

Pradhan Mantri Awas Yojana (PMAY-U)



PROPOSAL FOR 7 PROJECTS UNDER BLC VERTICAL

PRESENTED TO 43RD CSMC MEETING ON
25.2.2019

GOVERNMENT OF PUDUCHERRY

SLNA TOWN AND COUNTRY PLANNING DEPARTMENT

PROGRESS OF PMAY (U)



Indicators	Current Status (No.)
▪ Cities Approved	4 Planning Areas – Puducherry (Puducherry, Oulgaret & Kurumbapet cities), Karaikal, Mahe and Yanam
▪ Demand Survey Completed	4 Planning Areas (6 cities)
▪ Assessment as per Demand Survey	71465 (Approx. 20000 for BLC).
▪ Demand received through Common Service Centre and Online	CSC & Online - 1981
▪ Cases accepted / Rejected (received from all modes)	8637 rejected (as on December 2018)
▪ Whether HFAPoA Submitted	No. The consultant appointed for preparation of HFAPoA has been terminated due to inordinate delay in commencing works. A new consultant has been appointed on 11.1.2019 and HFAPoA preparation is in progress.
▪ Whether AIP Submitted	No
▪ Whether HFAPoA & AIP entered in MIS	No.

PROGRESS OF PMAY (U)



Indicators	Current Status															
<ul style="list-style-type: none"> SLTC/CLTC staff approved vs. placed 	<p>Approved : 1 SLTC (6 professionals) & 2 CLTC clusters (4 professionals each).</p> <p>Placed: Candidates selected for 5 posts in State Level Technical Cell and 4 posts in each of the City Level Technical Cell Cluster. Appointment orders under issue.</p>															
<ul style="list-style-type: none"> Status of CB Plan 	<p>CB Plan for 2018-19 approved by Ministry for SLTC, CLTC, Training, Research, Exposure visits.</p> <p>CB Plan for 2019-20 is yet to be submitted</p>															
<ul style="list-style-type: none"> Target of DUs for 2018-19 	<table border="1" style="width: 100%; text-align: center;"> <thead> <tr style="background-color: #4F81BD; color: white;"> <th>Vertical</th> <th>Target</th> <th>Achieved</th> <th>Now Proposed</th> <th>Balance to be Proposed</th> </tr> </thead> <tbody> <tr> <td>BLC</td> <td>3000</td> <td>1580</td> <td>1755</td> <td>-</td> </tr> <tr> <td>AHP / ISSR</td> <td>-</td> <td>-</td> <td>-</td> <td>-</td> </tr> </tbody> </table>	Vertical	Target	Achieved	Now Proposed	Balance to be Proposed	BLC	3000	1580	1755	-	AHP / ISSR	-	-	-	-
Vertical	Target	Achieved	Now Proposed	Balance to be Proposed												
BLC	3000	1580	1755	-												
AHP / ISSR	-	-	-	-												
<ul style="list-style-type: none"> State Budgetary Provision for PMAY (U) in 2018-19 	<p>₹ 9.96 Crores</p>															

STATUS OF MANDATORY CONDITIONS

Mandatory conditions	Current Status
Dispensing the need for separate Non Agricultural (NA) Permission	NA permission is not required in Puducherry.
Prepare / amend Master Plans earmarking land for Affordable Housing	Partially achieved. Draft Master Plan for Puducherry notified with provision for affordable housing
Single-window, time bound clearance for layout approval and building permissions	Achieved
Adopt the approach of deemed building permission and layout approval on the basis of pre-approved lay outs and building plans.	Achieved. PMAY beneficiaries have been exempted in obtaining building Plan approval.
Amend or legislate existing rent laws on the lines of the Model Tenancy Act.	Under process.
Additional Floor Area Ratio (FAR) / Floor Space Index (FSI) / Transferable Development Rights (TDR) and relaxed density norms.	Under process

INTERFACE WITH MIS



Indicators	Current Status (No.)
▪ Survey entry made (%)	19.50 %
▪ Projects approved:	17
▪ Projects entered (7A/B/C/D)	24 (7 projects submitted now)
▪ DUs approved under BLC	9346
▪ Beneficiaries attached	10143 (including beneficiaries for the proposed project as on 22.2.2019)
▪ Houses geo-tagged	6628 out of which 3553 authorized
▪ Total fund transferred through DBT (Rs. Lakhs)	₹ 6234.10 Lakhs
▪ <i>National Electronic Funds Transfer (NEFT)</i>	-

PROJECTS APPROVED SO FAR

₹ in Crores



Sl. No.	DESCRIPTION	AHP	ISSR	BLC	Total
1.	No. of Projects	-	-	17	17
2.	Dwelling Units	-	-	9346	9346
3.	Project Cost	-	-	392.532	392.532
4.	Central Share	-	-	140.19	140.19
5.	State Share	-	-	73.13	73.13
6.	Beneficiaries Share	-	-	179.212	179.212

PHYSICAL PROGRESS OF APPROVED PROJECTS

Vertical	Houses Approved	Tendered	Original documents collected	No. of Houses Geo-tagged	Work order Issued	Grounded / In Progress				Completed
						Foundation	Lintel	Roof	Total	
ISSR	-									
AHP	-									
BLC (N)	9346	NA	5573		5573	1043	921	886	2850	237
BLC (E)	-									
Total	9346	NA	5573		5573	1043	921	886	2850	237
CLSS	No. of loan sanctioned – 220									

FINANCIAL PROGRESS OF APPROVED PROJECTS

Verticals	Houses Approved	Central Share released (in Crores)			State Share released (Crores)			Fund released to Implementing Agency (in Crores)	Disbursement to beneficiaries	
		1 st instl.	2 nd instl.	3 rd instl.	1 st instl.	2 nd instl.	3 rd instl.		Nos.	Amount (₹ in Crores)
ISSR	-									
AHP	-									
BLC (N)	9346	55.50 (9250)	-	-	23.371	9.60	1.74	7526.60	5573	62.341
BLC (E)	-									
Total	9346	55.50 (9250)	-	-	23.371	9.60	1.74	7526.60	5573	62.341

Completed Houses

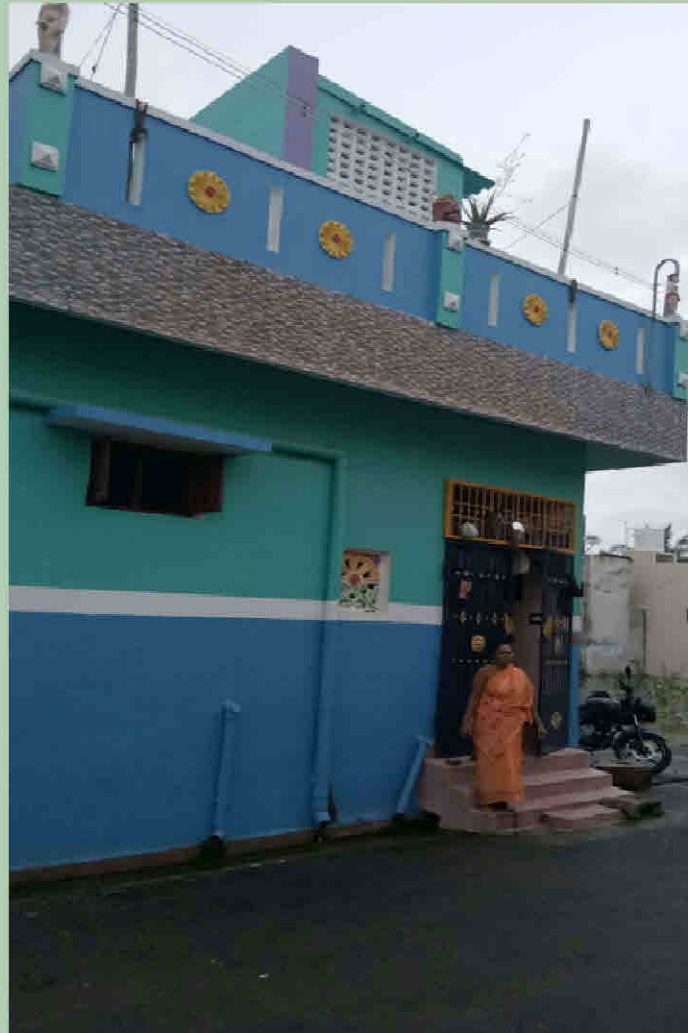
348040362969700006

Senthil Kumar



348040362969700018

Ramalingam



348040362967900495

M Krishnan



Completed Houses

348040362969700040

Selvam



348040362968000178

Janakiraman



348040362173600364

E. Pakkirichi



Completed Houses

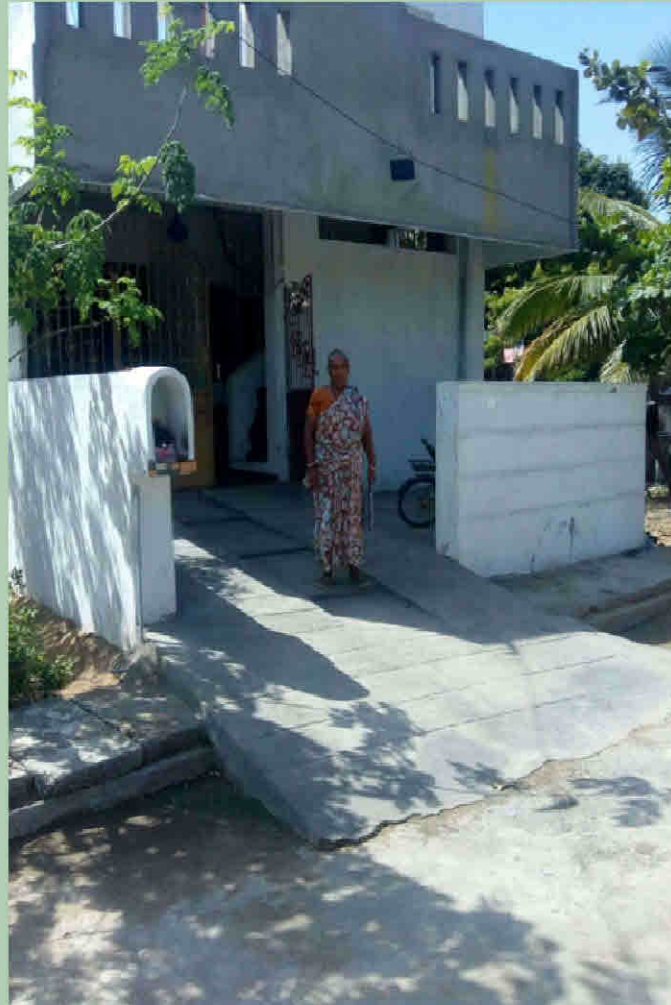
348040402993500005

Balakrishnan



348040362970100079

Vallathammal



348040362967900324

A Baskaran



Completed Houses

348040402993600202

Jayaseelanraj

348040353278600043

Yalla Abbaraju

348040393659900034

Prakshan



PROGRESS OF VERTICAL –II (CLSS)



Indicators	Current Status (No.)
▪ Total Demand of CLSS	Demand for CLSS yet to be assessed
▪ Total no of Loans Sanctioned	220
▪ Loan Amount	₹ 5474.99 Lakhs
▪ Disbursed Amount	₹ 3376.81 Lakhs
▪ Subsidy Amount	₹ 449.40 Lakhs

BRIEF OF PROJECT PROPOSALS FOR 43rd CSMC



(Rs. Lakhs)

Verticals	AHP	BLC(New)	Total
No. of Projects	-	7	7
No. of DUs	-	1755	1755
Project Cost	-	7371.00	7371.00
Central Share	-	2632.50	2632.50
State Share	-	2071.50	2071.50
Beneficiary Share	-	2667.00	2667.00

(Rs. Lakhs)

Verticals	Unit Cost	Central Share	State Share	Beneficiary Share	Completion Time
AHP	-	-	-	-	-
BLC	4.20	1.50	0.50 (Gen / OBC) 2.50 (SC)	2.20 - Gen 0.20 - SC	18 months

BRIEF OF PROJECT PROPOSALS



Checklist	Status (Y/N)
▪ Layout plan(as per NBC norms) Attached	Yes
▪ SLAC/SLSMC approval/Minutes submitted	Yes
▪ Land title status (encumbrance free)	Yes
▪ Beneficiary list (BLC) submitted	Yes
▪ No. of Beneficiaries with Aadhar ID	1755
▪ No. of Beneficiaries with other Unique ID	1755
▪ No. of Aadhar seeded Bank accounts	1755
▪ Status of physical & social infrastructure	Yes
▪ Implementation plan / Completion period	18 months
▪ Beneficiary consent sought	Yes

MODEL HOUSES



Carpet Area: 26.43 Sq.M.



Carpet Area: 27.03 Sq.M.

MODEL HOUSES



Carpet Area: 25.60 Sq.M.



PENDING ISSUES



Demonstration Housing Project:

- The State Level Sanctioning and Monitoring Committee in its meeting held on 4.10.2018 decided to take up the Demonstration Housing Project to construct night shelter and a land has also been identified.
- Decision of the State Level Sanctioning and Monitoring Committee communicated to Ministry on 2.11.2018 with a request for in-principle approval of the Central Sanctioning and Monitoring Committee.

TPQMA:

- The State Level Sanctioning and Monitoring Committee had decided to appoint the Puducherry Engineering College as the TPQMA for the PMAY project on nomination basis.
- While seeking approval, the Hon'ble Lieutenant Governor has directed to obtain approval of the Ministry.
- A request has been submitted on 31.1.2019 seeking necessary approval / clearance of the Ministry to appoint the Puducherry Engineering College as TPQMA.

PENDING ISSUES



Relaxation for reconstruction of houses constructed under VAMBAY and IAY

- The Council of Ministers in its meeting held on 25.5.2018 (Resolution No. 2018/M.30/199) to seek relaxation from the Ministry of Housing and Urban Affairs for disbursement of financial assistance under the Pradhan Mantri Awas Yojana scheme for reconstruction of dilapidated houses of the beneficiaries who had earlier availed financial assistance under various State Housing schemes, Indira Awas Yojana and VAMBAY.
- The Hon'ble Minister for Housing, Government of Puducherry had already submitted a request to the Hon'ble Minister for Housing and Urban Affairs, Government of India in this regard seeking relaxation from the Ministry for reconstruction of houses constructed under IAY and VAMBAY schemes.
- A DPR was prepared by the Implementing Agencies to construct 158 houses which were in dilapidated condition in Yanam Planning Area. The State Level Sanctioning and Monitoring Committee has not recommended the proposal. However, it was decided to seek clarification as to whether the financial assistance would be possible for repair of house or for demolition of house, which has outlived its life, and construction of new house in its place.

THANK YOU