


REGISTERED POST/BY HAND
No.N-11026/1/2010/BSUP/JNNURM -Vol. I
Government of India
Ministry of Housing and Urban Poverty Alleviation

Room No. 201, G Wing, Nirman Bhavan
New Delhi, dated 9th February, 2010

OFFICE MEMORANDUM

The undersigned is directed to enclose herewith a copy of the minutes of the 76th meeting of the Central Sanctioning and Monitoring Committee of Ministry of Housing and Urban Poverty Alleviation held on 6th January, 2010 under the Chairpersonship of Secretary (HUPA) to consider and sanction projects under Sub-Mission on Basic Services to the Urban Poor (BSUP) under Jawaharlal Nehru National Urban Renewal Mission (JNNURM).

2. The appraisal agencies (i.e. HUDCO, BMTPC) are requested to convey the decisions of the Central Sanctioning & Monitoring Committee to all the State implementing agencies/nodal agencies for BSUP and IHSDP to take appropriate follow up action 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 011-2306 1519

Encl: Minutes of the meeting
To

Members of the CSMC as follows:

1. The Secretary, Ministry of Urban Development, Nirman Bhavan, New Delhi.
2. The Secretary, Ministry of Finance, Department of Expenditure, New Delhi.
3. The Principal Adviser (HUD), Planning Commission, Yojana Bhavan, New Delhi.
4. The Secretary, Ministry of Environment and Forests, Paryavaran Bhavan, CGO Complex, Lodhi Road, New Delhi.
5. The Secretary, Ministry of Social Justice and Empowerment, Shastri Bhavan, New Delhi.
6. The Secretary, Ministry of Health and Family Welfare, Nirman Bhavan, New Delhi.
7. The Secretary, Department of School Education & Literacy, Shastri Bhavan, New Delhi.
8. The Joint Secretary and FA, Ministry of Urban Development and Ministry of HUPA, New Delhi.
9. The Chief Planner, Town and Country Planning Organisation (TCPO), I.P. Estate, New Delhi.
10. The Adviser, CPHEEO, Ministry of Urban Development, Nirman Bhavan, New Delhi.
11. The CMD, Housing and Urban Development Corporation Ltd., HUDCO Bhavan, India Habitat Centre, Lodhi Road, New Delhi.
12. The Joint Secretary (JNNURM)/Mission Director, Ministry of Housing and Urban Poverty Alleviation, New Delhi – Member-Secretary

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:-

The Principal Secretary, Urban Development & Municipal Administration Department Government of Andhra Pradesh, L-Block Secretariat Hyderabad – 500 002	The Principal Secretary, Housing Department, Government of Andhra Pradesh, L-Block, A.P. Secretariat, Hyderabad – 500 002
The Secretary, Municipal Administration Department, Government of Andhra Pradesh, L-Block Secretariat, Hyderabad-500 002.	The Principal Secretary, Urban Development & Tourism, Government of Arunachal Pradesh, Civil Secretariat, Itanagar.
The Commissioner & Secretary, UD Department, Government of Assam, Assam Secretariat, Dispur, Guwahati -781 006.	The Secretary, Urban Development Department, Government of Bihar, Vikash Bhawan, New Secretariat, Patna..
The Additional Secretary & Director (BUDA), Urban Development Department, Government of Bihar, Vikash Bhawan, Patna.	The Secretary (Housing), Government of Bihar Sachivalaya Patna – 800 015
The Secretary, Urban Administration & Development Department, Government of Chhattishgarh, Room NO 316, DKS Bhawan, Mantralaya, Raipur -492 001.	The Secretary(Housing) Government of Goa, Secretariat Annexe, EDC House, Panaji- 403 001
The Principal Secretary(UD) & Housing, Government of Gujarat, Block No, 14, 9 th Floor, New Sachivalaya, Gandhinagar-382 010.	The Chief Executive Officer, Gujarat Urban Development Mission, GMFB Building, Sector-10A, Gandhinagar – 382 016
The Commissioner & Secretary, Department of Urban Development, Government of Haryana, SCO-20 Sec.7C, Chandigarh – 160 001.	The Secretary (UD), Government of Himachal Pradesh, Shimla – 171 002
The Secretary, Housing and UD Department, Government of Jammu & Kashmir, New Secretariat, Srinagar.	The Principal Secretary (Housing), Government of Himachal Pradesh, Shimla – 171 002
The Director, Urban Local Bodies Government of Jammu & Kashmir, 151-A/D, Gandhi Nagar, Jammu.	The Secretary Urban Development Department, Government of Jharkhand, Ranchi -834 004.
The Secretary (Housing) Government of Jharkhand, Project Building, Dhurwa, Ranchi-834004	The Principal Secretary (Housing) Government of Karnataka, Room No.213, 2 nd Floor, Vikas Sauda Dr. B.R. Ambedkar Road, Bangalore-560 001

The Principal Secretary to Government UD Department, Government of Karnataka Room No.436, 4 th Floor, Vikas Sauda Dr. B.R.Ambedkar Road Bangalore 560 001	The Secretary (Housing), Government of Kerala, Secretariat, Thiruvananthapuram – 695 001
The Principal Secretary, Local Self Government Department Government of Kerala Thiruvananthapuram – 695 001	The Secretary , Local Self Government, Government of Kerala, Thiruvananthapuram-695 001
The Executive Director Kudumbashree State Poverty Eradication Mission Government of Kerala 2 nd Floor, TRIDA Building, Chalakupuzhy Road, Medical College (PO), Thiruvananthapuram 695 011.	The Principal Secretary, Urban Administration and Development Department, Government of Madhya Pradesh, Mantralaya, Bhopal - 462 032
The Principal Secretary (Housing & Environment), Government of Madhya Pradesh, Mantralaya, Ballabh Bhavan, Bhopal - 462 032	The Commissioner, Urban Administration & Development, Government of Madhya Pradesh, Nagar Palika Bhavan, Shivaji Nagar Bhopal -462 016
The Principal Secretary (UD), Government of Maharashtra, Room No.425, 4 th floor Mantraalaya, Mumbai-400 032	The Principal Secretary (Housing), Government of Maharashtra, Room No.268, 2 nd Floor, Mantralaya, Mumbai-400 032
Commissioner & Secretary, Urban Affairs & Housing, Government of Meghalaya, Main Secretariat Building Shillong-793 001	The Secretary, Housing, UD & Municipal Administration, Government of Manipur, Chief Secretariat, Imphal -795 001
The Commissioner & Secretary, Urban Development & Poverty Alleviation Department Government of Mizoram, Civil Secretariat, Aizwal-796 001.	The Principal Secretary, Urban Development Department, Government of Nagaland, Kohima – 797 001
The Commissioner & Secretary, Works & Housing, Government of Nagaland Kohima – 797 001	The Principal Secretary (Housing & UD), Government of Orissa, Orissa Secretariat, Bhubaneswar - 751 001
The Executive Director, Orissa Water Supply & Sewerage Board & Ex-Officio Additional Secretary to Government (Housing & Urban Development Department), Government of Orissa, Satyanagar, Bhubaneswar - 751 007	


The Principal Secretary(LSG) Government of Punjab Mini Secretariat Sector-9, Chandigarh 160 001	The Secretary (Housing & UD) Government of Punjab, Room No.419, Mini Secretariat, Sector-9 Chandigarh 160 001
The Principal Secretary, UDH & LSG Department, Government of Rajasthan Room No. 29, Main Building, Secretariat, Jaipur	The Secretary, Local Self Government Department, Government of Rajasthan , Room No.39, SSO Building, Government Secretariat , Jaipur 302 005.
The Secretary, Department of UD & Housing, Government of Sikkim, NH 31A, Gangtok - 737 101	The Secretary (Housing & UD), Government of Tamil Nadu, Fort St. George, Secretariat, Chennai - 600 009
The Secretary, Municipal Administration & Water Supply, Government of Tamil Nadu, 6 th Floor, Ezhilagam Annexe, Chepauk, Chennai- 600 009	The Secretary (UD), Government of Tripura Civil Secretariat, Pt. Nehru Complex, Agartala-799 001
The Principal Secretary (UD & MA) Government of Uttar Pradesh, Room No.825, 8 th floor, Babu Bhawan, Lucknow - 226 001	The Principal Secretary (Housing), Government of Uttar Pradesh, 325 Babu Bhawan, Lucknow - 226 001
The Director, SUDA, Government of Uttar Pradesh, Navchetna Kendra, 10, Ashok Marg, Lucknow.	The Principal Secretary (UD), Government of Uttarakhand, Uttarakhand Secretariat, 4 B, Subhash Road DEHRADUN - 248 001.
The Project Director (JNNURM), Urban Development Directorate, Government of Uttarakhand, 43/6, Mata Mandir Marg, Dharampur, Dehradun - 248 001	
The Principal Secretary (UD), Government of West Bengal, Nagarayan DF-8, Sector 1, Bidhannagar, Kolkata 700 064	The Secretary (UD & Housing), Chandigarh Administration, UT Secretariat, Sector 9, Chandigarh-160 001
The Secretary (Housing), Government of Puducherry, Chief Secretariat, Puducherry-605 001	The Secretary, Local Administration Department Government of Puducherry, Chief Secretariat, Puducherry-605 001
The Principal Secretary (UD), Government of NCT of Delhi, 9 th Floor, C Wing, Delhi Secretariat, IP Estate, New Delhi.	The Additional Secretary (UD), Government of NCT of Delhi, Delhi Secretariat, IP Estate, New Delhi-110 002
The Commissioner & Secretary, (Relief & Rehabilitation), UT of Andaman & Nicobar Islands, Secretariat, Port Blair -744 101	The Secretary (Housing & UD), UT of Daman & Diu, Secretariat, Moti Daman-396 220

The Secretary (Housing & UD), UT of Dadra & Nagar Haveli, Secretariat, Silvassa-396 220	The Chief Town Planner, Town & Country Planning Department, UT Administration of Dadra & Nagar Haveli, 2 nd Floor, Secretariat, Silvassa – 396 230.
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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. Joint Secretary (H), Ministry of HUPA
5. The Joint Secretary (PP), Ministry of Minority Affairs, Room No.1125, 11th Floor,
Paryavaran Bhavan, CGO Complex, New Delhi.
6. The Joint Secretary (UT), Ministry of Home Affairs, North Block, New Delhi
7. Director (UPA), Ministry of HUPA
8. OSD (JNNURM), Ministry of HUPA.
9. Director (JNNURM), Ministry of HUPA
10. Director (Administration), Ministry of HUPA
11. US(JNNURM), Ministry of HUPA
12. DD(JPC), NBO, Ministry of HUPA
13. DD(Data & MIS), NBO, Ministry of HUPA
14. DD (NRC), NBO, Ministry of HUPA
15. SO (IHSDP), Ministry of HUPA
16. Monitoring Cell (JNNURM), Ministry of HUPA
17. The CMD, NBCC, "NBCC Bhavan", Lodhi Road , New Delhi-110 003
18. The CMD, HPL, Jangpura, New Delhi-110014
19. The Executive Director, BMTPC, Core 5 A, First Floor, India Habitat Centre, Lodhi
Road, New Delhi-110 003
20. The Director (Corporate Planning), HUDCO, "HUDCO Bhavan", India Habitat
Centre, Lodhi Road, New Delhi 110 003.
21. The Director, Indian Institute of Technology Roorkee, Roorkee, Uttarakhand – 247 667

Copy to:- Guard folder on JNNURM


(M. Jayachandran)
Deputy Director (BSUP)

MINUTES OF THE 76th MEETING OF THE CENTRAL
SANCTIONING AND MONITORING COMMITTEE (CSMC) OF
THE SUB-MISSION ON BASIC SERVICES TO THE URBAN
POOR (BSUP) UNDER JAWAHARLAL NEHRU NATIONAL
URBAN RENEWAL MISSION (JNNURM)

Nirman Bhawan, New Delhi, 6th January, 2010.

The 76th meeting of the Central Sanctioning and Monitoring Committee (CSMC) of the Sub-Mission on Basic Services to the Urban Poor (BSUP) under Jawaharlal Nehru National Urban Renewal Mission (JNNURM) was held under the Chairpersonship of Secretary, Ministry of Housing and Urban Poverty Alleviation in New Delhi on 6th January, 2010 (at 11.30 AM in MIS Centre of NBO, Room No. 120, G Wing Nirman Bhawan). The list of participants is at Annexure – I.

2.1. In his welcome address, OSD (JNNURM)/Director (NBO) wished happy New Year to all the participants and informed the Committee that the financial performance during the current financial year has not reached the desired level. This is on account of delay on the part of States/UTs in submitting proposals seeking Central assistance – either for new projects or for subsequent instalments for approved projects. He reiterated that States should come up with adequate proposals for release of fund in the current year, latest by 28.2.2010. Any proposals received thereafter will not be considered by Ministry of Finance. Any shortfall in the financial performance will lead to cut in the budget for the current year and subsequently lesser budget for the next financial year. States/UTs should cooperate with Ministry to avoid such a situation. He also requested the appraisal agencies to work in a time bound manner and appraise all proposals, complete in all respects, and put up before the CSMC/CSC.

(Action: States/ULBs/Appraisal Agencies)

2.2. Regarding implementation of JNNURM reforms, the OSD (JNNURM) requested all the States/UTs should take necessary steps to implement the three pro-poor reforms while emphasizing the other reforms. He said that States/UTs should preferably issue regulations rather than GOs for creating a BSUP fund, which is permanent and non-lapsable. Regarding earmarking of land for EWS/LIG category, he said that the model followed in the State of Gujarat may be studied by the States and suitably implemented. Regarding the 7-point charter, he said that States should conduct a study on what was the experience on providing such services before JNNURM (generally, State and City-wide) and post-JNNURM. A similar study should be conducted on BSUP fund.

(Action: States/ULBs/Appraisal agencies)

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2.3. OSD (JNNURM) reiterated that all buildings constructed under JNNURM projects should carry the logo of JNNURM and the State logo. The logo should be on the buildings and also in the sign boards of the construction site. The buildings under construction and those already constructed should be properly maintained.

(Action: States/ULBs/Implementing Agency)

3.1. Secretary (HUPA) and Chairperson, CSMC, in her opening remarks, emphasized about maintenance of assets created under BSUP and IHSDP. She said that maintenance work should be charged under the BSUP fund. Regarding earmarking of land for EWS/LIG category, Chairperson requested the States to study the disparity between the distribution of town population belonging to EWS/LIG and the amount of land earmarked for them.

(Action: States/ULBs)

3.2. Secretary (HUPA) requested all the States to ensure that infrastructure components are also taken up side by side with construction of housing component. She also requested the States/implementing agencies to pay attention to provide greenery in the housing colony developed under BSUP and IHSDP. This should be done in a professional manner. She also reiterated the important points emphasized by the Chairperson in the earlier meetings of CSMC/CSC for adherence/implementation by the States/UTs/ULBs (Annexure-II).

(Action: States/ULBs/Appraisal Agencies)

3.3. Referring to the non-starter projects, Secretary (HUPA) said that adequate opportunity has been given to the States/ULBs to start such projects. They have been requested time and again to start and complete such projects. However, there are certain projects that were sanctioned much earlier but yet to be started. She said that States should either surrender such projects/Central assistance received or submit new DPR, in lieu of the old, non-started projects, with no change in the Central share, material specifications, number of dwelling units. The cost should be based on the SOR at which the old, non-started project was approved.

(Action: States/ULBs)

3.4. The Chairperson reiterated that all State officials should have a seriously approach while submitting necessary documents to the JNNURM Directorate. Incomplete and inadequate paper work, such as filing correct amount of utilization, State share and its utilization, etc., only adds to the workload of the JNNURM Directorate, necessitating long-drawn clarifications. Similarly, the appraisal agencies should take it seriously that the JNNURM Directorate is working in a time bound matter and any lapse on their part in either appraising the projects on time or in submitting financial statements of the approved projects lead to undue delay in issuing minutes. They should be very careful in preparing the draft minutes/compliance

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reports and financial statements. All the reports/statements furnished by the appraisal agencies should be duly initialed by the concerned officer in the Headquarters to ensure that the papers received from other wing of their office is not merely passed on to the JNNURM Directorate. The haphazard attitude of leaving many gaps in their reports, thereby forcing the JNNURM Directorate to sit late hours and spending working hours unproductively, will be taken seriously and defaulting officials will be taken to task at the appropriate level.

(Action: States/ULBs/Appraisal Agencies)

3.5. Secretary (HUPA) emphasized that Cities/ULBs should earmark 25% of Capital and revenue budget for urban poor and any unspent fund should be put in a non-lapsable BSUP fund to be carried forward. The fund could be used for O & M (Operation & Maintenance) of assets created. Necessary legislation and regulation should be passed for making non-lapsable BSUP fund.

(Action: States/ULBs)

4. For the CSMC Meeting, the following proposals were put up in the agenda:

- (a) Proposals for 2nd instalment of ACA received from:
 - i. Tamil Nadu (1 project in Madurai and 5 in Coimbatore)
 - ii. Uttar Pradesh (1 project in Agra)
- (b) Proposals for 2nd & 3rd instalment of ACA received from:
 - i. Sikkim (1 project in Gangtok)
- (c) Proposals for 4th instalment of ACA received from:
 - i. Tamil Nadu (1 project in Chennai)
- (d) Comprehensive Capacity Building of Improved Urban Governance and Poverty Alleviation for State of Himachal Pradesh.
- (e) Proposal for additional fund for the additional cost of construction due to change in built up area (BUA) for approved 9426 DUs at Thane Municipal Corporation., Greater Mumbai, Maharashtra.

Brief details of the agenda are at Annexure-III.

5. **Proposals for 2nd instalment of ACA**

Tamil Nadu

5.1. The representative of the State of Tamil Nadu made a presentation on the proposal seeking 2nd instalment of ACA for 6 BSUP projects in Tamil

Nadu (1 in Madurai and 5 in Coimbatore). He said that TPIMA has been engaged and PMU/PIU established. The Committee observed the following.

- The BSUP fund should be made non-lapsable and permanent through regulation; in case non-lapsable fund already exists copy of the regulation/GO may be given to the Ministry;
- Reservation of land in layouts for EWS and LIG should be through appropriate regulatory amendments;
- The State should submit TPIM/independent quality test reports with SLNA's comments and
- State should expedite the execution of all the projects sanctioned under JNNURM as observed that overall progress is slow.

5.2. The Committee approved the proposal seeking 2nd instalment of ACA for 6 BSUP projects of Tamil Nadu with the following observation:

- The State should submit a status report on implementation of 3 pro-poor reforms; and
- The State must complete implementation of all reforms within the Mission period with set milestones.

Details of the approval are at Annexure-IV (Col. A, B, C, D, E & F)

(Action: JNURM Directorate to recommend release of ACA; State to comply with observations & furnish the reports before seeking the next instalment)

Uttar Pradesh

5.3. The representative of the State of Uttar Pradesh made a presentation on the proposal seeking 2nd instalment of ACA for 1 BSUP projects in Agra, Uttar Pradesh. He said that TPIMA has been engaged and PMU/PIU established. The Committee observed the following:-

- The State should submit a status report on implementation of 3 pro-poor reforms;
- The State must complete implementation of all reforms within the Mission period with set milestones;
- The State should submit TPIM/independent quality test reports with SLNA's comments;
- The State has to release its full share and utilise the same in proportion to Central Government share
- The State should submit TPIM/independent quality test reports with SLNA's comments;
- The beneficiary list should be put on website; and

- State should furnish the compliance report to the condition imposed while sanctioning the project, i.e., "priority may be given to minority population while selecting beneficiaries for the project".

5.4. The Committee approved the proposal seeking 2nd instalment of ACA for 1 BSUP project at Agra, Uttar Pradesh. Details of the approval are at Annexure- IV (Col G). Recommendation for release of 2nd instalment of ACA will be made upon releasing full matching State Share.

(Action: JNNURM Directorate to recommend release of ACA upon releasing full matching State share; State to comply with other conditions & furnish the reports before seeking the next instalment)

6. Proposals for 2nd and 3rd instalment of ACA

Sikkim

6.1. The representative of the State of Sikkim made a presentation on the proposal seeking 2nd and 3rd instalment of ACA for 1 BSUP project at Gangtok. The Committee noted that State has utilized 144% of due share in respect to 1st instalment of ACA along with matching state share and as such both 2nd & 3rd instalment can be released based on financial utilisation. The Committee observed the following:-

- There is no ULB in place;
- Since there is no ULB in place there is no status report on 3 pro- poor reforms; and
- Beneficiary list should be put on website.

6.2. The Committee approved the proposal seeking 2nd & 3rd instalment of ACA for 1 BSUP project at Gangtok, Sikkim with the following observations:-

- The state should furnish the approval for extension of time line in respect to constitution of ULB and
- Mission Directorate to ascertain the approach taken by MoUD for releases.

Details of the approval are at Annexure- V.

(Action: JNNURM Directorate to recommend the release of 2nd & 3rd instalment on compliance of the observations at para 6.2.)

7. Proposals for 4th instalment of ACA

Tamil Nadu

7.1. The representative of the State of Tamil Nadu made a presentation on the proposal seeking 4th instalment of ACA for 1 BSUP project in Tamil Nadu (1 project of Chennai Corporation). The Committee noted that State

has not passed yet 3rd instalment of ACA release and corresponding matching State share to the ULB, although the ULB through their own fund has utilised 86% of due share (Center & matching State share) with respect to 3 instalments and as such 4th instalment can be released based on financial utilisation. The Committee observed the following:

- The State must complete implementation of all reforms within the Mission period with set milestones.
- The State should submit a status report on implementation of 3 pro-poor reforms in detail along with all GOs issued in this regard;
- The BSUP fund should be made non-lapsable and permanent through regulation; in case non-lapsable fund already exists copy of the regulation/GO may be given to the Ministry.
- Reservation of land in layouts for EWS and LIG should be through appropriate regulatory amendments;
- The State should furnish a financial closure statement on the projects for which 4th and final instalment of ACA is being sought;
- No independent quality report is furnished; and
- List of beneficiaries should be put on website.

7.2. The Committee approved the proposal seeking 4th and final instalment of ACA for 1 BSUP project in Chennai, Tamil Nadu with release subject to the following:-

- State should immediately release 3rd instalment of ACA release and corresponding matching State share to the ULB;
- The State must commit to completing implementation of all reforms within the Mission period;
- Any escalation in the cost should be borne by the State; and
- State/ULB must undertake to rectify the shortcomings noticed by the Quality Monitor.

Details of the approval are at Annexure-VI.

(Action: JNNURM Directorate to recommend the release of 4th installment only after release of 3rd instalment of ACA and corresponding matching share by the State to ULB; State to comply with the conditions)

8. The proposal for Comprehensive Capacity building of Improved Urban Governance and Poverty Alleviation for State of Himachal Pradesh was deferred as no representative of the State was present in the meeting.

(Action: State Govt. of Himachal Pradesh)

9. Request for additional fund for the additional cost of construction due to change in BUA for approved 9426 DUs at Thane Municipal Corporation, Greater Mumbai, Maharashtra.

9.1. The Commissioner of Thane Municipal Corporation, Greater Mumbai, Maharashtra made a presentation on the proposal seeking additional fund for the additional cost of construction due to change in BUA for approved 9426 DUs at Thane Municipal Corporation, Greater Mumbai, Maharashtra. He informed that the project of Thane for 9426 DUs with total cost of Rs. 201.81 Crores was sanctioned in the 6th CSMC meeting held on 28th November 2006. Due to revision in the dwelling unit size (i.e. from approved 20 sq. mt carpet area to 25 sq. mt carpet area) and accordingly infrastructure for the revised layout and transit cost the State has come with a proposal for grant of additional fund. He said that due increase in carpet area of DUs, number of dwelling units per cluster got reduced. In order to keep the sanctioned number of dwelling units same as sanctioned originally it has become necessary to add new two locations.

9.2. The Appraisal Agency has informed that the CSMC accorded sanction to proposal of slum rehabilitation to Thane Municipal Corporation (TMC) in the CSMC meeting held on 28th November, 2006 for a project cost of Rs.201.81 Crores covering 9426 DUs in 9 locations. The original proposal was approved with the dwelling unit size of 20 sq.mt Carpet area (i.e 215 sq.ft Carpet area), 315 sq. ft. Built Up Area (BUA) as per the then prevailing policy. However, when TMC completed the tendering procedure, the Central and State Govt. announced the policy of minimum 25 sq.mt carpet area under BSUP (i.e. the super built up area would be approximately 385 sq.ft.). Understanding this and the demand of the slum dwellers, TMC decided to revise the approved plans of 20 sq.m. Carpet area tenement to 25 sq.m. Carpet area plans (Carpet area increased to 279 sqft.).

9.3. The Appraisal agency further informed that, accordingly the implementing agency has revised all layouts due to increased tenement area. As all the slums are in-situ and due to transit restrictions Corporation is implementing the scheme phase wise, TMC has proposed additional increase in cost for the following components.

- 1) Cost increase due to change in tenement area, height of the building and specifications, also infrastructure as per revised layouts with sanctioned DSR rates (i.e. DSR 2005-06).
- 2) Additional cost required for construction of Transit Camp

As per the approved DPR total 9 sites were identified for implementation of BSUP. However, out of 9 sites TMC has dropped 2 sites i.e. Final Plot No.51 & Final Plot No. 63 which had total 234 dwelling units. Against these two plots TMC has proposed total 842 dwelling units on the newly identified sites viz Vartak Nagar & Majiwade. The beneficiaries which were identified earlier

are not considered and the new beneficiaries from Vartak Nagar and Majiwada are identified for implementation of BSUP.

The revised project incorporating additional DU cost and additional services like sump, firefighting, electrification, transit camp etc which were not part of original DPR have been proposed in the instant project.

9.4 Issues discussed in the Meeting

- The Committee observed that one of the sites namely "Mahatmaphule nagar" is within the CRZ area and needs clearance of Coastal Regulatory Zonal Authority. The Commissioner, Thane Municipal Corporation intimated the committee that he is the approving authority for regulating construction in CRZ area and as per the bye laws, the construction is allowed.

Compliances

- The committee took note of various observations by the Appraisal agency. The status of compliances to the various observations as forwarded by Regional Office, Mumbai / SLNA / Thane Municipal Corporation is given below:

Sl. No.	Issues	Compliances
1	Recommendation of SLNA is awaited.	Proposal has been recommended by SLNA
2	SLSC approval is awaited.	SLSC approval has been received vide GOM letter dated 5 th January 2010.
3	Vartak nagar Plot belongs to MHADA and MHADA has leased the same to TMC for 99 years, w.e.f 1976. As per the agreement executed between TMC and MHADA it is stated that the land and the buildings thereon will be purely used for the purpose of creation of housing for TMC employees as staff Quarters. MHADA has submitted NOC for the Vartak nagar plot, vide letter dated 5th January, 2010. However, it is mentioned that TMC has to pay Rs,8,58,07,919/- as fees. Further, it is also stated that	Agency has certified that, all houses will be allotted to the beneficiaries from the slums as per eligibility criteria of the BSUP Scheme guidelines.

	TMC should provide houses to the beneficiaries residing on the said plot. The entitlement of all the beneficiaries under BSUP needs to be ascertained.	
4	TMC to furnish budgetary provision certificate for the fees/ charges to be paid to MHADA for the Vartak nagar land. i.e. Rs.8,58,07,919/-	The CSMC was of the view that the said expenses should not be imposed on the ULB as the land will be used for BSUP scheme. Accordingly, Commissioner, Thane Municipal Corporation has informed that the issue will be discussed with MHADA or necessary funds will be arranged by the Corporation.
5	TMC to furnish definite plan of action for the resettlement of existing beneficiaries of Vartak nagar land.	TMC has certified that the beneficiaries of Vartak Nagar will be rehabilitated under TMC's SRD scheme.
6	<p>Identification of beneficiaries</p> <p>Out of 9426 DUs, proposed beneficiaries of only 3 slums clusters i.e. 2330 beneficiaries have been furnished. It has been stated by the agency that the identification process of balance 7096 beneficiaries is under process</p> <p>It has also been stated that the number of DUs i.e. 9426 have been planned on the basis of identified existing huts. The possible excess of housing stock will be allotted to PAP (Project Affected Persons) in the Thane MC region. The admissibility of PAP under BSUP may be viewed by CSMC.</p>	<p>Identification of beneficiaries</p> <p>The identification process of balance 7096 beneficiaries is under process. Agency has informed that within 3 months the finalized beneficiary list will be furnished.</p> <p>It is informed by the agency, that the excess housing stock will be allotted to PAP keeping the base of BSUP guidelines.</p>
7	Since the beneficiary identification is incomplete, the socio-economic survey could not be examined.	TMC has informed that the Bio-metric identification is under process which will be completed by March 2010.
8	One of the sites namely "Mahatmaphule nagar" is within the CRZ area and needs	Agency has clarified that in the revised layout, out of 9 buildings only one building is coming

	clearance of costal regulatory zonal authority.	<p>under CRZ-II, which is a permissible activity hence it is planned. It is informed by agency that since TMC is the planning and sanctioning authority, the revised layout will be sanctioned and for 1 building the sanction of CZMA (Costal Zone Management Authority) will be obtained within two months.</p> <p>A suitable condition is therefore proposed that release in the scheme will be subject to receipt of permission from Coastal Management Authority for construction of 1 building.</p>
9	Submission of Environmental Clearance Certificate as applicable.	Agency has informed that Environmental Clearance Certificate will be obtained as applied for the required clusters.
10	The project land at Majiwade is under process of transfer to TMC. Moreover, the present ownership of Majiwade plot is not clear.	<p>Agency has informed that the land at Majiwade is reserved for "Housing for Dishoused" in the sanctioned development plan. The ownership of land is in the name of Ms. National Stone quarry and the power of attorney is awarded to Ms. Nilkhanth Realtors. Regarding this the agency has certified that the process of transferring the title of land in the name of TMC is under process and same will be completed at the earliest.</p> <p>A suitable condition is therefore proposed that the release in the scheme will be subject to transfer of Majiwade land in the name of TMC.</p>
11	During implementation the agency has proposed entirely new layout and improved	It is stated in the letter dated 8 th January, 2010 that due to Floor area increase and as per the

	dwelling unit specifications thus it clearly indicates that the implementation of the scheme is not done as per the approved layout and plan.	revised guidelines of JNNURM, the layout has been changed.
12	As per Appraisal Report furnished by RO, it is indicated that as per the approved DPR total 9 sites were identified for implementation of BSUP. However, out of 9 sites, agency has dropped two sites i.e. final plot no. 51 and final plot no. 63 which had total of 234 DUs. Against these plots, agency has proposed total of 842 DUs in the newly identified sites, namely, Vartaknagar and Majiwade. Detailed reasons and justification may be furnished by the agency for dropping the above two sites originally sanctioned by CSMC.	Agency has submitted that, as there was opposition of slum dwellers residing at final plot no. 63 (108 tenements) & final plot no. 51 (126 tenements) for BSUP Scheme, considering the feelings of slum dwellers Hon'ble General Body of Thane Municipal Corporation has passed the resolution no.399 dt. 20.02.2008 for deleting these locations from BSUP Scheme. Accordingly, these two locations have been deleted. To compensate the deleted tenements two new locations are added in the BSUP Scheme. One location is at Vartak Nagar (270 tenements) and another location is at Majiwade (572 tenements).
13	The SOR adopted for preparation of the estimates may be indicated.	The revised estimates has been prepared adopting DSR of year 2005-06 & the same DSR was adopted by the agency for preparation of original proposal.

9.5. Taking into account the presentation made by the State and compliance report submitted by the Appraisal Agency (HUDCO) the committee approved the proposal, subject to the following conditions: -

- The houses proposed should be allotted to only persons eligible as per BSUP guidelines. The houses under BSUP should not be allotted to Government employees and any project affected people other than slums affected under the said BSUP project.
- The process of transferring the title of the land in Majiwade (new location site) should be completed early;
- Any cost over and above the DSR 2005-06 should be borne by the State/ULB

- The ULB should submit detailed estimates with Bill of Quantities certified by the competent authority. Appraisal agency should ensure that the requisite documents are signed by authorized, competent authority only.

Details of the approval are at Annexure-VII. First instalment of ACA will be released on receipt of written communication from ULB that (i) land for the site at Majiwade has been transferred in the name of TMC and (ii) permission from Coastal Zone Management Authority for construction of building in Mahatmaphule nagar has been obtained.

(Action: JNNURM Directorate to recommend release of ACA on receipt of communication that (i) land for the site at Majiwade has been transferred in the name of TMC and (ii) permission from Coastal Zone Management Authority for construction of building in Mahatmaphule nagar has been obtained; State to take action on the observations/conditions.)

10. The meeting ended with a vote of thanks to the chair.

12/5/1
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**LIST OF PARTICIPANTS IN THE 76th MEETING OF CENTRAL
SANCTIONING AND MONITORING COMMITTEE (CSMC) OF BSUP HELD
UNDER THE CHAIRPERSONSHIP OF SECRETARY (HUPA) ON 06.01.2010**

1. Ms. Kiran Dhingra, Secretary,
Ministry of Housing and Urban Poverty Alleviation.... in Chair
2. Ms Sudha Krishnan, Joint Secretary & Financial Adviser, MoUD/HUPA
3. Shri R. M. Naik, , TCPO, Ministry of Urban Development
4. Shri D.S. Negi, OSD (JNNURM), MoHUPA
5. Shri Vivek Nangia, Director (JNNURM), MoHUPA
6. Shri M. Sankara Narayanan, Deputy Advisor (PHE), CPHEEO, MoUD
7. Shri S. K. Madaan, Director, Planning Commission
8. Shri Deena Nath, Deputy Director, Ministry of Finance
9. Shri Umraw Singh, Deputy Director, MoHUPA
10. Ms Philomena Raphael, AO (JNNURM), MoHUPA
11. Shri Ashok Kumar Sharma, SO (JPC), Ministry of HUPA
12. Shri Nandakumar Jantre, Commissioner, Thane Municipal Corporation
13. Shri K.D. Lalla, City Engineer, Thane Municipal Corporation
14. Shri Shailendra Rane, Thane Municipal Corporation
15. Shri Anil Patil, Team Leader, Thane Municipal Corporation
16. Shri Mohan Lal, Project Executive (BSUP), Thane Municipal Corporation
17. Shri Ajit Bankar, SLNA, MHADA, Maharashtra
18. Shri Chintamani, Director, SUDA, Lucknow, Uttar Pradesh
19. Shri Quasim Mirza, PMU, SUDA, Lucknow
20. Shri Ramesh Kumar Kardam, DUDA, Agra, U.P
21. Shri Moinuddin, A.E, ADA, Agra, U.P
22. Shri Ashish Chatterjee, Joint Commissioner (Works), Corporation of Chennai
23. Shri V. C. Raja Sekaran, Ex. Engineer, Corp. of Chennai
24. Shri R Srinivasalu, AEE, Corp. of Chennai
25. Shri R. S. Krishnan, A.P.O, Municipal Administration Dept., Chennai
26. Shri A. Mthuuram, Ex. Engineer, Madurai Corporation, Madurai
27. Shri C. Zangpo, UD&H Department, Govt. of Sikkim
28. Shri Raj. N. Pradhan, Deputy Director (A), UD&H Department, Government of Sikkim
29. Shri S.K Chaudhary, Executive Director (Projects), HUDCO, New Delhi
30. Dr S. K. Agrawal, Executive Director, BMTPC, New Delhi
31. Shri C.N. Jha, Development Officer, BMTPC, New Delhi
32. Shri Pankaj Gupta, Development Officer, BMTPC, New Delhi
33. Ms. Usha P. Mahavir, Deputy Chief, HUDCO, New Delhi
34. Shri Rajesh Sharma, Regional Office, HUDCO, Mumbai
35. Dr. A. P. Tiwari, Assistant Chief (Projects), HUDCO, New Delhi
36. Capt. S. Mukhopadhyay, BMTPC, New Delhi

**IMPORTANT POINTS REGARDING FORMULATION, EXECUTION
& MONITORING OF BSUP AND IHSDP PROJECTS****CDPs and Slum Development Plans**

- The first generation CDPs have not addressed the requirements of housing and infrastructure in slums/low-income settlements adequately. States/UTs should revisit their CDPs, identify all the slums in their cities and towns – both notified and non-notified, develop database, and assess the needs for both *in situ* and relocation projects. As far as possible, priority should be accorded to *in situ* development of slums, keeping the livelihood needs of the urban poor in view. Time-bound Slum Development Plans need to be prepared for all cities and towns to pursue the agenda of Slum-free Cities/Towns in view of the mandatory reform regarding the provision of entitlements and amenities to the urban poor in accordance with the 7-Point Charter of JNNURM.

Slum & Socio-economic Surveys

- Survey of slums and potential beneficiaries for coverage under BSUP and IHSDP projects is a must for the meaningful formulation of DPRs. All efforts should be made for the proper conduct of detailed slum surveys and household socio-economic surveys to identify the projects/facilities to be included under DPRs. The SLNAs concerned would be responsible for the conduct of various surveys under the guidance of the State Secretary concerned. OSD (JNNURM) will coordinate the conduct of surveys in BSUP cities/towns and other cities and towns covered / proposed to be covered under IHSDP. He will communicate necessary guidelines / formats for the conduct of Slum, Household and Livelihoods Surveys in States/UTs. Training programmes as required for effective survey works should be organised by SLNAs, coordinated by OSD (JNNURM).
- Surveys would facilitate the assessment of the felt-needs of slum-dwellers/urban poor, especially for housing and physical and social infrastructure including schools, health care centres and other social /community facilities like community halls, common facility centres etc. Such surveys should cover health, education and livelihood profiles of the urban poor. The survey findings must be utilized for designing good BSUP/IHSDP projects, taking into account important aspects such as dependency load in the existing schools, capacity in hospitals for in- and out-patients, need for multi-purpose community centres including livelihood centres, informal sector markets, etc. depending on the occupational profiles of the beneficiaries and the likely numbers.
- In case there is time constraint, *regular slum survey and household socio-economic survey* can be preceded by *rapid slum and socio-economic surveys* for the purposes of assessing the state of basic amenities in slums and the felt-needs of beneficiaries, duly considering their broad social, economic, educational and skill profiles, main and subsidiary occupations etc. so that appropriate physical and social infrastructure facilities can be proposed in the DPRs.

- Each DPR should be accompanied by a list of beneficiaries based on the socio-economic survey. Efforts should be made to develop slums inhabited predominantly by SCs, STs and other weaker sections living in sub-human conditions. States/ULBs should ensure that houses under BSUP and IHSDP are provided to the needy and the properly targeted sections. The list of beneficiaries should be notified and placed in the website of the ULB/JNNURM.
- States/UTs should go in for issues of bio-metric identity cards to beneficiaries based on the socio-economic survey and computerization of data/records. This is to ensure that they do not sell the dwelling units and squat elsewhere. Further, the States/ULBs may impose conditions that the houses constructed under JNNURM cannot be transferred over a specified period or that the same would be on a long-term lease. The possibility of sale/alienation/misuse of housing units constructed under BSUP and IHSDP should be prevented.

Consultation with Beneficiaries

- Consultation with beneficiaries is a must before deciding on preparation of DPRs. Willingness of the beneficiaries should be taken for any rehabilitation/relocation projects proposed and also for payment of beneficiary contribution.
- Affordability of the urban poor should be kept foremost in view while working out beneficiary contribution. Any contribution amount beyond their financial capacity may lead to the imposition of undue burden on them. Therefore, special care needs to be taken while deciding upfront beneficiary contribution or EMI payment. States/UTs may arrange loans under Differential Rate of Interest scheme for beneficiaries to enable them to meet their share. Overall construction cost of the housing unit may also be kept at a minimum.

Mandatory Clearances/Approvals

- The State Level Nodal Agency/implementing bodies should ensure that the necessary clearances/approvals such as environmental clearance, Coastal Regulation Zone (CRZ) regulation clearance, land use clearance, etc. are in place before the DPRs are posed to the State Level Steering Committee/State Level Coordination Committee, as the case may be, for consideration. The CEO of the SLNA and State Secretary concerned should place the necessary technical clearances/approvals under various laws, including Environmental, Town Planning and Municipal laws, etc. and certificate that the estimates contained in the DPRs are authenticated/certified by the technically competent authorities under the State PWD Core/rules before the SLSC/SLCC.
- The layouts proposed for housing colonies under BSUP and IHSDP, showing various land uses and facilities proposed must conform to the prevalent Town Planning Rules/norms, as applicable to low income housing/informal settlements. Copies of layouts and housing designs must invariably accompany DPRs when the same are sent to Appraising Agencies.

Housing & Infrastructure Components

- The Ministry of Housing & Urban Poverty Alleviation has circulated Model DPR document to all States/UTs. The same is also placed in the Ministry's web site for JNNURM. A 'whole slum' approach will need to be adopted covering provision of land tenure, affordable housing and basic services. The whole slum proposed for development/redevelopment/relocation should be de-notified after the BSUP or IHSDP project is implemented. However, considering the difficulties in practice and special needs of the urban poor at some locations, clusters having more than 15 housing units can also be considered. Under the whole slum approach, it must be ensured that pucca houses left out of housing programme should be provided with individual toilet facilities with a view to achieving total sanitation.
- The housing component should generally be at least 50% of the total project cost with a view to achieving the targets fixed under the Mission and also giving primacy to the provision of shelter to the urban poor except in cases where housing units have already been constructed/are being constructed under VAMBAY or other EWS scheme of Central or State Governments.
- Adequate provision should be made for water supply, sewerage, drainage, solid and liquid waste disposal in the colonies proposed for development under BSUP or IHSDP. Individual water and sewer connection should be provided. Digester technology, where immediate connections to city sewer systems are not feasible, could be adopted in the place of dual-pits/septic tanks, wherever feasible.

Education, Health & Other Facilities

- Proposals for additional schools or additional rooms in existing schools must be part of the DPRs. The capacity of the existing schools to absorb the children from colonies being developed under BSUP and IHSDP needs to be carefully studied. The estimate of school-going children (including those from the new colonies) and demand for classrooms in terms of prevailing norms, capacity in existing schools and the additional capacity required should be worked out.
- Similar exercise should be done for providing health care facilities – hospitals, health centres, maternity centres etc.
- Action needs to be taken to ensure that other community infrastructure facilities like electrical sub-stations, transformers, water supply reservoirs, parks, playgrounds, bus stops, local markets, post offices etc. are also made available to the poor.
- Detailed estimates of community facility requirements as per planning norms, availability and gaps to be addressed have to be prepared at the initial stage of project preparation itself.

Colony Layouts & Housing Designs

- The colony layout plan should be socially cohesive and should facilitate social interaction amongst the dwellers. Efforts should be made for providing at 30% open areas along with 15% organised green area in the layouts.

- Adequate space must be provided in the layouts for community facilities including social and livelihoods infrastructure. The layout plan must include designated space to take care of convergent services such as health, education and recreation, informal sector markets, livelihood centres, pens for animals (if permitted and required) etc. in accordance with the specific needs of each of the slum pockets and their beneficiaries.
- The houses proposed should have two rooms, balcony, kitchen and separate bathroom and latrine, individual water connection and sewer connection. Aspects such as storage space for keeping things in rooms/kitchen, location of kitchen, location of toilet and bathroom in the houses to facilitate privacy, independent access from both rooms to toilet and bathroom, leaving a small space for fitting exhaust fan in kitchen and toilet, balcony for drying clothes etc., are some of the nuances that can be thoughtfully incorporated in the design of the houses for the poor.
- In the case of more than G+3 structures, provisions for ramp/lifts may be made to ensure that the old, disabled and children are not put to inconvenience.
- While priority should be given to accommodate physically challenged beneficiaries in the colonies, suitable barrier-free environments need to be provided for them in the proposed projects.
- The Ministry of HUPA, with the help of HUDCO and BMTPC, has developed good designs of houses, colonies, ramps and various types of social infrastructure facilities which could be appropriately used while formulating project proposals. A Toolkit has also been published in this regard. The same may be referred to.
- The State Level Nodal Agency/ULBs/other implementing agencies may adopt innovative designs for layouts and houses for the poor, multi-purpose community centres, informal sector markets, animal pens, etc. not only in BSUP and IHSDP projects but also in their own programmes taken up by Housing Corporations/Boards etc. duly considering the models presented by HUDCO and BMTPC in the Toolkit published by the Ministry.

Developing Green Habitats

- States/UTs should take action to develop green habitats for the urban poor duly providing as many green belts, parks, avenue plantations, etc. as possible. Road-side plantations with tree guards and block plantations in the colonies taken up under BSUP and IHSDP should be given priority by the ULBs/Departments dealing with Parks, Plantations and Urban Forests.
- Tall seedlings, say 4-5 years old may be procured and planted in BSUP and IHSDP colonies so that they get established quickly without the need for careful nurture and maintenance.

Connectivity to City Infrastructure

- The infrastructure networks being developed under BSUP and IHSDP should invariably be integrated or planned to be integrated with trunk-line city infrastructure facilities, either already existing or being developed under UIG / UIDSSMT or State Government programmes in accordance with CDPs.

- The States / ULBs should ensure proper coordination amongst various agencies engaged in the implementation of JNNURM (UIG, UIDSSMT, BSUP and IHSDP) and other schemes to make sure that slums and low-income communities are linked to city-wide infrastructure systems. The project appraisal teams for UIG, UIDSSMT, BSUP and IHSDP must ensure such type of linkages.
- Infrastructure facilities provided to slum-dwellers/urban poor in the BSUP and IHSDP colonies should not be inferior to those in the surrounding areas.

O&M - Maintenance of Assets

- Proper maintenance of assets and upkeep of cleanliness and hygiene in the housing complexes / colonies developed under BSUP and IHSDP should be given utmost importance. States/UTs must develop viable and sustainable mechanisms for the maintenance of the houses and common infrastructure facilities created under BSUP and IHSDP through suitable mechanisms such as colony welfare associations, local body-residents partnerships, institutional arrangements of collection of monthly maintenance charges etc.
- Wherever informal sector markets are taken up as a part of social infrastructure facilities in colonies, their operation on a time-sharing basis by inhabitants or their associations can be considered by the ULB concerned for enabling wider coverage of beneficiaries, without allotting space to any one person permanently.

Prime Minister's New 15-Point Programme for Welfare of Minorities

- An important objective of the new programme is to ensure that the benefits of various government schemes for the underprivileged reach the disadvantaged sections of the minority communities. In this regard, care should be taken to take up clusters of minority beneficiaries to the extent possible. Wherever feasible, efforts should be made to allocate up to 15% of targets under BSUP and IHSDP for the minorities.

Appraisal Check Lists

- Responsibility for the technical specifications in DPRs (adherence to State PWD Code and Government Orders) and their endorsement/approval by the competent authority lies with the ULB/implementing authority/State Level Nodal Agency. The appraisal agencies must also ensure that the technical specifications are duly certified by the technically competent authorities as per State Government Public Works Code/Government Orders. Authenticated estimates (rates and bills of quantities) duly signed by appropriate authorities must accompany the DPRs/Appraisal Reports.
- The SLNAs/Appraisal Agencies should specially devote attention to the following aspects:
 - Land availability for housing the poor – verification of ownership;
 - Land tenure status – patta, temporary patta, occupancy right etc.;

- Availability of State share, ULB share, Beneficiary contribution as per Guidelines of BSUP/IHSDP;
- Willingness of beneficiaries to pay for their contribution.
- Housing design – two rooms, kitchen, balcony, individual toilet, individual water connection - refer to the Design Manual circulated by the Ministry;
- Adherence to town planning norms – Layout plans/designs should conform to town planning regulations applicable and be duly signed by competent municipal authority/SLNA officer;
- Provision of adequate open space in layouts – for green belts, parks, playgrounds, avenue plantations, roads etc.;
- Authentication by competent engineering authority as per State Government PWD Code/Order duly signed by engineers of appropriate level and SLNA Chief Executive Officer;
- Identification of eligible beneficiaries - process for issue of biometric identity cards must be completed within one month after sanction of projects, in general;
- Rapid/detailed socio-economic survey of beneficiaries – details to be provided;
- Proper identification of needs of community infrastructure
 - Provision of required civic infrastructure including social infrastructure such as community hall, livelihood centre, information sector market, animal pen, etc. Estimation of requirements must be based on judicious norms.
 - Connectivity of slum infrastructure facilities with city-wide trunk infrastructure networks – water supply, sewerage, storm drainage, roads etc. – ensuring connectivity of local infrastructure being taken up under BSUP/IHSDP with facilities being created under UIG/UIDSSMT.
- Availability/provision of basic amenities like post offices, bus stops, transport services, local shopping complexes, electricity transformers, sub-stations, water supply overhead tanks/ground level service reservoirs etc.
- SLSC/SLCC approval, project-wise (not in a block) with all details clearly indicating estimates, plans, availability of State share and agreement to meet cost escalation.

Time & Cost Over-runs

- The BSUP and IHSDP projects are generally required to be completed in 12 to 15 months. In the case of Special Category States/UTs and projects requiring special considerations, 3 to 6 months additional period could be provided. It is expected that any escalation in the project cost would be borne by the State Government/ULB concerned.
- For reducing escalation in the cost of projects, the following options could be exercised by the implementing agencies:-
 - i) Purchasing materials (cement, steel, sanitary pipes, electrical items) in bulk, wherever considered prudent and feasible with a view to reducing cost;

- ii) Encouraging labour contribution from the beneficiaries under the supervision of qualified technical personnel;
- iii) Bifurcating tendering (between housing component and infrastructure component) with a view to reducing the possibility of time and cost overruns; and
- iv) Creating/using a revolving "Basic Services for Urban Poor (BSUP) Fund" earmarked out of the municipal budget and supplemented by other innovative measures like cross- subsidization, State Government support etc. for meeting cost escalation.

Setting up of PMU/PIUs

- The States/UTs should submit proposals to OSD (JNNURM) who will get the same appraised and bring up before the Central Sanctioning & Monitoring Committee/Central Sanctioning Committee. Transparent methods should be adopted in the selection and appointment of professionals in PMUs and PIUs. Such appointments should not be permanent in nature but only in terms of short-term engagements. No appointment should be seen as a place for parking the dead-wood. States/UTs must take all care to ensure that the PMU/PIUs have competent personnel.
- Each appointment to PMU/PIU should be based on prescribed terms of reference and the deliverables should be measured. Various activities, tasks and outcomes have to be clearly spelt out in the TORs. States/ULBs should exercise utmost caution in making such appointments on a contract basis. They should try and ensure minimum expenditure by selecting / appointing professionals at an appropriate remuneration rather than immediately opting for the maximum amount indicated by the Centre. However, the calibre of such professionals should be of a reasonably high level. If need be, qualified persons from Central/State Government/ULBs could be taken in PMU/PIU on deputation. The personnel with PMUs/ PIUs should work in tandem/collaboration with the State Level Nodal Agency / ULBs. These personnel should also assist in the implementation of other programmes like SJSRY.

Fees for Preparation of DPRs

- The States/UTs should submit proposals for reimbursement of fees to the concerned Appraisal Agency which had appraised the projects. The Appraisal Agency has a crucial role in examining the claim with particular reference to the various stages of improvement and modifications that were brought out in the DPRs before they were finally approved by the Central Sanctioning and Monitoring Committee/Central Sanctioning Committee. The Appraisal Agency should submit report to the Ministry for releasing Central Assistance for reimbursement of charges towards the cost of preparation of DPRs (both in the case of DPRs prepared by in-house personnel as well as by consultants). These will be considered by the Central Sanctioning and Monitoring Committee/Central Sanctioning Committee. After approval, recommendation will be sent to the Ministry of Finance/Ministry of Home Affairs for releasing Central Assistance out of

the ACA allocation for the particular State/UT in the case of projects prepared by consultants.

- The Central Assistance for DPRs prepared through in-house personnel of the States would be released from out of the 1% JNNURM fund in the Budget of Ministry of HUPA as decided in the Central Sanctioning & Monitoring Committee /Central Sanctioning Committee Meetings earlier. While sending proposals for reimbursement of project preparation charges, the appraising agency must ensure that two copies of DPRs (duly revised based on decisions of CSMC/CSC) are provided to OSD (JNNURM) for record. The Appraising Agency should also keep two copies of DPRs with it in safe custody so as to be able to meet requests for information under the RTI Act, 2005.

Community Development Network (CDN)

- The States / UTs should prioritise and get necessary approval from SLSC/SLCC to the proposals concerning Community Development Network (CDN) so as to seek support from the Community Participation Fund. Such proposals received in the Ministry of HUPA will be appraised by a team working under the GOI-UNDP Project on National Strategy for Urban Poor coordinated by the National Project Coordinator/Deputy Secretary (JNNURM). The reports will then be placed before the Central Sanctioning & Monitoring Committee for consideration.
- Community Development Networks involving Neighbourhood Groups, Neighbourhood Committees and Community Development Societies should be promoted so that the dynamics of the CDN lead to fraternity in the neighbourhoods and issues of alienation of all sorts could be eliminated. CDN should work towards better inter- and intra- relationships in colonies to get over the dividing forces. This will strengthen a feeling of solidarity among the residents.

Quality in Execution of Projects

- Housing for the poor does not mean poor quality housing. Utmost emphasis must be accorded to the quality execution of houses and infrastructure facilities for the poor. High quality construction, functional units, vector-free atmosphere and healthy living environment should be ensured in the housing projects under BSUP/IHSDP. States/UTs should establish both internal and external quality assurance mechanisms in the case of all BSUP and IHSDP projects.
- State Secretaries in charge of BSUP and IHSDP should ensure that all the projects approved are inspected by independent high level teams from time to time to ensure quality in execution and timely completion of projects through removal of all hurdles
- Beneficiary committees must be constituted to supervise construction of houses. States/UTs should take steps for conducting social audit of projects under BSUP and IHSDP similar to NREGA.

Third Party Inspection and Monitoring (TPIM)

- TPIM should be instituted to bring in transparency and quality in the implementation of all BSUP and IHSDP projects. The Ministry will be providing necessary financial and technical assistance to the States / UTs for TPIM. A Toolkit has been prepared and communicated to the States / UTs.
- Those States/UTs who have not been able to establish TPIMA for BSUP and IHSDP projects may use the services of independent review and monitoring agencies engaged for UIG, UIDSSMT or other programmes.
- Before final instalment is released under BSUP and IHSDP projects, TPIM or quality inspection report until such time a TPIMA is engaged, will be required from the concerned States/UTs unless the CSMC/CSC is of the opinion that the release need not be stopped for the present in the interest of completing houses for the urban poor, who have contributed their share.

Capacity Building Activities

- In the year 2006-07, the Ministry of HUPA had released fund to the State Governments for capacity building activities including research and training towards implementation of BSUP and IHSDP projects. Unless the States/UTs submit utilisation certificates for the funds released earlier, further releases of Central Assistance would be held up, as utilisation certificates have to be furnished within 12 months from the date of closure of the financial year to which financial sanction pertains.
- Capacity building is one of the biggest constraints in the execution of projects and reforms under JNNURM. The States/UTs may take full advantage of the IEC facilities under JNNURM, the National Programme on Capacity Building for Urban Poverty Alleviation and the programme of National Network of Resource Centres (NNRCs).

City/Town Poverty Reduction Strategy

- The city of Rajkot (Gujarat) has brought out a City Poverty Reduction Strategy Report. Other cities/towns may bring out similar reports. They may prepare comprehensive Slum Development Plans with a view to pursuing the goal of Slum-free City. The toolkit prepared by the National Strategy for the Urban Poor project may be referred to.
- States/UTs must develop agenda for Slum-free Cities and Towns and prepare and implement time-bound action plans with specified milestones for progress.

Key Reforms - Core to the Urban Poor

- Special attention should be paid for the implementation of the three key reforms stipulated under JNNURM that are critical to the urban poor: (i) internal earmarking within local body budgets for basic services to the urban poor; (ii) provision of basic services including the implementation of 7-Point Charter in accordance with agreed timelines; (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. States/UTs must develop broad state level policy frameworks to facilitate the implementation of these reforms in all cities and towns.

- The issues of land availability for housing the urban poor and providing them security of land tenure are important issues to be addressed by States/UTs/ULBs if the goals of JNNURM are to be attained. States/UTs need to develop a policy framework including tangible reforms in master planning paradigm and process urgently.

Convergent Delivery of Social Services

- It is necessary to integrate provisions of health, education and social security with land tenure, housing and other amenities for the urban poor to enable them to lead a decent quality of life. Urban Local Bodies and State Governments have a critical role to play to ensure the proper convergence of facilities under the already available schemes for education, health, social security, etc. implemented through different Departments/Agencies. The DPRs should list out the deficiencies in terms of access to school, primary health centre, provision of social welfare and other facilities so that timely remedial measures can be taken up in accordance with the socio-economic survey. Provision of adequate infrastructure by way of school/additional class rooms and health care centres should be taken at the formulation of the DPR itself. A mere statement that adequate number of schools/health centres is available in the vicinity of the proposed housing colony would not be sufficient. The State/ULB/implementing agencies concerned should certify that such facilities available in the vicinity are also accessible to the slum dwellers. Similarly proper convergence of schemes in the realm of social security such as old age pension, widow pension, disability pensions, health insurance, maternity benefit scheme, etc. should be ensured to benefit the urban poor selected under JNNURM and other programmes.
- The States/UTs must take all steps to ensure the convergence of BSUP and IHSDP with other ongoing schemes such as UIG, UIDSSMT, Sarva Sikhsa Abhiyan, Health Mission, Aam Aadmi Bima Yojana, Rashtriya Swasthya Bima Yojana, National Social Assistance Programme, Prime Minister's Employment Generation Programmes, SJSRY etc. Shelter and basic amenities to the urban poor may not suffice them to move above the poverty line. In particular, State Governments/ULBs should make effort to dovetail the implementation of SJSRY with JNNURM. This step would provide the urban poor with access to livelihoods and enable them to overcome poverty. Programmes for skill development, self-employment, community mobilization, development and empowerment are necessary to facilitate sustained improvements in the living conditions of the urban poor and develop 'inclusive' cities.

Projects for *in situ* Development

- States /UTs should come up with adequate number of projects for in-situ development with good lay-outs and type designs. The emphasis should be to provide a better and supportive atmosphere for living and working. The in-situ development projects should not end up with creation of another cluster of unplanned houses without access to water, sanitation and social infrastructure. Suitable planning and infrastructure provision norms must be adopted. The quality of infrastructure provided to housing colonies under

BSUP and IHSDP projects should not be inferior to those available for surrounding areas.

Handholding in Relocation

- In the case of relocation projects, the process of shifting to a new environment with inadequate facilities, near-loss of contact with close relatives and being far off from work places can be very traumatic. The States/UTs should engage social counsellors and Community Development Department personnel/Community Organisers in ULBs to work closely with the beneficiaries and ensure that the process of transition to the new multi-storeyed housing complex/environment/ location is as smooth as possible.
- Time-bound programmes must be implemented to provide all basic amenities to the urban poor in the relocation colonies, including city transport services and local market complexes.

Sense of Belongingness

- To create a sense of belongingness, the slums may be named in consultation with the intended beneficiaries. Provision of a low cost enclosure around open spaces in the slum pocket being covered under BSUP/IHSDP could be considered by States/ULBs, if the cost is not prohibitive.
- Beneficiaries must be closely involved in the planning, identification, implementation, monitoring, review and social audit of JNNURM projects.

IEC Activities – Awareness Building

- In a people-centric programme like BSUP and IHSDP under JNNURM, there is a need to generate awareness amongst both the targeted so that they are able to receive what is intended for them by the Government. Awareness needs to be generated amongst the non-targeted sections so as to improve urban policy and highlight how the concerns of the urban poor are very relevant to them. Any awareness campaign should have a national tone, tenor, appeal and recall value, backed by consistent and coherent slogans and themes. The States/ULBs could bring out advertisements in vernacular languages with local adaptation of the templates prepared by the Ministry of HUPA. States/ULBs should ensure that the local adaptation does not deviate from the letter and spirit of the national templates and the messages being conveyed are only about the programme and related policy advocacy. They should also ensure that all such media campaigns are in accordance with the relevant rules and regulations applicable. Cost of such campaigns, in accordance with Government approved rates, would be reimbursed to the States/ULBs under the IEC component of JNNURM subject to limits fixed by CSMC/CSC. Reimbursement will be made if prior approval of the Mission Directorate/CSMC/CSC in the Ministry of HUPA was obtained before launching such campaign. Proposals for reimbursement of such expenditure will be submitted through HUDCO, which will put up the same to the Central Sanctioning and Monitoring Committee for its consideration and approval of reimbursement through Department of Expenditure, Ministry of Finance or Ministry of Home Affairs, as the case may be.

Progress Reports on Implementation

- The States/ULBs should send Quarterly Progress Reports/ Monthly Progress Reports on projects as well as reforms as per prescribed formats, without fail to enable the Ministry to report to the Prime Minister's Office in time. Further, one page abstract on the status of implementation of projects and reforms must be presented before posing the details of project proposals in the meetings of Central Sanctioning & Monitoring Committee/Central Sanctioning Committee.
- State/UT Secretaries in charge of BSUP and IHSDP should take monthly review of the implementation of projects and reforms under BSUP and IHSDP. Copies of the minutes of such review meetings should be sent to the Mission Directorate in MoHUPA.

Focus on Urban Policy

- There is an urgent need for States/UTs to focus on broader urban policy and urban management reforms to address not only the backlog and current urban issues but also the challenges of future urban growth, say in the next 20-25 years, so that the conditions that led to urban decay are prevented well in time. We should not be in a situation where we are perpetually chasing slum upgradation; States/UTs should plan proactively in anticipation of the future patterns of urban growth due to the factors of rural-urban migration, urban-urban migration, reclassification and natural increase. Without the implementation of urban planning and local government reforms and capacity building for effective urban management, JNNURM would remain a mere infrastructure upgradation programme, and none of the policy changes for vibrant, productive, sustainable and inclusive cities that JNNURM hopes to drive would materialize.

BRIEF SUMMARY OF SUPPLEMENTARY AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

Sl. No	Mission City, State	Project Title	Total Cost	Central Share	State Share	1 st and 2 nd Installment	Brief Summary	Page No.
A.	Agra/ Uttar Pradesh	Request for Sanction of 2nd Installment- Basic Services to Urban Poor Scheme fore construction of 3640 DUs at Narainch, Agra, Uttar Pradesh				14.8681	<ul style="list-style-type: none"> ➤ The project had been approved -in 38th meeting held on 30.07.2008 ➤ The total project cost is Rs 127.2709 cr. with the Central Share is Rs 59.4724Cr.. ➤ Total amount for 1st Installments of Rs.14.8681 Cr. have already been released. ➤ The Second Installment of Rs. 14.8681 Cr. recommended for release. ➤ The Utilisation of Centre Share is 87% and state is 73%. ➤ Houses sanctioned for construction 3640, Tender floated and work order issued. work order issued and work started in all the sanctioned houses. ➤ 2480 houses completed up to 25% while 1160 houses completed 25-50%. ➤ Internal Earmarking of fund for Urban Poor is Earmarked. ➤ Basic Services to Urban Poor not in progress. ➤ Earmarking of at least 20-25% of developed land in housing project is Under progress. 	01 to 02

76th CS&MC meeting, dated : 06.01.2010 (Supple. Agenda Brief)

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BRIEF SUMMARY OF SUPPLEMENTARY AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. In Crores)

					<ul style="list-style-type: none"> ➤ Beneficiary identification - no report received. ➤ No detailed reform status on 3 pro-poor has been submitted ➤ There is a short release of Rs 3,3864 Cr. excluding beneficiary Share & other expenses. ➤ TPIM/ Independent Quality report with SLNA comments – not furnished. 	
<p>B. Coimbatore/ Tamil Nadu</p>	<p>Request for Sanction of 2nd Installment- Construction of 41 new houses for Kannampalayam Town Panchayat, Coimbatore, Tamil Nadu</p>			<p align="center">0.1190</p>	<ul style="list-style-type: none"> ➤ The project had been approved in 47th meeting held on 29.12.2008 ➤ The total project cost is Rs 0.9523 cr. with the Central Share is Rs 0.4762Cr.. ➤ Total amount for 1st Installments of Rs.0.1190 Cr. have already been released. ➤ The Second Installment of Rs. 0.1190 Cr. recommended for release. ➤ The Utilisation of Centre Share is 79% and state is 82%. ➤ Houses sanctioned for construction 41, Work order issued and work started in all the sanctioned houses. ➤ 4 houses completed up to 25% while 9 houses completed 25 -50%and24 houses completed more than 50% ➤ 4 houses are fully completed and occupied. 	<p align="center">03 to 05</p>

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BRIEF SUMMARY OF SUPPLEMENTARY AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

				<ul style="list-style-type: none"> ➤ Internal Earmarking of fund for Urban Poor- Revised Budget has been submitted to council for acceptance. ➤ Earmarking of at least 20-25% of developed land in housing project -40% of developed plots for EWS and LG ➤ Beneficiary has been identified. ➤ TPIM is in progress. 	
C.	Coimbatore/ Tamil Nadu	Request for Sanction of 2nd Installment-	Construction of 135 new houses for Idigarai Town Panchayat, Coimbatore, Tamil Nadu	<p align="center">0.3875</p> <ul style="list-style-type: none"> ➤ The project had been approved in 47th meeting held on 29.12.2008 ➤ The total project cost is Rs 3.1000 cr. with the Central Share is Rs 1.5500 Cr. ➤ Total amount for 1st Installments of Rs.0.3875 Cr. have already been released. ➤ The Second Installment of Rs. 0.3875Cr. recommended for release. ➤ The Utilisation of Centre Share and state is 70%. ➤ Houses sanctioned for construction 135, Work order issued and work started in all the sanctioned houses. ➤ 30 houses completed up to 25% while 68 houses completed 25-50%and 37 houses completed more than 50 ➤ Internal Earmarking of fund for Urban Poor-yes 	06 to 08

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BRIEF SUMMARY OF SUPPLEMENTARY AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

						<ul style="list-style-type: none"> ➤ Earmarking of at least 20-25% of developed land in housing project - as per G.O.(D)167 MA &WS(MAA110) dated 15.04.2008 instruction for separate BSUP fund have been issued by the Govt. will be achieved . ➤ 40% of developed plots for EWS and UG ➤ Beneficiary has been identified. ➤ TPJM is in progress. 	
D.	Coimbatore/ Tamil Nadu	Request for Sanction of 2nd Installment- Construction of 129 houses for Veerapandi(No.4) Town Panchayat, Coimbatore, Tamil Nadu			0.3421	<ul style="list-style-type: none"> ➤ The project had been approved in 47th meeting held on 29.12.2008 ➤ The total project cost is Rs 2.7364 cr. with the Central Share is Rs 1.3682 Cr. ➤ Total amount for 1st Installments of Rs.0.3421 Cr. have already been released. ➤ The Second Installment of Rs. 0.3421 Cr. recommended for release. ➤ The Utilisation of Centre Share is 83% and state is 70%. ➤ Houses sanctioned for construction 129, Work order issued and work started in all the sanctioned houses. ➤ 48 houses completed up to 25% while 49 houses completed 25-50% and 32 houses completed more than 50 ➤ Internal Earmarking of fund for Urban Poor- yes as per G.O.(D)167 MA &WS(MAA110) dated 15.04.2008 	09 to 11

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BRIEF SUMMARY OF SUPPLEMENTARY AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

						<ul style="list-style-type: none"> ➤ Instruction for separate BSUP fund have been issued by the Govt. will be achieved in the year 2009-10 ➤ Earmarking of at least 20-25% of developed land in housing project -40% of developed plots for EWS and LG ➤ Beneficiary has been identified. ➤ TPJM is in progress. 	
E	Madurai, TamilNadu	Request for 2 ND Installment- Construction of 10688 houses and infrastructure facilities (Ph.-IID) for Madurai Corporation, TamilNadu			21.78	<ul style="list-style-type: none"> ➤ The project had been approved in 21st meeting held on 29.10.2007. ➤ The total project cost is Rs. 176.7535 Cr. with the Central Share is Rs. 87.13 Cr. ➤ Total amount for 1st Installment of Rs. 21.78 Cr. had been released. ➤ Request for 2nd installment recommended for release is Rs. 21.78 Crores ➤ Houses sanctioned for construction were 10688 and 50 nos. of amenities. The work order issued 7204 houses and 50 amenities. ➤ Agency has reported that 224 DU's and 294 DU are occupied and completed respectively and 145 nos. more than 50% completed. 292 DUs and 3890 DUs are completed upto 25%-50% and 25% respectively. No dwelling unit is yet completed. ➤ 26 nos. of amenities are fully completed. ➤ Madurai has already a provision for fund for poor in Municipal budget in respect first reform. The Gap 	12

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BRIEF SUMMARY OF SUPPLEMENTARY AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

					0.1142	<ul style="list-style-type: none"> ➤ between benchmark and achieved for Hosing & social security not ascertained. Most of benchmarks are achieved. ➤ Earmarking of developed land in housing project for urban poor is 10% of the land already allotted for EWS/LIG. However MoA is silent. ➤ The beneficiaries are identified and put up on notice board but list is required to upload website. ➤ The PMU/PIUs are institution of and TPIMA in progress. ➤ The project had been approved in 47th meeting held on 29.12.2008. ➤ The total project cost is Rs. 0.9133 Cr. with the Central Share is Rs. 0.4567 Cr. ➤ Total amount for 1st Installment of Rs. 0.1142 Cr. had been released. ➤ Request for 2nd installment recommended for release is Rs. Rs. 0.1142 Cr. Crores. ➤ Houses sanctioned for construction were 36 and 8 amenities, Tender floated for all the houses & work order have been issued to all houses. ➤ Total .30 houses are more than 50% completed and Lamentie is upto 25% complete ➤ Constitution of Basic services to the urban poor fund constituted and earmarking of BSUP Funds are in progress. ➤ Earmarking of at least 20-25% of developed land in housing projects for poor-achieved. 	
F. Coimbatore, TamilNadu	Request for 2 ND Installment- Construction of 36 houses for Vedapatti town panchayat, Coimbatore ,TamilNadu					<p align="right">13 TO 15</p>	

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BRIEF SUMMARY OF SUPPLEMENTARY AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

						<ul style="list-style-type: none"> ➤ The beneficiaries are identified and put up on notice board but list is required to upload website. ➤ The establishment of PMU/PIUs are done and institution of TPIMA in progress. 	
G.	Coimbatore, TamilNadu	Request for 2 ND Installment- Construction of 300 houses and providing infrastructure facilities at Kurichi, Coimbatore ,TamilNadu			0.8404	<ul style="list-style-type: none"> ➤ The project had been approved in 47th meeting held on 29.12.2008. ➤ The total project cost is Rs. 6.7516 Cr. with the Central Share is Rs. 3.3616Cr. ➤ Total amount for 1st Installment of Rs 0.84 Cr. had been released. ➤ Request for 2nd installment recommended for release is Rs. 0.84 Crores. ➤ Houses sanctioned for construction were 300 and 34 amenities, T ender floated for all the houses & work order have been issued to all houses. ➤ Total 58 houses are more than 50% completed and 55 DUs are 25-50% completed and Lamentitie is upto 25% complete ➤ Constitution of Basic service s to the urban poor fund constituted and earmarking of BSUP Funds are in progress. ➤ Earmarking of at least 20-25% of developed land in housing projects for poor-achieved. ➤ The beneficiaries are identified and put up on notice board but list is required to upload website. ➤ The establishment of PMU/PIUs are done and 	16

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BRIEF SUMMARY OF SUPPLEMENTARY AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

						0.70	<p align="center">institution of TPIMA in progress.</p> <ul style="list-style-type: none"> ➤ The project had been approved in 22nd meeting held on 07.11.2007. ➤ The total project cost is Rs. 3.25 Cr. with the Central Share is Rs. 2.7326 Cr. ➤ Total amount of Rs. 0.6982 Crore. for 1st Installments had been released. ➤ Request for 2nd installment sought for release is Rs. 1.40 Cr., though Rs. 0.6982 Cr. recommended for release. ➤ Project was sanctioned for construction of 52 DU and amenities. Tender floated for all the houses & work order have been issued to all houses. ➤ Total 40 dwelling units are completed upto 25 % and 10% of drainage have been completed. ➤ Conditions put on by CSMC have been complied ➤ The detailed status report on reforms not submitted ➤ Constitution of Basic services to the urban poor fund is not done and earmarking of BSUP Funds has been achieved. ➤ Earmarking of at least 20-25% of developed land in Housing projects for poor – Not yet. ➤ The beneficiaries identified but bio-metric identification 	
H.	Gangtok, Sikkim	Request for 2 nd Installment-DPR on Integrated Housing and Slum development of old slaughter house Area, Gangtok, Sikkim						17 To 19

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BRIEF SUMMARY OF SUPPLEMENTARY AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (GS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

							and uploading of list on website are not done.	
I.	Himachal Pradesh	Comprehensive Capacity building of Improved Urban governance & Poverty Alleviation for State of Himachal Pradesh	37.00	35.00	2.00	17.50	<ul style="list-style-type: none"> > Himachal Pradesh has proposed a Comprehensive Capacity building of Improved Urban governance & Poverty Alleviation > HP government proposes to set up an exclusive institution. > It will be a 'not for profit company' registered under the Companies Act. 	20 to 27
	Total		37.00	35.00	2.00	56.6513		

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City/State : Agra/Uttar Pradesh

Project Title: Basic Services to Urban Poor Scheme for construction of 3640 DUS at Naralch, Agra

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	38 th CSMC/30.07.08			
2	Total Project Cost	12727.09	Other Expenses (IEC & DPR and A&OE):		832.61
3	Central Share	5947.24			
4	State/ULB Share (Excluding Beneficiary & Other Expenses)	5001.39			
5	Beneficiary Share	945.85			
		Due	Released	Utilized	%age Utilized vis-a-vis
					Due Released
6	Central Share	1486.81	1486.81	1286.81	87% 87%
7	State+ULB Share	1250.35	911.71	661.71	53% 73%
8	TOTAL:-	2737.16	2398.52	1948.52	71% 81%
9	Amount Sought	Rs. 1486.81 Lakhs			
10	Recommended release as 2 nd Instalment	Rs. 1486.81 Lakhs			

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	30/07/08 (Houses - 3640)	YES
2	Tender Floated	YES	YES
3	Work Order Issued	YES	YES
4	Work Started	YES	YES
5	Upto 25% Completed	2480	YES
6	25-50% Completed	1160	Nil
7	More than 50% completed	Nil	Nil
8	Fully Completed	Nil	Nil
9	Occupied	Nil	Nil

Reform Status:

1	(a) Internal Earmarking of Funds for Urban Poor (b) Constitution of Basic Services to Urban Poor Fund	Earmarked
2	Basic Services to Urban Poor	In progress
3	Earmarking of at least 20-25% of developed land in housing projects	In progress

CSMC Conditions:

Sl.	Conditions	Compliance
1	Priority may be given to minority population while selecting beneficiaries for the project	Not reported

Other Aspects:

i.	Whether Beneficiaries Identified:-	Not reported
ii.	Whether list of beneficiaries published on the state website :-	Not reported
iii.	Whether Biometric Identification of beneficiaries completed :-	Not reported
iv.	Whether TPIMA Instituted :-	Yes
v.	Quality:-	No Quality report with SLNA comments furnished with UC
vi.	Whether PMU/PIUs established & functional :-	PMU established & establishment of PIU is in progress

COMMENTS :-

- (A) There is a short release of Rs. 338.64 Lakhs excluding beneficiary share & other expenses.
 (B) No detailed reform status on 3 pro-poor reforms has not been submitted
 (C) TPIM/Independent quality report with SLNA comments - not furnished
 (D) Beneficiary identification - No report received
 [CSMC may take appropriate decision in this regard.]

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-02/

City/State : Coimbatore(Kannampalayam Town)/Tamil Nadu

BSUP 2nd Installment

Project Title: Construction of 41 New houses for Kannampalayam Town Panchayat, Coimbatore, Tamil Nadu

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	47 th CSMC/29.12.2008			
2	Total Project Cost	95.23			
3	Central Share	47.62			
4	State/ULB Share (Excluding Beneficiary share)	37.37			
5	Beneficiary Share	10.25			
		Due	Released	Utilized	%age Utilized vis-a-vis Due Released
6	Central Share	11.90	11.90	9.35	79% 79%
7	State+ULB Share	9.34	9.34	7.65	82% 82%
8	Beneficiary contribution		8.00	8.00	100%
9	TOTAL:-	21.24	29.24	25.00	118% 85%
10	Amount Sought 2nd Instal. (Rs.)	11.90	Lakhs		
11	Recommended release as 2 nd Installment (Rs.)	11.90	Lakhs		

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	41	7
2	Tender Floated	---	7
3	Work Order Issued	41	7
4	Work Started	41	1
5	Upto 25% Completed	4	Nil
6	25-50% Completed	9	Nil
7	More than 50% completed	24	---
8	Fully Completed	4	---
9	Occupied	4	---

Reform Status:

1	(a) Internal Earmarking of Funds for Urban Poor (b) Constitution of Basic Services to Urban Poor Fund	Revised Budget has been submitted to council for acceptance
2	Basic Services to Urban Poor	Water supply should be provided to all slums UGSS resubmitted to GOTN
3	Earmarking of at least 20-25% of developed land in housing projects	1. Tamil Nadu housing board is earmarking 40% of developed plots for EWS and UG 2. The Govt is examining to issue order to private agencies to provide 20% for EWS and UG for housing projects.

** Detailed 3 pro-poor reform status as submitted by state is at annexed herewith

CSMC Conditions:

No Conditions

Other Aspects:

i.	Whether Beneficiaries Identified:-	Yes
ii.	Whether list of beneficiaries published on the state website :-	No (list published on ULB's Notice Board)
iii.	Whether Biometric identification of beneficiaries completed :-	No (A photo I-card issued to individual beneficiaries)
iv.	Whether TPIMA Instituted :-	In process
v.	Quality:-	In compliance with the standards (Quality certificate submitted is annexed herewith)
vi.	Whether PMU/PIUs established & functional :-	Yes

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-03-

City/State : Coimbatore(Idigal Town)/Tamil Nadu

BSUP 2nd Installment

Project Title: Construction of 135 New Houses for Idigal Town Panchayat, Coimbatore, Tamil Nadu

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	47 th CSMC/29.12.2008				
2	Total Project Cost	310.00				
3	Central Share	155.00				
4	State/ULB Share (Excluding Beneficiary share)	121.25				
5	Beneficiary Share	33.75				
		Due	Released	Utilized	%age Utilized vis-a-vis	
					Due Released	
6	Central Share	38.75	38.75	27.28	70%	70%
7	State+ULB Share	30.31	30.31	21.34	70%	70%
8	Beneficiary contribution		6.94	6.94		100%
9	TOTAL:-	69.06	76.00	55.56	80%	73%
10	Amount Sought 2nd Instal. (Rs.)	38.75	Lakhs			
11	Recommended release as 2 nd Installment (Rs.)	38.75	Lakhs			

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	135	24
2	Tender Floated	---	20
3	Work Order Issued	135	20
4	Work Started	135	14
5	Upto 25% Completed	30	10
6	25-50% Completed	68	---
7	More than 50% completed	37	1
8	Fully Completed	---	3
9	Occupied	---	---

Reform Status:

1	(a) Internal Earmarking of Funds for Urban Poor (b) Constitution of Basic Services to Urban Poor Fund	Yes as per G.O. (D)167 MA & WS (MAA 110) dt. 15.04.2008 Instruction for separate BSUP fund have been issued by the Govt. Will be achieved
2	Basic Services to Urban Poor	Will be made before June 2009 though earmarking is not done separately for the year 2008-09 of the total budget 3% (Rs. 3 Lacs) spent for development of Slums.
3	Earmarking of at least 20-25% of developed land in housing projects	1. Tamil Nadu housing board is earmarking 40% of developed plots for EWS and LIG 2. The Govt is examining to issue order to private agencies to provide 20% for EWS and LIG for housing projects.

** Detailed 3 pro-poor reform status as submitted by state is annexed herewith

CSMC Conditions:

No Conditions

Other Aspects:

i.	Whether Beneficiaries Identified:-	Yes
ii.	Whether list of beneficiaries published on the state website :-	No (list published on ULB's Notice Board)
iii.	Whether Biometric Identification of beneficiaries completed :-	No (A photo I-card issued to individual beneficiaries)
iv.	Whether TPIMA instituted :-	In process
v.	Quality:-	In compliance with the standards by AEE (Quality certificate submitted is annexed herewith)
vi.	Whether PMU/PIUs established & functional :-	Yes

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City/State : Coimbatore(Veerapandi (No.4) Town)/Tamil Nadu

BSUP 2nd Installment

Project Title: Construction of 129 Houses for Veerapandi (No.4) Town Panchayat, Coimbatore, Tamil Nadu

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	47 th CSMC/29.12.2008			
2	Total Project Cost	273.64			
3	Central Share	136.82			
4	State/ULB Share (Excluding Beneficiary share)	104.57			
5	Beneficiary Share	32.25			
		Due	Released	Utilized	%age Utilized vis-a-vis Due Released
6	Central Share	34.21	34.21	28.26	83% 83%
7	State+ULB Share	26.14	26.14	18.19	70% 70%
8	Beneficiary contribution		8.95	8.95	100%
9	TOTAL:-	60.35	69.30	55.40	92% 80%
10	Amount Sought 2nd Instal. (Rs.)	34.21	Lakhs		
11	Recommended release as 2 nd Installment (Rs.)	34.21	Lakhs		

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	129	17
2	Tender Floated	---	17
3	Work Order Issued	129	17
4	Work Started	129	4
5	Upto 25% Completed	48	---
6	25-50% Completed	49	---
7	More than 50% completed	32	---
8	Fully Completed	---	---
9	Occupied	---	---

Reform Status:

1	(a) Internal Earmarking of Funds for Urban Poor (b) Constitution of Basic Services to Urban Poor Fund	Yes as per G.O. (D)167 MA & WS (MAA 110) dt. 15.04.2008 Instruction for separate BSUP fund have been issued by the Govt. Will be achieved in the year 2009-10
2	Basic Services to Urban Poor	Will be made before June 2009 though earmarking is not done separately for the year 2008-09 of the total budget 10% spent for the infrastructural development of Slums.
3	Earmarking of at least 20-25% of developed land in housing projects	1. Tamil Nadu housing board is earmarking 40% of developed plots for EWS and LIG 2. The Govt is examining to issue order to private agencies to provide 20% for EWS and LIG for housing projects.

** Detailed 3 pro-poor reform status as submitted by state is at annexed herewith

CSMC Conditions:

No Conditions

Other Aspects:

i.	Whether Beneficiaries Identified:-	Yes
ii.	Whether list of beneficiaries published on the state website :-	No (list published on ULB's Notice Board)
iii.	Whether Biometric Identification of beneficiaries completed :-	No (A photo I-card issued to individual beneficiaries)
iv.	Whether TPIMA instituted :-	In process
v.	Quality:-	In compliance with the standards by AEE (Quality certificate submitted is annexed herewith)
vi.	Whether PMU/PIUs established & functional :-	Yes

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-09-

City/State: Madurai/Tamil Nadu

Project Title: BSUP-Construction of 10688 houses and Infrastructure facilities (phase-III) for Madurai corporation.

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	21 st CSMC/29.10.2007				
2	Total Project Cost	17674.86	Other Charges (A&S charges):-		249.73	
3	Central Share	8712.57				
4	State/ULB Share (Excluding Beneficiary share)	5506.17				
5	Beneficiary Share	3206.40				
		Due	Released	Utilized	%age Utilized vis-a-vis	
					Due Released	
6	Central Share	2178.14	2178.14	1515.80	70%	70%
7	State+ULB Share	1376.54	1430.95	1010.54	73%	71%
8	Beneficiary contribution	801.60	931.32	931.32		100%
9	TOTAL:-	4356.29	4540.41	3457.66	79%	76%
10	Amount Sought 2nd Instal. (Rs.)	2178.14	Lakhs			
11	Recommended release as 2 nd Installment (Rs.)	2178.14	Lakhs			

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	10688 Nos.	50 Nos.
2	Tender Floated	---	50
3	Work Order Issued	7204	50
4	Work Started	4621	50
5	Upto 25% Completed	3890	5
6	25-50% Completed	292	6
7	More than 50% completed	145	13
8	Fully Completed	294	26
9	Occupied	224	---

Reform Status:

1	(a) Internal Earmarking of Funds for Urban Poor (b) Constitution of Basic Services to Urban Poor Fund	At the time of MoA madurai has already a provision for fund for poor in Municipal budget (31% - 2007-08, 31% - 2008-09, 26% - 2009-10)		
2	Basic Services to Urban Poor	Service	Milestones/ Benchmark to be achieved by 2009	Status (Achievement)
		Housing	35%	Could not be ascertained
		Water Supply	100%	91%
		S.W.M.	100%	100%
		Primary Education	100%	100%
		Health Care	100%	100%
		Social Security (Insurance)	20%	Various ongoing programme
		Sewerage & Sanitation	100%	85%
3	Earmarking of at least 20-25% of developed land in housing projects	MoA is Silent, however 10% of the land is already allotted for EWS/LIG		

CSMC Conditions:

Beneficiary list should be put up on the website within 1 month :- list published on ULB's Notice Board in process to put it on website.

Other Aspects:

i.	Whether Beneficiaries Identified:-	Yes
ii.	Whether list of beneficiaries published on the state website :-	No (list published on ULB's Notice Board)
iii.	Whether Biometric identification of beneficiaries completed :-	No (A photo I-card issued to individual beneficiaries)
iv.	Whether TPIMA instituted :-	In process
v.	Quality:-	No Quality report along with SLNA's comments submitted
vi.	Whether PMU/PIUs established & functional :-	Yes
viii.	Whether Separate BSUP fund for BSUP constituted & operational :-	Yes (Instructions issued vide G.O. (D) 167 (D) MA&WS (MA II) dated 15.04.2008)

12 39/51 (M)

Project Title: Construction of 36 houses for Vedapatti Town Panchayat, Coimbatore, Tamil Nadu

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	47 th CSMC/29.12.2008			
2	Total Project Cost	91.33			
3	Central Share	45.67			
4	State/ULB Share (Excluding Beneficiary share)	36.67			
5	Beneficiary Share	9.00			
		Due	Released	Utilized	%age Utilized vis-a-vis Due Released
6	Central Share	11.42	11.42	11.42	100% 100%
7	State+ULB Share	9.17	9.17	9.17	100% 100%
8	Beneficiary contribution		7.50	7.50	
9	TOTAL:-	20.59	28.09	28.09	136% 100%
10	Amount Sought 2nd Instal. (Rs.)	11.42	Lakhs		
11	Recommended release as 2 nd Installment (Rs.)	11.42	Lakhs		

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	36	8
2	Tender Floated	---	8
3	Work Order Issued	36	8
4	Work Started	36	2
5	Upto 25% Completed	---	1
6	25-50% Completed	6	1
7	More than 50% completed	30	---
8	Fully Completed	---	---
9	Occupied	---	---

Reform Status:

1	(a) Internal Earmarking of Funds for Urban Poor (b) Constitution of Basic Services to Urban Poor Fund	Yes as per G.O. (D)167 MA & WS (MAA 110) dt. 15.04.2008 instruction for separate BSUP fund have been issued by the Govt. Will be achieved in the year 2009-10
2	Basic Services to Urban Poor	Will be made before June 2009 though earmarking is not done separately for the year 2008-09 of the total budget 10% spent for the infrastructural development of Slums.
3	Earmarking of at least 20-25% of developed land in housing projects	1. Tamil Nadu housing board is earmarking 40% of developed plots for EWS and LIG 2. The Govt is examining to issue order to private agencies to provide 20% for EWS and LIG for housing projects.

** Detailed 3 pro-poor reform status as submitted by state is at annexed herewith

CSMC Conditions:

No Conditions

Other Aspects:

i.	Whether Beneficiaries Identified:-	Yes
ii.	Whether list of beneficiaries published on the state website :-	No (list published on ULB's Notice Board)
iii.	Whether Biometric Identification of beneficiaries completed :-	No (A photo I-card issued to individual beneficiaries)
iv.	Whether TPIMA Instituted :-	In process
v.	Quality:-	In compliance with the standard specifications (Quality certificate submitted is annexed herewith)
vi.	Whether PMU/PIUs established & functional :-	Yes

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City/State : Coimbatore(Kurichi)/Tamil Nadu

BSUP 2nd Installment

Project Title: Construction of 300 houses and providing infrastructure facilities Kurichi, Coimbatore, Tamil Nadu

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	47 th CSMC/29.12.2008			
2	Total Project Cost	675.16			
3	Central Share	336.16			
4	State/ULB Share (Excluding Beneficiary share)	300.01			
5	Beneficiary Share	39.00			
		Due	Released	Utilized	%age Utilized vis-a-vis Due Released
6	Central Share	84.04	84.04	60.00	71% 71%
7	State+ULB Share	75.00	75.00	53.93	72% 72%
8	Beneficiary contribution		28.60	28.60	
9	TOTAL:-	159.04	187.64	142.53	90% 76%
10	Amount Sought 2nd Instal. (Rs.)	84.04	Lakhs		
11	Recommended release as 2 nd Installment (Rs.)	84.04	Lakhs		

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	300	34
2	Tender Floated	---	---
3	Work Order Issued	300	34
4	Work Started	246	3
5	Upto 25% Completed	106	1
6	25-50% Completed	55	---
7	More than 50% completed	58	---
8	Fully Completed	1	---
9	Occupied	1	---

Reform Status:

1	(a) Internal Earmarking of Funds for Urban Poor (b) Constitution of Basic Services to Urban Poor Fund	Revised Budget has been submitted to council for acceptance
2	Basic Services to Urban Poor	Water supply should be provided to all slums UGSS resubmitted to GOTN
3	Earmarking of at least 20-25% of developed land in housing projects	Housing board earmarks 40% of development plots for EWS & LIG. TNSCB has earmarked developed land mostly for EWS & LIG, CMDA development rules contemplates at least 10% for EWS. Govt. examining to issue orders to pvt. agencies to provide 20-25% of developed land for all housing projects. The timeline requested with GOI to complete it during 2011-12.

** Detailed 3 pro-poor reform status as submitted by state is at annexed herewith

CSMC Conditions:

No Conditions

Other Aspects:

i.	Whether Beneficiaries identified:-	Yes
ii.	Whether list of beneficiaries publised on the state website :-	No (list published on ULB's Notice Board)
iii.	Whether Biometric Identification of beneficiaries completed :-	No (A photo I-card Issued to Individual beneficiaries)
iv.	Whether TPIMA instituted :-	In process
v.	Quality:-	No quality report with SLNA' comment furnished.
vi.	Whether PMU/PIUs established & functional :-	Yes

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YR

City/State : Gangtok/Sikkim

Project Title: Detail Project Report on Integrated Housing and Slum Development of Old Slaughter House Area, Gangtok, State of Sikkim under BSUP (Phase-I)

(Rs. Lakhs)

Financial Assessment:

1	CSMC Approval	22 nd CSMC/07.11.2007				
2	Total Project Cost	324.97	Other Expenses (Contingencies):			9.47
3	Central Share	279.26				
4	State Share (Excluding other Expenses)	36.24				
		Due	Released	Utilized	%age Utilized vis-a-vis	
					Due	Released
5	Central Share	69.82	69.82	69.82	100%	100%
6	State Share	9.06	43.42	43.42	479%	100%
7	TOTAL:-	78.88	113.24	113.24	144%	100%
8	Amount Sought (2nd & 3rd Instalment) Rs.	139.64 Lakhs				
9	Recommended release 2nd Instalment Rs.	69.82 Lakhs				

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	07.11.2007 (52 D.U.s)	07.11.2007
2	Tender Floated	16.08.2008	16.08.2008
3	Work Order Issued	11.02.2009	11.02.2009
4	Work Started	19.02.2009	19.02.2009
5	Upto 25% Completed	40 D.U.s	Drainage 10%
6	25-50% Completed	Nil	
7	More than 50% completed	Nil	Common Space (Staircase) Park & Site Dev.
8	Fully Completed	Nil	Slope Stabilisation
9	Occupied	Nil	Nil

Reform Status:

1	(a) Internal Earmarking of Funds for Urban Poor	Yes
	(b) Constitution of Basic Services to Urban Poor Fund	No
2	Basic Services to Urban Poor	Yes
3	Earmarking of at least 20-25% of developed land in housing projects	No

** Detailed status of reforms has not been submitted by the state

CSMC Conditions:

Sl.	Conditions	Compliance
1	The no. of houses needs to be increased to accommodate more beneficiaries. Almsah space in the bed room & kitchen could be left to enable the beneficiaries to keep things.	Housing units increased to 52 from original 40 and design has been modified to accommodate almsah space.
2	The ratio of housing cost to infrastructure cost should be maintained at a reasonable level of 50:50	The ratio of housing to infrastructure cost is exactly 50:50
3	The beneficiary contribution should be 12% for general and 10% for SC/ST.	An amount of Rs. 30,313/- is being collected from 52 beneficiaries.
4	In accordance with the outcome of the socio economic survey, multipurpose community centres should have space for work-shed, informal sector markets etc. A study area and a separate room (for woman) could also be provided in such centres. Proper convergence of health, education and social security should be ensured.	The multipurpose centre has been deleted from project
5	The project should be completed within 12-15 months.	Taking into account the monsoon period in Sikkim, the completion time for the project has been kept at 24 months.

Other Aspects:

i.	Whether Beneficiaries identified:-	Yes
ii.	Whether list of beneficiaries published on the state website :-	No
iii.	Whether Biometric identification of beneficiaries completed :-	No
iv.	Whether TPIMA instituted :-	No
v.	Quality:-	As per BMTPC's report workman of the construction is satisfactory.
vi.	Whether PMU/PIUs established & functional :-	No

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BRIEF SUMMARY OF AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE

(CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

Sl. No	Mission City, State	Project Title	Total Cost	Central Share	State Share	1 st to 4 th Installment	Brief Summary	Page No.
A.	Chennai, Tamil Nadu	Request for Sanction of 4th Installment- Construction of 1370 houses in 44 slums and infrastructure facilities in 236 slums of Chennai Corporation, Tamil Nadu.				12.6776	<ul style="list-style-type: none"> ➤ The project had been approved in 21st meeting held on 29.10.2007, 2nd installment in 38th meeting 30.07.2008 and 3rd Installment in 64th meeting on 21.05.2009. ➤ The total project cost is Rs 127.4388 cr. with the Central Share is Rs 50.7103 Cr.. ➤ Total amount for 1st, 2nd and 3rd Installments of Rs.38.0327 Cr. have already been released. ➤ The Fourth Installment of Rs. 12.6776 Cr. recommended for release. ➤ The Utilisation of Centre Share is 92% and state is 157%. ➤ Houses sanctioned for construction 1370 and work order issued for 232 houses while work started in 23 houses. ➤ The work for 8 houses completed more than 50%. ➤ 32 % of the budget has been earmarked for urban poor in 2009-2010. ➤ Basic Services to Urban Poor not indicated. ➤ Earmarking of at least 20-25% of developed land in 	01

76th CS&MC meeting, dated : 06.01.2010 (Agenda Brief)

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Page 1 of 2

BRIEF SUMMARY OF AGENDA FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE
(CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

							housing project- being earmarked in Tamil Nadu Housing Board Projects.	
Total						12.6776		

15/4/10
 (e)

City/State: Chennai/Tamil Nadu

BSUP 4th Installment

Project Title: Construction of 1370 houses in 44 slums and Infrastructure facilities in 236 slums of Chennai Corporation

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	21 th CSMC/29.10.2007 2nd Instalment - 38th CSMC/30.07.2008 3rd Instalment - 64th CSMC/21.05.2009			
2	Total Project Cost	12743.88	Other Expenses (A&S, Cont. etc.):		667.89
3	Central Share	5071.03			
4	State Share (Excluding Beneficiary share & other exp.)	6826.86			
5	Beneficiary share	178.10			
		Due	Released	Utilized	%age Utilized vis-a-vis Due Released
6	Central Share (1st + 2nd + 3rd Instll.)	3803.27	2535.52	2335.52	61% 92%
7	State Share (1st + 2nd + 3rd Instll.)	5120.15	3413.42	5364.81	105% 157%
8	Beneficiary Share		0.00	0.00	
9	TOTAL:-	8923.42	5948.94	7700.33	86% 86%
10	Amount Sought (Rs.)	1267.76 Lakhs			
11	Recommended release as 3 rd Installment (Rs.)	1267.76 Lakhs			

Excess amount of Rs. 1951.39 Lakhs has been utilized by the ULB though their own fund (Although 3rd Instalment of Central Share has been released vide MoF letter no. 59(4)/PF-I/2009-354 dated 12.11.2009 but it not reached to the ULB yet and matching state share has also not been released to ULB).

Physical Progress:

Sl.	Progress Parameter	Housing		Amenities
1	Sanctioned	1370	Total Beneficiaries approved - 366; Newly identified - 995 93 houses work under progress	1539
2	Tender Floated	---		1539
3	Work Order Issued	232		1496
4	Work Started	23		93
5	Upto 25% Completed	45		15
6	25-50% Completed	15		20
7	More than 50% completed	8		17
8	Fully Completed	Nil		1351
9	Occupied	Nil		--

Reform Status:

1	(a) Internal Earmarking of Funds for Urban Poor	32% (2009-10)
	(b) Constitution of Basic Services to Urban Poor Fund	Rs. 114.30 Crores
2	Basic Services to Urban Poor	Not Indicated (Target Year 2011-12)
3	Earmarking of at least 20-25% of developed land in housing projects	Being earmarked in Tamil Nadu Housing Board Projects

-0/- 45/51
Ⓜ

BRIEF SUMMARY OF SUPPLEMENTARY AGENDA -II FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MO) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. in Crores)

Sl. No	Mission City, State	Project Title	Total Cost	Central Share	State Share	1 st and 2 nd Install - ment	Brief Summary	Page No.
A.	Thane Municipal Corp. Greater Mumbai	Request for additional fund for the additional cost of construction due to change in BUA for approved 9426 DUs at Thane Municipal Corp., Greater Mumbai, Maharashtra	135.74	67.87	67.87	33.94	<ul style="list-style-type: none"> ➤ The project had been approved in 6th CSMC meeting held on 28.11.2006. ➤ The total project cost was already approved Rs 201.81 cr. with the Central Share of Rs 100.91 crore. ➤ 1st Installments of Rs.25.23 crore has already been released. ➤ Now request for additional fund for the additional cost of construction due to change in BUA for the approved 9426 DUs. ➤ Recommendation of SLNA and SLSC approval is awaited. ➤ Vartak nagar plot belongs to MHADA and MHADA has leased the same to TMC for 99 years w.e.f. 1976. As per agreement executed between TMC and MAHDA, it is stated that the land and buildings thereon will be purely used for the purpose of creation of housing for TMC employees as staff quarters. ➤ Out of 9426 DUs proposed beneficiaries of only 3 slums clusters i.e. 2330 beneficiaries have been furnished and balance 7096 beneficiaries is under process. ➤ One of the sites namely "mahatmaphule nagar" is with in the CRZ area and needs clearance of costal regulatory authority. ➤ The project land at Majiwade is under process of transfer 	01 to 09

76th CS&MC meeting, dated : 06.01.2010 (Supple. Agenda-33 Brief)

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BRIEF SUMMARY OF SUPPLEMENTARY AGENDA -II FOR CONSIDERATION TO CENTRAL SANCTIONING & MONITORING COMMITTEE (CS&MC) UNDER BASIC SERVICES TO THE URBAN POOR (Sub-Mission-II)

(Rs. In Crores)

					<ul style="list-style-type: none"> ➤ to TMC. Moreover, the present ownership of Majiwade plot is not clear. ➤ Agency has not submitted details estimates for social infrastructure such as community centre, Health centre, etc. ➤ The internal height of the dwelling unit proposed is 2.9 mtrs as against the approved height of 2.7 mtrs. ➤ The additional cost estimated by the agency is based on the DSR 2005-06, the same DSR was used for preparation of original approved project. ➤ The original proposal was approved the dwelling area of 20 sq. mt Carpet area. As per prevailing policy, the agency has constructed houses of 25 sq mt. carpet area. ➤ Rs. 37.70 crore is only ACA balance under BSUP for Maharashtra State. 	
Total		135.74	67.87	67.87	33.94	

5/3

76th CS&MC meeting, dated : 06.01.2010 (Supple. Agenda-99 Brief)

Name of the State		Name of the City	Name of the Project	Total Project Cost	Total Central share Approved	Total State Share Approved (Excluding other expenses)	1st st Instalment of Central Share Released	Amount of Central Share utilized	% of Utilisation	Amount of State released	Amount of State utilized	% of utilisation	Amount recommended for release as 2nd instalment of ACA	% of amount recommended to the total Central share approved
TAMIL NADU														
A	Coimbatore (Kannampalayam Town)	Coimbatore (Kannampalayam Town)	Construction of 41 New houses for Kannampalayam Town Panchayat, Coimbatore, Tamil Nadu	95.23	47.62	47.62	11.90	9.35	79%	17.34	15.65	90%	11.90	25%
B	Coimbatore (Idigaral Town)	Coimbatore (Idigaral Town)	Construction of 135 New Houses for Idigaral Town Panchayat, Coimbatore, Tamil Nadu	310.00	155.00	155.00	38.75	27.28	70%	37.25	28.28	76%	38.75	25%
C	Coimbatore (Veerapandi (No.4) Town)	Coimbatore (Veerapandi (No.4) Town)	Construction of 129 Houses for Veerapandi (No.4) Town Panchayat, Coimbatore, Tamil Nadu	273.64	136.82	136.82	34.21	28.26	83%	35.09	27.14	77%	34.21	25%
D	Coimbatore (Vedapatti Town)	Coimbatore (Vedapatti Town)	Construction of 36 houses for Vedapatti Town Panchayat, Coimbatore, Tamil Nadu	91.33	45.67	45.67	11.42	11.42	100%	16.67	16.67	100%	11.42	25%
E	Coimbatore (Kurchi)	Coimbatore (Kurchi)	Construction of 300 houses and providing infrastructure facilities Kurchi, Coimbatore, Tamil Nadu	675.16	336.16	339.01	84.04	60.00	71%	103.60	82.53	80%	84.04	25%
F	Madurai	Madurai	BSUP-Construction of 10688 houses and infrastructure facilities (Phase-II) for Madurai corporation.	17674.86	8712.57	8712.57	2178.14	1515.80	70%	2362.27	1941.86	82%	2178.14	25%
TOTAL FOR TAMIL NADU (6 PROJECTS)					9433.84	9433.84	2358.46						2358.46	
G	UTTAR PRADESH	Agra*	Basic Services for the Urban Poor Scheme for construction of 3640 DUS at Narach, Agra	12727.09	5947.24	5947.24	1486.81	1286.81	87%	911.71	661.71	73%	1486.81	25%
TOTAL FOR UTTAR PRADESH (1 PROJECT)					5947.24	5947.24	1486.81						1486.81	
GRAND TOTAL FOR TAMIL NADU & UTTAR PRADESH					15381.08	15381.08	3845.27						3845.27	

* For Agra project recommendation for release of 3rd instalment will be made only after releasing of full matching State share.

(Rs. In Lakhs)

28/5/10

Annexure-V
to the minutes of 76th CSMC (BSUP) dated 06-01-2010

Name of the State	Name of the City	Name of the Project	Total Project Cost	Total Central share Approved	Total State Share Approved (Excluding other expenses)	1st Installment of Central Share Released	Amount of Central Share utilized	% of Utilisation	Amount of State released	Amount of State utilized	% of utilisation	Amount recommended for release of ACA			% of amount recommended to the total Central share approved
												As 2nd Installment	As 3rd Installment	Total	
SIKKIM	Gangtok	Detail Project Report on Integrated Housing and Slum Development of Old Slaughter House Area, Gangtok, State of Sikkim under BSUP (Phase-I)	324.97	279.26	36.25	69.82	69.82	100%	43.42	43.42	100%	69.82	69.82	139.64	50%
TOTAL FOR SIKKIM (1 PROJECT)				279.26		69.82						69.82	69.82	139.64	

69/52

(Rs. In Lakh)

Name of the State	Name of the City	Name of the Project	Total Project Cost	Total Central share Approved	Total State Share Approved (Excluding other expenses)	Central Share released so far				Amount of Central Share utilized	% of Utilization	Amount of State Share released	Amount of State share utilized	% of utilization	Amount recommended for release as 4th installment of ACA	% of amount recommended to the total Central share approved
						1st Instalment	2nd Instalment	3rd Instalment	Total							
TAMIL NADU	Chennai**	Construction of 1370 houses in 44 slums and infrastructure facilities in 236 slums of Chennai Corporation	12743.88	5071.03	7004.96	1267.76	1267.76	1267.76	3803.28	2335.52	61%	3413.42	5364.81 *	157%	1267.75	25%
* Excess fund utilization has been met through ULB's own fund																
TOTAL FOR TAMIL NADU (1 PROJECT)						1267.76	1267.76	1267.76	3803.28						1267.75	

(Rs. In Lakh)

15/05/10

(Rs in lakh)

Sl.No.	Name of the State	Name of the city	BSUP Project Name / Components	Total Project Cost	Central Share	State Share	25 % of Central
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)
	Maharashtra	Greater Mumbai (Thane Municipal Corporation)	Additional fund for the additional cost of construction due to change in BUA for the approved 9426 DU at Thane Municipal Corporation, Thane, Maharashtra				
			Construction of 9426 Dwelling units @ Rs.2,51,508/-. The additional cost is calculated @ Rs.1,09,508/-. The CS&MC has accorded sanction to proposal of slum rehabilitation to TMC on the CS&MC meeting held on 28th November,2006. The original proposal was approved with the dwelling unit size of 20 sqm. carpet area. However, during implementation, the agency has constructed houses of 25 sqm. carpet area, as per the guidelines of the MoHUPA.	10322.22	5161.11	5161.11	1290.28
	Details of State Share						
		(Rs in lacs)					
1)	State grant	3909.73	Sub Total (A)	10322.22	5161.11	5161.11	1290.28
2)	ULB contribution	1742.07	1. Internal Roads	12.22	6.11	6.11	1.53
3)	Beneficiaries Share	1135.44	2. Pavements	31.50	15.75	15.75	3.94
	Total State Share	6787.25	3. Storm Water Drains	68.54	34.27	34.27	8.57
	Per DU Finance for additional cost	(Rs.)	4. Septic Tank	82.02	41.01	41.01	10.25
			5. Water Supply	110.84	55.42	55.42	13.85
			B				
1)	Central Share	54,754	6. Street lighting & electrification	1743.96	871.98	871.98	218.00
2)	State share	32,852	7. Compound wall	77.85	38.93	38.93	9.73
3)	ULB share	9,856	8. Retaining Wall	174.99	87.50	87.50	21.87
4)	Beneficiaries Contribution	12,046	9. Community Center	112.35	56.18	56.18	14.04
	Total	109,508	10. Misc. Transir Tenements	838.00	419.00	419.00	104.75
			Sub Total (B)	3252.27	1626.13	1626.13	406.53
			Project cost (A+B)	13574.49	6787.25	6787.25	1696.81

*Beneficiary contribution is calculated @11% since the bio-metric identification is under process.

**The housing cost is calculated @Rs.2,51,508/- the additional cost is calculated @Rs.1,09,508/-(estimated cost - already approved cost of Rs.1,42,000/-).

5/5/10