	Juriya	405	2863.77	607.5	405.00	1851.27	
14		Madhupur	Nawadih	120	806.00	180.00	60.00	566.00	Nawadih	120	802.84	180	120.00	502.84	
15		Medininagar	Aghori Ashram	420	3045.00	630.00	210.00	2205.00	Aghori Ashram	240	1745.28	360	240.00	1145.28	
16		Mihijam	Kangoi	260	4766.00	390.00	130.00	3246.00	Kangoi	300	1948.09	450	300.00	1198.09	
17			Butberia	500		750.00	250.00		Butberia	440	2800.37	660	440.00	1700.37	
18		Jamtara	Jamtara no. 3	70	464.00	105.00	35.00	324.00	Jamtara no. 3	40	309.48	60	40.00	209.48	
19		Ramgarh	Kaitha 493	170	1599.00	255.00	85.00	1259.00	Kaitha 493	140	1011.00	210	140.00	661.00	
20		Ranchi	Samlong-905	680	5517.11	1020.00	340.00	4157.11	Samlong-905	460	3193.80	690	460.00	2043.80	
Total				4757	36047.11	7135.50	2378.50	26533.11	Total	3725	25674.23	5587.5	3725.00	16361.73	

Affordable Housing in Partnership –Jharkhand



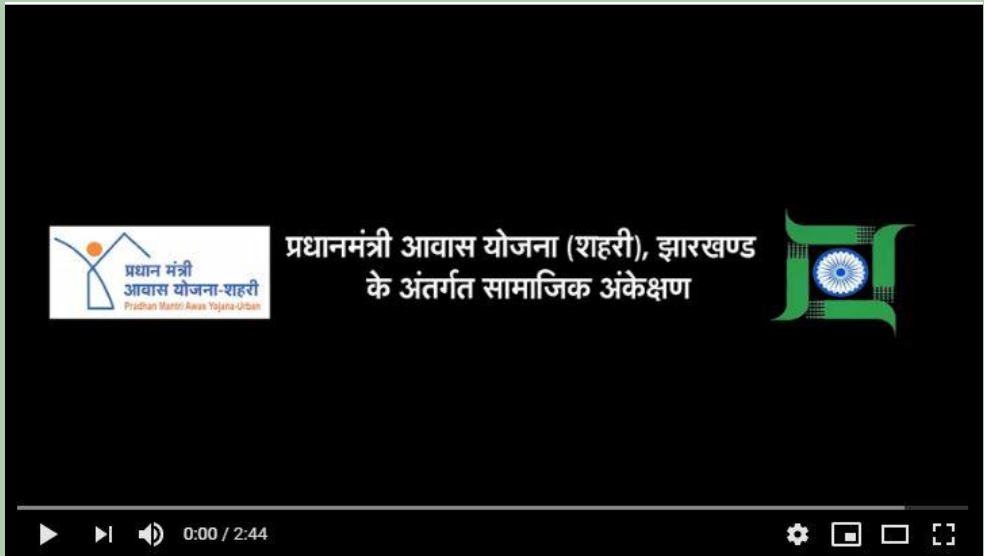
Sanctioned Projects Details in earlier CSMC									Revised Projects					
S.No	CSMC No./ Date	City	Project location	Dus Approved	Total Project Cost	Central Assistance	Beneficiary Share	State Share	Project location	Proposed DUs	Project Cost	GoI Share	State Share	Bene. Share
21	34th 30-May-2018	Giridih	Karhabari	200	1654.11	300.00	100.00	1254.11	Karhabari	190	1362.34	285	190.00	887.34
22		Adityapur	Kasidih	2520	17268.30	3780.00	1260.00	12228.30	Kasidih	2020	14281.25	3030	2020.00	9231.25
23		Chaibasa	Salihatu	448	3110.09	672.00	224.00	2214.09	Salihatu	460	3272.20	690	460.00	2122.20
24		Chakradharpur	Potka	1700	11836.37	2550.00	850.00	8436.37	Potka	1120	7842.44	1680	1120.00	5042.44
25		Jhumritelaya	Gumoh	80	828.38	120.00	40.00	668.38	Gumoh	80	576.69	120	80.00	376.69
26		Khunti	Jamwadag	210	2038.70	315.00	105.00	1618.70	Jamwadag	210	1531.49	315	210.00	1006.49
27		Koderma	Bholakali Plot 4093	90	829.62	135.00	45.00	649.62	Bholakali Plot 4093	90	647.92	135	90.00	422.92
28		Pakur	Devpur	380	2347.50	570.00	190.00	1587.50	Devpur	360	2341.22	540	360.00	1441.22
29		Ranchi	Lowadih-758, 759	427	4210.12	640.50	213.50	3356.12	Lowadih-758, 759	400	2798.25	600	400.00	1798.25
30		Sahibganj	Chota Batuna	180	1129.00	270.00	90.00	769.00	Chota Batuna	180	1212.64	270	180.00	762.64
31		Saraikela	Norodih	52	423.00	78.00	26.00	319.00	Norodih	60	467.55	90	60.00	317.55
32		Simdega	Saldega	520	4215.42	780.00	260.00	3175.00	Saldega	380	2651.92	570	380.00	1701.92
Total				6807	49890.61	10210.50	3403.50	36276.19	Total	5550	38985.91	8325	5550.00	25110.91

Social Audit - Pradhan Mantri Awas Yojana(U)



- “ Initially 7 cities selected for social audit
 - “ Ranchi, Chas, Deoghar, Mango, Medininagar , Koderma and Sahibganj
- “ **Independent Facilitating Agency** : %Social Audit Unit +, JSLPS, Rural Development Department, Govt. of Jharkhand
- “ Process Adopted
 - “ Random selection of ward by ward representatives
 - “ 1500 DUs selected under BLC projects of 2015-16 and 2016-17 through computerized lottery
 - “ State and City level orientation meetings
 - “ Formation of Social Audit Committees at ULB level
 - “ Public Hearings regarding findings of social audit done in 6 ULBs

Short Movie on Social Audit





प्रधानमंत्री आवास योजना (शहरी क्षेत्र)

इमारतों की संख्या सरकार
नगर विकास एवं आवास विभाग
नगर पंचायत, सैंटी

योजना का नाम - प्रधानमंत्री आवास योजना
योजना वर्ष - 2015-16 (शहरी क्षेत्र)
लाभक का नाम - मनोज गोपा
वार्ड नं. - 08
आवास सं. -



आर्य समाज मठ
नगर विकास पर आवास विभाग
नगर परिषद चक्रधरपुर
योजना का वर्ष- 2015-16 आई. नं. 11-क-5
लाभक का नाम- जानकी देवी
योजना संख्या- 2015-2016



झारखण्ड सरकार
नगर विकास एवं आवास विभाग
नगर पंचायत, खूंटी
योजना का नाम - प्रधानमंत्री आवास योजना
योजना वर्ष - 2015-16 (वित्तीय वर्ष)
लाभक का नाम - फुलमणी देवी
वार्ड नम्बर - 08
आवास संख्या -



झारखण्ड जल सरकार
नगर विकास एवं आवास विभाग
नगर पंचायत खैरी
योजना का नाम- प्रधानमंत्री आवास योजना शहरी क्षेत्र
योजना वर्ष- 2017-18
लाभक का नाम- सोनिया देवी
वार्ड नं.- 09
आवास संख्या-



AHP: Kalirekha, Deoghar



**AHP: Navjivan ,
Jamshedpur**





Thanks