

REGISTERED POST/BY HAND


No.N-11026/1/2010/BSUP/JNNURM-Vol.IX
Government of India
Ministry of Housing and Urban Poverty Alleviation

Room No.201, G Wing
New Delhi, Dated 14th May, 2010

OFFICE MEMORANDUM

The undersigned is directed to enclose herewith a copy of the minutes of the 84th meeting of the Central Sanctioning and Monitoring Committee of Ministry of Housing and Urban Poverty Alleviation held on 27th April, 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 to 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 States/UTs with a request to take further follow up action.


(Avanish Kumar Mishra)
Deputy Director (D&MIS)
Telephone 011-23061303

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 Organization (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 Mission Director & Additional Secretary (JNNURM), 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 – 500002	The Principal Secretary, Housing Department, Government of Andhra Pradesh, L-Block, A.P. Secretariat, Hyderabad -500002
The Secretary, Municipal Administration Department, Government of Andhra Pradesh, L-Block Secretariat, Hyderabad-500002.	The Principal Secretary, Urban Development & Tourism, Government of Arunachal Pradesh, Civil Secretariat, Itanagar.
The Commissioner & Secretary, UD Department, Government of Assam, Dispur, Guwahati -781006.	The Secretary, Urban Development Department, Government of Bihar, Vikash Bhawan, New Secretariat, Patna.
The Additional Secretary & Director (BUDA), Urban Development department, Vikash Bhawan, Patna.	The Secretary (Housing), Government of Bihar Sachivalaya, Patna-800015
The Secretary, Urban Administration & Development Department, Government of Chhattishgarh, Room No.316, DKS Bhawan, Mantralaya, Raipur -492001.	The Secretary (Housing) Government of Goa, Secretariat Annexe, EDC House, Panaji -403001
The Principal Secretary (UD) & Housing, Government of Gujarat, Block No 14, 9 th Floor, New Sachivalaya, Gandhinagar-382010	The Chief Executive Officer, Gujarat Urban Development Mission, GMFB Building, Sector-10A, Gandhinagar-382016
The Commissioner & Secretary, Department of Urban Development, Government of Haryana, SCO-20 Sec. 7C, Chandigarh- 160001.	The Secretary (UD), Government of Himachal Pradesh, Shimla-171002
The Secretary, Housing and UD Department, government of Jammu & Kashmir, New Secretariat, Srinagar	The Principal Secretary (Housing), Government of Himachal Pradesh, Shimla-171002
The Director, Urban Local Bodies Government of Jammu & Kashmir, 151-A/D, Gandhi Nagar, Jammu.	The Secretary Urban Development Department, Government of Jharkhand, Ranchi-834004

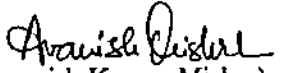
The Secretary (Housing) Government of Jharkhand, Project Building, Dhurwa, Ranchi-834004	The Principal Secretary (Housing) Government of Karnataka, Room No.213, 2 nd Floor, Vikas Sauda, Dr.B.R.Ambedkar Road, Bangalore- 560001
The Principal Secretary of Government UD Department, Government of Karnataka, Room No.436, 4 th Floor, Vikas Sauda Dr, B.R. Ambedkar Road, Bangalore 560001	The Secretary (Housing), Government of Kerala, Secretariat, Thiruvananthapuram - 695001
The Principal Secretary, Local Self Government Department, Government of Kerala, Thiruvananthapuram - 695001	The Secretary, Local Self Government, Government of Kerala, Thiruvananthapuram- 695001
The Executive Director, Kudumbashree, State Poverty Eradication Mission, Government of Kerala 2 nd Floor, TRIDA Building, Chalakuzhy Road, Medical College (PO), Thiruvananthapuram 695011.	The Principal Secretary, Urban Administration and Development Department, Government of Madhya Pradesh, Mantralaya, Bhopal -462032
The Principal Secretary (Housing & Environment), Government of Madhya Pradesh, Mantralaya, Ballabh Bhavan, Bhopal-462032	The Commissioner, Urban Administration & Development, Government of Madhya Pradesh, Nagar Palika Bhavan, Shivaji Nagar Bhopal- 462016
The Principal Secretary (UD), Government of Maharashtra, Room No. 425, 4 th floor Mantraalaya, Mumbai-400032	The Principal Secretary (Housing), Government of Maharashtra, Room No.268, 2 nd Floor, Mantralay, Mumbai- 400032
Commissioner & Secretary, Urban Affairs & Housing, Government of Meghalaya, Main Secretariat Building Shillong-793001	The Secretary, Housing, UD & Municipal Administration, Government of Manipur. Chief Secretariat, Imphal-795001
The Commissioner & Secretary, Urban Development & Poverty Alleviation Department, Government of Mizoram, Civil Secretariat, Aizwal-796001	The Principal Secretary Urban Development Department, Government of Nagaland, Kohima-797001
The Commissioner & Secretary, Works & Housing, Government of Nagaland Kohima-797001	The Principal Secretary (Housing & UD), Government of Orissa, Orissa Secretariat, Bhubaneswar-751001
The Principal Secretary (LSG), Government of Punjab, Mini Secretariat Sector-9, Chandigarh -160001	The Secretary (Housing & UD), Government of Punjab, Room No.419, Mini Secretariat, Sector-9, Chandigarh- 160001

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 302005.
The Secretary, Department of UD & Housing, Government of Sikkim, NH 31A, Gangtok- 737101	The Secretary (Housing & UD), Government of Tamil Nadu, Fort St. George, Secretariat, Chennai-600009
The Secretary, Municipal Administration & Water Supply Government of Tamil Nadu, 6 th Floor, Ezhilagam Annexe, Chepauk, Chennai- 600009	The Secretary (UD), Government of Tripura Civil Secretariat, Pt. Nehru Complex, Agartala-799001
The Principal Secretary (UD & MA) Government of Uttar Pradesh, Room No.825, 8 th floor, Bapu Bhawan, Lucknow-226001	The Principal Secretary (Housing), Government of Uttar Pradesh, 325 Bapu Bhawan, Lucknow-226001
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-248001
The Project Director (JNNURM), Urban Development Directorate, Government of Uttarakhand, 43/6, Mata Mandir Marg, Dharampur, Dehradun-248001	
The Principal Secretary (UD), Government of West Bengal, Nagarayan, DF-8, Sector-1, Bidhannagar, Kolkata 700064	The Secretary (UD & Housing), Chandigarh Administration, UT Secretariat, Sector 9, Chandigarh-160001
The Secretary (Housing), Government of Puducherry, Chief Secretariat, Puducherry-605001	The Secretary, Local Administration Department, Government of Puducherry, Chief Secretariat, Puducherry-605001
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-110002
The Commissioner & Secretary, (Relief & Rehabilitation), UT of Andaman & Nicobar Islands, Secretariat, Port Blair-7440101	The Secretary (Housing & UD), UT of Daman & Diu, Secretariat, Moti Daman-396220
The Secretary (Housing & UD), UT of Dadra & Nagar Haveli, Secretariat, Silvassa-396220	The Chief Town Planner, Town & Country Planning Department, UT Administration of Dadra & Nagar Haveli, 2 nd Floor, Secretariat, Silvassa-396230

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. PSO 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. AO (JNNURM), Ministry of HUPA
16. SO (IHSDP), Ministry of HUPA
- ✓ 17. Monitoring Cell (JNNURM), Ministry of HUPA
18. The CMD, NBCC, "NBCC Bhavan", Lodhi Road, New Delhi-110003
19. The CMD, HPL, Jangpura, New Delhi- 110014
20. The Executive Director, BMTPC, Core 5A, First Floor, India Habitat Centre, Lodhi Road, New Delhi-110003
21. The Director (Corporate Planning), HUDCO, "HUDCO Bhavan", Indian Habitat Centre, Lodhi Road, New Delhi-110003.
22. The Director, Indian Institute of Technology, Roorkee, Uttarkhand -247667

Copy to:- Guard Folder on JNNURM


(Avanish Kumar Mishra)
Deputy Director (D&MIS)
Telephone 011-23061303

MINUTES OF THE 84th 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, 27th April, 2010

The 84th 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 27th April, 2010 at 3 PM in Nirman Bhawan, New Delhi. The list of participants is at Annexure-I.

2.1. Mission Director and Additional Secretary (JNNURM) welcomed the Chairperson and Members of the CSMC. He requested all the States/UTs/ULBs/implementing agencies to take necessary steps to complete all the sanctioned projects as per the approved time schedule. Now that JNNURM is in its 6th year, old projects cannot be allowed to remain on paper. In case of difficulties in implementing such projects, the States should either surrender the project or relocate the project to a new site. Mission Director requested States to come up with suitable proposals after a thorough review of all projects sanctioned in 2005-06, 2006-07 and 2007-08.

2.2. The Mission Director and Additional Secretary (JNNURM) said States/ULBs should also take concrete action in implementing the JNNURM reforms. Special attention should be paid to implement the 3 key pro-poor reforms. States should also institute Third Party Inspection and Monitoring Agency. The Central TPIM instituted by the Ministry is not a substitute for the State TPIM. The Central TPIM would conduct only sample inspection of some projects whereas the State has to conduct TPIM for all the projects and submit reports to the Ministry along with comments of SLNA.

Referring to maintenance of transparency in implementation of JNNURM projects, he said States should conduct social audit of all BSUP and IHSDP projects; they should start preparatory action for this.

2.3. The Mission Director/Additional Secretary requested all the States/UTs to submit utilisation certificate for the grant-in-aid released by the Ministry in March, 2007 for conducting capacity building programme under JNNURM. He said any further delay in submitting utilization certificate will lead to recall of the funds with penal interest and stoppage of any further release of funds. He also reiterated the important points emphasized by the Chairperson in the earlier meetings of CSMC/CSC for adherence/implementation by the States/UTs/UIBs (Annexure-II).

(Action: States/ULBs/Appraisal agencies)

3. Referring to the proposed Rajiv Awas Yojana (RAY) aimed at slum free India, Secretary (HUPA) said that every State and city should start preparing Slum-free State/City Plans of Action. Towards this, Ministry of Finance (Department of Expenditure) has released 60 crores in the month of March, 2010 to 20 States. Ministry has also issued guidelines on slum free city planning. All the States should start preparatory action towards preparing State plan of action for implementation of RAY.

(Action: State Governments)

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

(a) Proposals for approval of new projects under Affordable Housing in Partnership:

i. Uttar Pradesh (2 projects in Lucknow)

(b) Proposals for 2nd instalment of ACA received from:

ii. Uttar Pradesh (2 projects in Kanpur)

iii. West Bengal (1 project in Kolkata (Khardah))

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(c) Proposal for 3rd instalment of ACA received from

- i. West Bengal (2 projects in Kolkata)

(d) Proposal for 2nd, 3rd and 4th instalment of ACA together received from

- i. Delhi (1 project at Bawana, Narela and Bhorgarh)

Brief details of the agenda are at Annexure-III.

5. Proposals for approval of new projects under Affordable Housing in Partnership:

Uttar Pradesh (2 projects in Lucknow)

5.1. Representatives of the State of Uttar Pradesh made a presentation on two proposals seeking Central assistance under Affordable Housing in Partnership (AHP) under JNNURM.

5.2. The Committee observed the following:-

- This is the first ever proposal from any State seeking Central assistance under the Affordable Housing in Partnership scheme under JNNURM, and appreciated the efforts taken by the State in this regard;
- Project proposal is yet to be recommended by SLNA;
- Approval of SLSC has to be furnished for the proposals;
- Detailed cost estimates and building and layout plans need to be authenticated by competent authority as per State PWD Code/Town Planning Department/State Government Rules and Regulations, etc;
- The sale price of the dwelling unit is yet to be approved by the State Government; and
- The entire lot of houses is proposed to be for EWS category and there is no possibility of cross subsidization. Accordingly, the State should ensure that the agencies – (i) Lucknow Development Authority, Lucknow, and (ii) U.P. Awas Evam Vikas Parishad, Lucknow – are selling the dwelling units to EWS category only at affordable cost.

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5.3. The appraisal agency (HUDCO) informed that the proposals have been appraised as per the current Affordable Housing in Partnership Guidelines. However, as the infrastructure costs are small compared to the figure of Rs.50000 X No. of affordable housing units, the subsidy eligible is very limited. It was requested that the proposals may be approved subject to additional allocation of ACA being made available following the changes in the parameters of the scheme for which the Ministry has taken up the matter of revision of existing guidelines.

5.4. After deliberations, the Committee approved the proposal, subject to the following:-

- i. The proposal duly approved by SLSC should be forwarded by the SI,NA;
- ii. The State should approve the sale price of the dwelling unit keeping in mind the affordability of the EWS. The sale price should have an upper ceiling in terms of rupees per square metre of carpet area;
- iii. The State Government should arrange for loans to the beneficiaries (EWS) under Interest Subsidy Scheme for Housing the Urban Poor (ISHUP), which provides 5% interest subsidy on loans upto Rs.1 lakh;
- iv. The State should ensure that the title to the unit is given as far as possible in the name of women; and
- v. The Sanction of ACA for the projects may undergo change depending on revision of the scheme guidelines being proposed.
- vi. The Appraising Agency will furnish a certificate that the parameters of the AHP scheme have been adhered to.

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Details of the approval are at Annexure-IV (Statement I & II). Release of Central assistance would be regulated in accordance with the

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guidelines, i.e., on reimbursement basis (@ 25%, 50%, 25% respectively). The release is further subject to fulfilling conditions as at para 5 (i) to (vi). The last instalment would be released after ascertaining the completion of construction and selection of beneficiaries.

(Action: JNNURM Directorate to recommend release of ACA in accordance with the decision of the Committee; State to take action on the observation/decision of the Committee)

6. Proposals for 2nd instalment of ACA received from:

Uttar Pradesh

6.1. The proposal from the State of Uttar Pradesh seeking 2nd instalment of ACA for 2 projects in Kanpur was presented by the specialist from the Project Management Unit (PMU).

6.2. The Committee observed the following:

- The State should first release the shortfall in its share (Rs.49.20 lakhs in the project titled "BSUP Scheme for 4 slums for the town of Kanpur" and Rs.42.28 lakhs in the project titled "Implementation of BSUP at Kanpur for construction of 816 DUs in 3 slums");
- No TPIM/independent quality test reports with comments of SLNA on the same has been received; and
- Information regarding identification of beneficiaries, putting beneficiaries list on website, bio-metric identification, etc., have not been furnished.

The Committee further observed a representative of the SLNA should be present to furnish details of the progress of project and reforms. Accordingly, the proposal was deferred.

(Action: State to take action on the observation/decision of the Committee)

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West Bengal

6.3. The proposal from the State of West Bengal seeking 2nd instalment of ACA for 1 project in Kolkata was deferred as representative of the State was not present in the Meeting.

7. Proposal for 2nd, 3rd and 4th instalment of ACA together received from NCT Government of Delhi

7.1. Presenting the proposal from the State of National Capital Territory of Delhi seeking seeking 2nd, 3rd and 4th instalment of ACA together for 1 BSUP project in Delhi (located at Bawana, Narela and Bhorgarh), the representative of the State (Principal Secretary, Urban Development) informed that during the last 3-4 months a good deal of work has been done by the State in addressing slum development programme. The State has formulated a modified slum rehabilitation policy with emphasis on cluster to cluster approach. He said about 800 clusters have been identified. People living in slums of Delhi prior to 31.12.1998 will be eligible to be covered in the programme which would be implemented in a phased manner. Recent migrants in Delhi would not be covered in the programme. He said that the policy has been formulated keeping in mind the typical problems of Delhi related to migration and scarcity of land for slum development. He said it is proposed to set up a Delhi Urban Shelter Improvement Board under the Chairpersonship of Chief Minister, Delhi. The Board would be an omnibus body to provide much better focus in addressing the issues.

7.2. Regarding implementation of BSUP projects, the representative of the State informed that 15 projects were sanctioned – 10 projects to be implemented by DSIDC, 1 by DDA and 4 by Slum JJ Department. The present proposal seeking release of 2nd, 3rd and 4th instalment of ACA is for the Scheme-I BSUP project at Bawana, Narela and Bhorgarh implemented by DSIDC. He said the houses, constructed in multi-storey structure, are ready to be occupied. However, there is cost escalation on account of huge amount

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required for external electricity connectivity, etc., and requested the Committee consider sanctioning additional Central assistance. He said the beneficiaries for these houses are selected on the basis of an advertisement.

7.3. The Committee observed the following:

- The idea behind JNNURM is integrated development of slums. The State/implementing agency should give priority to redevelop/rehabilitate slums with a 'whole slum' approach and use the vacated land for public purpose. In the instant case of Delhi, beneficiaries are selected from different slums, on the basis of advertisement. Such selection of beneficiaries would not lead to the integrated development of slums and their denotification, a basic objective of BSUP. Selection of 3868 beneficiaries for as many dwelling units approved under the project from various parts of the State would not make any visible impact in slum redevelopment as there is no guarantee that at least a single slum would be vacated after implementation of the approved BSUP project;
- Selection of beneficiaries from far and wide areas of Delhi for this project would inevitably lead to dislocation of their livelihood and transportation problem. Huge cost of transportation from their place of vocation to their proposed place of stay affecting their livelihood may lead to a situation where the beneficiaries would not be actually living in these houses;
- If the State policy does not seem to meet the guidelines on BSUP the State should have a re-look at their proposal before taking further steps in implementation of the BSUP projects sanctioned. Similar reexamination should be done in respect of any new proposed projects. If only a few people are getting benefits out of the project and no integrated / whole slum development approach is being taken then there would be an apparent disagreement between the State policy and the guidelines of BSUP; and

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- Any escalation in the approved cost is to be borne by the State/ULB as has been done by other States.

7.4. Regarding implementation of reforms, the Committee noted that there is not much progress in implementing the three pro-poor reforms. Taking into account the procedure adopted by the Government of NCT of Delhi in executing the already approved BSUP projects and the near non-implementation of the reforms, the Committee was of the view that before taking any decision on release of further instalment of ACA to Government of NCT of Delhi, JNNURM Directorate should examine all DPRs and minutes of sanction of the BSUP projects in Delhi vis-à-vis BSUP guidelines and report deviation, if any, as also progress with JNNURM reforms. Accordingly, the proposal seeking 2nd, 3rd and 4th instalment of ACA for 1 BSUP project in Delhi was deferred.

(Action: JNNURM Directorate)

8. Proposal for 3rd instalment of ACA received from

The proposal from the State of West Bengal seeking release of 3rd instalment of ACA for 2 projects in Kolkata was deferred as representative of the State was not present in the Meeting.

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

ANNEXURE-I

LIST OF PARTICIPANTS IN THE 84TH MEETING OF CENTRAL
SANCTIONING AND MONITORING COMMITTEE (CSMC) OF BSUP HELD
UNDER THE CHAIRPERSONSHIP OF SECRETARY (HUPA) ON 27.4.2010

1. Ms. Kiran Dhingra, Secretary,
Ministry of Housing and Urban Poverty Alleviationin Chair
2. Dr. P.K. Mohanty, Additional Secretary & Mission Director (JNNURM), MoHUPA
3. Shri D.S. Negi, OSD (JNNURM), MoHUPA
4. Shri Vivek Nangia, Director (JNNURM), MoHUPA
5. Shri V K Gupta, Deputy Financial Adviser, MoHUPA
6. Shri S. K Madaan, Director (HUD), Planning Commission
7. Shri A. S. Parmar, Assistant Director, Department of Expenditure
8. Shri Umraw Singh, Deputy Director, MoHUPA
9. Ms Philomena Raphael, Accounts Officer (JNNURM), MoHUPA
10. Shri Ashok Kumar Sharma, SO (JPC), MoHUPA, New delhi
11. Shri B. V Selvaraj, Principal Secretary, Urban Development Department, Government
of NCT Delhi
12. Shri Hans Raj, Special Secretary, Urban Development Department, Government of
NCT Delhi
13. Shri Sanjay Kumar, Director (Finance), DSIIDC, New Delhi
14. Shri H. C Puri, Deputy Chief Engineer, DSIIDC, New Delhi
15. Shri G. S Agarwal, DSIIDC, New Delhi
16. Shri Pramod Adlakha, Consultant, DSIIDC & NDMC
17. Shri K.K Tyagi, NDMC, New Delhi
18. Shri Gyanesh Bharti, Secretary, NDMC, Palika Kendra, New Delhi
19. Shri V. B Bhatnagar, NDMC, New Delhi
20. Shri S. K Mahajan, EO to CEO, S&JJ Dept. MCD, New Delhi
21. Shri T.S Grover, Executive Engineer, S&JJ Department, MCD, New Delhi
22. Shri M. K Upadhyay, A.E, LDA, Lucknow
23. Shri R.N Singh, Ex. Engineer, LDA, Lucknow
24. Shri U.C Singh, Ex. Engineer, U.P Awas Vikas Parishad, Lucknow
25. Shri Kuldeep Singh, Consultant, Snow Fountain Consultants, Lucknow
26. Ms. Usha P. Mahavir, Deputy Chief, HUDCO, New Delhi
27. Shri Sudeep Kr, Das, SPAO, HUDCO, New Delhi
28. Shri Arun Rana, SPAO, HUDCO R.O, Lucknow
29. Shri C. N Jha, Development Officer, BMTPC, New Delhi
30. Shri D.P Singh, Development Officer, BMTPC, New Delhi
31. Capt. S. Mukhopadhyay, Consultant, BMTPC, New Delhi
32. Shri M Jayachandran, Deputy Director, MoHUPA

**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

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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

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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 though 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

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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;
- ⁵Proper 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

17/40
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& 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 /

18/40
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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 Siksha 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

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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.

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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	2 nd , 3 rd & 4 th Installments	Brief Summary	Page No.
A.	Delhi/Delhi	Proposal for Sanction of 2 nd , 3 rd & 4 th Installments : housing for Urban Poor at Bawana, Narela and Bhorgarh, Delhi under BSUP				34.6250	<ul style="list-style-type: none"> ➤ The project had been approved in 14th meeting held on 02.02.2007. ➤ The total project cost is Rs.113.2739 cr. with the Central Share is Rs 46.1667Cr. ➤ Total amount for 1st Installment of Central Share of Rs.11.5417Cr. have already been released. ➤ Amount sought for 2nd, 3rd and 4th installments is rs. 34.6250. ➤ The Utilisation of Centre Share and state share is 100%. ➤ 3868 DUs have been sanctioned for construction and fully completed Amrities fully completed except facility Centre. ➤ The identification of the eligible beneficiaries is being done and published on the web-site. ➤ Biometric Identification of beneficiaries is under progress. ➤ TPIMA has been instituted. ➤ Internal quality checks have been carried out by competent authority to assure quality also consultant of 	01 To 05

**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)

						<ul style="list-style-type: none"> > the projects has checked the quality from time to time during the progress of the work. > Out of 5 posts sanctioned for PMU under BSUP, 4 posts have been transferred to Samajik Suvidha Sangam. 	
B.	Kolkata/West Bengal	Proposal for Sanction of 2 nd Installment:- BSUP Scheme for the town of Khardah Phase-II, West Bengal			4.1939	<ul style="list-style-type: none"> > The project had been approved in 17th meeting held on 13.09.2007. > The total project cost is Rs.33.5510 cr. with the Central Share is Rs 16.7755 Cr. > Total amount for 1st Installment of Central Share of Rs.4.1939 Cr. have already been released. > The 2nd installment recommended to release is Rs. 4.1939 cr. > The Utilisation of Centre Share is and state share is 87%. > 1330 DUs have been sanctioned for construction, tender floated and work order issued in all the sanctioned houses. Work started in 224 dwelling units. 78 DUs have been fully completed out of which 27 have been occupied.80 DUs are completed more than 50%,55 DUs 25-50%and 11 DUs completed up to 25%. Internal Earmarking of Funds for Urban poor- Target year of completion is 2011-12. > Earmarking of at least 20-25% of developed land in housing projects –for all the public sector as well as the 	06 to 08

**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)

				<p>Joint Venture Housing Projects construction of EWS/ LG category houses have been made compulsory.</p> <ul style="list-style-type: none"> ➤ Beneficiaries identification has been done. ➤ Biometric identification of beneficiaries is under progress. ➤ TPIMA has been instituted. ➤ No Quality report with SLNA Comments. ➤ PMU/PIUs established and functional. 	
<p>C. Kolkata/west Bengal</p>	<p>Proposal for Sanction of 3rd Installment :- Integrated Development project of slums in Uluberia Municipality area- Phase-I, Kolkata, West Bengal</p>		<p>4.7935</p>	<ul style="list-style-type: none"> ➤ The project had been approved in 10th meeting held on 27.02.2007 . ➤ The total project cost is Rs.42,1826 cr. with the Central Share is Rs 19,1739 Cr. ➤ Total amount for 1 & 2nd Installment of Central Share of Rs.9,5870 Cr. have already been released. ➤ The 3rd installment recommended to release is Rs. 4,7935 cr. ➤ The Utilisation of Centre Share and state share is 88%. ➤ 2120 DUs have been sanctioned for construction , tender floated and work order issued for all the sanctioned houses. Work started in 1999dwelling units. 1556 DUs have been fully completed and occupied.230 DUs are completed more than 50%,110 DUs 25-50%and 	<p>09 to 10</p>

84th CS&MC meeting, dated : 27.04.2010 (Agenda Brief)

Page 3 of 5

25/10

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)

					4.8908	<ul style="list-style-type: none"> ➤ 53 DUs completed up to 25%. ➤ Internal Earmarking of Funds for Urban poor- Target year of completion is 2011-12. ➤ Earmarking of at least 20-25% of developed land in housing projects- for all the public sector as well as the Joint Venture Housing Projects construction of EWS/ LIG category houses have been made compulsory. ➤ Beneficiaries identification has been done. ➤ Biometric identification of beneficiaries is under progress. ➤ TPIMA has been instituted. ➤ No Quality report with SLNA Comments. ➤ PMU / PUs established and functional. ➤ The project had been approved in 7th & 8th CSMC meeting held on 14.12.2006 & 29.12.2006. ➤ The total project cost is Rs.39.1257 cr. with the Central Share is Rs 19.5629 Cr. ➤ Total amount for 1 & 2nd Installment of Central Share of Rs. 9,7815Cr. have already been released. ➤ The 3rd installment recommended to release is Rs. 4.8908 cr. ➤ The Utilisation of Centre Share and state share is 84%. 	
D.	Kolkata/West Bengal	Proposal for Sanction of 3rd Installment :-	Rehabilitation of 47 slums in Chandannagore (Phase-I) Kolkata, West Bengal				

84th CS&MC meeting, dated : 27.04.2010 (Agenda Brief)

Page 4 of 5

26/4/10



**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)

					<ul style="list-style-type: none"> ➤ 1905 DUs have been sanctioned for construction, tender floated and work order issued for all the sanctioned houses. Work started in 1440 dwelling units. 740 DUs have been fully completed and occupied. 230 DUs are completed more than 50%. 225 DUs 25-50% and 245 DUs completed up to 25%. ➤ Internal Earmarking of Funds for Urban poor- Target year of completion is 2011-12. ➤ Earmarking of at least 20-25% of developed land in housing projects- for all the public sector as well as the Joint Venture Housing Projects construction of EMS/ UG category houses have been made compulsory. ➤ Beneficiaries identification has been done. ➤ Biometric identification of beneficiaries is under progress. ➤ TPMA has been instituted. ➤ No Quality report with SLNA Comments. ➤ PMU / PUs established and functional. 	11 to 12
	Total			48.5030		

84th CS&MC meeting, dated : 27.04.2010 (Agenda Brief)

Page 5 of 5

27/4/10



City/State : Delhi/Delhi

BSUP 2nd Installment

Project Title: Housing for Urban Poor at Bawana, Narela and Bhorgarh, Delhi under BSUP

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	14 th CSMC/13.06.2007				
2	Total Project Cost	11327.39				
3	Central Share	4616.67				
4	State/ULB Share (Excluding Beneficiary Share)	4389.92				
5	Beneficiary Contribution	2320.80				
		Due	Released	Utilized	%age Utilized vis-a-vis	
					Due	Released
6	Central Share	1154.17	1154.17	1154.17	100%	100%
7	State+ULB Share	1097.48	3300.00	3300.00	301%	100%
8	TOTAL:-	2251.65	4454.17	4454.17	198%	100%
9	Amount Sought Rs.	3462.50 Lakh (2 nd , 3 rd and 4 th Installments)				
10	Recommended release Rs.					

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned .	13-06-07 (3868 DUs)	13-06-07
2	Tender Floated	July 06, 12/7 & 1/07	July 06, 12/7 & 1/07
3	Work Order issued	12/06, 4/8 & 3/07	12/06, 4/8 & 3/07
4	Work Started	1/07, 4/08, 3/07	1/07, 4/08, 3/07
5	Upto 25% Completed	---	---
6	25-50% Completed	---	---
7	More than 50% completed	---	---
8	Fully Completed	1184, 1412 & 1272 (6868)	Fully completed except facility centre
9	Occupied	---	---

Reform Status:

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

CSMC Conditions:

General conditions - partially complied

Other Aspects:

i.	Whether Beneficiaries identified:-	list of 11 clusters for rehabilitation of eligible slum dwellers has been selected. The identification of the eligible beneficiaries from these clusters is being done.
ii.	Whether list of beneficiaries published on the state website :-	Will be published after its completion
iii.	Whether Biometric Identification of beneficiaries completed :-	Under Process
iv.	Whether TPIMA Instituted :-	Yes
v.	Quality:-	Certified that "internal quality checks have been carried out by competent authority to assure quality also consultant of the projects has checked the quality from time to time during the progress of the work"
vi.	Whether PMU/PIUs established & functional :-	Out of 5 posts sanctioned for PMU under BSUP, 4 posts have been transferred to Samajik Suviksha Sangam

-022 28/40

City/State : Kolkata (Khardah)/West Bengal

Project Title: BSUP Scheme for the town of Khardah Ph-II, West Bengal

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	17 th CSMC/13.09.2007				
2	Total Project Cost	3355.10				
3	Central Share	1677.55				
4	State, ULB & KMDA share (Excluding Beneficiary share)	1285.81				
5	Beneficiary Share	391.74				
		Due	Released	Utilized	%age Utilized vis-a-vis	
					Due	Released
6	Central Share	419.39	419.39	365.79	87%	87%
7	State+ULB & KMDA Share	321.45	321.45	280.37	87%	87%
8	Beneficiary Contribution	97.94	56.00	48.84	50%	87%
9	TOTAL:-	838.78	796.84	695.00	83%	87%
10	Amount Sought (Rs.)	419.39 Lakhs				
11	Recommended release as 2 nd Installment (Rs.)	419.39 Lakhs				

Physical Progress:

Sl.	Progress Parameter	Housing (Nos.)	Water Supply (Mts)	Drainage (Mts)	Concrete Road (Sq.mts)	Community Centres (Nos)
1	Sanctioned	1330	2006	11178	170300	26
2	Tender Floated	1330	2006	11178	170300	26
3	Work Order Issued	1330	2006	11178	170300	26
4	Work Started	224	----	----	----	----
5	Upto 25% Completed	11	75	----	----	----
6	25-50% Completed	55	270	----	800	----
7	More than 50% completed	80	125	----	1500	----
8	Fully Completed	78	1500	10200	49500	1
9	Occupied	27	----	----	----	----

Reform Status:

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

Conditions by CSMC:

Sl.	Conditions	Compliance
1	As an interim measure, till such time regular system is put in place, where required, tube-wells, storage tanks, digesters may be provided	----
2	Bio-metric details of the beneficiaries should be put on the web-site within 1 month	Under process
3	The project be completed within a period of 12-15 months	----

Other aspects:

i.	Whether Beneficiaries identified:-	Yes
ii.	Whether list of beneficiaries published on the state website :-	Under Process
iii.	Whether Biometric identification of beneficiaries completed :-	Under Process
iv.	Whether TPIMA instituted :-	Yes
v.	Quality:-	No Quality report with SLNA's comments
vi.	Whether PMU/PIUs established & functional :-	Yes

-07-

29/10

⑤

City/State : Kolkata (Uluberia)/West Bengal

Project Title: Integrated Development project of Slums in Uluberia Municipality Area-Phase-I, Kolkata

Financial Assessment:		(Rs. Lakhs)				
1	CSMC Approval	10 th CSMC/27.02.2007 2nd instal. - 65 th CSMC/15.07.2009				
2	Total Project Cost	4218.26	Other Expenses (Conting. and A&OE):-		383.48	
3	Central Share	1917.39				
4	State Share (Excluding other expenses):-	1917.39				
		Due	Released	Utilized	%age Utilized vis-a-vis Due Released	
5	Central Share (1 st + 2 nd instl.)	958.70	958.70	842.70	88%	88%
6	State+ULB & KMDA Share (1 st + 2 nd instl.)	958.70	1644.56	1445.55	151%	88%
7	TOTAL:-	1917.39	2603.26	2288.25	119%	88%
8	Amount Sought (Rs.)	479.35 Lakhs				
9	Recommended release as 3 rd Installment (Rs.)	479.35 Lakhs				

Physical Progress:

Sl.	Progress Parameter	Housing (Nos.)	Water Supply (M)	Drainage (M)	Roads & Pavements (M)	Street Light (Nos)	Community Centre (Nos)
1	Sanctioned	2120	15025	34900	17450	421 Nos	7 Nos
2	Tender Floated	2120	15025	34900	17450	Nil	Nil
3	Work Order Issued	2120	15025	32900	17450	Nil	Nil
4	Work Started	1949	15025	4275	17450	----	----
5	Upto 25% Completed	53	----	----	6000	----	----
6	25-50% Completed	110	----	----	----	----	----
7	More than 50% completed	230	----	440	1500	----	----
8	Fully Completed	1556	14830	3835	17450	----	----
9	Occupied	1556	----	----	----	----	----

Reform Status:

1	(a) Internal Earmarking of funds for Urban Poor (b) Constitution of Basic Services to Urban Poor Fund	Details at Annexure-I
2	Basic Services to Urban Poor	
3	Earmarking of at least 20-25% of developed land in housing projects	

Conditions by CSMC:

General Conditions

Other aspects:

i.	Whether beneficiaries identified:-	Yes
ii.	Whether list of beneficiaries published on the state website :-	Under Process
iii.	Whether Biometric identification of beneficiaries completed :-	Under Process
iv.	Whether TPIMA instituted:-	Yes
v.	Quality:-	No Quality report with SLNA's comments
vi.	Whether PMU/PIUs established & functional :-	Yes

-09-

30/10

Q

City/State : Kolkata (Chandannagore)/West Bengal

Project Title: Rehabilitation of 47 slums in Chandannagore (Phase-I) : Kolkata, West Bengal

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	7 th & 8 th CSMC/14.12.2006 & 29.12.2006 2 nd instal. - 65 th CSMC/15.07.2009				
2	Total Project Cost	3912.57				
3	Central Share	1956.29				
4	State Share (Excluding Beneficiary)	1453.36				
5	Beneficiary Share	502.92				
		Due	Released	Utilized	%age Utilized vis-a-vis	
					Due	Released
6	Central Share (1 st + 2 nd instl.)	978.15	978.16	823.16	84%	84%
7	State+ULB & KMDA Share (1 st + 2 nd instl.)	726.68	726.72	612.29	84%	84%
8	Beneficiary Contribution	251.46	250.26	210.86	84%	84%
9	TOTAL:-	1956.29	1955.14	1646.31	84%	84%
10	Amount Sought (Rs.)	489.08 Lakhs				
11	Recommended release as 3 rd Installment (Rs.)	489.08 Lakhs				

Physical Progress:

Sl.	Progress Parameter	Housing (Nos.)	Water Supply (M)	Drainage (M)	Roads (M)	Street Light (Nos)	Community Centre (Nos)
1	Sanctioned	1905	6987	24466	13345	431	47
2	Tender Floated	1905	11444	26668	20725	278 (to WBSEDCL)	20
3	Work Order Issued	1905	11444	26668	20725	----	20
4	Work Started	1440	----	----	----	----	----
5	Upto 25% Completed	245	----	----	----	----	----
6	25-50% Completed	225	----	----	----	----	----
7	More than 50% completed	230	----	----	----	----	----
8	Fully Completed	740	6987	18997	12827	In progress	1
9	Occupied	740	----	----	----	----	----

Reform Status:

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

Conditions by CSMC:

General Conditions

Other aspects:

i.	Whether Beneficiaries identified:-	Yes
ii.	Whether list of beneficiaries published on the state website :-	Yes
iii.	Whether Biometric identification of beneficiaries completed :-	On progress
iv.	Whether TPIMA instituted :-	Yes
v.	Quality:-	No Quality report with SLNA's comments
vi.	Whether PMU/PIUs established & functional :-	Yes

-H-

31/40

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)

93.d 6SL No	Mission City, State	Project Title	Total Cost	Central Share	Benefici aries Share	2 nd , 3 rd & 4 th Install- ments	Brief Summary	Page No.
A.	Kanpur/Uttar Pradesh	Proposal for Sanction of 2 nd Installment : BSUP Scheme for 4 slums for the town of Kanpur, Distt Kanpur, Uttar Pradesh				4.2853	<ul style="list-style-type: none"> ➤ The project had been approved in 63rd meeting held on 28.02.2009 . ➤ The total project cost is Rs.36.5107 cr. with the Central Share is Rs 17.1412Cr. ➤ Total amount for 1st Installment of Central Share of Rs.4.2853Cr. have already been released. ➤ Amount sought for 2nd installments is Rs. 4.2853Cr. ➤ The Utilisation of Centre Shareis 71% and state share is 93%. ➤ Short release of rs. 0.4920 Cr against matching state share. ➤ 871 DUs have been sanctioned for construction and 250 fully completed and occupied . 6 DUs completed more than 50%.9 DUs completed 25-50% and 3 DUs up to 25% completed. ➤ 268 DUs are various stages of completion out of total sanctioned 871 DUs. -- ➤ Earmarking of at least 20-25% of developed land in housing projects its in porogress. ➤ Beneficiaries identification not reported. 	01 To 02

2/2

84th CS&MC meeting, dated : 27.04.2010 (Suppl. Agenda Brief)

Page-1 of 5

22/10

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"> > Biometric identification of beneficiaries is not reported. > TPIMA has been instituted. > No quality report with SLNA comments furnished with UC. > PMU established & establishment of PIU is in progress. > Whether up-to-date uploaded on IPOMS -up to Feb.,2010. 	
B.	Kanpur/Uttar Pradesh	Proposal for Sanction of 2 nd Installment- Implementation of BSUP at Kanpur town for const. of 816 DUs in 3 slums Distt. Kanpur, Uttar Pradesh				3.2990	<ul style="list-style-type: none"> > The project had been approved in 60th meeting held on 21.02.2009 . > The total project cost is Rs.28,5038 cr. with the Central Share is Rs 13,1962 Cr. > Total amount for 1st Installment of Central Share of Rs.3,2990 Cr. have already been released. > The 2nd installment recommended to release is Rs. 3,2990 cr. > Short release of Rs0.4228 Cr against matching State Share. > The Utilisation of Centre Share is 73% and state share is 100%. > 816 DUs have been sanctioned for construction . > 191DUs have been fully completed out of which 27 have been occupied. 8 DUs are completed more than 	03 to 07

84th CS&MC meeting, dated : 27.04.2010 (Suppl. Agenda Brief)

Page 2 of 5

33/40

(Signature)

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"> > 50%, 10 DUs 25-50% and 10 DUs completed up to 25%. > 219 DUs are various stages of completion out of total sanctioned 816 DUs. > Earmarking of at least 20-25% of developed land in housing projects is in progress. Beneficiaries identification has been done. > Biometric identification of beneficiaries is not reported. > TPJMA has been instituted. > No Quality report with SLNA Comments furnished with UC. > PMU established & establishment of PU is in progress. > Whether up-to-date uploaded on IPOMS -up to Feb., 2010. 		
C.	Lucknow/Uttar Pradesh	Affordable housing in partnership (Under JNNURM) At BasantKunj Yojna, Sector-A, Lucknow, Uttar Pradesh	35.33	2.48	32.85	2.48	<ul style="list-style-type: none"> > SISC approval is to be obtained. > CDP has been approved. > Elected local body is in existence. > Housing and Infrastructure ratio is 70.51: 29.49 > Agency has informed that the area/ beneficiaries covered under the scheme had not been benefited 	08 to 22

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"> ➤ previously in any Central/State govt. Schemes. ➤ Agency has adopted UPPWD SOR 2009-10 of Lucknow Circle for the present proposal. ➤ As per the proposal, there is no state Share and entire cost other than Govt. of India share is borne by the beneficiaries including infrastructure cost ➤ Agency needs to certify that houses should be allotted only to EWS category beneficiaries, for whom the scheme has been launched. ➤ Average Unit cost for EWS individual unit is Rs. 290700/- balance shall be borne by beneficiaries. ➤ The project duration is 18 month. 		
D.	Lucknow/Uttar Pradesh	Affordable housing in partnership (Under JNNURM) At Vrindavan Scheme No.1, Sector 5 E, Lucknow, Uttar Pradesh	57.73	4.63	53.10	4.63	<ul style="list-style-type: none"> ➤ SISC approval is to be obtained. ➤ CDP has been approved. ➤ Elected local body is in existence. ➤ Housing and Infrastructure ratio is 66.30: 33.70 ➤ Carpet area of an EWS DU is 23.37 Sqm. ➤ Agency has informed that the area/beneficiaries covered under the scheme had not been benefited previously in any Central/State govt. Schemes. ➤ Agency has adopted UPPWD SOR 2009-10 of Lucknow 	23 to 38

84th CS&MC meeting, dated : 27.04.2010 (Suppl. Agenda Sheet)

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"> ➤ Circle for the present proposal. - ➤ As per the proposal , there is no state Share and entire cost other than Govt. of India share is borne by the beneficiaries including infrastructure cost. ➤ Agency needs to certify that houses should be allotted only to EWS category beneficiaries, for whom the scheme has been launched. ➤ Average Unit cost for EWS individual unit is Rs. 243000/- balance shall be borne by beneficiaries. ➤ Separate WC and bath has been proposed in the dwelling Unit ➤ The project duration is 18 month. 	
	Total	93.06	7.11	85.95	14.6943		

84th CS&MC meeting, dated : 27.04.2010 (Suppl. Agenda Brief)

Page 5 of 5

36/40

(Signature)

City/State : Kanpur/Uttar Pradesh

BSUP 2nd Installment

Project Title: BSUP Scheme for 4 slums for the town of Kanpur, Distt. Kanpur, UP

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	63 rd CSMC/28.2.2009			
2	Total Project Cost	3651.07	Other Expenses (DPR Prep. Charges, IEC and A&OE):-		222.84
3	Central Share	1714.12			
4	State Share (Excluding Beneficiary & other exp.)	1541.27			
5	Beneficiaries Share	172.84			
		Due	Released	Utilized	%age Utilized vis-a-vis Due Released
6	Central Share	428.53	428.53	303.00	71% 71%
7	State Share	385.32	336.12	238.76	81% 93%
		Additional Utilization reported on 26.04.2010 by fax :-		74.85	
8	TOTAL:-	813.85	764.65	616.61	76% 81%
9	Amount Sought 2nd Instal. (Rs.)	428.53	Lakhs		
10	Recommended release as 2 nd Installment (Rs.)	428.53	Lakhs		

**Short release of Rs. 49.20 lakh against matching state share

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	871	Yes
2	Tender Floated	Yes	Yes
3	Work Order Issued	Yes	Yes
4	Work Started	Yes	Yes
5	Upto 25% Completed	3	5% completed
6	25-50% Completed	9	NIL
7	More than 50% completed	6	NIL
8	Fully Completed	250	NIL
9	Occupied	250	---

** 268 DUs are various stages of completion out of total sanctioned 871 DUs.

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

**Detailed status 3 Pro-poor reforms as submitted by the state is at Annexure-I

CSMC Conditions:

No Conditions

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
vi.	Whether up-to-date Data uploaded on IPoMS :-	Upto March 2010

-02- 37/40 B

BSUP 2nd Installment

City/State : Kanpur/Uttar Pradesh

Project Title: Implmentation of BSUP at Kanpur for const. of 816 In 3 slums Distt. Kanpur,UP

Financial Assessment:

(Rs. Lakhs)

1	CSMC Approval	60 th CSMC/21.02.2009			
2	Total Project Cost	2850.38	Other Exp. (A&OE, IEC & DPR prep. Charges) :-		211.14
3	Central Share	1319.62			
4	State Share (Excluding Beneficiary & other exp.)	1160.69			
5	Beneficiary Share	158.93			
		Due	Released	Utilized	%age Utilized vis-a-vis Due Released
6	Central Share	329.90	329.90	240.00	73% 73%
7	State Share	290.17	247.89	176.02	85% 100%
		Additional Utilization reported on 26.04.2010 by fax :-		71.87	
8	TOTAL:-	620.07	577.79	487.89	79% 84%
9	Amount Sought (Rs.)	329.90 Lakh			
10	Recommended release as 2 nd Installment (Rs.)	329.90 Lakh			

**Short release of Rs. 42.28 lakh against matching state share

Physical Progress:

Sl.	Progress Parameter	Housing	Amenities
1	Sanctioned	816	YES
2	Tender Floated	Yes	YES
3	Work Order Issued	Yes	YES
4	Work Started	Yes	YES
5	Upto 25% Completed	10	5% Completed
6	25-50% Completed	10	NIL
7	More than 50% completed	8	NIL
8	Fully Completed	191	NIL
9	Occupied	191	NIL

** 219 DUs are various stages of completion out of total sanctioned 816 DUs.

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

**Detailed status 3 Pro-poor reforms as submitted by the state is at Annexure-I

CSMC Conditions:

No Conditions

Other Aspects:

i.	Whether Beneficiaries Identified:-	Not reported
ii.	Whether list of beneficiaries publised 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
vii.	Whether up-to-date Data uploaded on IPoMS :-	Upto Feb 2010

-03- 38/10

Name of the State	Name of the city/ District	Affordable Housing Project Name / Components	Total Project Cost	Central Share (25% of the Infra. Cost)	State Share			Beneficiary Share
					State Grant	ULB Share	Beneficiary Share	
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	
Uttar Pradesh	Lucknow	Affordable housing in Partnership (Under JNNURM) at Basantkunj Yojna, Sector-A, Lucknow, Uttar Pradesh	2372.11	0.00	0.00	0.00	2372.11	
Statement - I								
A			2372.11	0.00	0.00	0.00	2372.11	
Construction of 816 Dus @ Rs.2,907 lacs having carpet area 26.85 sqmt. G+3 storey structure includes 2 rooms, kitchen, W/C and Bathroom. The beneficiaries will be selected by draw of lottery. All inclusive cost of DU is Rs.2,907 lacs and sale price is at par. The title of flat will be on 30 years lease and after 30 years flats will be registered on freehold basis.								
Sub Total (A)			2372.11	0.00	0.00	0.00	2372.11	
B			69.19	17.30	0.00	0.00	51.89	
1. Roads - BT/CC			69.19	17.30	0.00	0.00	51.89	
2. Storm water drains			217.70	54.43	0.00	0.00	163.28	
3. Water supply			173.81	43.45	0.00	0.00	130.36	
4. Sewerage			27.95	6.99	0.00	0.00	20.96	
5. Electrification			27.43	6.86	0.00	0.00	20.57	
6. Parks & open spaces			112.80	28.20	0.00	0.00	84.60	
7. Community facilities			98.00	24.50	0.00	0.00	73.50	
8. Rain Water Harvesting			99.30	24.83	0.00	0.00	74.48	
9. Earth Filling			166.16	41.54	0.00	0.00	124.62	
Sub Total (B)			992.34	248.09	-	-	744.26	
Project Cost (A+B)			3364.45	248.09	0.00	0.00	3116.37	
A&OE charges, IEC & DPR preparation charges etc. @ 5%			168.22	0.00	168.22	0.00	0.00	
Sub Total (C)			168.22	0.00	168.22	0.00	0.00	
Total Project Cost (A+B+C)			3532.67	248.09	168.22	0.00	3116.37	

Note : In addition to the above, agency has proposed 12.5% centage charges, which has been excluded from the project cost.

Name of the State	Name of the city/ District	Affordable Housing Project Name / Components	Total Project Cost	Central Share (25% of the Infra. Cost)	State Share			Beneficiary Share
					State Grant	ULB Share		
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	
Uttar Pradesh	Lucknow	Affordable Housing in Partnership (Under JNNURM) at Vrhndavan Scheme No.-1, Sector 5 E, Lucknow, UP						
		A Construction of 1500 Dus @ Rs.2.43 lacs having carpet area 23.37 sqmt. G+2 storey structure includes 2 rooms, Kitchen, WC and Bathroom. The beneficiaries will be selected by draw of lottery. All inclusive cost of DU is Rs.2.43 lacs and sale price is ranging from Rs.3.56 lacs to Rs.4.13 lacs. The title of flat will be on 30 years lease and after 30 years flats will be registered on freehold basis.	3645.00	0.00	0.00	0.00	3645.00	
		B	Sub Total (A)					
		1. Roads	3645.00	0.00	0.00	0.00	3645.00	
		2. Storm water drains	279.82	69.96	0.00	0.00	209.87	
		3. Water supply	535.38	133.85	0.00	0.00	401.54	
		4. Sewerage	121.00	30.25	0.00	0.00	90.75	
		5. Electrification	229.15	57.29	0.00	0.00	171.86	
		6. Parks & open spaces	61.82	15.46	0.00	0.00	46.37	
		7. Community facilities	284.36	71.09	0.00	0.00	213.27	
		8. Rain Harvesting	98.22	24.56	0.00	0.00	73.67	
			243.38	60.85	0.00	0.00	182.54	
			1853.13	463.28	0.00	0.00	1389.85	
			Sub Total (B)					
			5498.13	463.28	0.00	0.00	5034.85	
			Project Cost (A+B)					
			274.91	0.00	274.91	0.00	0.00	
			Sub Total (C)					
			5773.04	463.28	274.91	0.00	5034.85	
			Total Project Cost (A+B+C)					
			5773.04	463.28	274.91	0.00	5034.85	

Note : In addition to the above, agency has proposed 12.5% cartage charges, which has been excluded from the project cost.

40/40

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