

Pradhan Mantri Awas Yojana (PMAY-U)



Proposal for 19 projects with 16,350 EWS Houses under Vertical-3 AHP

Proposal for 134 projects with 72,060 validated Beneficiaries under Vertical 4 -BLC (N)

Proposal for 25 projects with 3,279 validated Beneficiaries under Vertical 4 - BLC (E)

Presented to 42nd CSMC Dated 30-01-2019



State Urban Development Agency (SUDA), Government of Uttar Pradesh

PROGRESS OF PMAY (U)



Indicators	Current Status (No.)
▪ Cities Approved	653 Nos
▪ Total Application Received after De duplication	27,64,203
▪ Total Physical Validation completed in ULB's	635 ULBs
▪ Total no of Applications physically Validated	24,61,462
▪ Demand Survey Completed .	635 ULBs
▪ SECC 2011 data linkage	28% average
▪ Cases accepted/rejected (including deduplication)	15,55,252/11,36,044
▪ Whether HFAPoA Submitted	106 HFAPoA submitted to MoHUA
▪ Whether AIP Submitted	Yes
▪ Whether HFAPoA & AIP entered in MIS	Under Progress
▪ SLTC/CLTC staffs approved vs. placed	SLTC – 06 and CLTC – 75
▪ State Budgetary Provision for PMAY (U)	2217.24 Cr.

STATUS OF MANDATORY CONDITIONS



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

INTERFACE WITH MIS



Indicators	Current Status (No.)
■ Projects approved:	2295
■ Projects entered (7A/B/C/D)	2280
■ DUs approved under BLC	7,24,259
■ Beneficiaries attached	6,04,389
■ Houses geo-tagged	2,76,152
■ Total fund transferred through DBT (Rs. Lakhs)	2,96,307.41
■ National Electronic Funds Transfer (NEFT)	-
■ PFMS/ DBT	In BLC vertical, Rs 2963.07 Cr. released to 2,00,452 beneficiaries through PFMS portal and in AHP vertical, Rs. 255.98 Cr. released to different development authorities and Awas Vikas Parishad, Lucknow as 1st instalment
■ Aadhar Payment Bridge (APB)	-

PROGRESS OF PROJECTS



Verticals	Houses Approved	Tendered	Work order Issued	Grounded/In Progress				Completed
				Foundation	Lintel	Roof Casted	Total	
ISSR	-	-	-	-	-	-	-	-
AHP	1,11,743	29,920	24,306	12,670	-	1,684	14,932	110
BLC (N/E)	7,24,259	2,68,033	2,68,033	51,737	80,347	81,806	2,13,890	67,784
Total	8,36,002	2,97,953	2,92,339	64,407	80,347	83,490	2,28,822	67,894
CLSS	Till 28.01.2019, upfront subsidy of Rs 468.82 Cr. released to 22,050 beneficiaries.							

PROJECT PROPOSAL BRIEF for Verified Beneficiaries



Verticals	ISSR	AHP	BLC (New)	BLC (E)	Total
▪ No. of Projects	-	19	134	25	178
▪ No. of DUs		16,350	72,060	3,279	91,689
▪ Project Cost in Lakh		1,39,348.76	2,57,014.68	8,005.64	4,04,369.08
▪ Central Share in Lakh		24,525.00	1,08,090.00	4,918.50	1,37,533.50
▪ State Share in Lakh		16,350.00	72,060.00	3,051.26	91,461.26
▪ ULB/ IA Share in Lakh		65,943.16	-	-	65,943.16
▪ Beneficiary Share in Lakh		32,530.59	76,864.68	35.88	1,09,431.15

Amount in Lakh

Verticals	Per Unit Cost	Central Share	State Share	ULB/ IA Share	Benf. Share	Completion Time
▪ AHP Project	4.50	1.50	1.00	2.50	2.00	18-24 Months
▪ BLC N - Zone 2 & Zone 3	3.36	1.50	1.00	-	0.86	15 Months
▪ BLC N - Zone 3 (BCS) & Zone 4	3.80	1.50	1.00	-	1.30	15 Months

PROJECT PROPOSAL BRIEF for EWS Houses under AHP Vertical



19 Projects in 10 Districts comprising 16,350 EWS Dwelling Units under AHP was recommend for the approval by SLAC held on 26-11-18, 21-12-18 and 24-12-18.

Amount in Lakh

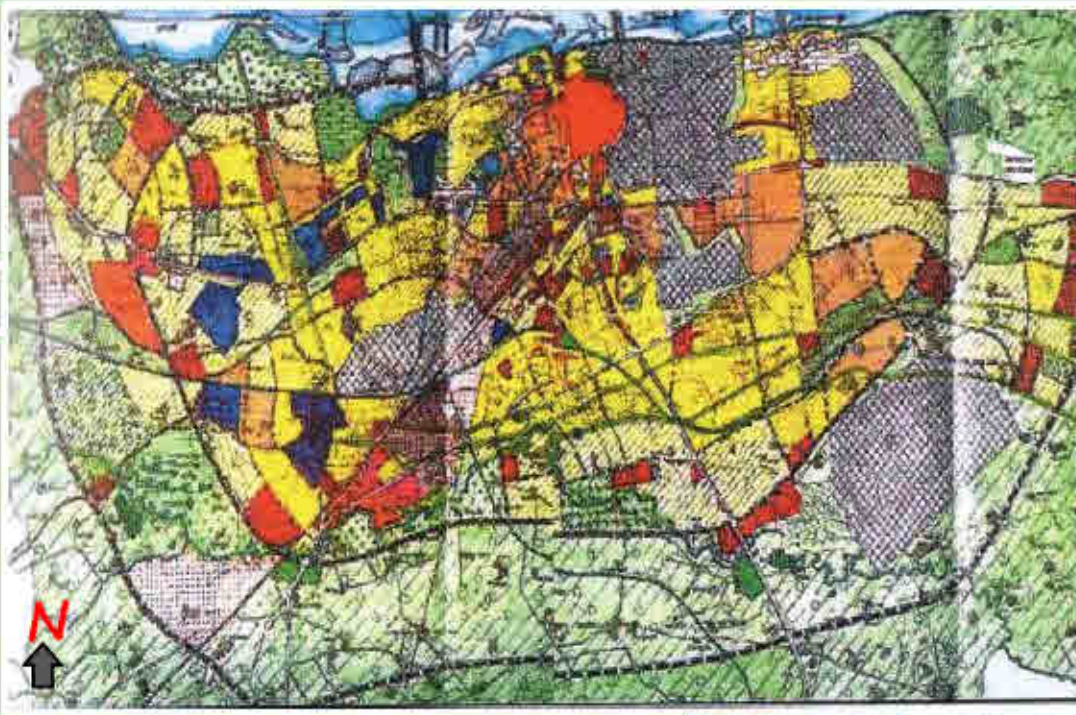
#	Authority Name	District	Nos. of EWS DUs	Central Share	State Share	Ben. Share	IA Share	Project Cost
1	Kanpur Development Authority	Kanpur	3840	5760.000	3840.000	7680.000	6859.310	24139.310
2	UP Housing and Development Board	Ambedkar Nagar	240	360.000	240.000	480.000	596.220	1676.220
3	UP Housing and Development Board	Lucknow	576	864.000	576.000	1152.000	2386.610	4978.610
4	UP Housing and Development Board	Fatehpur	624	936.000	624.000	1248.000	1747.200	4555.200
5	UP Housing and Development Board	Meerut	816	1224.000	816.000	1632.000	2654.244	6326.244
6	Aligarh Development Authority	Aligarh	1152	1728.000	1152.000	2304.000	2390.340	7574.340
7	Aligarh Development Authority	Aligarh	1248	1872.000	1248.000	2496.000	2564.740	8180.740
8	Ghaziabad Development Authority	Ghaziabad	2280	3420.000	2280.000	4560.000	24519.000	34779.000
9	Ghaziabad Development Authority	Ghaziabad	288	432.000	288.000	576.000	497.420	1793.420
10	Rai Bareilly Development Authority	Rai Bareilly	457	685.500	457.000	914.000	998.740	3055.240
11	M/S Aradhyam Builders (Ghaziabad Development Authority)	Ghaziabad	251	376.500	251.000	489.450	870.282	1987.232
12	M/S Anthem Yash Kirti Infracity Pvt Ltd (Ghaziabad Development Authority)	Ghaziabad	333	499.500	333.000	656.010	2763.550	4252.060

PROJECT PROPOSAL BRIEF for EWS Houses under AHP Vertical



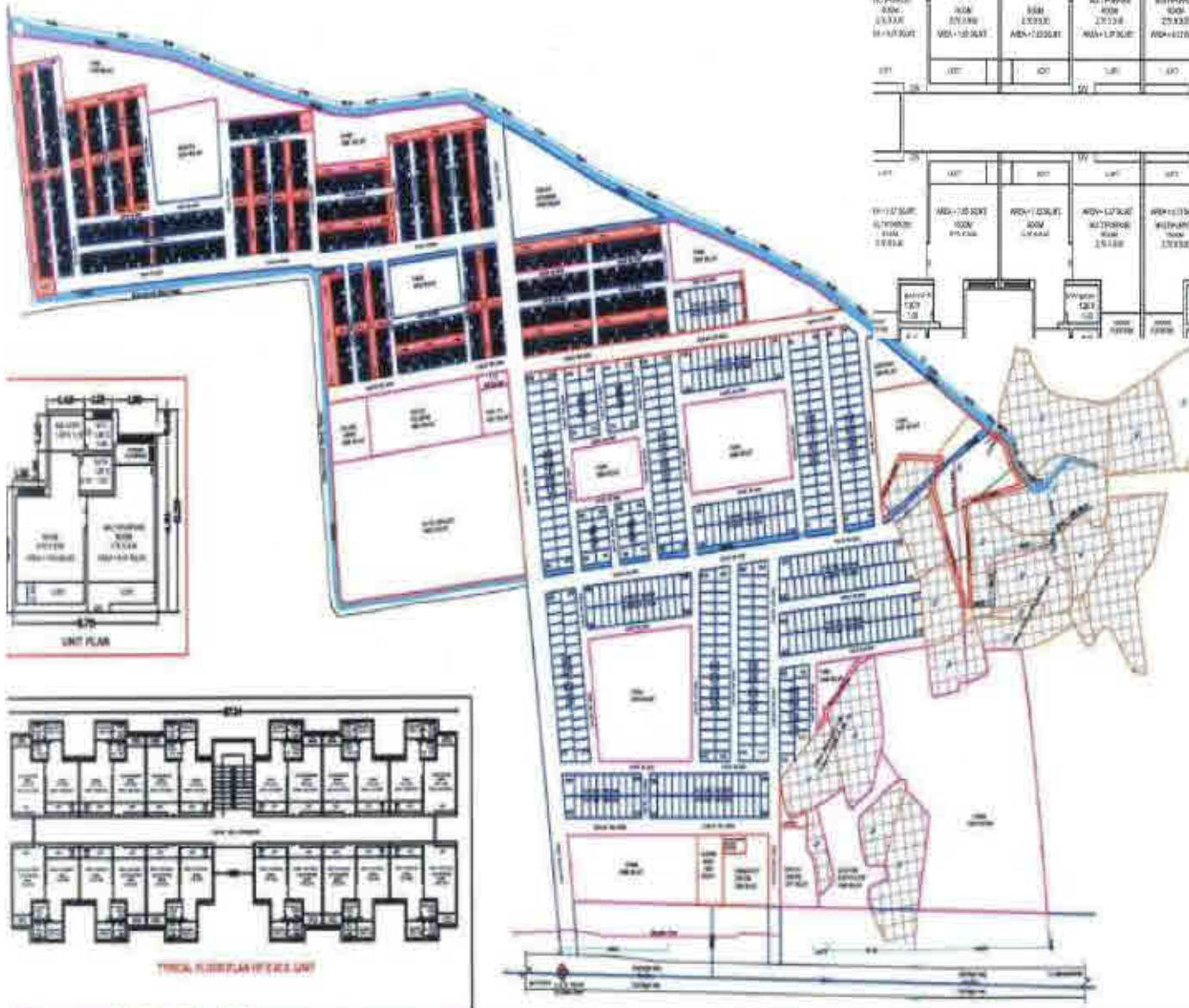
Amount in Lakh

#	Authority Name	District	Nos. of EWS DUs	Central Share	State Share	Ben. Share	IA Share	Project Cost
13	M/S Signature Global Developers Pvt. Ltd. (Ghaziabad Development Authority)	Ghaziabad	873	1309.500	873.000	1702.350	1880.058	5764.908
14	M/S ATS Grand Realtors Pvt. Ltd. (Ghaziabad Development Authority)	Ghaziabad	789	1183.500	789.000	1538.550	3777.980	7289.030
15	M/S Pankaj Fabritech JV (Bareilly Development Authority)	Bareilly	834	1251.000	834.000	1666.332	62.138	3813.470
16	M/S Pushpanjali Buildcon Pvt. Ltd. (Agra Development Authority)	Agra	163	244.500	163.000	326.000	249.070	982.570
17	M/S Tulsi Infraheights Pvt. Ltd. (Agra Development Authority)	Agra	344	516.000	344.000	688.000	287.560	1835.560
18	M/s Mahalaxmi Build Tech Ltd. (Ghaziabad Development Authority)	Ghaziabad	946	1419.000	946.000	1844.700	7502.782	11712.482
19	M/s Star Realcon Pvt. Ltd. (Ghaziabad Development Authority)	Ghaziabad	296	444.000	296.000	577.200	3335.920	4653.120
			16350	24525.000	16350.000	32530.592	65943.164	139348.756

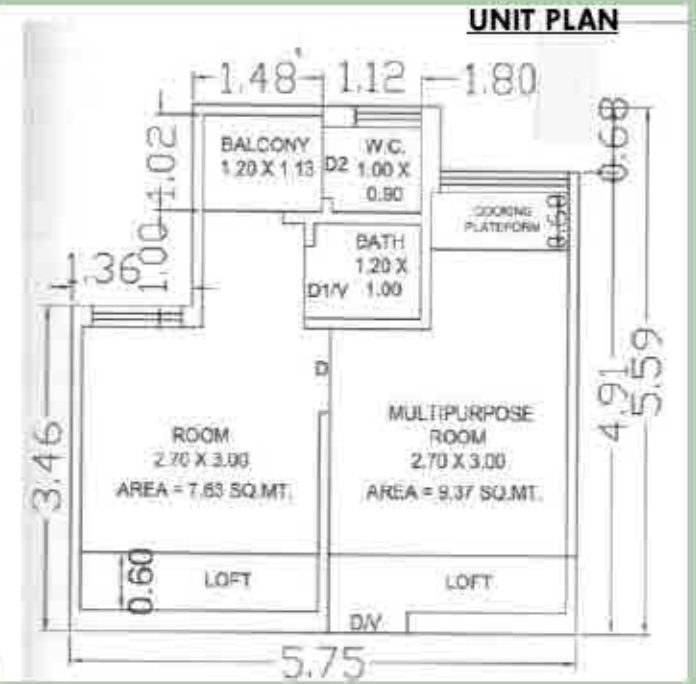


NO. OF ELIGIBLE EWS UNITS : 3840

**PROPOSED AFFORDABLE
HOUSING SCHEME IN
PARTNERSHIP AT VILL. ROOMA
BY KANPUR DEVELOPMENT
AUTHORITY, KANPUR**



CLUSTER PLAN



UNIT PLAN

SITE PLAN

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT VILL. ROOMA BY KANPUR DEVELOPMENT AUTHORITY, KANPUR

NO. OF ELIGIBLE EWS UNITS : 3840

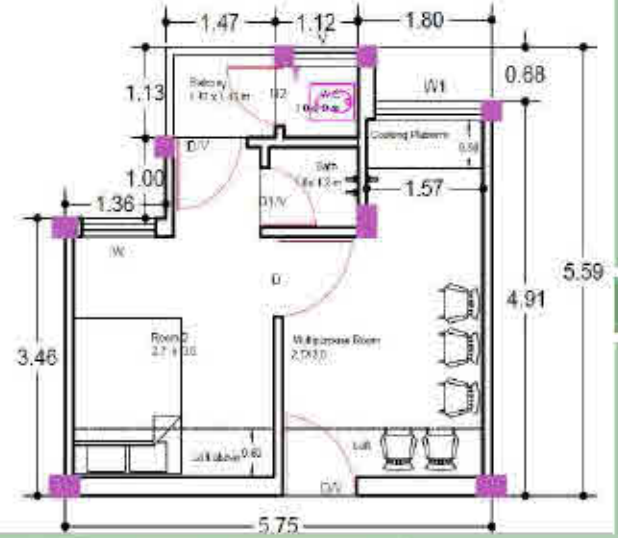


PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT POCKET-2 AVADH VIHAR LUCKNOW UNDER PMAY.

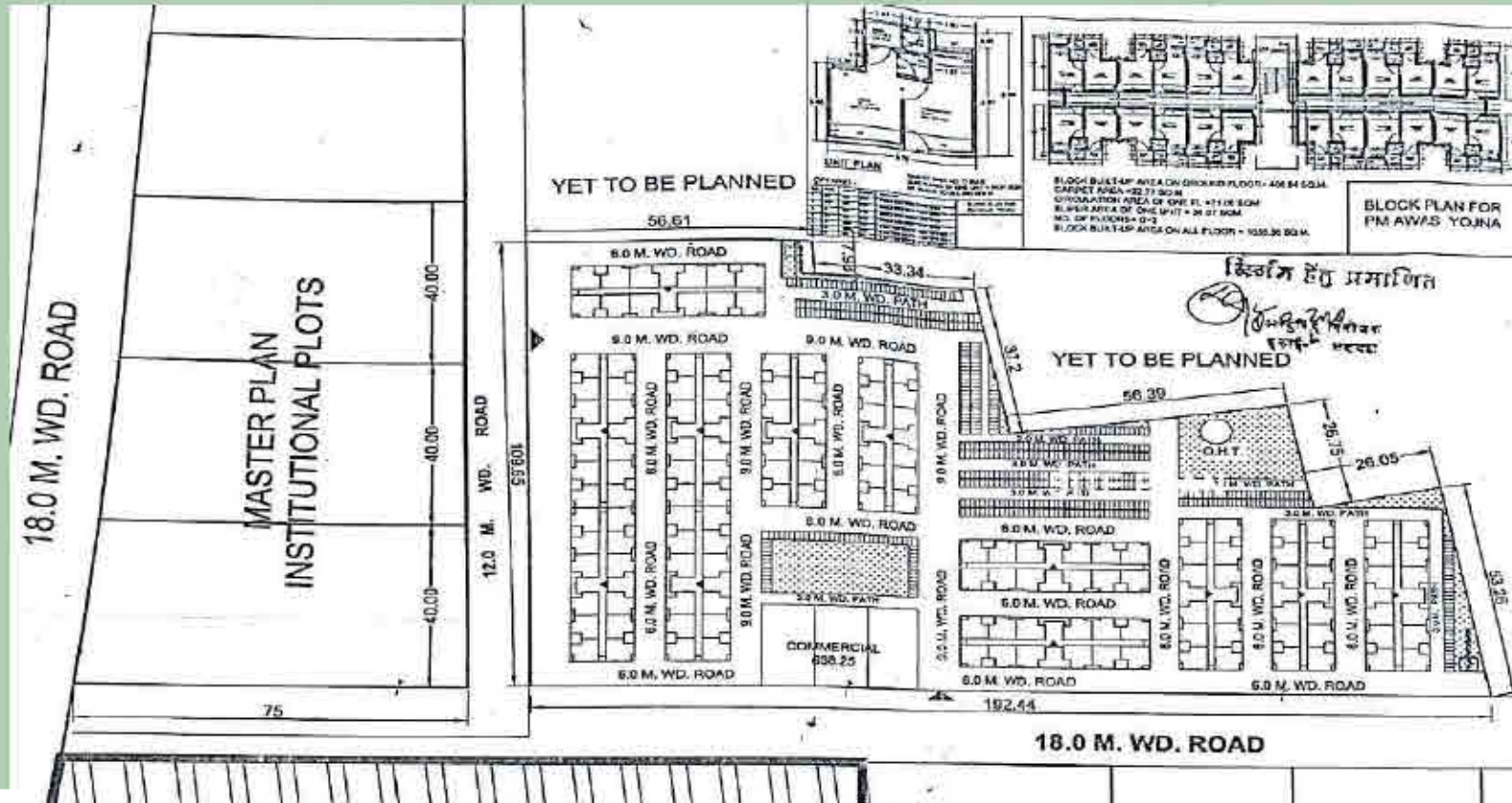
NO. OF ELIGIBLE EWS UNITS : 576



CLUSTER PLAN



UNIT PLAN

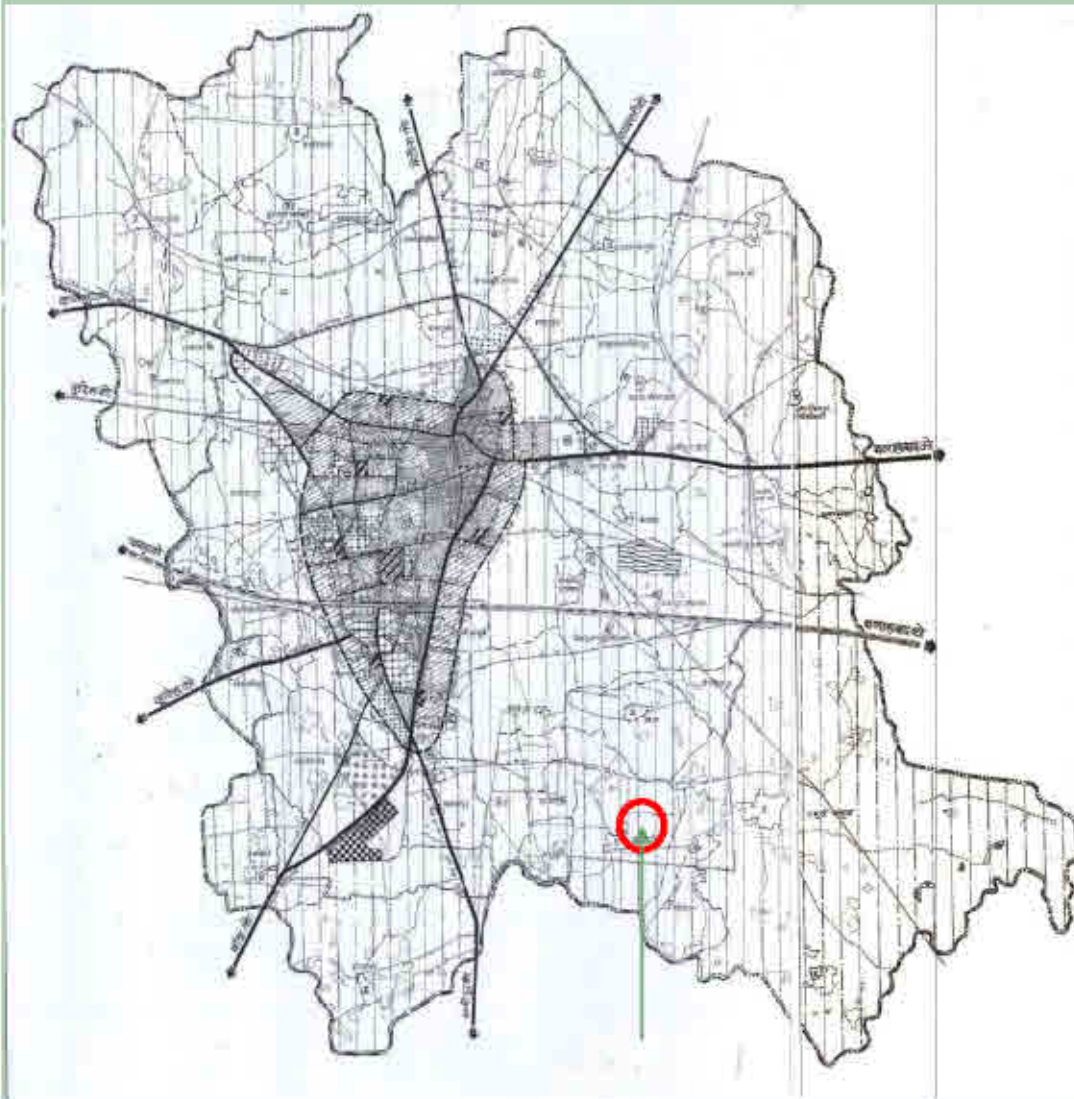


PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT POCKET-2 AVADH VIHAR LUCKNOW UNDER PMAY.

NO. OF ELIGIBLE EWS UNITS : 576

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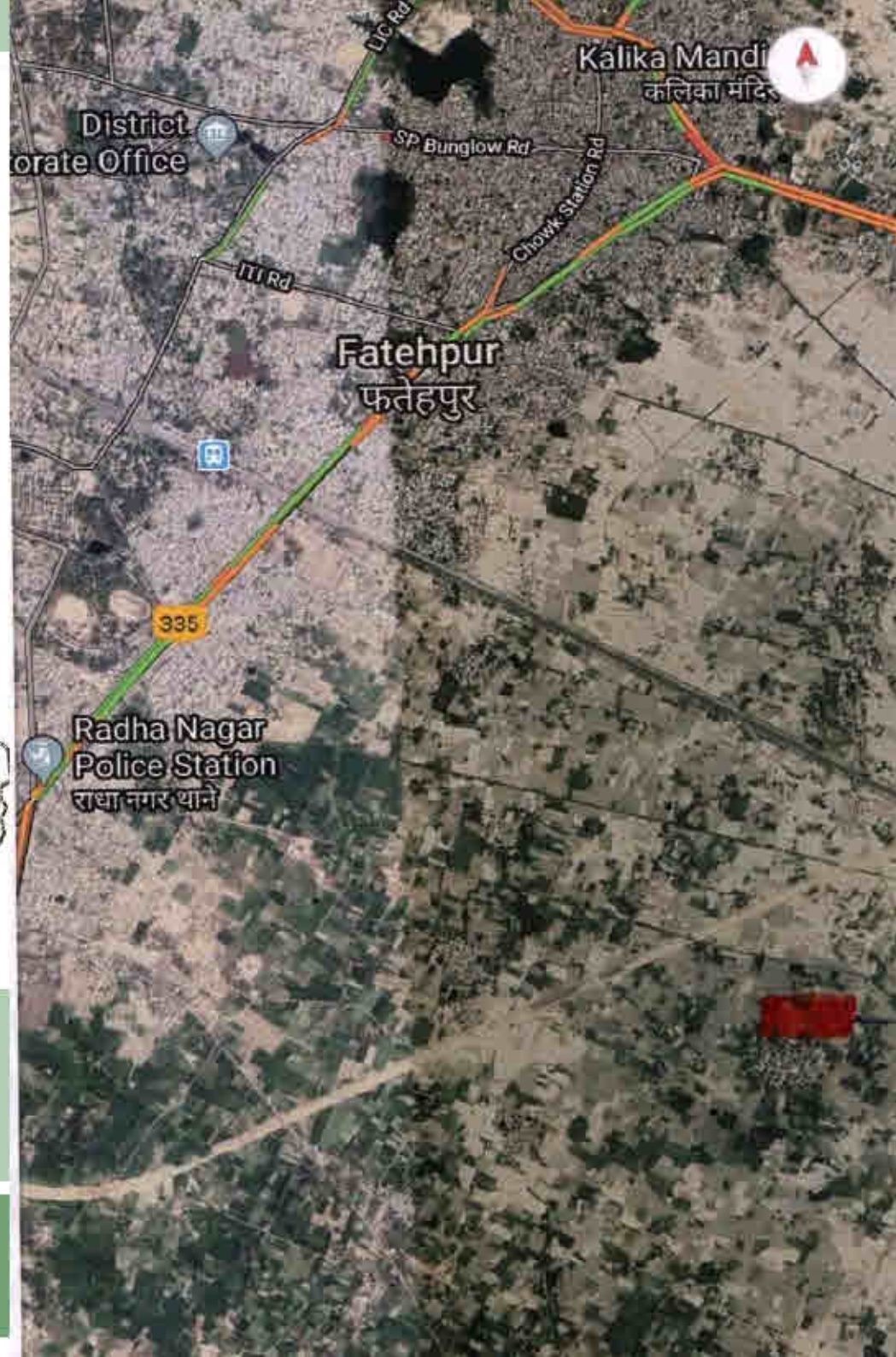
COMMERCIAL PLOTS



FATEHPUR MASTER PLAN

NO. OF ELIGIBLE EWS UNITS : 624

**PROPOSED AFFORDABLE HOUSING
SCHEME IN PARTNERSHIP
AT FATEHPUR (ANDAULI)**



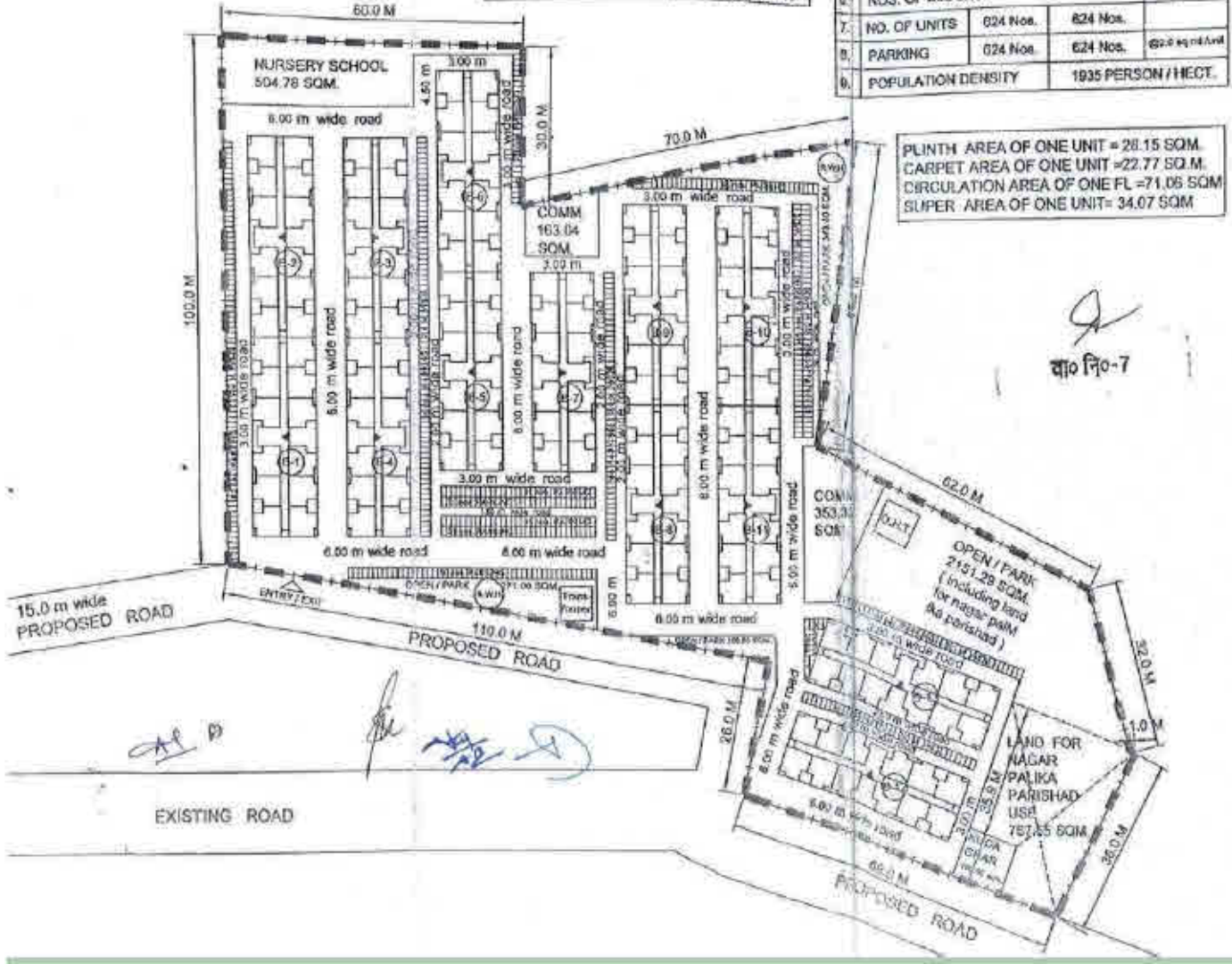
LAND USE ANALYSIS

TOTAL PROJECT AREA = 18127.91 sqm.

Landuse	Area in sqm.	%Age.
Residential (ground coverage)	5314.92	32.85
Commercial	518.37	3.20
Nursery School	504.78	3.13
Park / Open	2874.43	17.82
Roads & Parking	6817.41	42.90
Total	18127.91	100.00

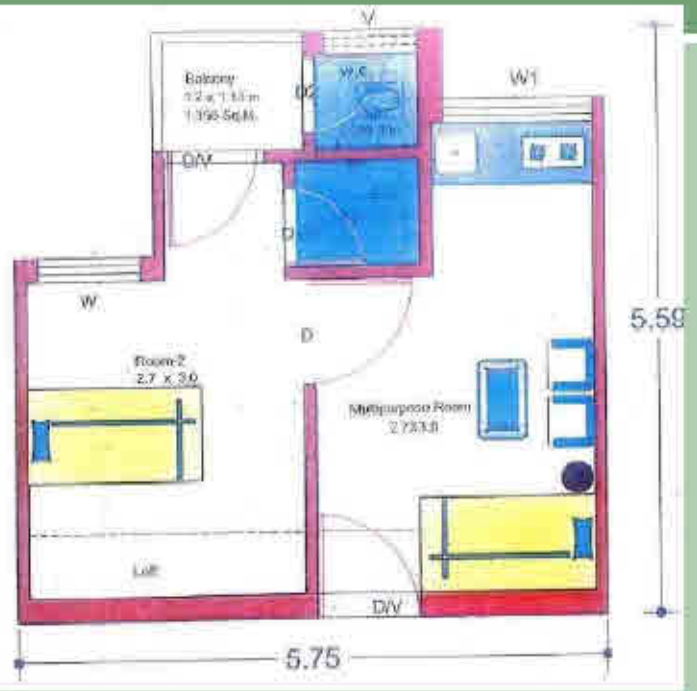
AREA ANALYSIS

S.N.	ITEM	REQUIRED	ACHIVED	REMARKS
1.	PLOT AREA	18127.91 SQM.		
2.	GR. COVERAGE (U1 BLOCK)	408.84 SQM.		
3.	GR. COVERAGE	5314.92 SQM.	32.85 %	
4.	F.A.R.	1.318		
5.	UNITS IN 01 BLOCK			48 Nos.
6.	NOS. OF BLOCKS			13 (G+3)
7.	NO. OF UNITS	624 Nos.	624 Nos.	
8.	PARKING	624 Nos.	624 Nos.	62.4 sq.m/Unit
9.	POPULATION DENSITY		1935 PERSON / HECT.	



PLINTH AREA OF ONE UNIT = 28.15 SQM.
 CARPET AREA OF ONE UNIT = 22.77 SQ.M.
 CIRCULATION AREA OF ONE FL = 71.06 SQM
 SUPER AREA OF ONE UNIT = 34.07 SQM

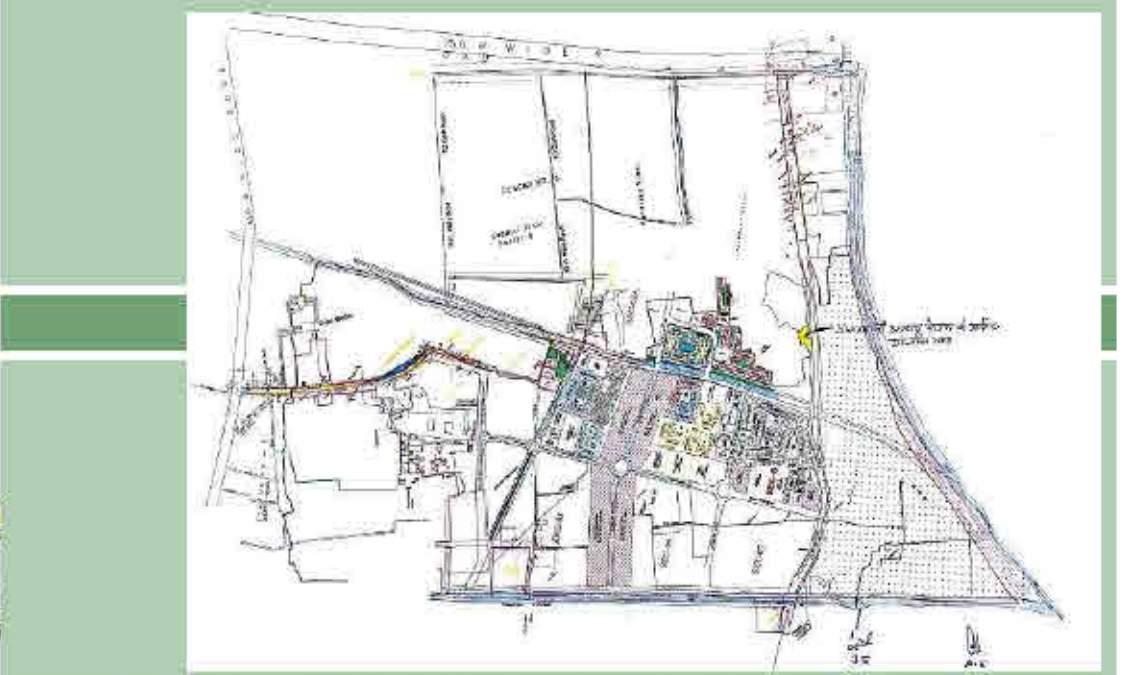
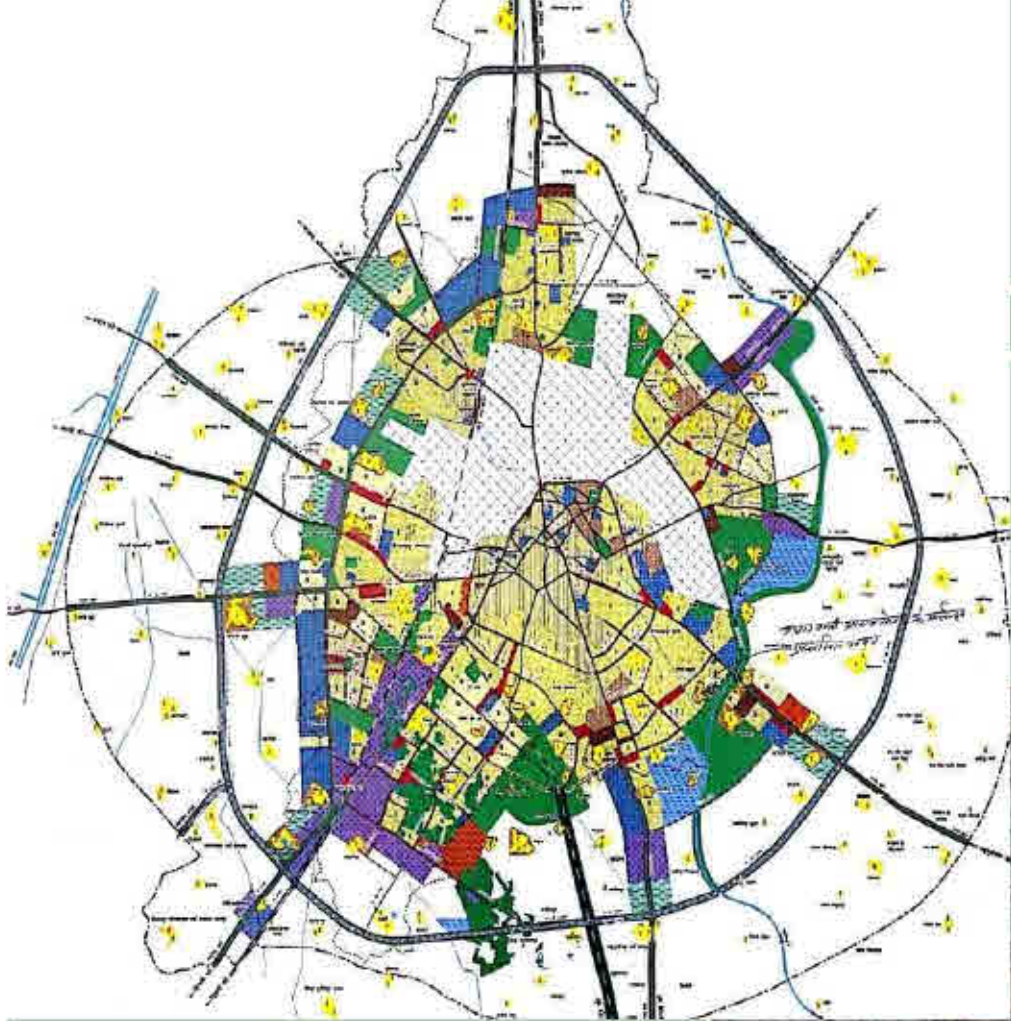
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UNIT PLAN

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT FATEHPUR (ANDAULI)

NO. OF ELIGIBLE EWS UNITS : 624



**MEERUT MASTER
PLAN**

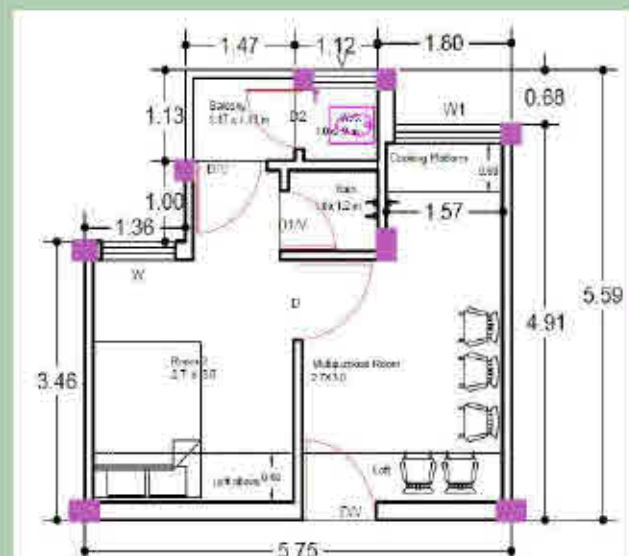
NO. OF ELIGIBLE EWS UNITS : 816

**PROPOSED AFFORDABLE HOUSING
SCHEME IN PARTNERSHIP AT SECTOR-
8A, JAGRITI VIHAR (EXT.) SCHEME
NO.-11, MEERUT**

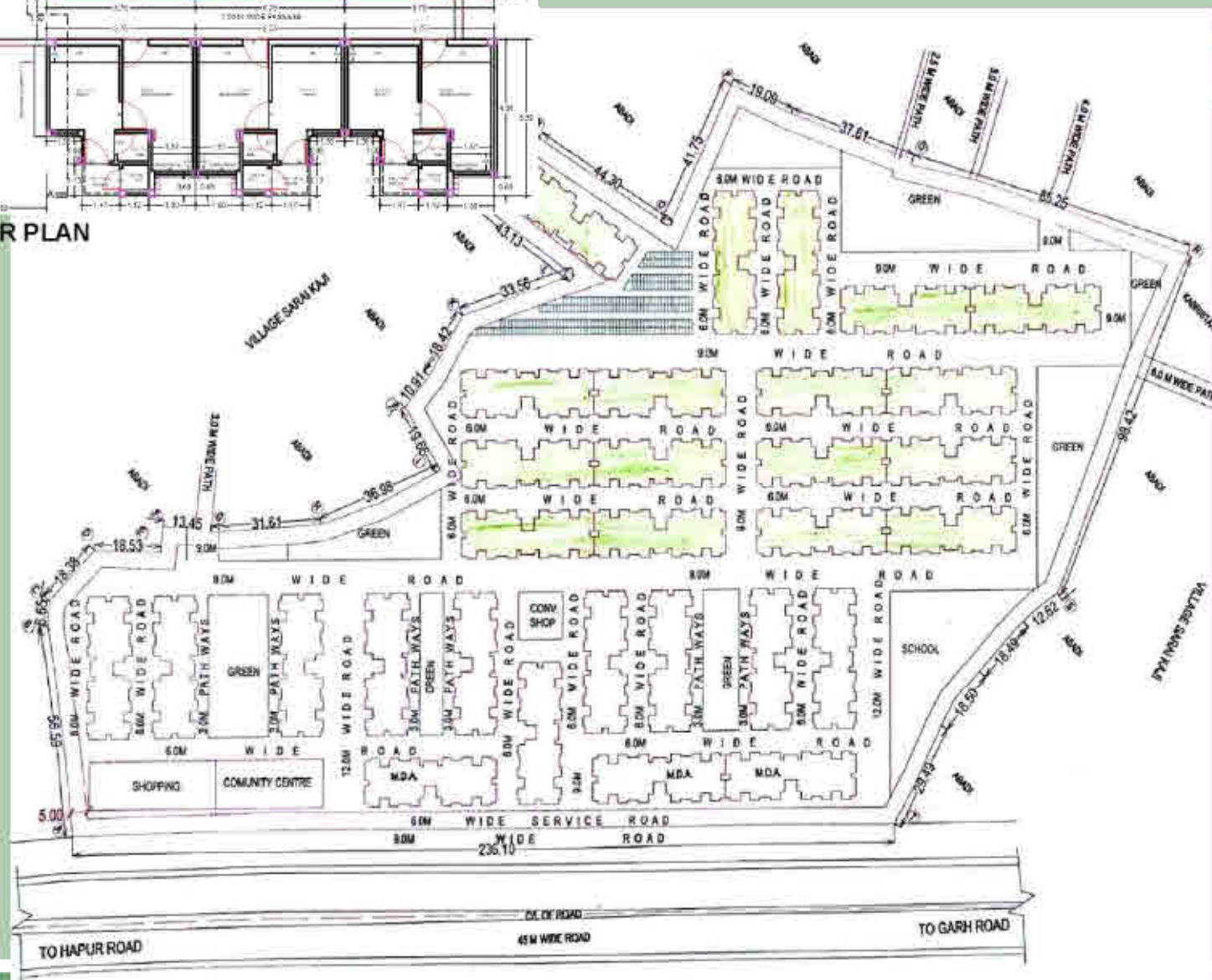
Google Earth



CLUSTER PLAN



UNIT PLAN



SITE PLAN

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT SECTOR-8A, JAGRITI VIHAR (EXT.) SCHEME NO.-11, MEERUT

NO. OF ELIGIBLE EWS UNITS : 816

LOCATION OF SITE IN GOOGLE

MAP LAYOUT



NO. OF ELIGIBLE EWS UNITS : 1152

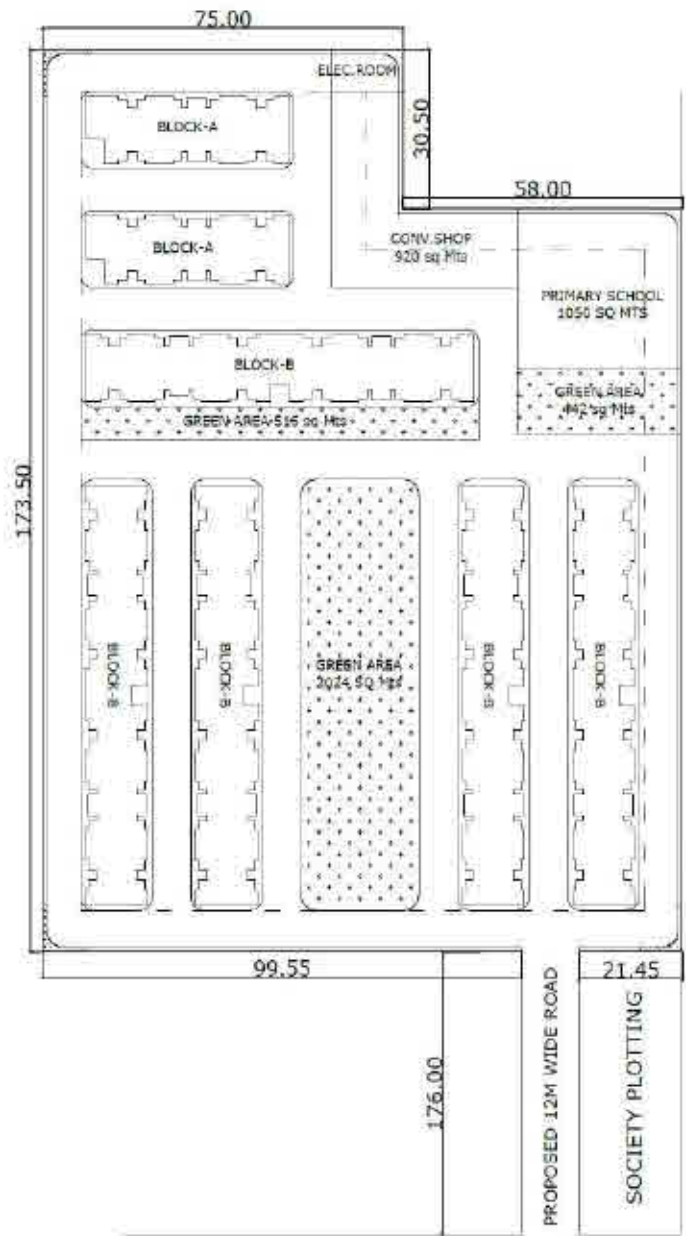
60 M WIDE Road

Chak. Road

Site boundary

12 M WIDE PROPOSED ROAD

**PROPOSED AFFORDABLE HOUSING SCHEME
IN PARTNERSHIP AT SAHARANPUR ,
ALIGARH.**



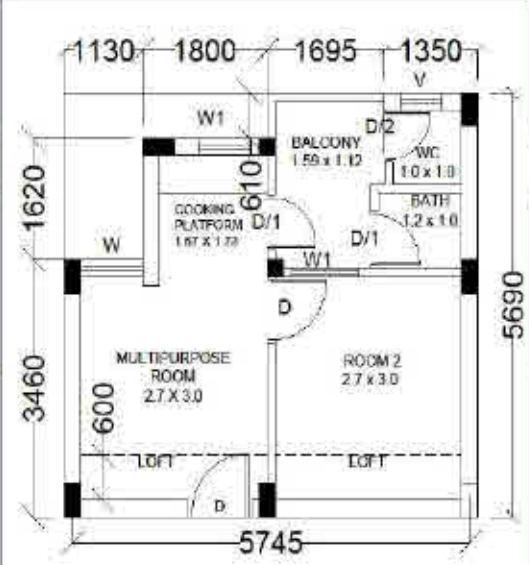
SITE PLAN TO ALIGARH ← → TO IGLAS

AREA STATEMENT

S.NO.	LAND USE	AREA IN SQ.M.	%
1.	TOTAL AREA OF LAND (40000 SQ.M)	40000.00	100.00
2.	AREA UNDER PRIMARY SCHOOL	1050.00	2.63
3.	NET AREA OF LAND	38950.00	97.37
4.	AREA UNDER PAVIMENTAL GREEN & OPEN SPACES	3000.00	7.70
5.	AREA UNDER INTERNAL ROADS, CURBING ROAD & ROAD WIDTHS	11500.00	29.53
6.	REMAINING CAR PARKING (NOT COVERED)	1000.00	2.57
7.	GROUND COVERABLE AREA UNDER PAV. ROADS	1000.00	2.57
8.	AREA UNDER CURB, SHOULDRS	1000.00	2.57
9.	NET OF FLOOR - I	1000.00	2.57
10.	FLOOR - II	1000.00	2.57
11.	FLOOR - III	1000.00	2.57
12.	FLOOR - IV	1000.00	2.57
13.	FLOOR - V	1000.00	2.57
14.	FLOOR - VI	1000.00	2.57
15.	FLOOR - VII	1000.00	2.57
16.	NET AREA OF FLOOR - I	1000.00	2.57
17.	NET AREA OF FLOOR - II	1000.00	2.57
18.	NET AREA OF FLOOR - III	1000.00	2.57
19.	NET AREA OF FLOOR - IV	1000.00	2.57
20.	NET AREA OF FLOOR - V	1000.00	2.57
21.	NET AREA OF FLOOR - VI	1000.00	2.57
22.	NET AREA OF FLOOR - VII	1000.00	2.57
23.	NET AREA OF FLOOR - VIII	1000.00	2.57
24.	NET AREA OF FLOOR - IX	1000.00	2.57
25.	NET AREA OF FLOOR - X	1000.00	2.57
26.	NET AREA OF FLOOR - XI	1000.00	2.57
27.	NET AREA OF FLOOR - XII	1000.00	2.57
28.	NET AREA OF FLOOR - XIII	1000.00	2.57
29.	NET AREA OF FLOOR - XIV	1000.00	2.57
30.	NET AREA OF FLOOR - XV	1000.00	2.57
31.	NET AREA OF FLOOR - XVI	1000.00	2.57
32.	NET AREA OF FLOOR - XVII	1000.00	2.57
33.	NET AREA OF FLOOR - XVIII	1000.00	2.57
34.	NET AREA OF FLOOR - XIX	1000.00	2.57
35.	NET AREA OF FLOOR - XX	1000.00	2.57
36.	NET AREA OF FLOOR - XXI	1000.00	2.57
37.	NET AREA OF FLOOR - XXII	1000.00	2.57
38.	NET AREA OF FLOOR - XXIII	1000.00	2.57
39.	NET AREA OF FLOOR - XXIV	1000.00	2.57
40.	NET AREA OF FLOOR - XXV	1000.00	2.57
41.	NET AREA OF FLOOR - XXVI	1000.00	2.57
42.	NET AREA OF FLOOR - XXVII	1000.00	2.57
43.	NET AREA OF FLOOR - XXVIII	1000.00	2.57
44.	NET AREA OF FLOOR - XXIX	1000.00	2.57
45.	NET AREA OF FLOOR - XXX	1000.00	2.57
46.	NET AREA OF FLOOR - XXXI	1000.00	2.57
47.	NET AREA OF FLOOR - XXXII	1000.00	2.57
48.	NET AREA OF FLOOR - XXXIII	1000.00	2.57
49.	NET AREA OF FLOOR - XXXIV	1000.00	2.57
50.	NET AREA OF FLOOR - XXXV	1000.00	2.57
51.	NET AREA OF FLOOR - XXXVI	1000.00	2.57
52.	NET AREA OF FLOOR - XXXVII	1000.00	2.57
53.	NET AREA OF FLOOR - XXXVIII	1000.00	2.57
54.	NET AREA OF FLOOR - XXXIX	1000.00	2.57
55.	NET AREA OF FLOOR - XL	1000.00	2.57
56.	NET AREA OF FLOOR - XLI	1000.00	2.57
57.	NET AREA OF FLOOR - XLII	1000.00	2.57
58.	NET AREA OF FLOOR - XLIII	1000.00	2.57
59.	NET AREA OF FLOOR - XLIV	1000.00	2.57
60.	NET AREA OF FLOOR - XLV	1000.00	2.57
61.	NET AREA OF FLOOR - XLVI	1000.00	2.57
62.	NET AREA OF FLOOR - XLVII	1000.00	2.57
63.	NET AREA OF FLOOR - XLVIII	1000.00	2.57
64.	NET AREA OF FLOOR - XLIX	1000.00	2.57
65.	NET AREA OF FLOOR - L	1000.00	2.57
66.	NET AREA OF FLOOR - LI	1000.00	2.57
67.	NET AREA OF FLOOR - LII	1000.00	2.57
68.	NET AREA OF FLOOR - LIII	1000.00	2.57
69.	NET AREA OF FLOOR - LIV	1000.00	2.57
70.	NET AREA OF FLOOR - LV	1000.00	2.57
71.	NET AREA OF FLOOR - LVI	1000.00	2.57
72.	NET AREA OF FLOOR - LVII	1000.00	2.57
73.	NET AREA OF FLOOR - LVIII	1000.00	2.57
74.	NET AREA OF FLOOR - LIX	1000.00	2.57
75.	NET AREA OF FLOOR - LX	1000.00	2.57
76.	NET AREA OF FLOOR - LXI	1000.00	2.57
77.	NET AREA OF FLOOR - LXII	1000.00	2.57
78.	NET AREA OF FLOOR - LXIII	1000.00	2.57
79.	NET AREA OF FLOOR - LXIV	1000.00	2.57
80.	NET AREA OF FLOOR - LXV	1000.00	2.57
81.	NET AREA OF FLOOR - LXVI	1000.00	2.57
82.	NET AREA OF FLOOR - LXVII	1000.00	2.57
83.	NET AREA OF FLOOR - LXVIII	1000.00	2.57
84.	NET AREA OF FLOOR - LXIX	1000.00	2.57
85.	NET AREA OF FLOOR - LXX	1000.00	2.57
86.	NET AREA OF FLOOR - LXXI	1000.00	2.57
87.	NET AREA OF FLOOR - LXXII	1000.00	2.57
88.	NET AREA OF FLOOR - LXXIII	1000.00	2.57
89.	NET AREA OF FLOOR - LXXIV	1000.00	2.57
90.	NET AREA OF FLOOR - LXXV	1000.00	2.57
91.	NET AREA OF FLOOR - LXXVI	1000.00	2.57
92.	NET AREA OF FLOOR - LXXVII	1000.00	2.57
93.	NET AREA OF FLOOR - LXXVIII	1000.00	2.57
94.	NET AREA OF FLOOR - LXXIX	1000.00	2.57
95.	NET AREA OF FLOOR - LXXX	1000.00	2.57
96.	NET AREA OF FLOOR - LXXXI	1000.00	2.57
97.	NET AREA OF FLOOR - LXXXII	1000.00	2.57
98.	NET AREA OF FLOOR - LXXXIII	1000.00	2.57
99.	NET AREA OF FLOOR - LXXXIV	1000.00	2.57
100.	NET AREA OF FLOOR - LXXXV	1000.00	2.57
101.	NET AREA OF FLOOR - LXXXVI	1000.00	2.57
102.	NET AREA OF FLOOR - LXXXVII	1000.00	2.57
103.	NET AREA OF FLOOR - LXXXVIII	1000.00	2.57
104.	NET AREA OF FLOOR - LXXXIX	1000.00	2.57
105.	NET AREA OF FLOOR - LXXXX	1000.00	2.57
106.	NET AREA OF FLOOR - LXXXXI	1000.00	2.57
107.	NET AREA OF FLOOR - LXXXXII	1000.00	2.57
108.	NET AREA OF FLOOR - LXXXXIII	1000.00	2.57
109.	NET AREA OF FLOOR - LXXXXIV	1000.00	2.57
110.	NET AREA OF FLOOR - LXXXXV	1000.00	2.57
111.	NET AREA OF FLOOR - LXXXXVI	1000.00	2.57
112.	NET AREA OF FLOOR - LXXXXVII	1000.00	2.57
113.	NET AREA OF FLOOR - LXXXXVIII	1000.00	2.57
114.	NET AREA OF FLOOR - LXXXXIX	1000.00	2.57
115.	NET AREA OF FLOOR - LXXXXX	1000.00	2.57

AREA STATEMENT

LEVEL	AREA	TOTAL AREA
A	GROUND FLOOR AREA	1010.81 Sq.Mts
B	FIRST FLOOR AREA	1010.81 Sq.Mts
C	SECOND FLOOR AREA	1010.81 Sq.Mts
D	THIRD FLOOR AREA	1010.81 Sq.Mts
E	FOURTH FLOOR AREA	1010.81 Sq.Mts
F	FIFTH FLOOR AREA	1010.81 Sq.Mts
G	SIXTH FLOOR AREA	1010.81 Sq.Mts
H	SEVENTH FLOOR AREA	1010.81 Sq.Mts
I	MULTI AREA	895 Sq.Mts
J	CONV. SHOPPING	920 Sq.Mts
K	TOTAL COVERED AREA	41500.00 Sq.Mts
L	PERMITTED	25750.00 (62.05%)
M	NOT PERMITTED	15750.00
N	PERMISSIBLE GROUND COVERAGE	10000.00 (25.00%)
O	EXCESSIVE GROUND COVERAGE	5750.00 (13.88%)
P	NET PLOT	60 Mts
Q	NET PLOT	60 Mts
R	NET PLOT	60 Mts
S	NET PLOT	60 Mts

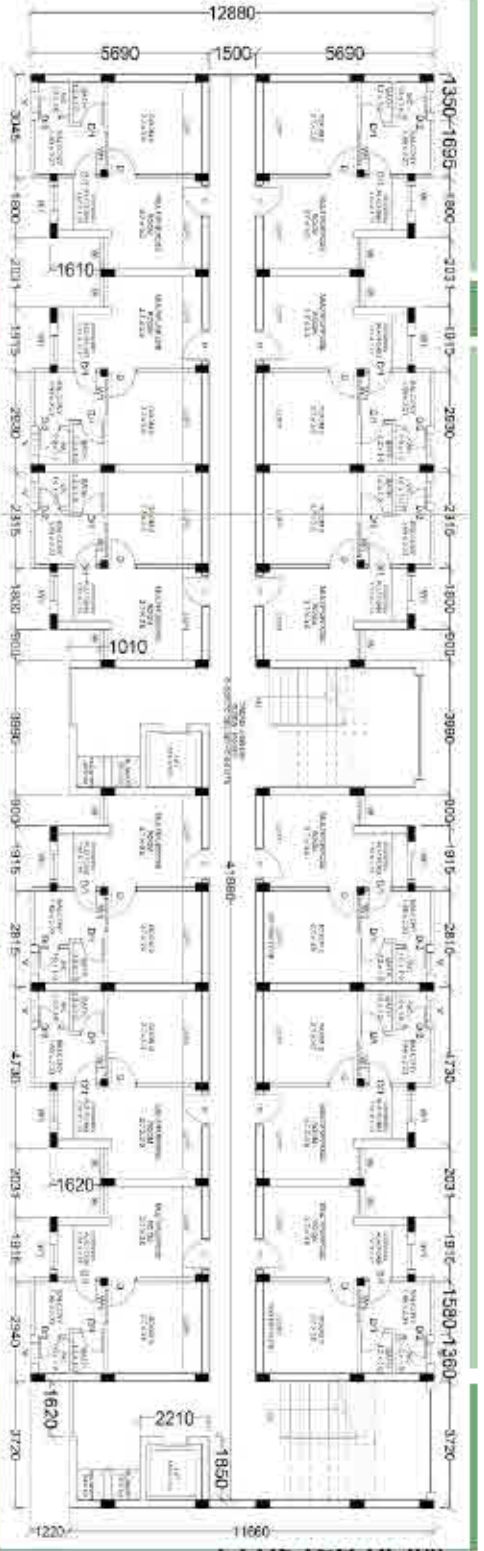


UNIT PLAN

S/N	TYPE	WIDTH	HEIGHT	REMARKS	BLOCK PLAN FOR FM SHAS YOUNA MANAGER ROOM
1	W	900	200	ANGULAR CORRUGATED GLASS DOOR	
2	D	100	200	ANGLE FOR SINGLE LEAF DOOR	
3	W	900	200	2 DOOR ON SINGLE LEAF WITH GRILL	
4	W	100	200	2 DOOR ON SINGLE LEAF WITH GRILL	
5	V	100	200	2 DOOR ON SINGLE LEAF WITH GRILL	

CARPET AREA = 22.07 SQ.M
 SUPPER AREA OF ONE UNIT = 36.42 SQ.M
 HT FLOOR TO CEILING = 2.9 M

UNIT PLAN



CLUSTER PLAN

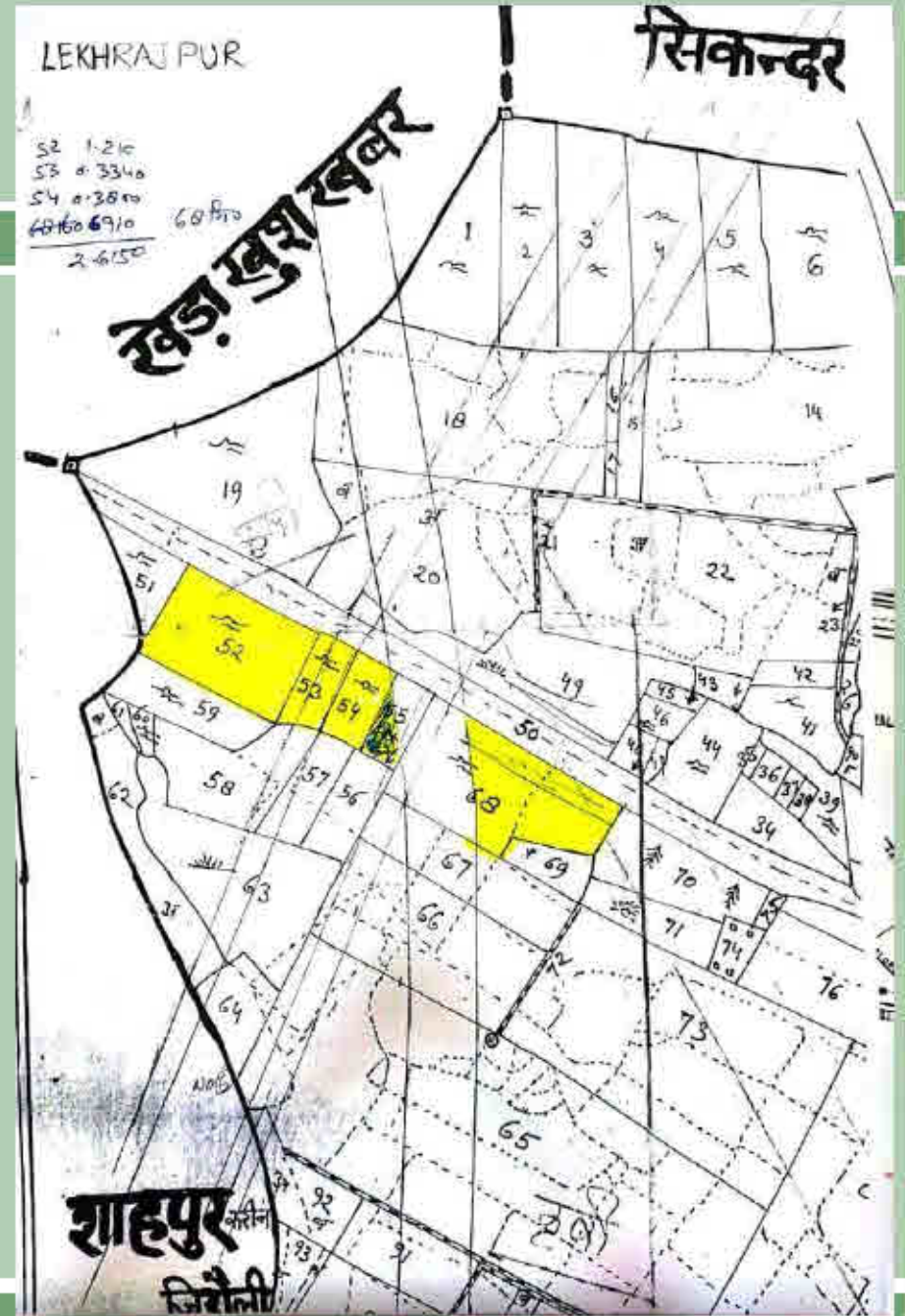
PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT SAHARANPUR, ALIGARH.

NO. OF ELIGIBLE EWS UNITS : 1152

SITE LOCATION IN GOOGLE MAP LAYOUT

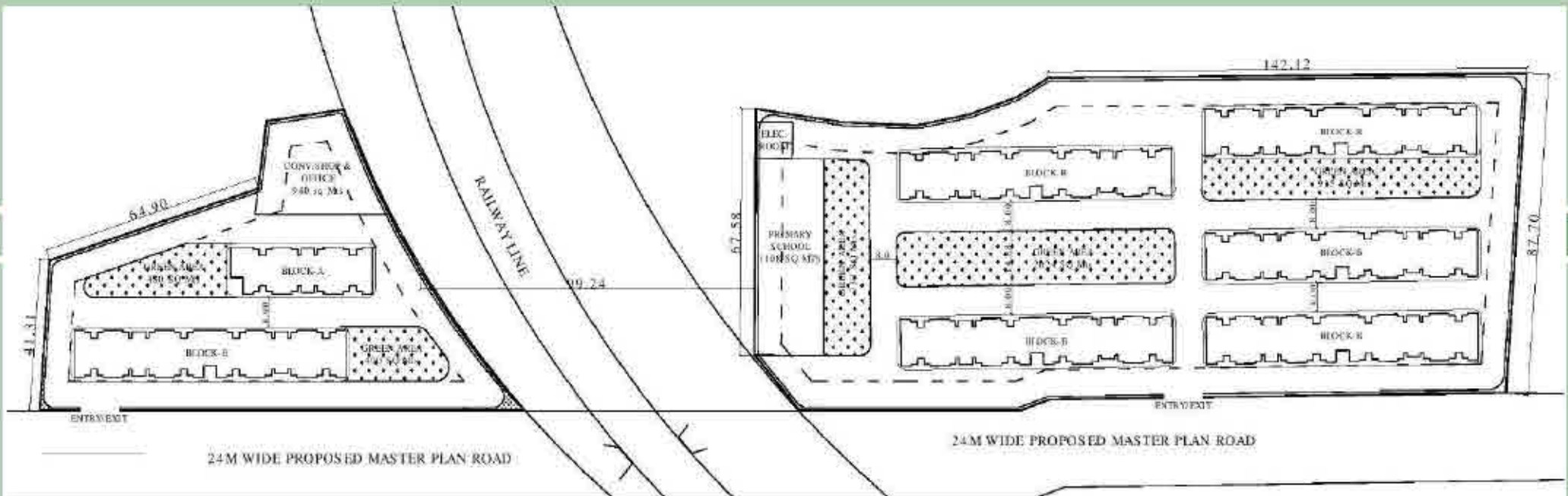


SITE LOCATION IN SAJRA PLAN

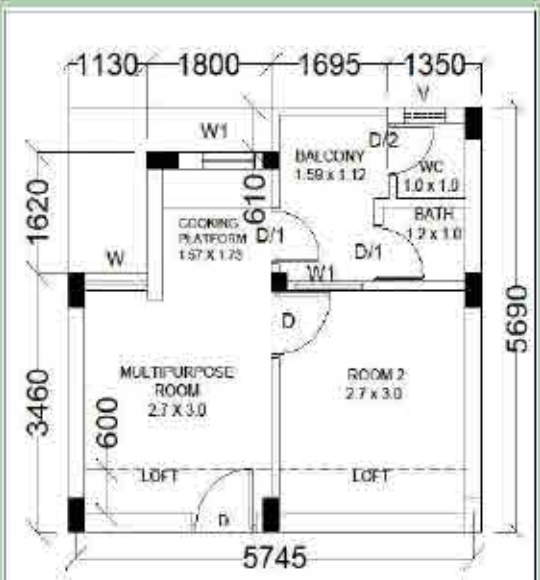


PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP LEKHRAJ PUR , ALIGARH.

NO. OF ELIGIBLE EWS UNITS : 1248



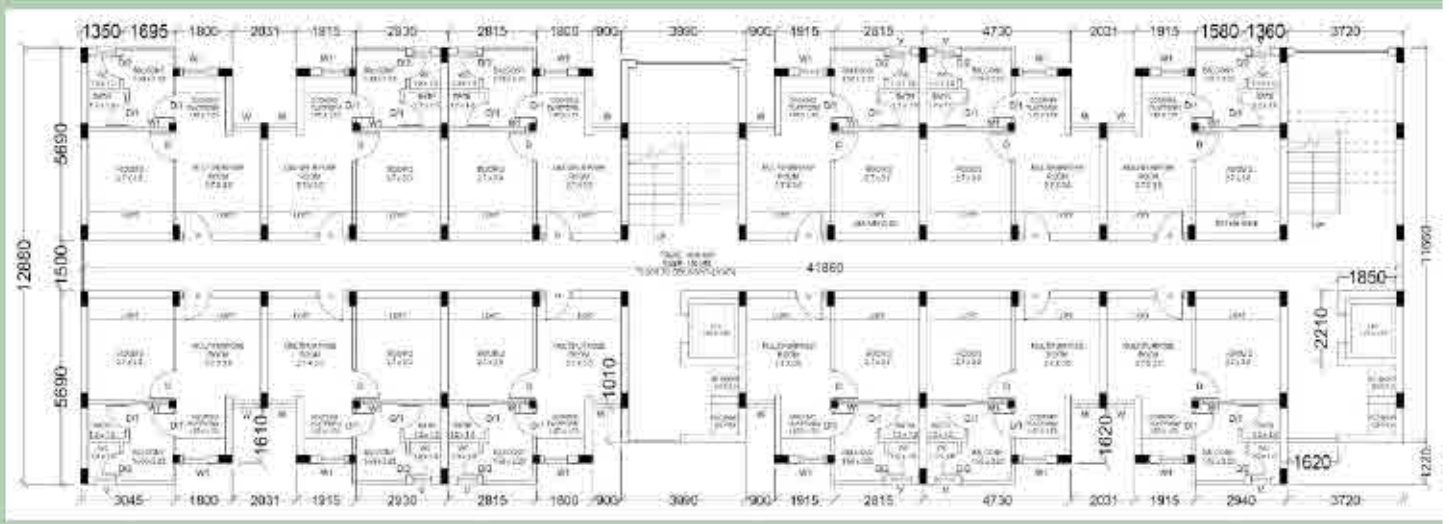
SITE PLAN



UNIT PLAN

UNIT PLAN

CARPET AREA = 22.0793 M
 SUPPER AREA OF ONE UNIT = 35.12 SQM
 HT FLOOR TO CEILING = 2.9 M



CLUSTER PLAN

**PROPOSED AFFORDABLE HOUSING SCHEME
 IN PARTNERSHIP AT LEKHRAJPUR ,
 ALIGARH.**

NO. OF ELIGIBLE EWS UNITS : 1248

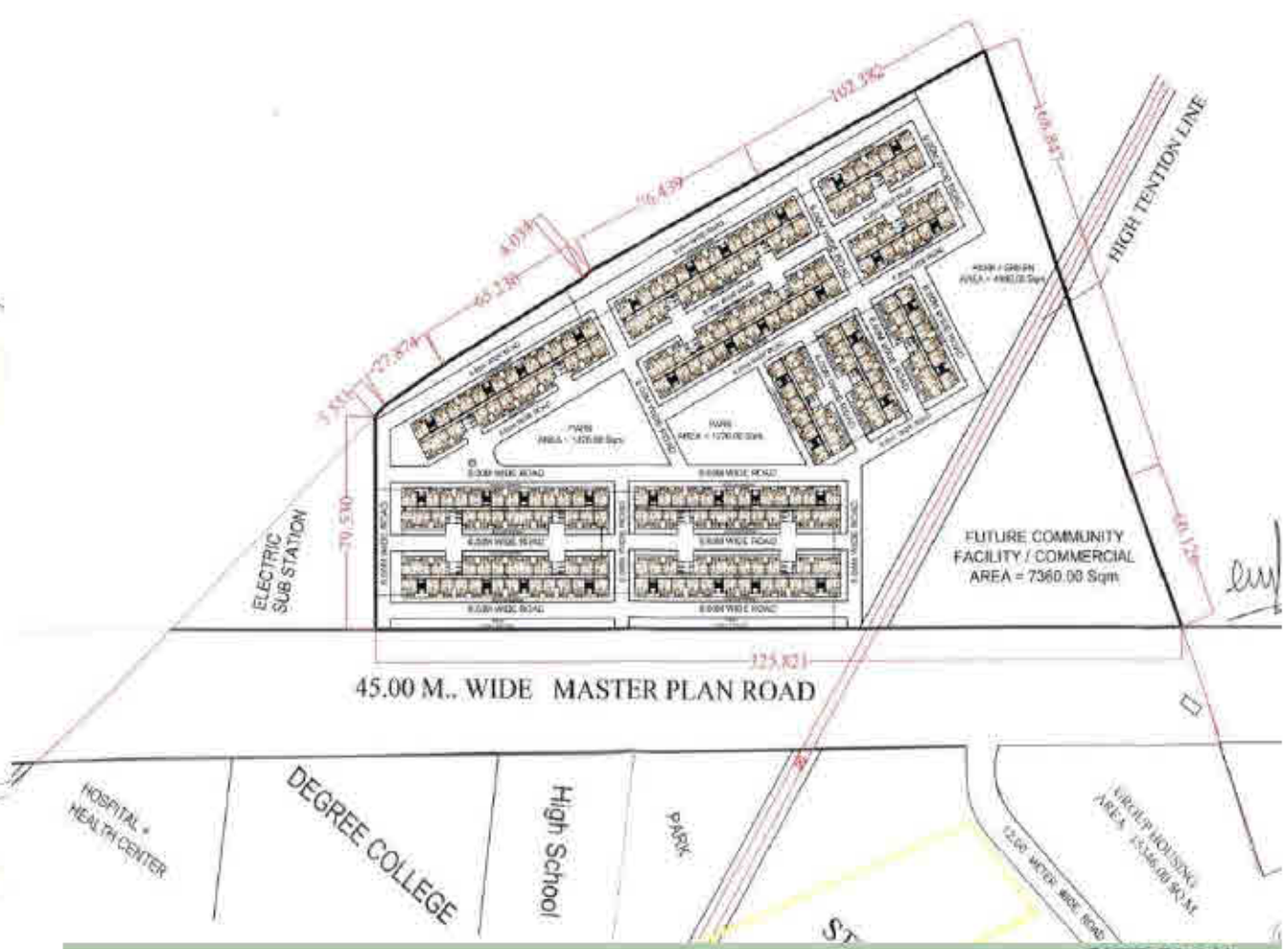


**PROPOSED AFFORDABLE HOUSING
SCHEME IN PARTNERSHIP AT MADHUBAN
BAPUDHAM, POCKET-F, GHAZIABAD**

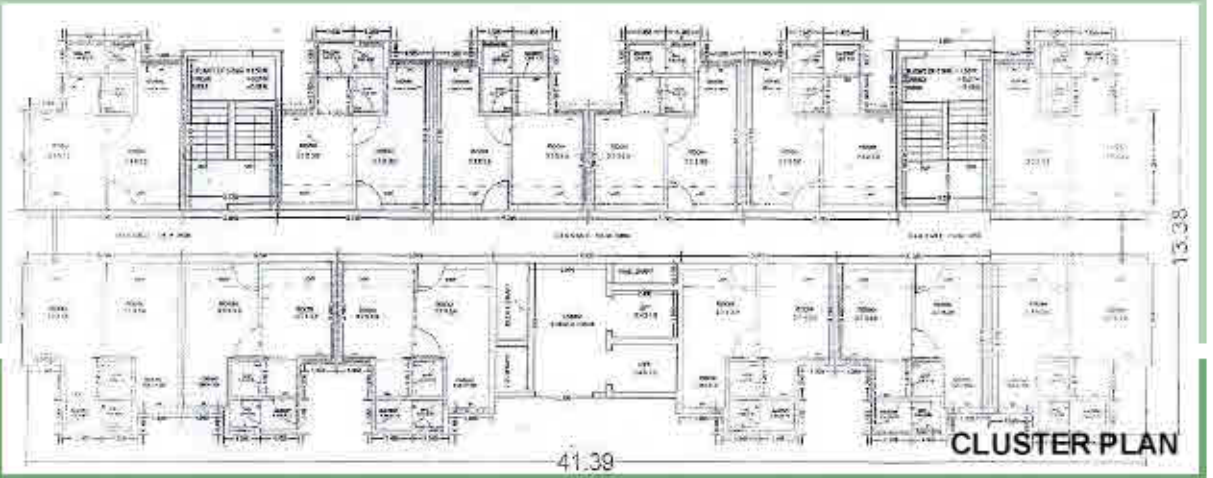
NO. OF ELIGIBLE EWS UNITS : 2280



MADHUBAN BAPUDHAM LAYOUT



SITE PLAN



CLUSTER PLAN

NO. OF ELIGIBLE EWS UNITS : 2280

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT MADHUBAN BAPUDHAM, POCKET-F, GHAZIABAD

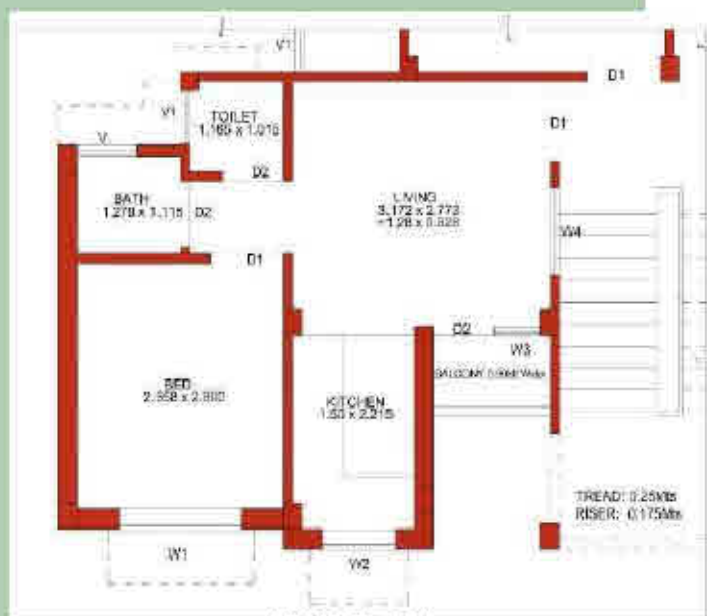


**PROPOSED AFFORDABLE HOUSING
SCHEME IN PARTNERSHIP AT
DEVANANDPUR, RAE BARELI**

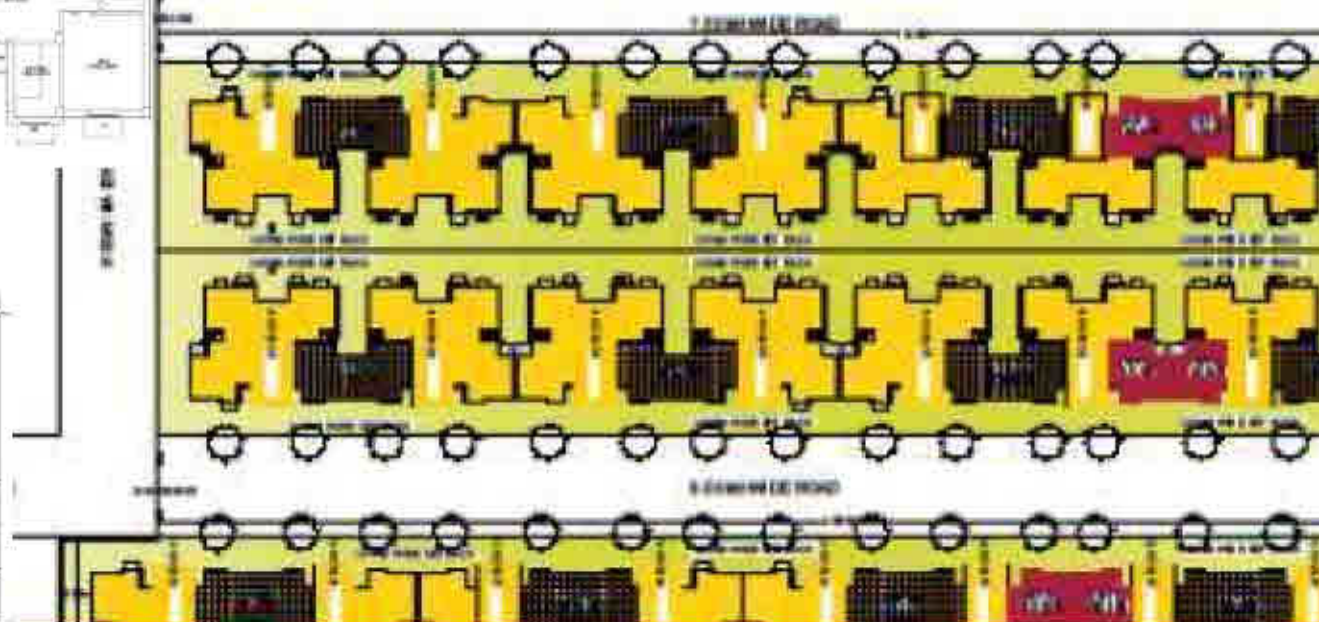
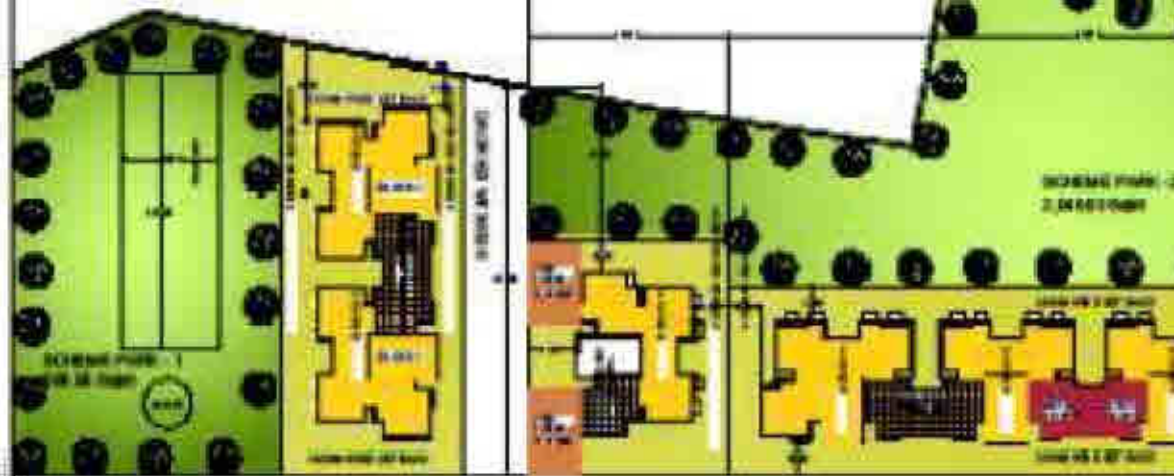
**NO. OF ELIGIBLE
EWS UNITS : 288**



CLUSTER PLAN



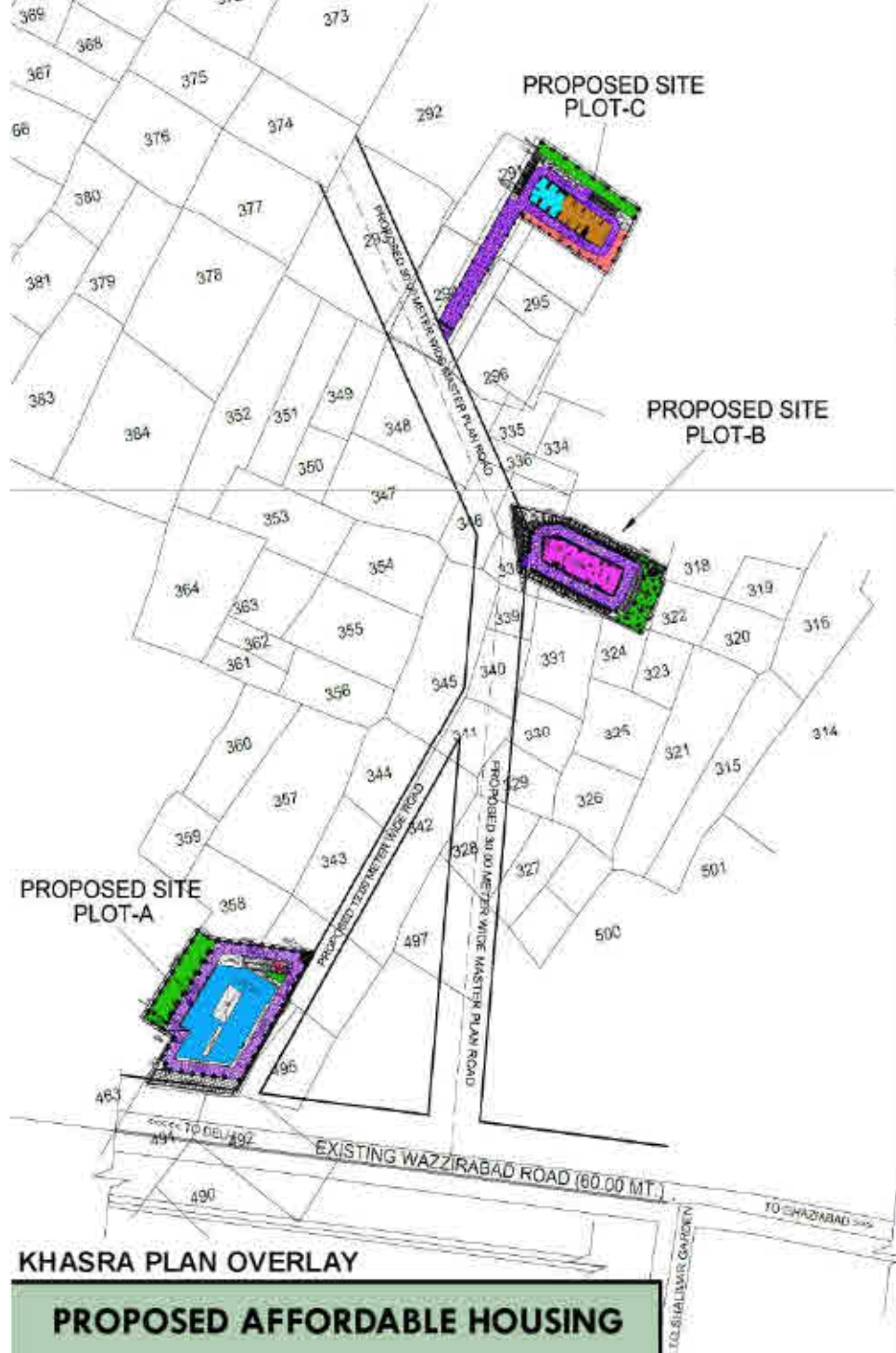
UNIT PLAN



SITE PLAN

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT DEVANANDPUR, RAE BARELI

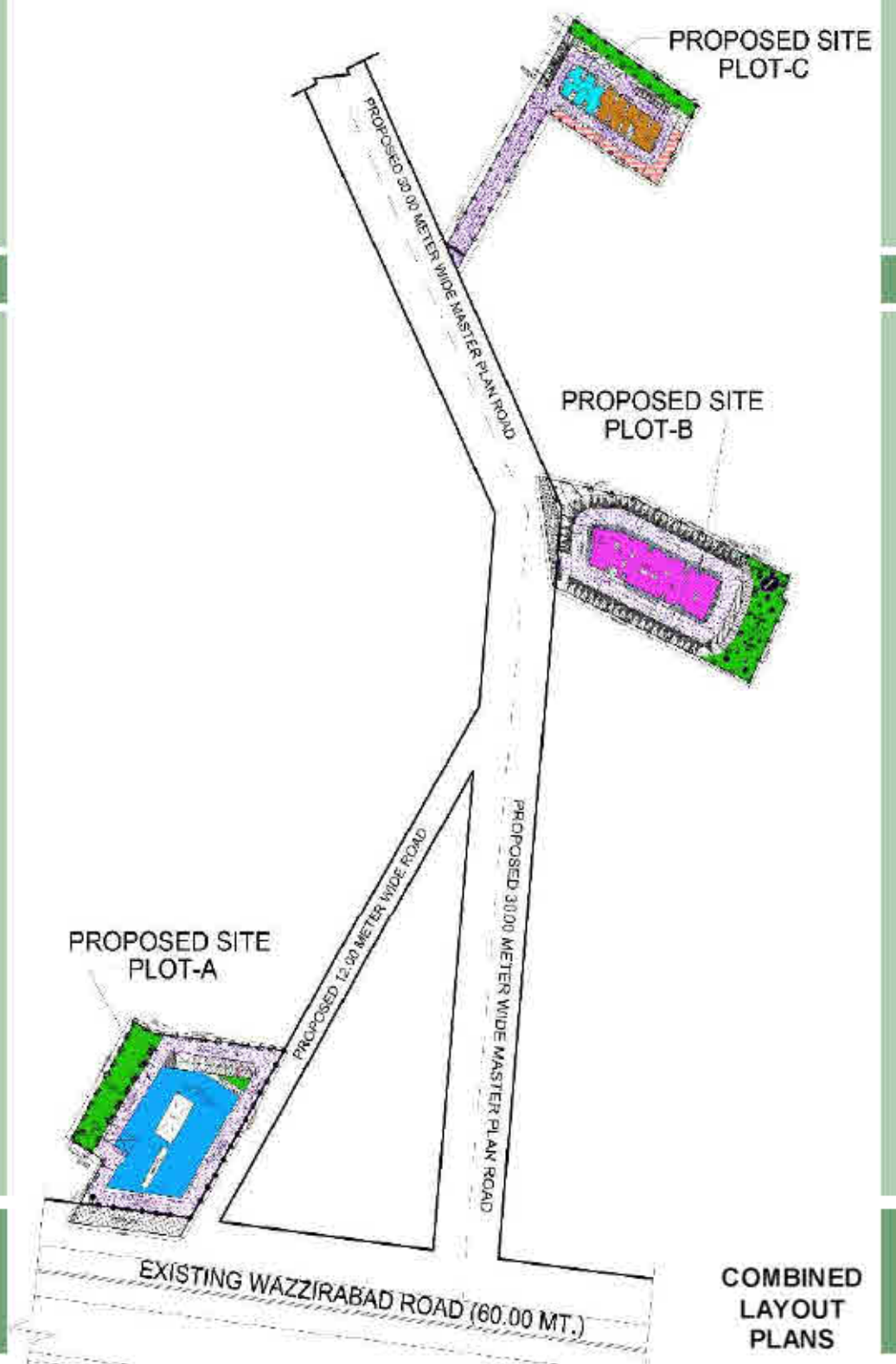
NO. OF ELIGIBLE EWS UNITS : 816



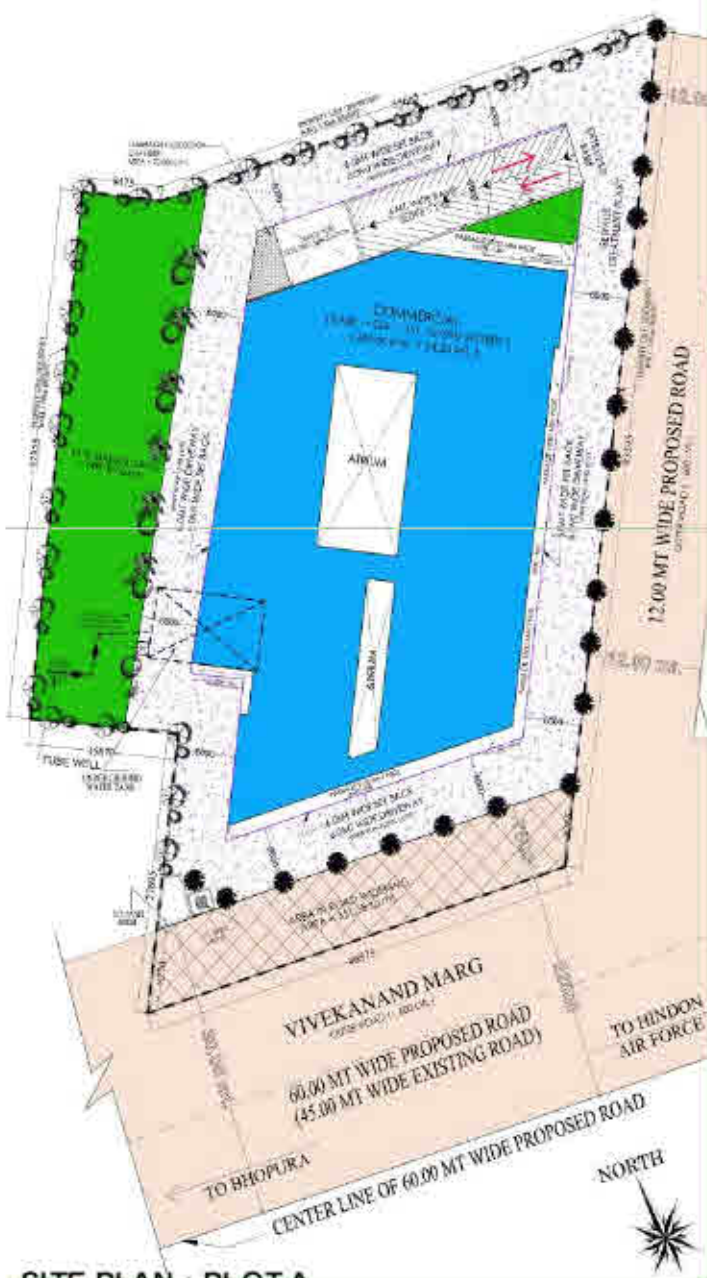
KHASRA PLAN OVERLAY

**PROPOSED AFFORDABLE HOUSING
SCHEME IN PARTNERSHIP AT
ARADHYAM, GHAZIABAD**

**NO. OF ELIGIBLE
EWS UNITS : 288**

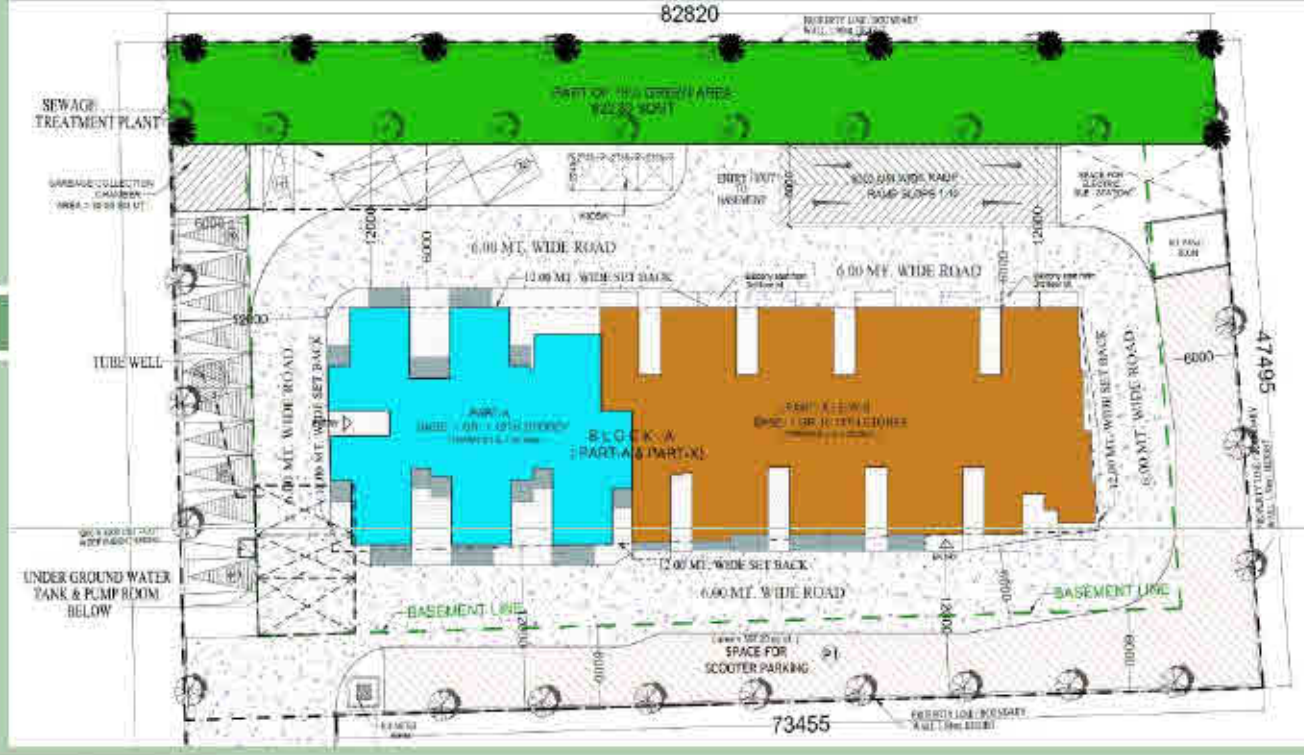


**COMBINED
LAYOUT
PLANS**

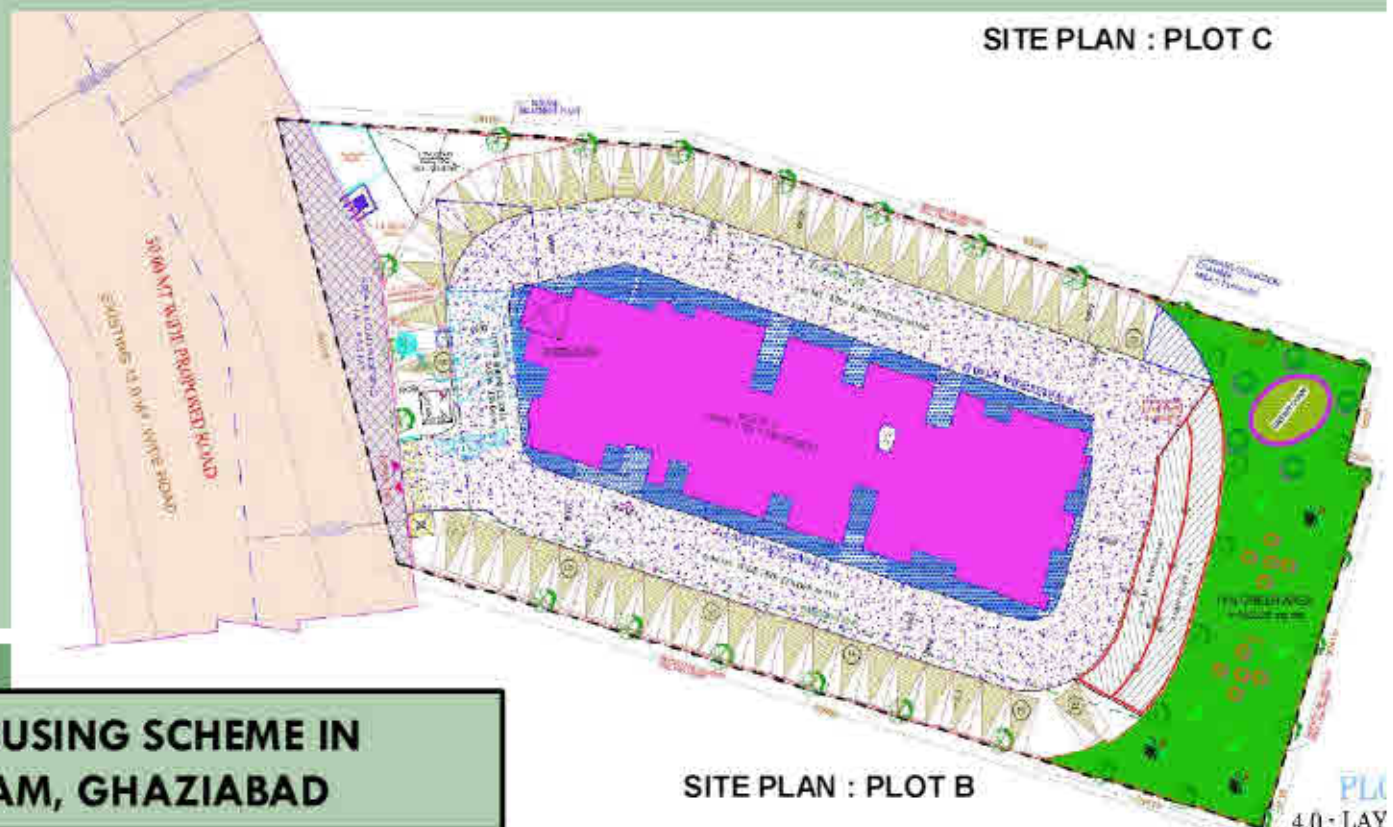


SITE PLAN : PLOT A

NO. OF ELIGIBLE EWS UNITS : 251



SITE PLAN : PLOT C



SITE PLAN : PLOT B

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT ARADHYAM, GHAZIABAD



SITE COORDINATES

- 1. 28°41'48.00"N
77°26'0.16"E
- 2. 28°41'47.71"N
77°26'1.75"E
- 3. 28°41'48.86"N
77°25'58.90"E
- 4. 28°41'47.84"N
77°25'58.08"E
- 5. 28°41'48.53"N
77°25'56.03"E
- 6. 28°41'49.53"N
77°25'52.80"E
- 7. 28°41'48.87"N
77°25'50.43"E
- 8. 28°41'47.85"N
77°25'52.24"E

google earth link - <https://earth.google.com/web/@28.69659582,77.43045516,218,0,23875663,448,54574716d,35y,0h,0t,0r>

LATITUDE 28°41'48.00"N

LONGITUDE 77°25'53.83"E

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT OZONE, CLASSIC, GHAZIABAD (ANTHEM YASH KIRTI PVT LTD)

NO. OF ELIGIBLE EWS UNITS : 333

24.00 MT. WIDE ROAD



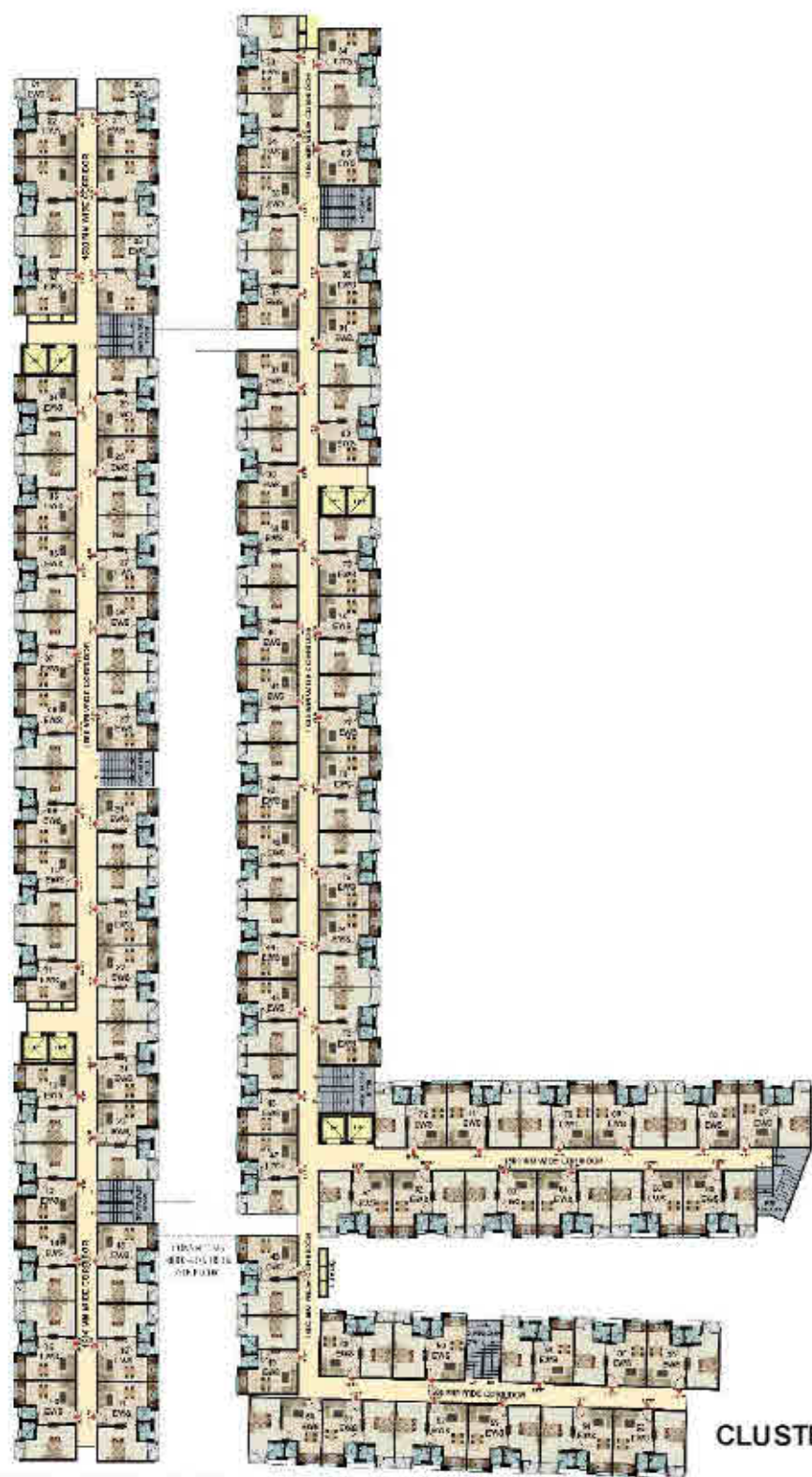
DRAWING FOR THE PROPOSED AFFORDABLE HOUSING SCHEME PROJECT 'OZONE CLASSIC' IN AREA NO. 223, SECT. 02 AT VILAGE DOONAGAR (RD. 242, 255, 262, 241, 251, 228, 258 AT VILAGE ENLAKENAGAR, H.NO. 28, SHROUD (B.A.)

M/s. ANTHEM YASH KIRTI INFRA PVT. LTD. (PROVIDER)

WATER SUPPLY PLAN

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT OZONE, CLASSIC, GHAZIABAD (ANTHEM YASH KIRTI PVT LTD)

NO. OF ELIGIBLE EWS UNITS : 333



UNIT PLAN

NO. OF ELIGIBLE EWS UNITS : 333

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT OZONE, CLASSIC, GHAZIABAD (ANTHEM YASH KIRTI PVT LTD)

CLUSTER PLAN

PROPOSED SITE

UNDER -CONST/
COMPLETED
HOUSING

PROPOSED
HOUSING

MILESTONE
INSTITUTE

COLUMBIA
INSTITUTE

Jalalabad 0039 Morta

2.4KM

TO MEERUT

PROPOSED 24MT WIDE ROAD

PROPOSED
HOUSING

DIYA GREEN
HOUSING

**PROPOSED 30MT
WIDE ROAD**

APPROVED
APPLE HOMES

MODEL
SCHOOL

**EXISTING
DRAIN**

Sikroo

NH-58 MERRUT ROAD

DPS RAINAGAR
ROAD

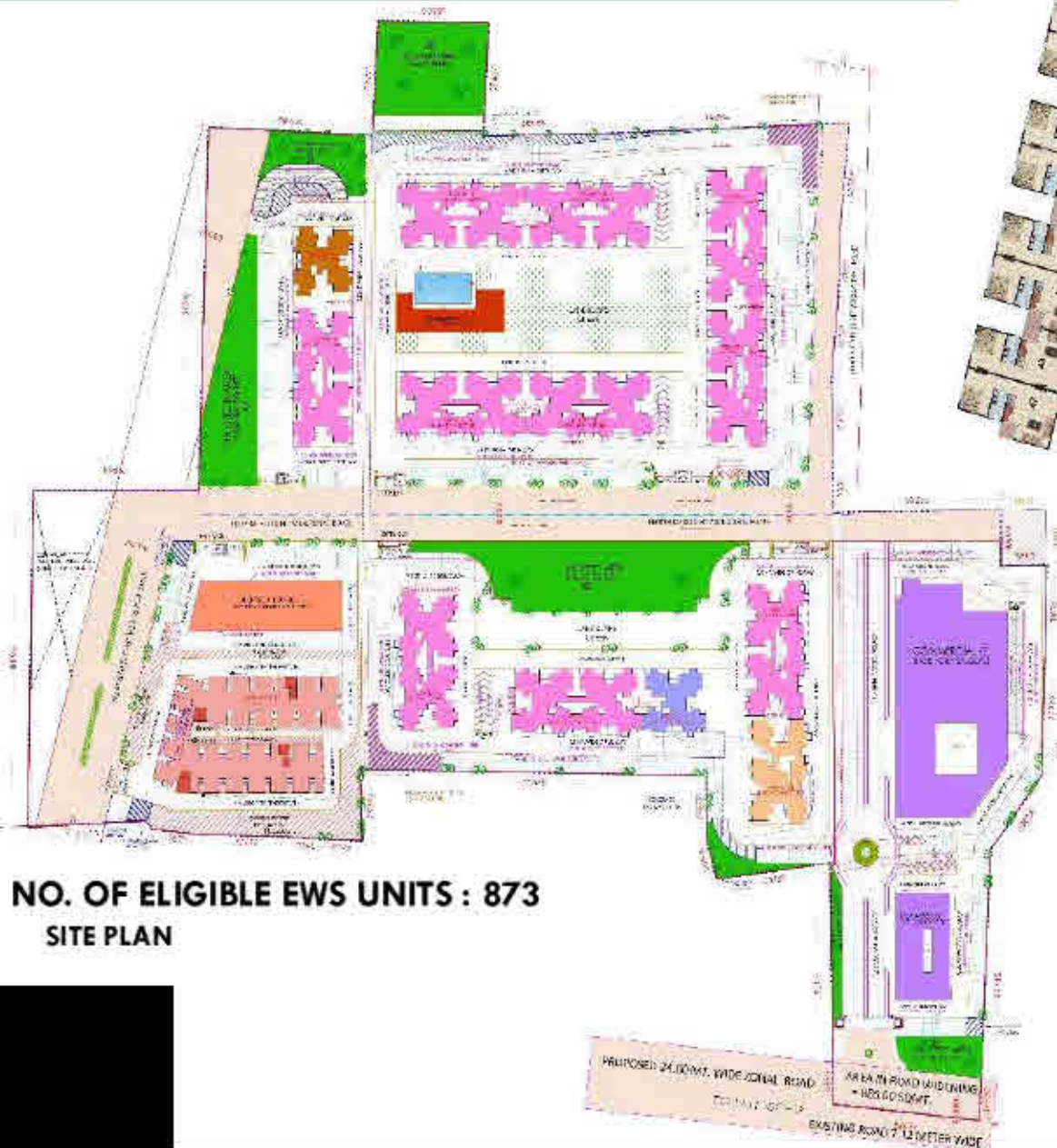
Image © 2016 DigitalGlobe
© 2016 Google

Imagery Date: 5/12/2016 28°42'58.88" N 77°26'45.02" E Elev: 705

Goog

**PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT
SIGNATURE GLOBAL LIFESTYLE, GHAZIABAD
(SIGNATURE GLOBAL DEVELOPERS PVT LTD)**

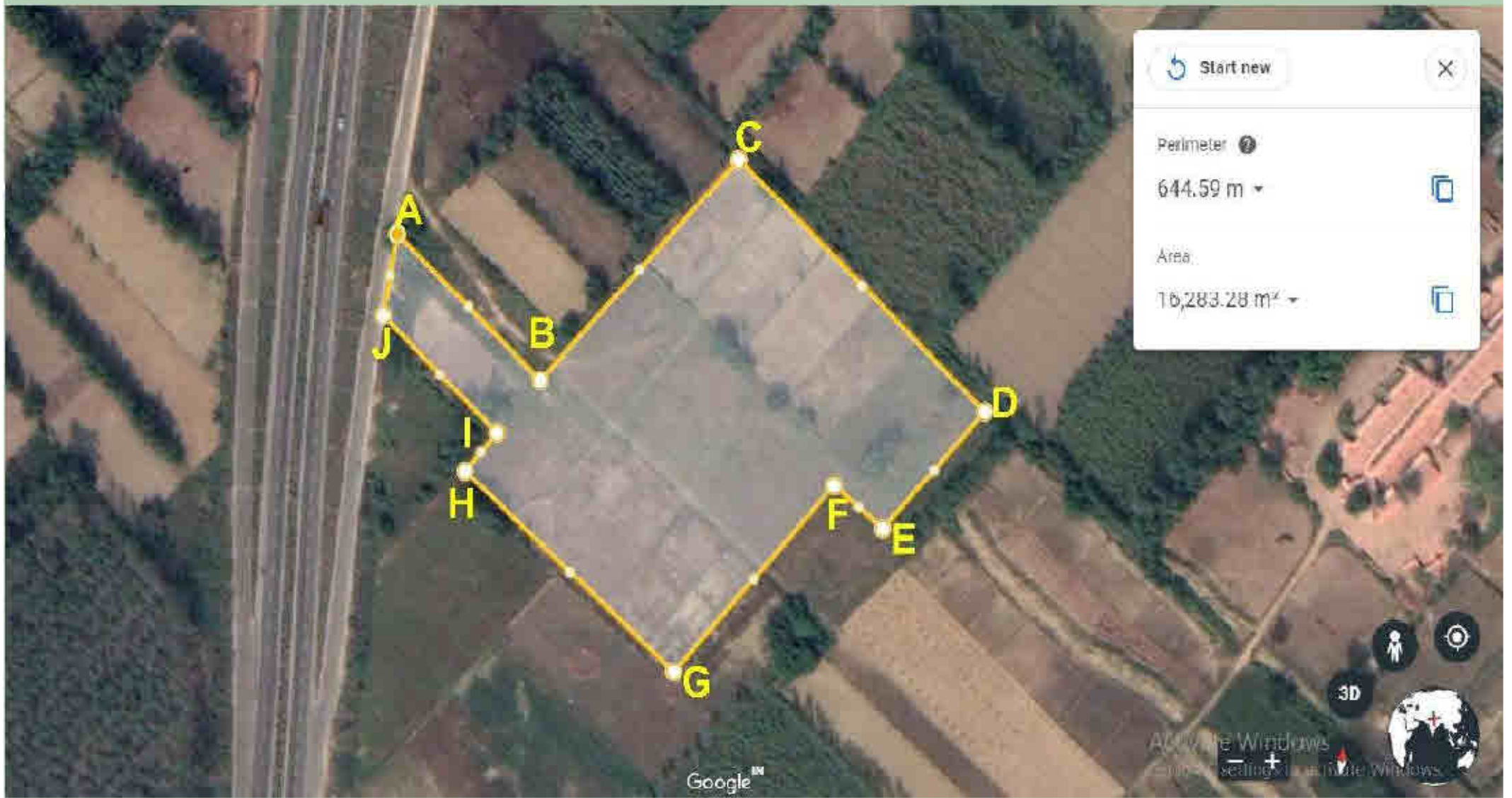
NO. OF ELIGIBLE EWS UNITS : 873



CLUSTER PLAN



**PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT
SIGNATURE GLOBAL LIFESTYLE, GHAZIABAD
(SIGNATURE GLOBAL DEVELOPERS PVT LTD)**



NO. OF ELIGIBLE EWS UNITS : 834

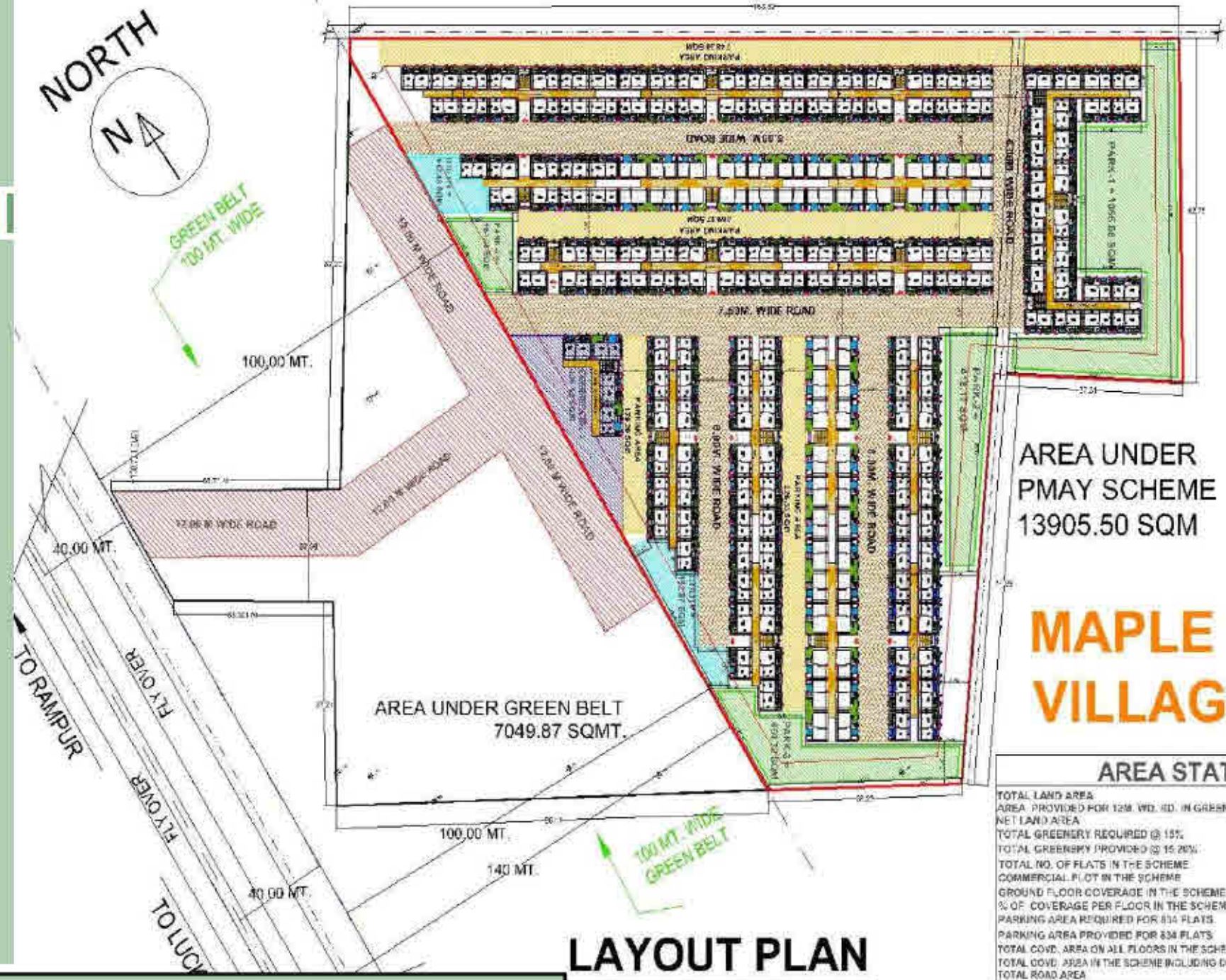
**PROPOSED AFFORDABLE HOUSING SCHEME IN
PARTNERSHIP AT MAPLE VILLAGE , BAREILLY
(PANKAJ FABRITECH JV, BAREILLY)**

	LATTITUDE	LONGITUDE
A.	28°19'48" N	79°29'46" E
B	28°19'47" N	79°29'48" E
C	28°19'50" N	79°29'50" E
D	28°19'47" N	79°29'54" E
E	28°19'46" N	79°29'53" E
F	28°19'46" N	79°29'52" E
G	28°19'44" N	79°29'50" E
H	28°19'46" N	79°29'47" E
I	28°19'46" N	79°29'48" E
J	28°19'47" N	79°29'46" E

P MAY SCHEME



GREEN BELT
100 MT. WIDE



AREA UNDER
PMAY SCHEME
13905.50 SQM

MAPLE
VILLAGE

AREA UNDER GREEN BELT
7049.87 SQMT.

LAYOUT PLAN

AREA STATEMENT

TOTAL LAND AREA	= 16263.34 SQM
AREA PROVIDED FOR 12M. WD. RD. IN GREEN BELT	= 2376.05 SQM
NET LAND AREA	= 13905.49 SQM
TOTAL GREENERY REQUIRED @ 15%	= 2085.82 SQM
TOTAL GREENERY PROVIDED @ 15.26%	= 2114.00 SQM
TOTAL NO. OF FLATS IN THE SCHEME	= 834
COMMERCIAL PLOT IN THE SCHEME	= 405.13 SQM
GROUND FLOOR COVERAGE IN THE SCHEME	= 6763.66 SQM
% OF COVERAGE PER FLOOR IN THE SCHEME	= 41.46 %
PARKING AREA REQUIRED FOR 834 FLATS	= 3688 SQM
PARKING AREA PROVIDED FOR 834 FLATS	= 1723.11 SQM
TOTAL COVD. AREA ON ALL FLOORS IN THE SCHEME	= 23063.92 SQM
TOTAL COVD. AREA IN THE SCHEME INCLUDING COMMERCIAL	= 23460.05 SQM
TOTAL ROAD AREA	= 2495.20 SQM

AT KH. NO. 82, 88, 87, 88, 89, 90, 91, 92, 93 & 95 VIL.
ALAMPUR, BARA BYE PASS ROAD, BAREILLY

**PROPOSED AFFORDABLE HOUSING SCHEME IN
PARTNERSHIP AT MAPLE VILLAGE, BAREILLY
(PANKAJ FABRITECH JV, BAREILLY)**

NO. OF ELIGIBLE EWS UNITS : 834



CLUSTER PLAN-TYPE A



CLUSTER PLAN-TYPE B



UNIT PLAN

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT MAPLE VILLAGE , BAREILLY (PANKAJ FABRITECH JV, BAREILLY)

NO. OF ELIGIBLE EWS UNITS : 834



SITE COORDINATES: 27° 9'51.34"N 77°56'12.44"E

Latitude and Longitude of Point

A.	27.164678, 77.936352	D.	27.163664, 77.936241
B.	27.164897, 77.937470	E.	27.164016, 77.936364
C.	27.163486, 77.937088	F.	27.164080, 77.936147



PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT SARVODYA YOJANA, AGRA (PUSHPANJALI BUILDCON PVT. LTD.)

NO. OF ELIGIBLE EWS UNITS : 163



UNIT PLAN

CLUSTER PLAN

NO. OF ELIGIBLE EWS UNITS : 163

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT SARVODYA YOJANA, AGRA (PUSHPANJALI BUILDCON PVT. LTD.)

Sl. No.	Particulars	Area (sq. m)	Volume (cu. m)
1	Plot Area	10000.00	10000.00
2	Area of Building	15000.00	45000.00
3	Area of Road	18000.00	18000.00
4	Area of Open Space	5000.00	5000.00
5	Area of Other Land	10000.00	10000.00
6	Total Area	58000.00	88000.00

18.00 M. WIDE ROAD.
OTHERS LAND
KHASRA NO. 463

Sl. No.	Particulars	Area (sq. m)	Volume (cu. m)
1	Plot Area	10000.00	10000.00
2	Area of Building	15000.00	45000.00
3	Area of Road	18000.00	18000.00
4	Area of Open Space	5000.00	5000.00
5	Area of Other Land	10000.00	10000.00
6	Total Area	58000.00	88000.00



KHASRA NO. 497 KHASRA NO. 491

APPROVED HOLDING UNDER PARTNERSHIP AT SARVODYA YOJANA, AGRA
PUSHPANJALI BUILDCON PVT. LTD.
CENG ARCHITECTS

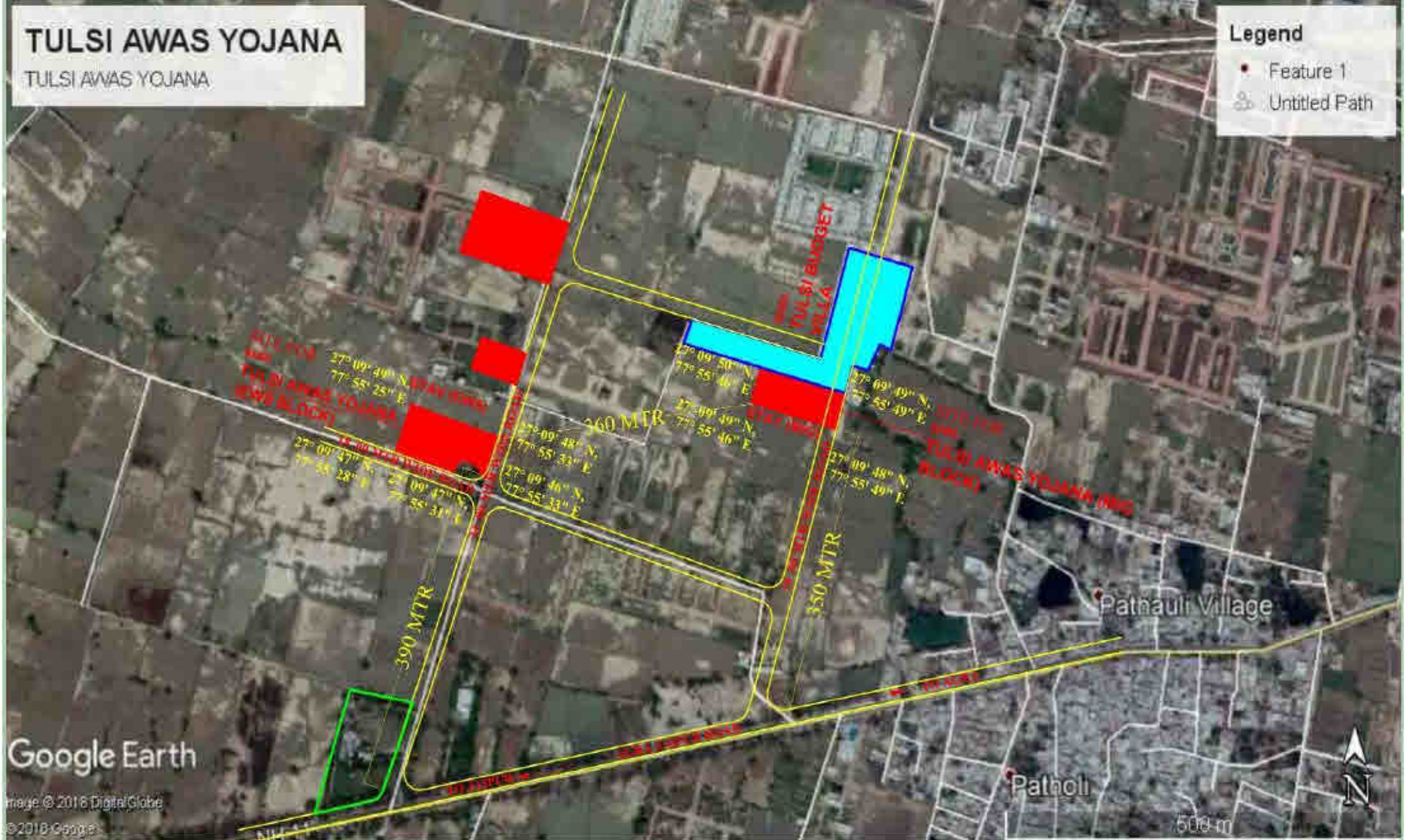
CENG ARCHITECTS

TULSI AWAS YOJANA

TULSI AWAS YOJANA

Legend

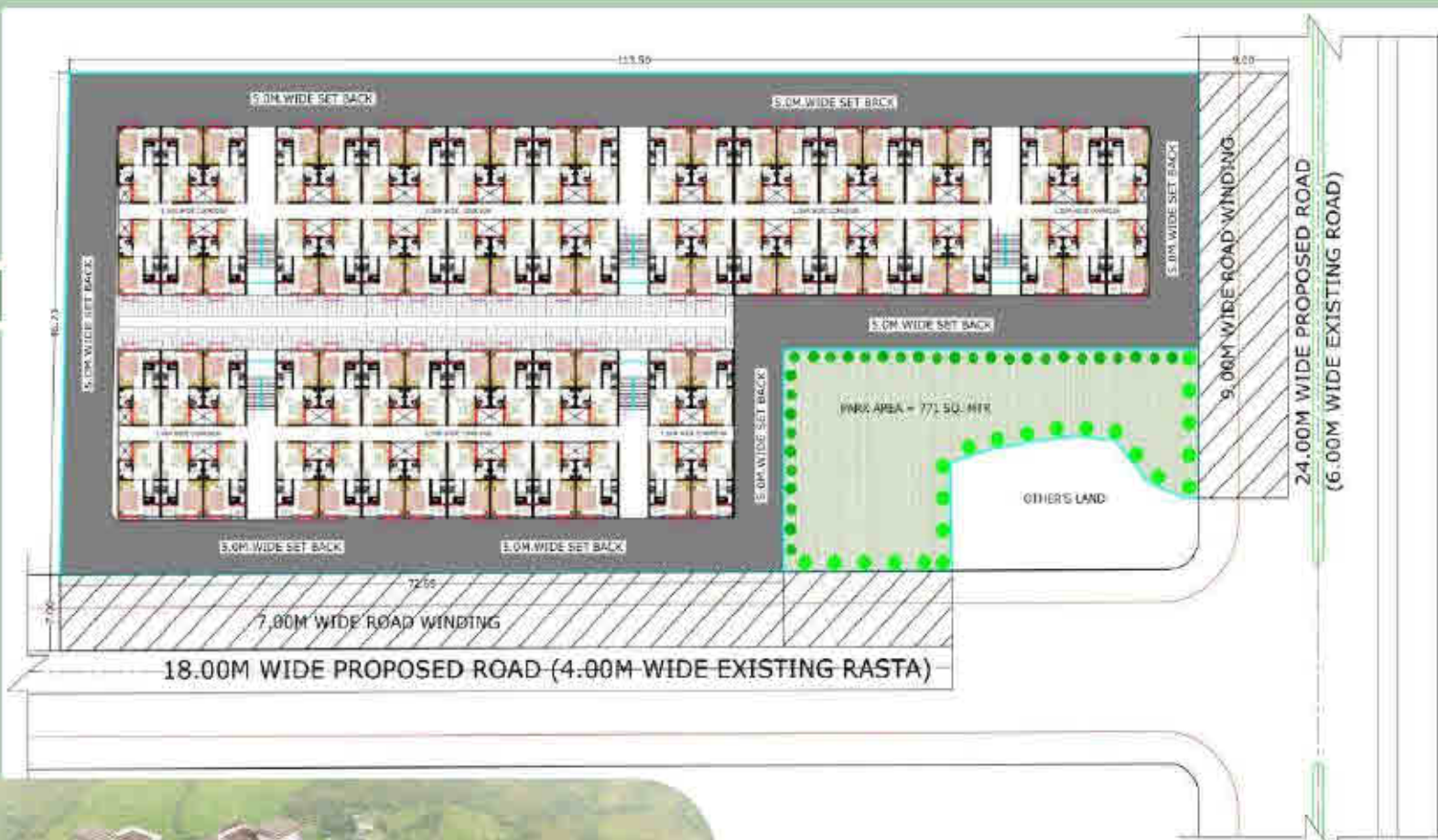
- Feature 1
- Untitled Path



NO. OF ELIGIBLE EWS UNITS : 344

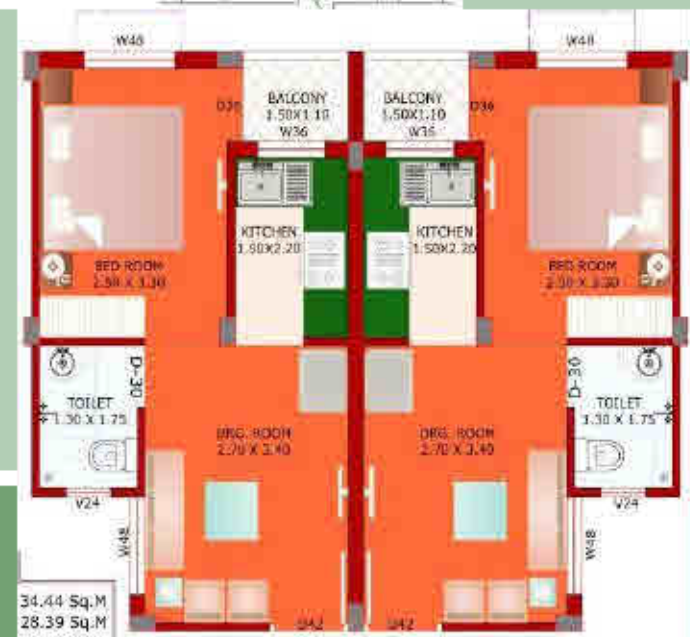
**PROPOSED AFFORDABLE HOUSING SCHEME IN
PARTNERSHIP SHRI TULSI AWAS YOJANA, AGRA
(TULSI INFRAHEIGHTS PVT. LTD.)**





PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP SHRI TULSI AWAS YOJANA, AGRA (TULSI INFRAHEIGHTS PVT. LTD.)

NO. OF ELIGIBLE EWS UNITS : 344



Name of Village/ City and District-

VILLAGE - NOOR NAGAR & MORTA.

DISTRICT- GHAZIABAD U.P.



MAP OF



UTTAR PRADESH MAP

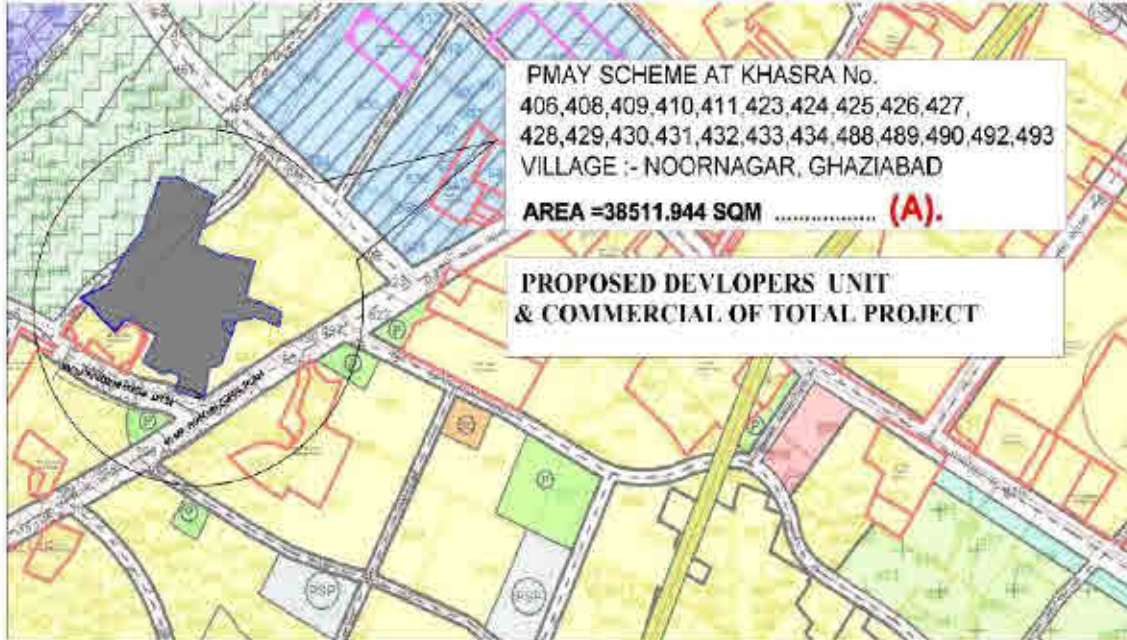
NO. OF ELIGIBLE EWS UNITS : 946

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT MIGSUN ATHARVA, GHAZIABAD (MAHALUXMI BUILDTECH LIMITED)

SITE LOCATION :-

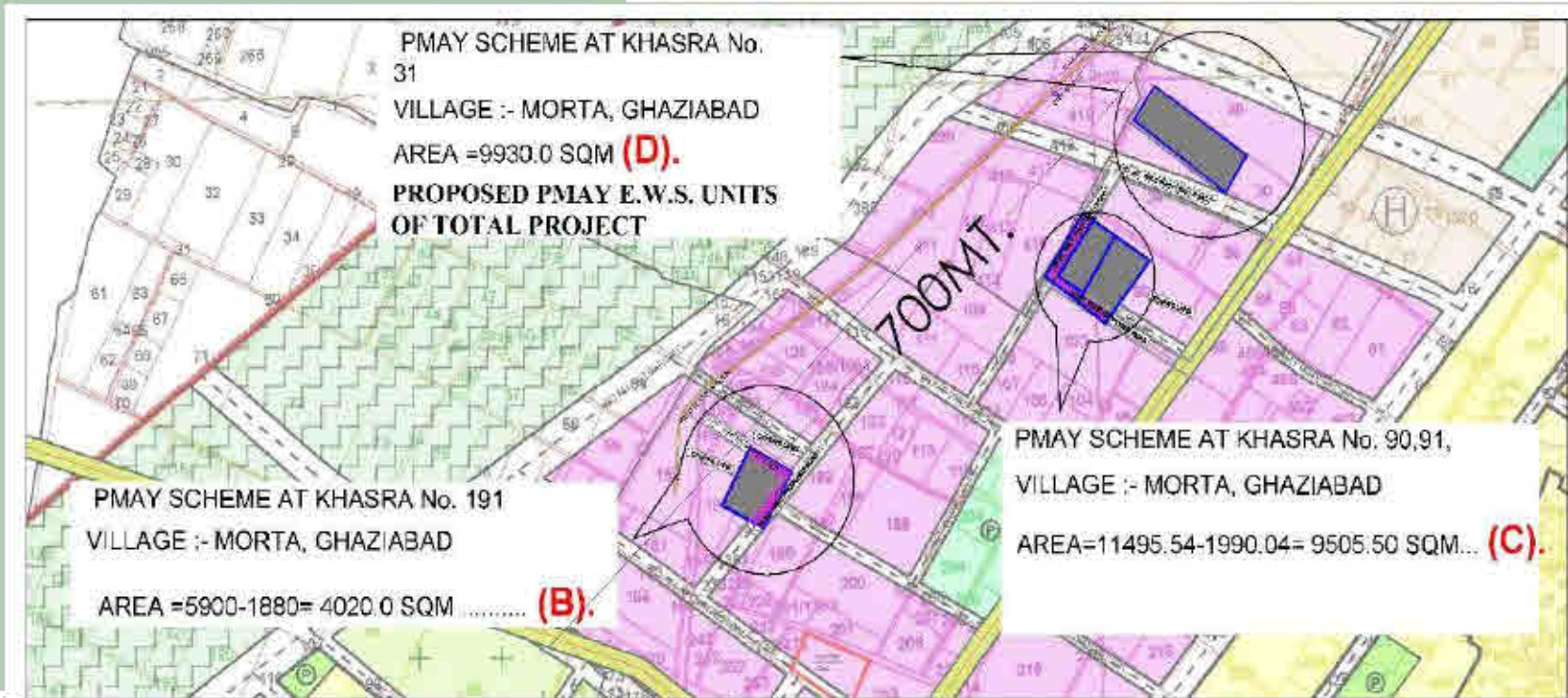
SITE IS LOCATED AT NOOR NAGAR & MORTA GHAZIABAD U.P.





PMAY SCHEME AT KHASRA No.
406,408,409,410,411,423,424,425,426,427,
428,429,430,431,432,433,434,488,489,490,492,493
VILLAGE :- NOORNAGAR, GHAZIABAD
AREA =38511.944 SQM (A).

**PROPOSED DEVELOPERS UNIT
& COMMERCIAL OF TOTAL PROJECT**



PMAY SCHEME AT KHASRA No.
31
VILLAGE :- MORTA, GHAZIABAD
AREA =9930.0 SQM **(D).**
**PROPOSED PMAY E.W.S. UNITS
OF TOTAL PROJECT**

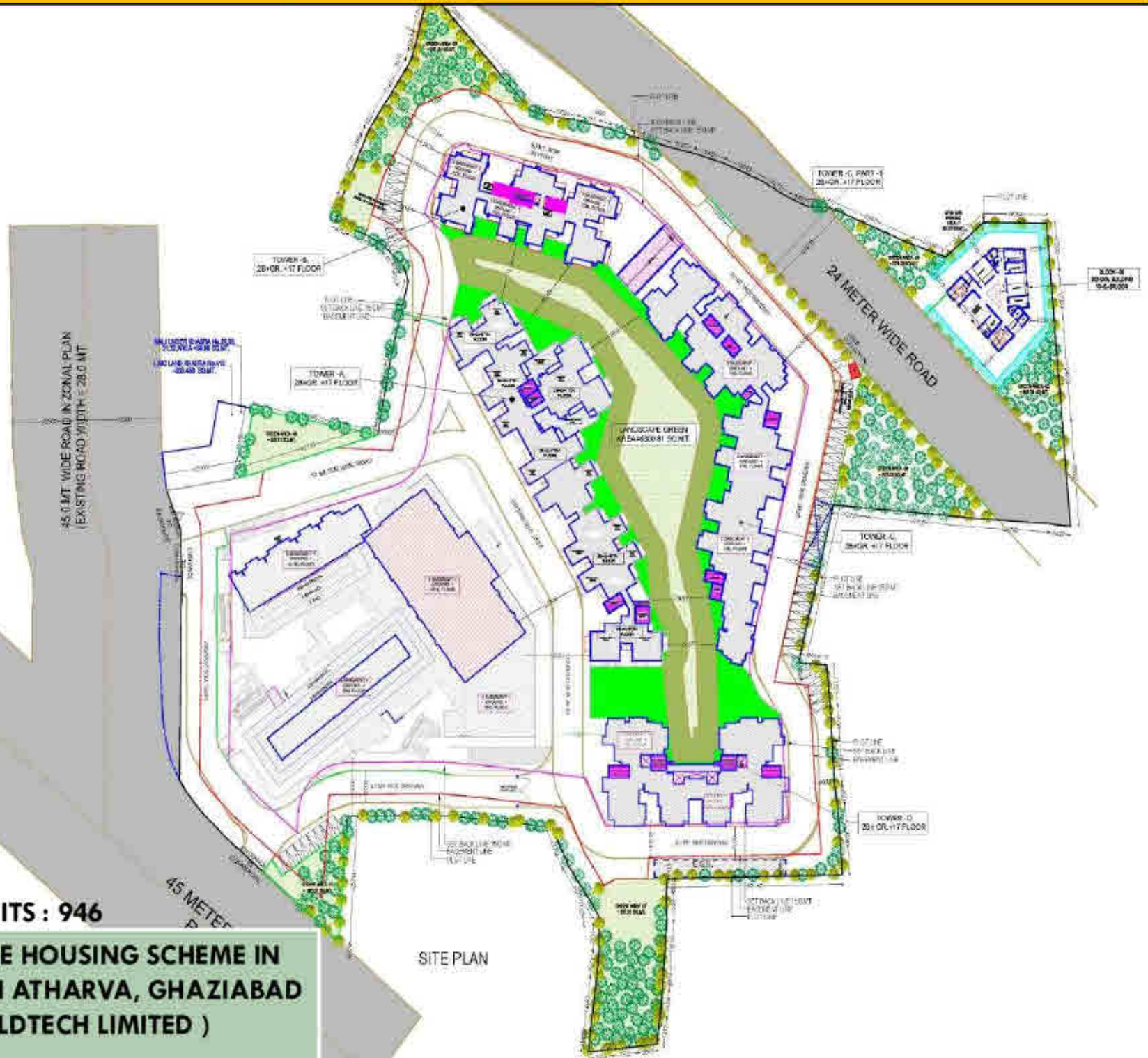
PMAY SCHEME AT KHASRA No. 191
VILLAGE :- MORTA, GHAZIABAD
AREA =5900-1880= 4020.0 SQM **(B).**

PMAY SCHEME AT KHASRA No. 90,91,
VILLAGE :- MORTA, GHAZIABAD
AREA=11495.54-1990.04= 9505.50 SQM... **(C).**

**PROPOSED AFFORDABLE HOUSING SCHEME IN
PARTNERSHIP AT MIGSUN ATHARVA, GHAZIABAD
(MAHALUXMI BUILDTECH LIMITED)**

NO. OF ELIGIBLE EWS UNITS : 946

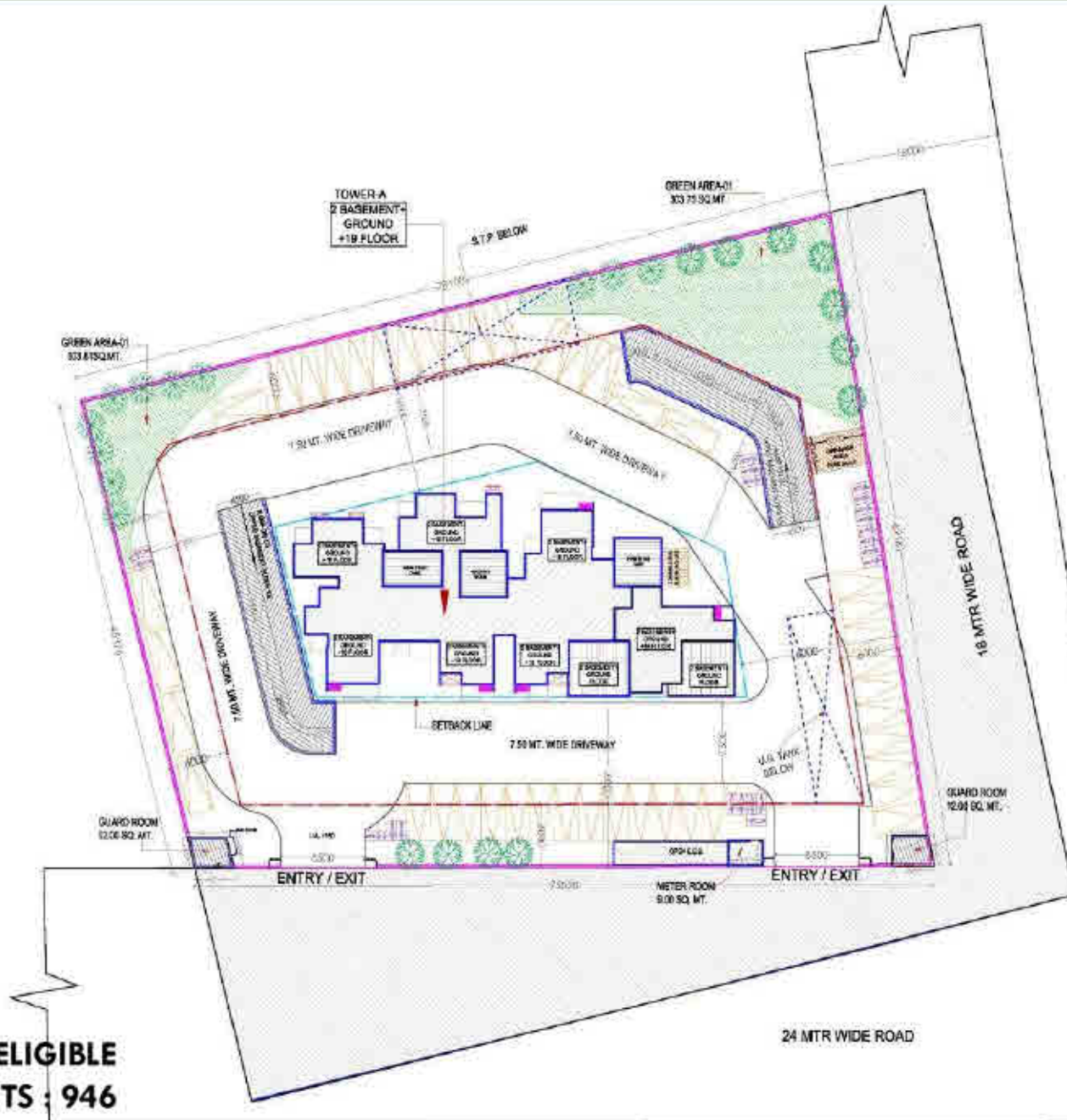
7. ARCHITECTURAL DRAWINGS : SITE PLAN (PLOT -A)



NO. OF ELIGIBLE EWS UNITS : 946
PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT MIGSUN ATHARVA, GHAZIABAD (MAHALUXMI BUILDTECH LIMITED)

SITE PLAN

7. ARCHITECTURAL DRAWINGS : SITE PLAN (PLOT -B)



NO. OF ELIGIBLE EWS UNITS : 946

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT MIGSUN ATHARVA, GHAZIABAD (MAHALUXMI BUILDTECH LIMITED)

AREA STATEMENT (PLOT-B, TOWER-A)

S. NO.	DESCRIPTION	GROUND FLOOR AREA	FLOOR AREA OF COURTYARD	NON-HOUSING AREA	TERRACE AREA	F.L.O. AREA	LAND	% DENSITY	NO OF UNIT	TOTAL UNIT
1	TOWER A	2416.00	1000.00	1000.00	1000.00	1000.00	1000.00	1000.00	1000.00	1000.00
2	GREEN AREA-01	333.75	333.75							
3	GREEN AREA-02	333.75	333.75							
4	PARKING	1000.00								
5	METER ROOM	5.00								
6	WATER TANK	3.00								
7	GUARD ROOM	12.06								
8	ENTRY / EXIT	20.00								
9	FIRE ALARM CONTROL PANEL	1.00								
10	STAIR	50.00								
11	LIFT	50.00								
12	TOILET	10.00								
13	TRASH ROOM	5.00								
14	STAFF ROOM	10.00								
15	STAIR	50.00								
16	LIFT	50.00								
17	TOILET	10.00								
18	TRASH ROOM	5.00								
19	STAFF ROOM	10.00								
20	STAIR	50.00								
21	LIFT	50.00								
22	TOILET	10.00								
23	TRASH ROOM	5.00								
24	STAFF ROOM	10.00								
25	STAIR	50.00								
26	LIFT	50.00								
27	TOILET	10.00								
28	TRASH ROOM	5.00								
29	STAFF ROOM	10.00								
30	STAIR	50.00								
31	LIFT	50.00								
32	TOILET	10.00								
33	TRASH ROOM	5.00								
34	STAFF ROOM	10.00								
35	STAIR	50.00								
36	LIFT	50.00								
37	TOILET	10.00								
38	TRASH ROOM	5.00								
39	STAFF ROOM	10.00								
40	STAIR	50.00								
41	LIFT	50.00								
42	TOILET	10.00								
43	TRASH ROOM	5.00								
44	STAFF ROOM	10.00								
45	STAIR	50.00								
46	LIFT	50.00								
47	TOILET	10.00								
48	TRASH ROOM	5.00								
49	STAFF ROOM	10.00								
50	STAIR	50.00								
51	LIFT	50.00								
52	TOILET	10.00								
53	TRASH ROOM	5.00								
54	STAFF ROOM	10.00								
55	STAIR	50.00								
56	LIFT	50.00								
57	TOILET	10.00								
58	TRASH ROOM	5.00								
59	STAFF ROOM	10.00								
60	STAIR	50.00								

PARKING CALCULATION

NO.	DESCRIPTION	AREA	NO. OF CARS
1	GROUND FLOOR	1000.00	100
2	ROOF TOP	1000.00	100
3	TOTAL	2000.00	200

REGISTRATION

1	JACOB & CO. ENGINEERS ARCHITECTS P. LTD.	12/10/2018
2	M/S. MAHALUXMI BUILDTECH LTD.	12/10/2018

ALONG BOUNDARY WALL

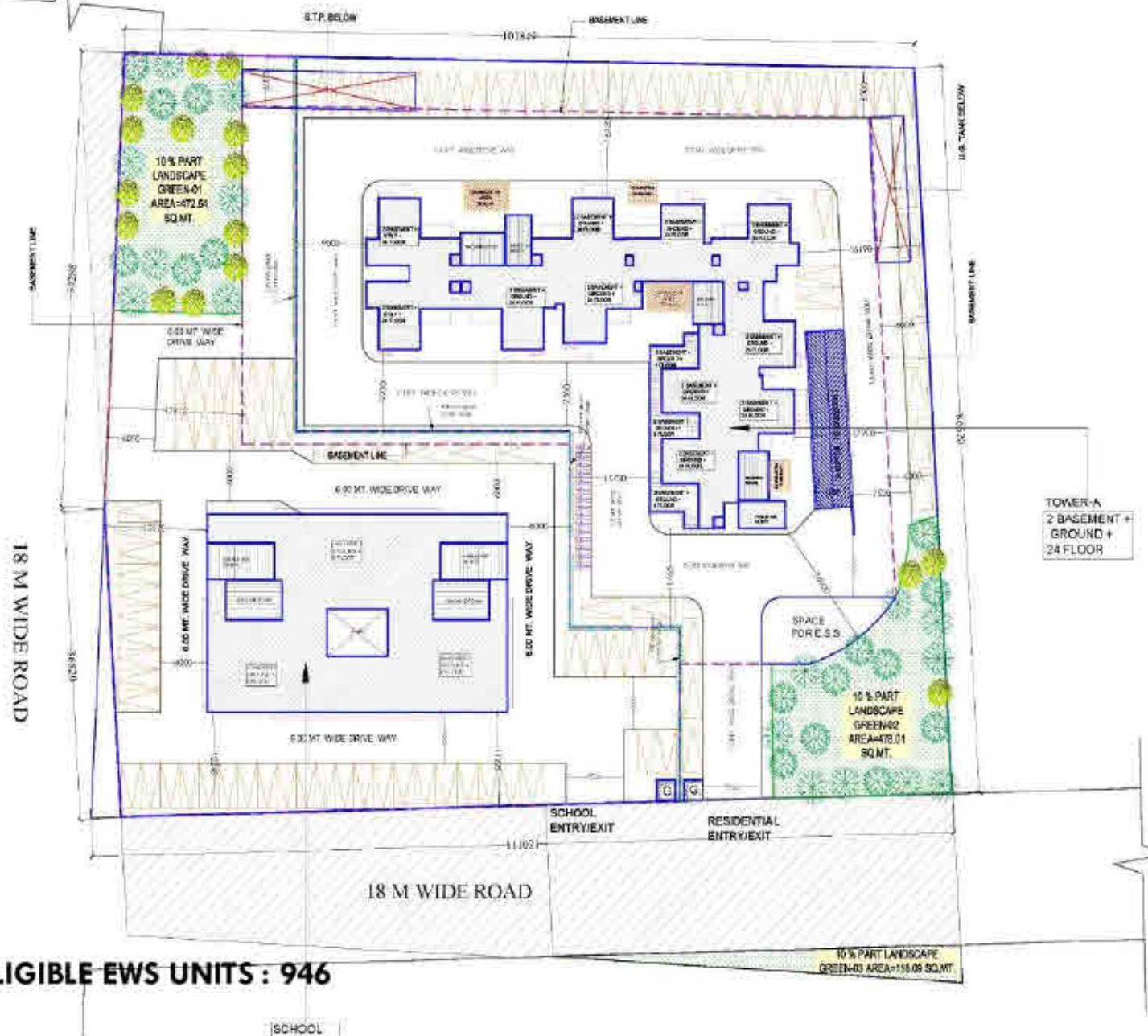
SCHEDULE OF PLANTS

S. NO.	SYMBOL	BOTANICAL NAME	TYPE
1	(Symbol)	NONI (SYMBOLE)	PLANT
2	(Symbol)	ACACIA (SYMBOLE)	PLANT
TOTAL = 1+2 = 2 PLANTS			

1. GARBAGE AREA REQUIRED
 100 X 5 X 10 / 500 = 10.00 SQ. MT.
 PROVIDED GARBAGE AREA = 10.00 SQ. MT.

2. CHAIRUTRA REQUIRED
 100 X 5 X 10 / 500 = 10.00 SQ. MT.
 PROVIDED CHAIRUTRA AREA = 10.00 SQ. MT.

7. ARCHITECTURAL DRAWINGS : SITE PLAN (PLOT -C)



NO. OF ELIGIBLE EWS UNITS : 946

1	PERMISSIBLE 10% PART LANDSCAPE GREEN AREA = 650.36 SQ.MT.		
2	TOTAL PROPOSED 10% PART LANDSCAPE GREEN AREA = 1068.65 SQ.MT.		
A	10% PART LANDSCAPE GREEN AREA = 105.54 SQ.MT.		
B	10% PART LANDSCAPE GREEN AREA = 178.01 SQ.MT.		
	TOTAL (A+B) = 283.55 SQ.MT.		
1	NO. OF TREES TO BE PLANTED IN THE AREA = 283	4 FT. TREE	
2	NO. OF TREES TO BE PLANTED IN THE AREA = 188	6 FT. TREE	
ALONG BOUNDARY WALL			
SCHEDULE OF PLANTS			
S.NO.	SYMBOL	BOTANICAL NAME	TYPE
1		SHRUBS (SHEG. WAG.)	4 FT. T
2		SHRUBS (SHEG. WAG.)	6 FT. T
3		SHRUBS (SHEG. WAG.)	4 FT. T
TOTAL = 1 + 2 + 3 = 188			

**TOWER-A
2 BASEMENT +
GROUND +
24 FLOOR**

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT MIGSUN ATHARVA, GHAZIABAD (MAHALUXMI BUILDTECH LIMITED)

MAHALUXMI BUILDTECH LIMITED
405, 424, 425, 426, 427
435, 436, 437, 438, 439, 440, 441, 442
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BUILDERS & PROMOTER
MAHALUXMI BUILDTECH LIMITED
100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

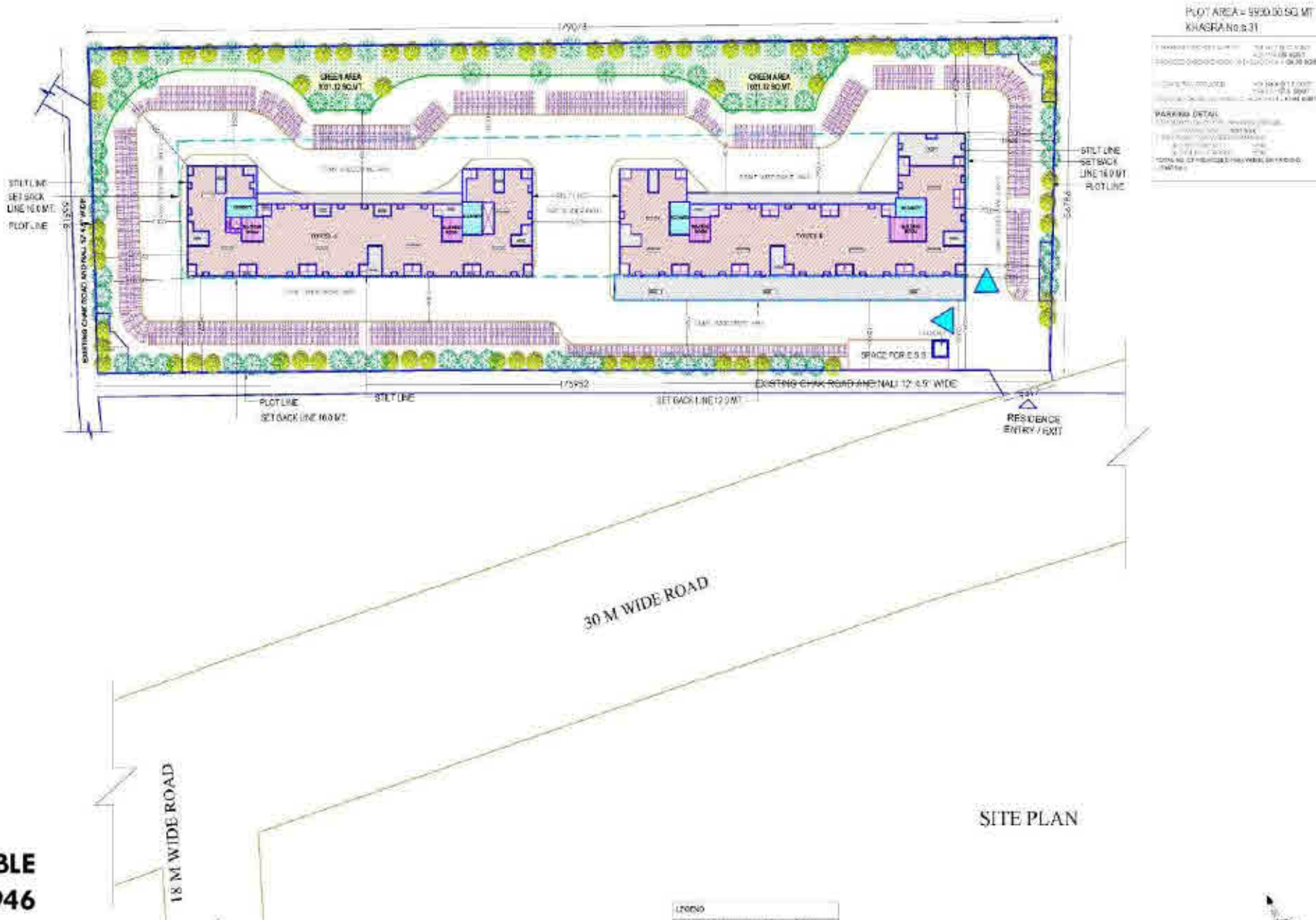
ARCHITECTS
Space Designers International
B-34, SECTOR-67, NOIDA
PH: +91 9718181818, 9718181818
MAIL: SDI@SDIINDIA.COM, SDI@SDIINDIA.COM

NO. OF ELIGIBLE EWS UNITS : 946

ARCHITECTS
Space Designers International
B-34, SECTOR-67, NOIDA
PH: +91 9718181818, 9718181818
MAIL: SDI@SDIINDIA.COM, SDI@SDIINDIA.COM

PLOT-C
DWG No.-01

7. ARCHITECTURAL DRAWINGS : SITE PLAN (PLOT -D)



NO. OF ELIGIBLE EWS UNITS : 946

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT MIGSUN ATHARVA, GHAZIABAD (MAHALUXMI BUILDTECH LIMITED)

LENDOR	ARSA LIGER HUDCO/GOVERNMENT
DEVELOPER	MAHALUXMI BUILDTECH LIMITED

IT :- 25BHEATHARVA/17 THROUGH 103, CLASSICK ET NO. 12, 145-9448, 409 KV 122/101 2, POKHRIAN, 213631/11 -MAHALUXMI BUILDTECH	PLOT NO. :- 931 AREA :- 9900.00 SQ. MT NO. OF PLOTS :- 10 NO. OF PLOTS TO BE DEVELOPED :- 10 NO. OF PLOTS TO BE DEVELOPED (EXCLUDING COMMON AREAS) :- 10	DATE :- SCALE :- DRAWN BY :- CHECKED BY :- APPROVED BY :-	PROJECT NO. :- DATE :-	SHEET NO. :- TOTAL SHEETS :-	ARCHITECTS :- Space Designers International B-34, DOKTOR HT, NOKIA PH :- 8738577, 858688 WWW :- WWW.SDIINDIA.COM E-MAIL :- space@sdil.com, www@sdil.com
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SITE LOCATION :-

SITE IS LOCATED AT
BHOWAPUR, MORTA

DISTT. GHAZIABAD U.P.



MAP OF
INDIA



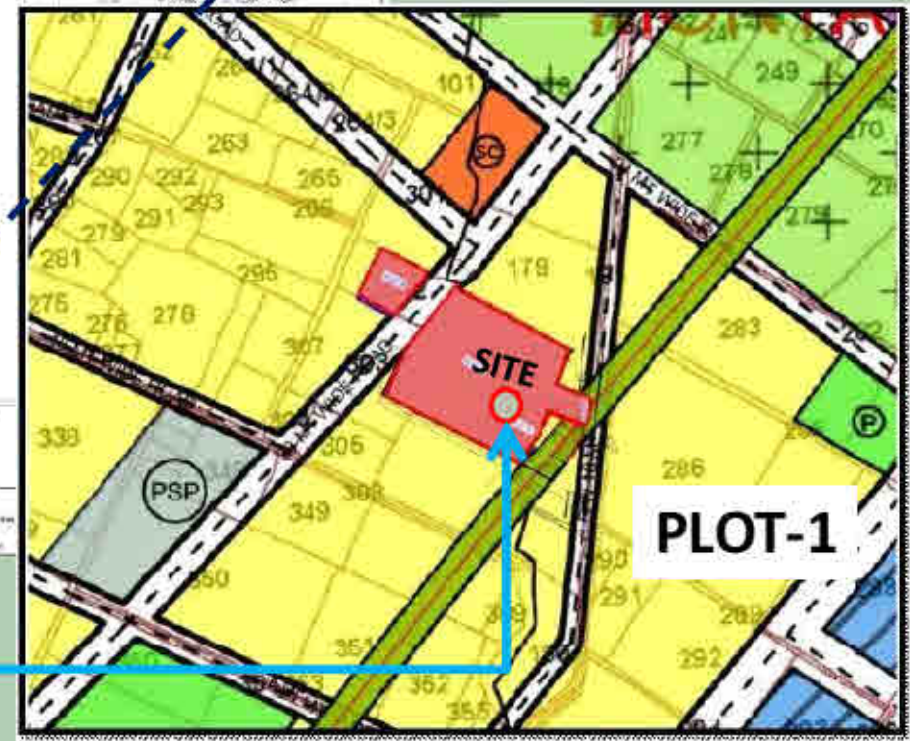
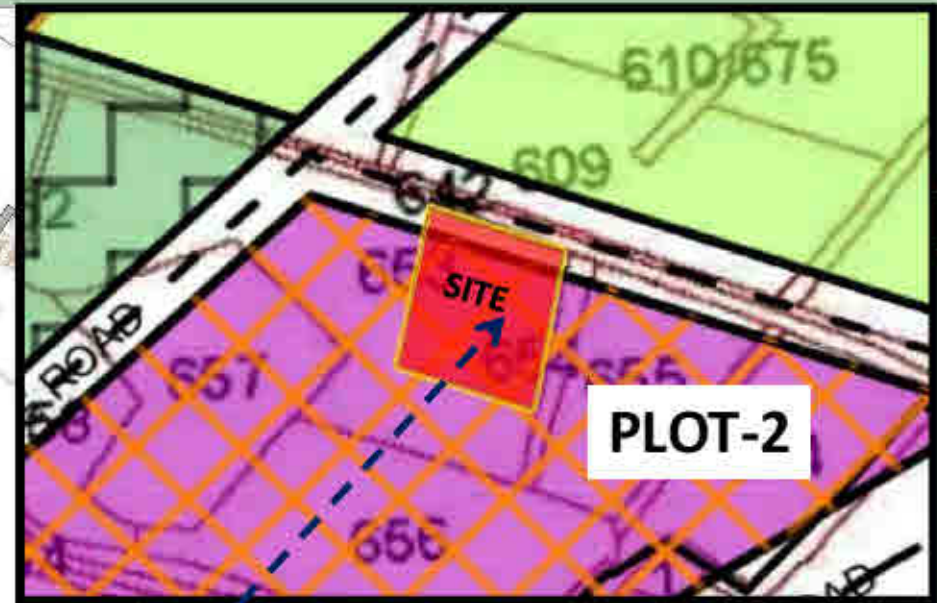
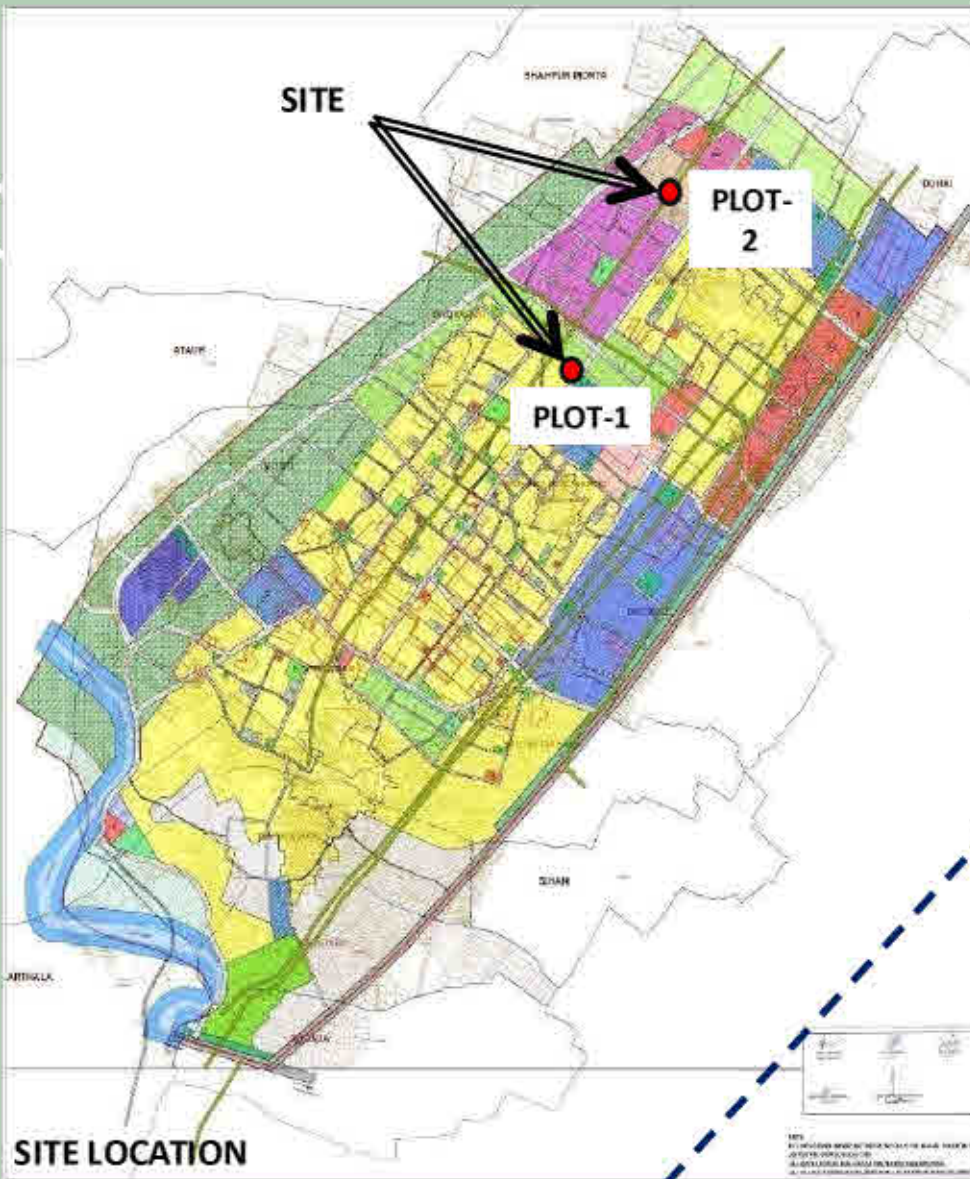
UTTAR PRADESH MAP

NO. OF ELIGIBLE EWS UNITS : 296

PROPOSED AFFORDABLE HOUSING SCHEME IN
PARTNERSHIP AT STAR KUTUMBH, GHAZIABAD
(STAR REALCON PRIVATE LIMITED)



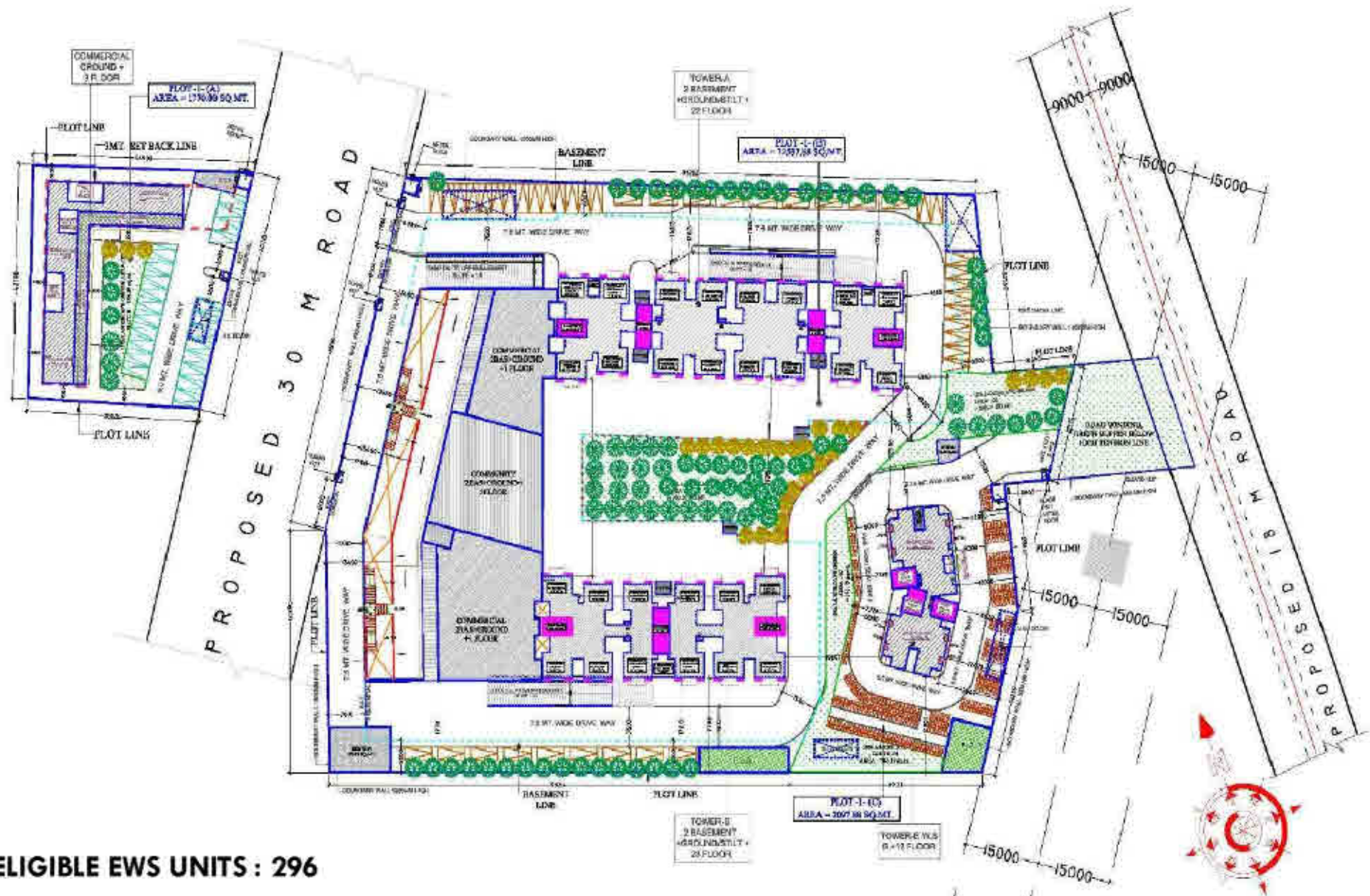
2 (B) : SITE LOCATION ON MASTER PLAN



NO. OF ELIGIBLE EWS UNITS : 296

**PROPOSED AFFORDABLE HOUSING SCHEME IN
PARTNERSHIP AT STAR KUTUMBH, GHAZIABAD
(STAR REALCON PRIVATE LIMITED)**

7. ARCHITECTURAL DRAWINGS : SITE PLAN (PLOT -1)



NO. OF ELIGIBLE EWS UNITS : 296

PROPOSED AFFORDABLE HOUSING SCHEME IN PARTNERSHIP AT STAR KUTUMBH, GHAZIABAD (STAR REALCON PRIVATE LIMITED)

Private Limited

DRAWING TITLE :-
SITE PLAN
PLOT-01- (A),(B),(C) MASTER SITE PLAN

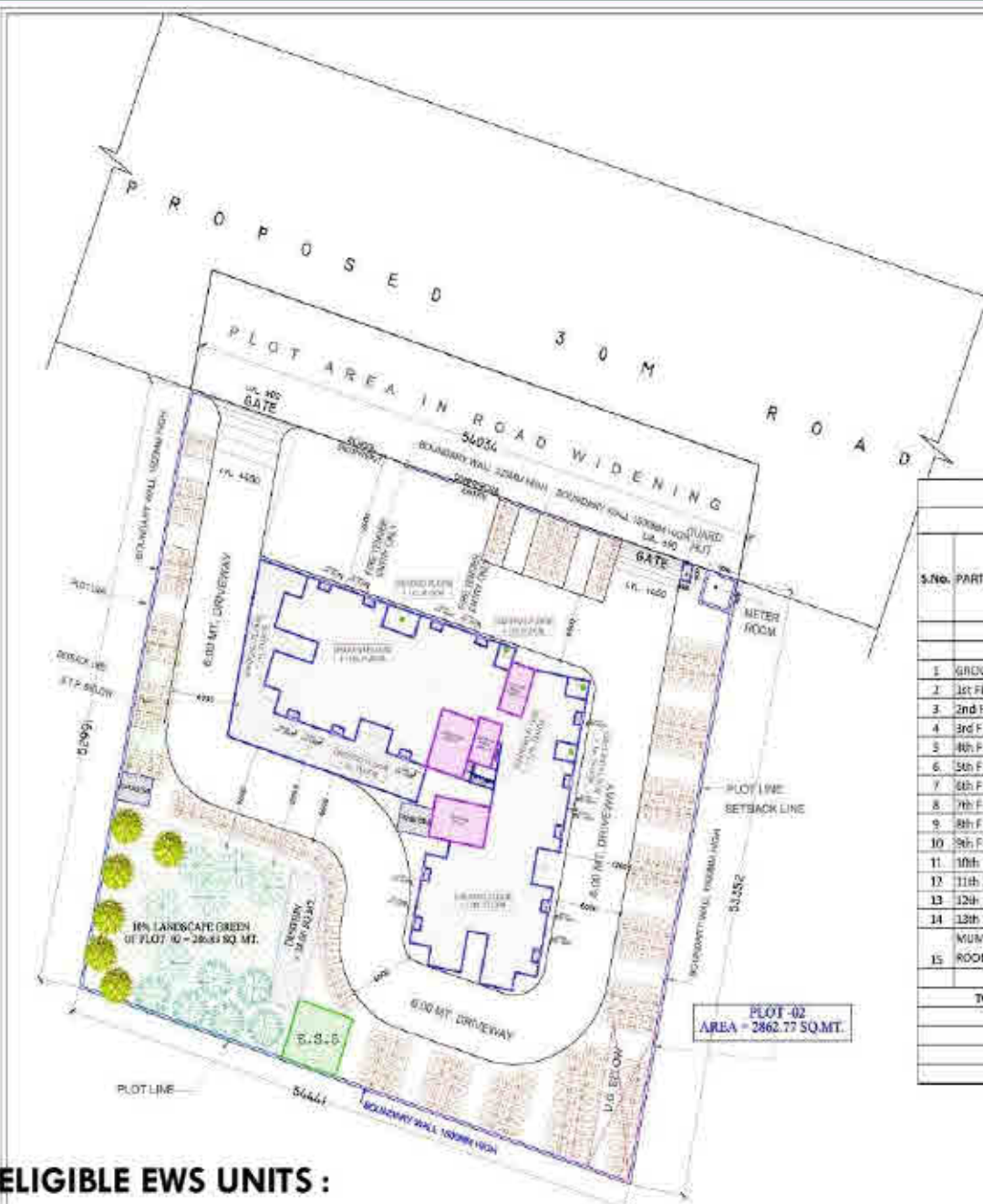
DRAWN BY :- CHECKED BY :- SCALE:-
 Ar. VISHAL Ar. VISHAL 1:350



ARCHITECTS :
Space Designers International
 B - 34, SECTOR-87, NOIDA
 PH : +91 9711933717, 18, 19 & 20
 Mob: 9811070399, 9811338231
 e-mail : spacestd@gmail.com, www.spacestd.com

PLOT-1(A),(B),(C)
 DWG No. - S-A

7. ARCHITECTURAL DRAWINGS : SITE PLAN (PLOT -2)



1. REQUIRED AREA FOR GUARD ROOM	10.00
2. TOTAL UNITS (RESIDENTIAL) = 181 UNITS	
3. TOTAL POPULATION = 181 X 3 = 543 PERSONS	
4. REQUIRED AREA FOR 5% FACILITY	
5. (E.PLOT AREA) FOR GUARD ROOM	
6. (ASSUMED 1.0 M ² COMPUTED FOR 50 PERSONS	
7. OF 2.50 SQ.MT. = 261/50 = 5.22 SQ.MT. AS 2.00 M ²	
8. = 2 X 7.5 = 15.00 SQ.MT.	
9. PROPOSED AREA FOR GUARD ROOM	10.00
10. REQUIRED AREA FOR GUARD ROOM	10.00
11. TOTAL UNITS (RESIDENTIAL) = 181 UNITS	
12. TOTAL POPULATION = 181 X 3 = 543 PERSONS	
13. (ASSUMED 3 PERSONS PER UNIT	
14. QUALITY AREA REQ. FOR 5% FACILITY	
15. (ASSUMED 1.0 M ² COMPUTED FOR 50 PERSONS	
16. OF 2.50 SQ.MT. = 261/50 = 5.22 SQ.MT. AS 2.00 M ²	
17. = 2 X 7.5 = 15.00 SQ.MT.	
18. PROPOSED AREA FOR GUARD ROOM	10.00

REQUIRED PARKING FOR E.W.S. UNITS	PER F.A.R. (SQ.M)	PER UNIT (SQ.M)	PER 100 (SQ.M)	PER 1000 (SQ.M)	PER 10000 (SQ.M)
1. 1.00 E.PLOT AREA	24.00	2	24	2400	24000
2. 1.00 E.PLOT AREA	24.00	2	24	2400	24000
3. 1.00 E.PLOT AREA	24.00	2	24	2400	24000
4. 1.00 E.PLOT AREA	24.00	2	24	2400	24000
TOTAL	96.00	8	96	9600	96000

PROPOSED TWO WHEELER PARKING FOR E.W.S.	PER UNIT (SQ.M)	PER 100 (SQ.M)	PER 1000 (SQ.M)	PER 10000 (SQ.M)
OPEN TWO WHEELER	203	203	20300	203000
TOTAL	203	203	20300	203000

PLOT -02
AREA = 2862.77 SQ.MT.

S.No.	PARTICULARS	GROUND COVERAGE	SCHOOL F.A.R AREA	GUARD ROOM NON F.A.R AREA	METER ROOM F.A.R AREA	COMMERCIAL F.A.R AREA	E.W.S (F.A.R AREA) SQ.MT.	UNITS	5% FACILITY AREA SQ.MT.	FIRE STAIR CASE NON F.A.R SQ.MT.
		1	2	3	4	5	6	7	8	9
1	GROUND FLOOR	852.15	300.00	1.6	9.00	76.581	238.785	5	10.358	26.83
2	1st FLOOR		300.00				277.544	8	10.358	26.83
3	2nd FLOOR						452.1	14	10.358	26.83
4	3rd FLOOR						452.1	14	10.358	26.83
5	4th FLOOR						452.1	14	10.358	26.83
6	5th FLOOR						452.1	14	10.358	26.83
7	6th FLOOR						452.1	14	10.358	26.83
8	7th FLOOR						452.1	14	10.358	26.83
9	8th FLOOR						452.1	14	10.358	26.83
10	9th FLOOR						452.1	14	10.358	26.83
11	10th FLOOR						452.1	14	10.358	26.83
12	11th FLOOR						452.1	14	10.358	26.83
13	12th FLOOR						452.1	14	10.358	26.83
14	13th FLOOR						452.1	14	10.358	26.83
15	MUMTY & MALHINE ROOM								58.66	
TOTAL		852.15	600.00	1.6	9.00	76.581	5941.629	181	203.672	235.62
							TOTAL F.A.R AREA		8627.21	SQ.MTT.
							5% FACILITY AREA		203.67	SQ.MTT.
							TOTAL NON F.A.R AREA		237.22	SQ.MTT.
							TOTAL BUILT UP AREA = F.A.R AREA + NON F.A.R AREA + 5% FACILITY AREA		7068.10	SQ.MTT.

NO. OF ELIGIBLE EWS UNITS :

296
PROPOSED AFFORDABLE HOUSING SCHEME
IN PARTNERSHIP AT STAR KUTUMBH,
GAZIABAD

DR :-
Private Limited

DRAWING TITLE :- PLOT-2
SITE PLAN



ARCHITECTS :
Space Designers International
B - 34, SECTOR-07, NOIDA
PH : +91 9711633717, 18, 18 & 20
Mob: 9811070399, 9811336231
e-mail : spacesdi@gmail.com, www.spacedi.com

PLOT - 02
DWG No. - 01

PROJECT PROPOSAL BRIEF for Verified Beneficiaries under BLC(N)



134 Projects in 38 districts comprising 72,060 validated Beneficiaries under BLC(N) was recommended for the approval.

Amount in Lakh

Earth Quake Zone Classification	Proposed DUs under BLC (N)	Central Share (1.5L)	State Share (1L)	Beneficiary Share	Total Cost
<u>Zone -III</u>	38,300	57,450.00	38,300.00	32,870.14	1,28,620.14
<u>Zone -IV</u>	33,760	50,640.00	33,760.00	43,994.54	1,28,394.54
Total	72,060	1,08,090.00	72,060.00	76,864.68	2,57,014.68

Cost of DU in Zone II/Zone III – 3.36 Lakh & Cost of DU in BCS & Zone IV – 3.80 Lakh

PROJECT PROPOSAL BRIEF for Verified Beneficiaries under BLC(E)



25 Projects in 12 districts comprising 3,279 validated Beneficiaries under BLC(E) was recommended for the approval .

Amount in Lakh

Earth Quake Zone Classification	Proposed DUs under BLC (E)	Central Share (1.5L)	State Share (upto 1L)	Beneficiary Share	Total Cost
<u>Zone -III</u>	1959	2,938.50	1,779.08	35.88	4,753.46
<u>Zone -IV</u>	1320	1,980.00	1,272.18	0.00	3,252.18
Total	3279	4,918.50	3,051.26	35.88	8,005.64

PROJECT PROPOSAL BRIEF



Checklist	Status (Y/N)
▪Layout plan(as per NBC norms) Attached	Yes, attached
▪SLAC/SLSMC approval/Minutes submitted	SLAC approval on 22/1/19 & 27/01/19 AND SLSMC approval on 28/01/19
▪Land title status (encumbrance free)	Yes for 75,339 Beneficiaries
▪Beneficiary list (BLC) submitted	Yes
▪No. of Beneficiaries with Aadhar ID	75,339 Nos
▪No. of Beneficiaries with other Unique ID	-
▪No. of Aadhar seeded Bank accounts	-
▪Status of physical & social infrastructure	Provisions will be made at ULB Level
▪Implementation plan/Completion period	15 Months
▪Beneficiary consent sought	Yes

PROPOSAL for Submission of Housing For All Plan of Action(HFAPoA)

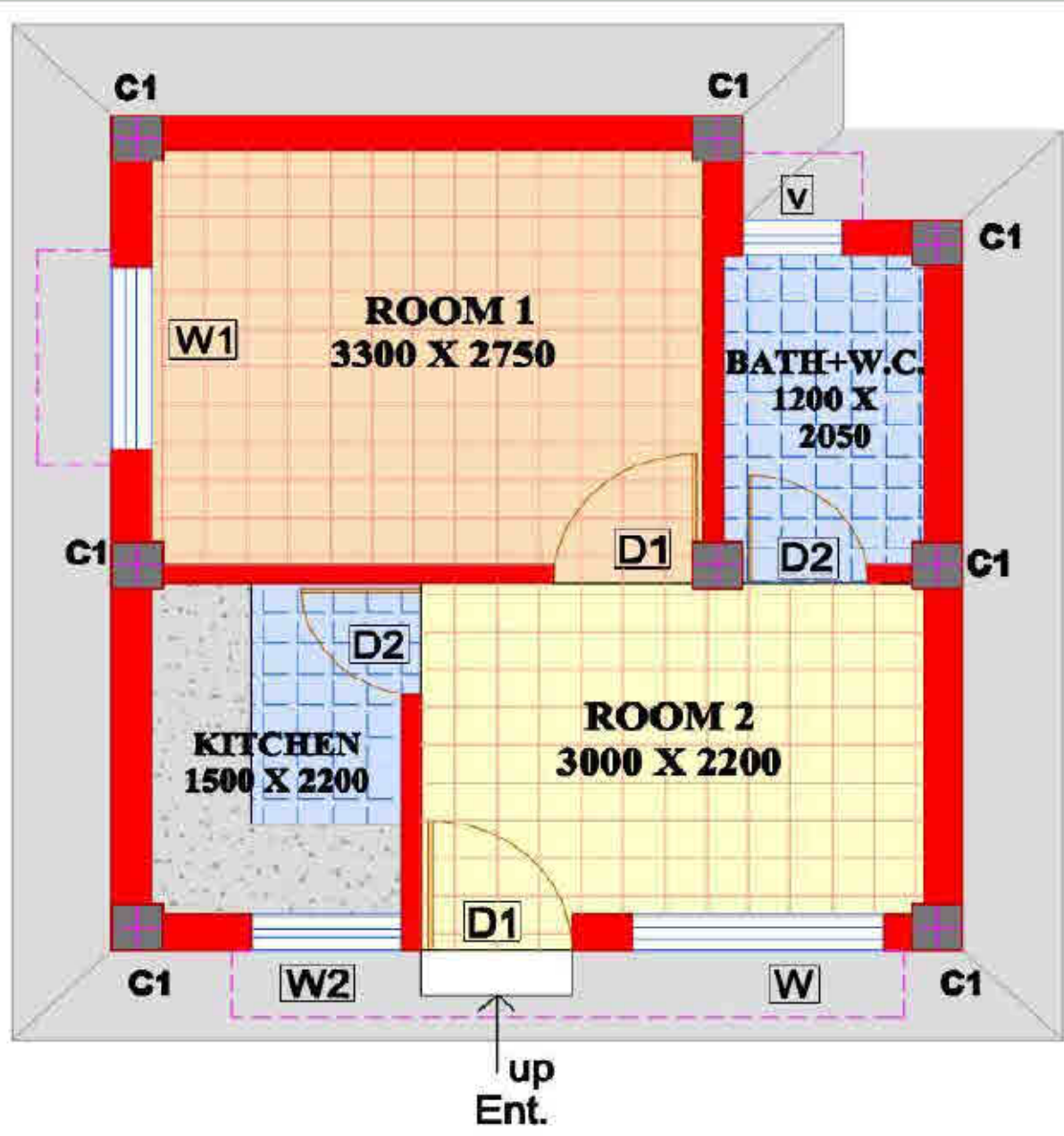


31 Housing for All Plan of Action (HFAPoA) of 06

Distriets (Aligarh, Auriya, Kanpur Dehat, Lakhimpur Khiri,

Pilibhit and Azamgarh) under PMAY(U).

Proposed DU Layout Plan & Room Sizes under BLC(N)



AREA STATEMENTS				
Sl.	DESCRIPTION	LENGHT	WIDTH	AREA (SQ.M.)
1.	ROOM1	3.30	2.75	9.075
		0.90	0.115	0.104
2.	ROOM2	3.00	2.20	6.600
		0.90	0.23	0.207
3.	KITCHEN	1.50	2.20	3.300
		0.75	0.115	0.086
4.	BATH+W.C.	1.20	2.05	2.460
		0.75	0.115	0.086
DEDUCTION OF COLUMN				- 0.0392
CARPET AREA				21.77
BUILT AREA				27.110

Completed Houses under PMAY(U) in District Sant Kabir Nagar



**Nazma Khatun W/o Hafizdar
ULB Khalilabad**



**Prema Devi W/o Ramtej
ULB Hariharpur**

Completed Houses under PMAY(U) in District Mau



**Bahadur Shankar
ULB Kopaganj**



**Om Prakash S/o Late Patru Ram
Ward No.-10, Mehrania**

Completed Houses under PMAY(U) in District Bulandshahr and Bareilly



**Bal Mukund Singh S/o Lekhraj Singh
Mohalla Devipura, Bulandshahr**



**Smt. Veerawati W/o Raju Kashyap
Nagar Nigam Bareilly**

Completed Houses under PMAY(U) in District Varanasi



**Rajmani Devi W/o Masu Rajman
18/32, Maujahal, Baghwanala**



**Vidhya Devi W/o Kishor Sonkar
16/46, Maujahal, Baghwanala**

Completed Houses under PMAY(U) in District Meerut



**Urmila W/o Santosh Kumar
Nai Basti, Meerut**



**Shakila Parveen W/o Sirajuddin
35, New Islam Nagar, Meerut**

Completed houses under PMAY(U) in District Varanasi and Prayagraj



**Rita Devi W/o Gauri Shankar Maurya
18/58, Maujahal, Varanasi**



**Vinod Kr. Gupta S/o Mohan Lal Gupta
Kidwai Nagar, Allapur, Prayagraj**

Tentative Road Map - 2022



Year	Component Name				Total in Lakh
	BLC(N/E)	AHP	ISSR	CLSS	
2017-18	2.00	2.00	–	1.00	5.00
2018-19	2.00	1.50	0.20	1.00	4.70
2019-20	0.50	1.00	–	1.00	2.50
2020-21	–	–	–	1.00	1.00
2021-22	–	–	–	1.00	1.00
Total	4.50	4.50	0.20	5.00	14.20

Note:-

- Target of AHP component is related to Housing Department, Govt of UP.
- Target of ISSR component depend on consent of tenable slum dwellers on the Govt. Land.
- Target of CLSS component depends upon the loan sanctioning by banks / PLIs and for this component HUDCO and NHB.

Innovative technology Adopted

Best practice to be shared

1. **Systematic approach has been adopted** for demand survey.
2. Provision of giving fund of **Rs 0.50 Lac** to beneficiaries of BLC vertical as **1st installment** at zero level for construction of their house.

Details of IEC initiatives

1. Organization of workshops at State Level, District Level an ULB Level.
2. Organization of Awareness camps at community level for better participation.
3. Frequent Newspaper Advertisement regarding demand survey under PMAY (U) and its benefits.
4. Verification of beneficiary through Call center.

RAY – AT A GLANCE

Financial Status -

(Amt in Cr.)

project Approved	No of cities covered	Total Project Cost	ACA Committed	ACA released	Total fund released by SUDA (CS+SS)	Total Expenditure against fund released	UC sent to Gol
18	16	574.26	279.22	170.61	285.97	207.22	109.31

RAY – AT A GLANCE

Physical Status -

project Approved	DUs Sanctioned	DUs Type	DUs Completed	DUs in Progress	DU Occupied	DUs Unoccupied
18	8409	IN-SITU / Relocation	4443	477	4309	0

Progress of ray - Pokhar Purva slum of Kanpur (Housing)



Progress of ray - Jhansi (Housing)



Progress of BSUP-IHSDP

Physical Progress

S. No.	Scheme Name	Total Sanction Project	No. of DUs		Physical Progress			Occupied	Completion Certificate	
			Sanction DUs	After Surrender	DUs Completed	DUs in Progress	DUs Allotted		Received	Sent to Gol
1	2	3	4	5	6	7	8	9	10	11
1	BSUP	69 / 67	68217	45599	43002	2597	45170	38851	6	6
2	IHSDP	164 / 159	47399	37818	34818	3000	30637	27969	26	26
	Total	233 / 226	115616	83417	77820	5597	75807	66820	32	32

Financial Progress

(Amt. in cr.)

S. No.	Scheme Name	Project Cost		Amount of ACA		Release amount of ACA	ACA to be refund	ACA refunded	Balance ACA to be refund	Total UC sent	Balance UC
		Sanction	After Surrender	Sanction	After Surrender						
1	2	3	4	5	6	7	8	9	10	11	12
1	BSUP	2353.80	1637.66	1149.04	798.03	876.31	78.28	78.28	0.00	736.83	61.20
2	IHSDP	1325.10	987.67	845.76	624.41	718.19	93.78	93.78	0.00	589.95	34.46
	Total	3678.90	2625.33	1994.80	1422.44	1594.50	172.06	172.06	0.00	1326.78	95.66

PROGRESS OF BSUP & IHSDP



Thanks...

PROGRESS OF PROJECTS



Verticals	Houses Approved	Tendered	Work order Issued	Grounded/In Progress				Completed
				Foundation	Lintel	Roof Casted	Total	
ISSR	-	-	-	-	-	-	-	-
AHP	111,743	29,920	26,064	12,670	-	1,684	14,932	110
BLC (N/E)	7,24,259	2,78,043	2,78,043	51,737	80,347	81,806	2,13,890	30,036
Total	8,36,002	29,920	26,064	64,407	80,347	83,490	2,28,822	30,146
CLSS	Till 28.01.2019, upfront subsidy of Rs 421.65 Cr. released to 19,925 beneficiaries.							

Note: Provide the details of relevant projects