

“Affordable Housing in Partnership” (AHP) component under Pradhan Mantri Awas Yojana Silvassa



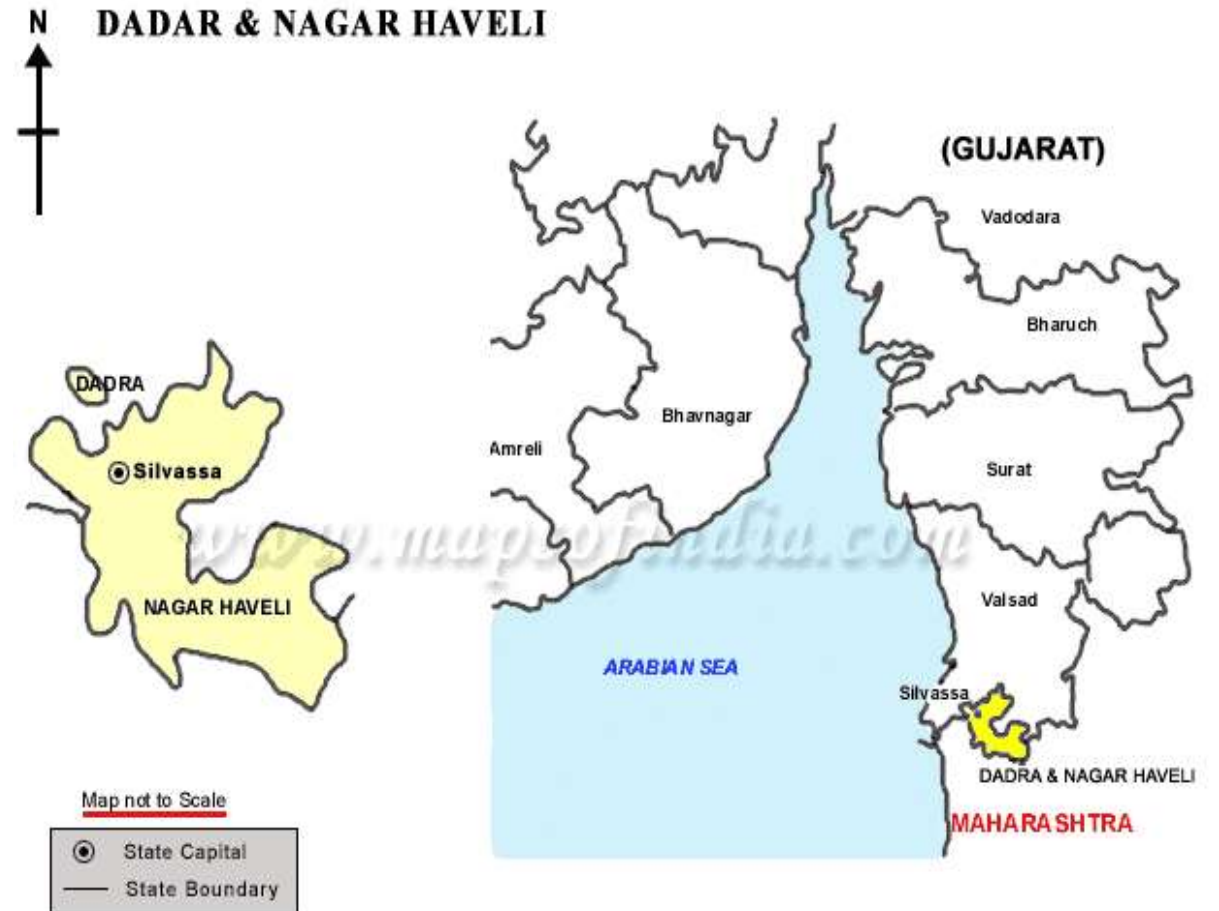
Silvassa Municipal Council
Silvassa. U.T. of DNH

PRESENTATION OUTLINE

1. Silvassa Profile
2. Demand Assessment under PMAY
3. Present Status of BLC project
4. Proposal under AHP component
5. Observations under SLAC & SLSMC

SILVASSA CITY PROFILE

Geographical Area	17.22 Sq.km
No of administrative wards	15
Total Population (Census 2011)	98,265
No of Households (Census 2011)	24,105
Identified No of Slum like Pockets	6
Slum Households	2214



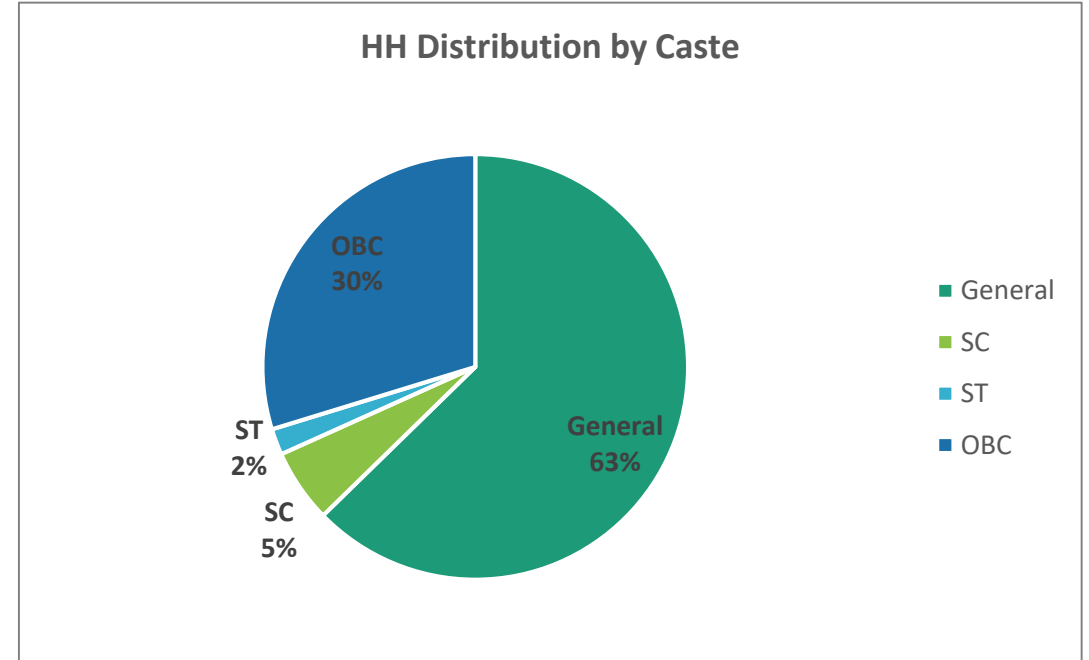
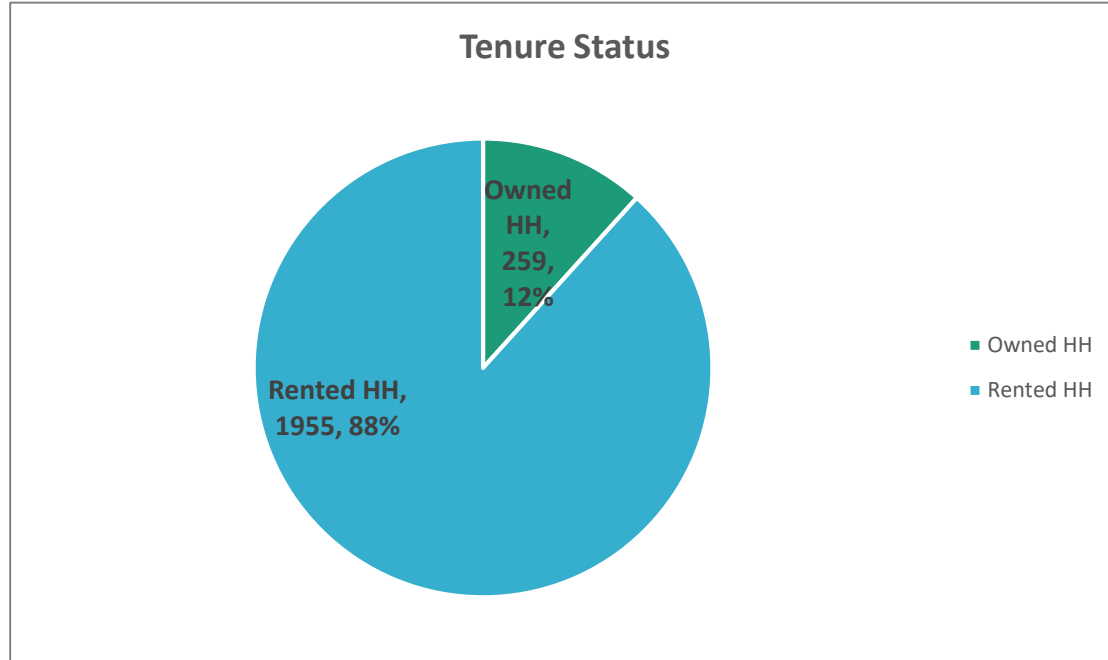
EXISTING CONDITION OF SLUM

Demand survey conducted as per PMAY Guidelines

Site visit of slum households along with **MoHUPA & BMTPC officials**



HOUSING DEMAND DATA ANALYSIS



Year	Component	No of Beneficiaries	HH Gap
2015-2016	-	-	3017*
2016-2017	BLC	803	2214
2017-2018	BLC	803	2214
2017-2018	AHP	1856	358
2018-2019	AHP	1856	358

*Demand as per PMAY survey

HIGHLIGHTS OF BLC PROJECT

New House Construction	
Total Dwelling Unit	803
Total Cost Per Dwelling Unit (In lakhs)	3.29
Total Central Govt. share per dwelling unit (In lakhs)	1.5
Total UT Govt. share per dwelling unit (In lakhs)	1.29
Total Beneficiary Contribution(Balance Amount) (In lakhs)	0.50
Contribution of beneficiary as unskilled labour component	-
Net Beneficiary contribution	0.50
Financial Projection	
Total Project Cost (In lakhs)	2641.87
Total Central Govt. share (In lakhs) (1.5 Lakh /DU)	1204.50
Total UT Govt share (In lakhs) (1.29 Lakh /DU)	1035.87
Total beneficiary own contribution share (In lakhs) (0.5 Lakh /DU)	401.50

STATUS OF BLC PROJECT

- Bhumi Poojan for BLC houses



STATUS OF BLC PROJECT

- Current status: Project sanctioned in **20th CSMC February,2017**
- No of **beneficiaries covered** under BLC (New Construction) : **803.**
- Documents verification & geotagging of 803 HH before commencement of Foundation is completed



- Foundation of **210 HH** is commenced and geotagged at Foundation level.
- 1st Installment i.e. **Rs. 62,250** has been released to **175 Beneficiaries**

MEDIA COVERAGE OF BLC PROJECT

प्रधानमंत्री आवास योजना के तहत
मकान निर्माण का हुआ भूमिपूजन



प्रधानमंत्री आवास योजना के
तहत हुआ भूमिपूजन

प्रधानमंत्री आवास योजना के तहत सिलवासा नगरपालिका ने वॉर्ड नं. 4 में 15 घरों का किया भूमिपूजन

■ सिलवासा नगरपालिका अध्यक्ष राकेश सिंह चौहाण, उपाध्यक्ष अजय देसाई, सीओ मोहित मिश्रा, इंजीनियर के. वी. वालंद सहित काउंसिलरों ने आवास निर्माण का किया मुहुर्त

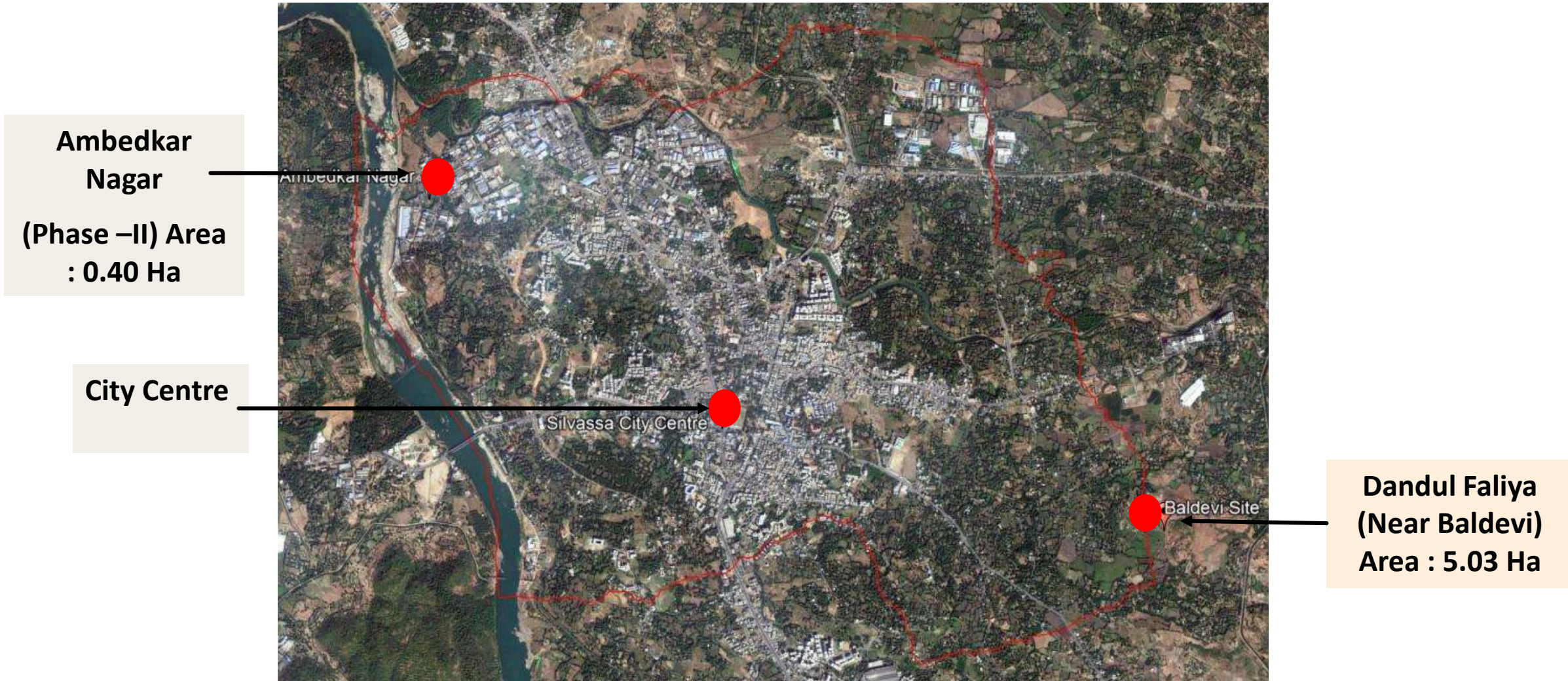
असली आजादी ब्यूरो, सिलवासा 28 सितंबर। सिलवासा नगरपालिका ने प्रधानमंत्री आवास योजना के तहत लाभार्थियों को बुनियादी सुविधाओं से युक्त पक्का मकान उपलब्ध कराने की मुहिम शुरू कर दी है। इसके तहत सिलवासा नगरपालिका विस्तार में आवास बनाने के लिए भूमिपूजन का सिलसिला जारी है। सिलवासा नगरपालिका ने प्रधानमंत्री आवास योजना के तहत नगरपालिका विस्तार में 803 लाभार्थियों का चयन किया है। आज सिलवासा नगरपालिका के वॉर्ड नं. 4 में भूतल फलिया एवं (समाचार का शेष पेज 2 पर)



असली आजादी कार्यालय: 117/118, रेडक्रॉस भवन, ओआईडीसी रेलवे रिजर्वेशन के स

PROPOSAL UNDER AHP COMPONENT

IDENTIFIED SITE LOCATION



SITE LOCATION - SATELLITE IMAGE



EWS DWELLING UNIT LAYOUT



EWS UNIT LAYOUT		
	L	B
Living room	3.10	3.00
Bed Room	3.00	3.00
Kitchen	2.28	2.00
Wash Area	1.10	1.45
Bathroom	1.35	1.05
Toilet	1.00	1.00
Carpet Area	27.75 SM	
Built-up Area	34.04 SM	

TYPICAL FLOOR PLAN



Typical Floor Plan	
12 DU per floor	
Typical Floor Plan	Sq.mt
Builtup	1830.68
Ground Cover	478.17
Unit per building	48

BUILDING FRONT ELEVATION



BUILDING ELEVATION - FRONT AND SIDE



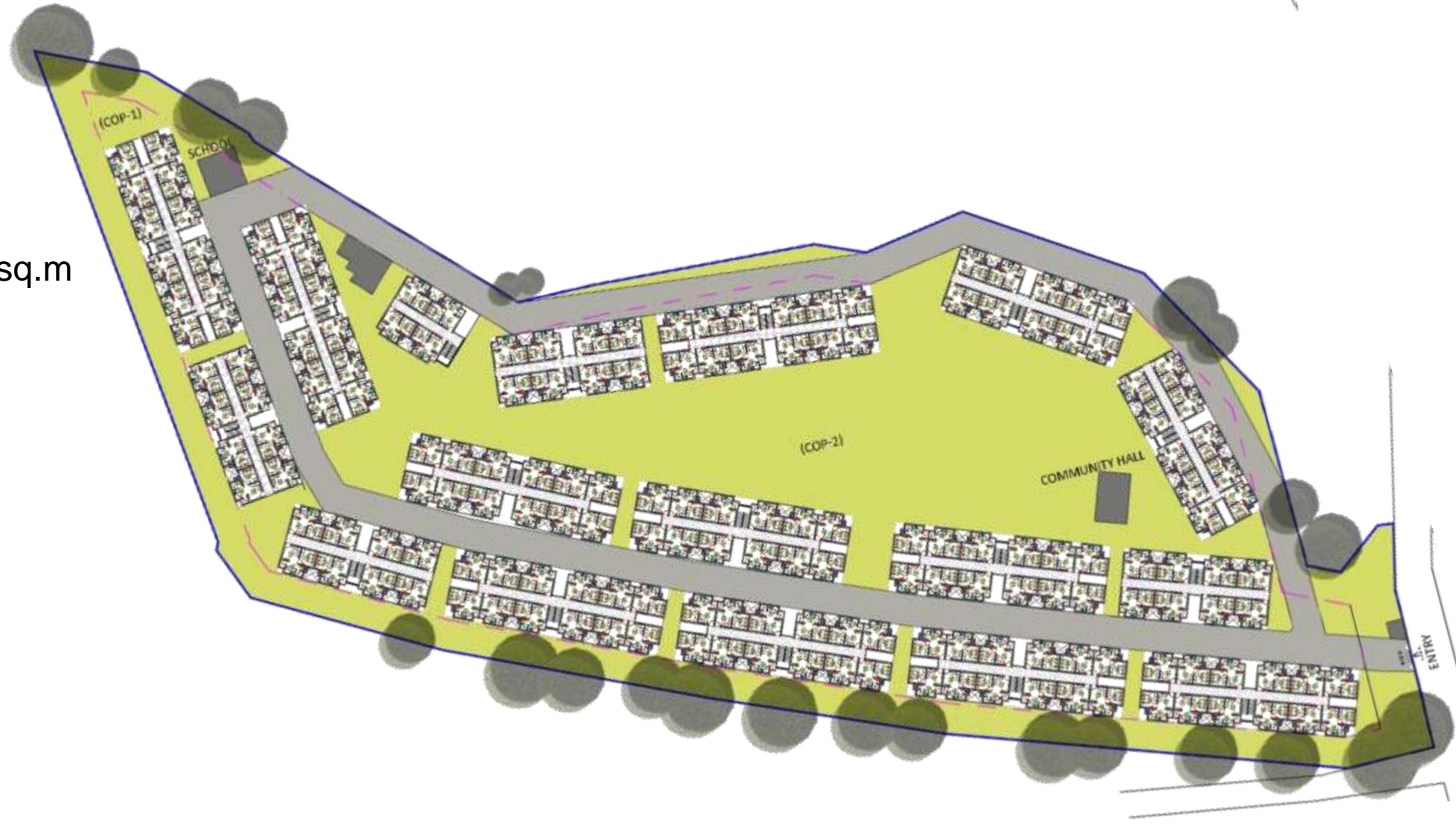
BALDEVI SITE 1 : 704 EWS UNIT

Site Area : 1.99 Ha

No of Blocks : 17

No of DU: 704

Open Space: 5619 sq.m



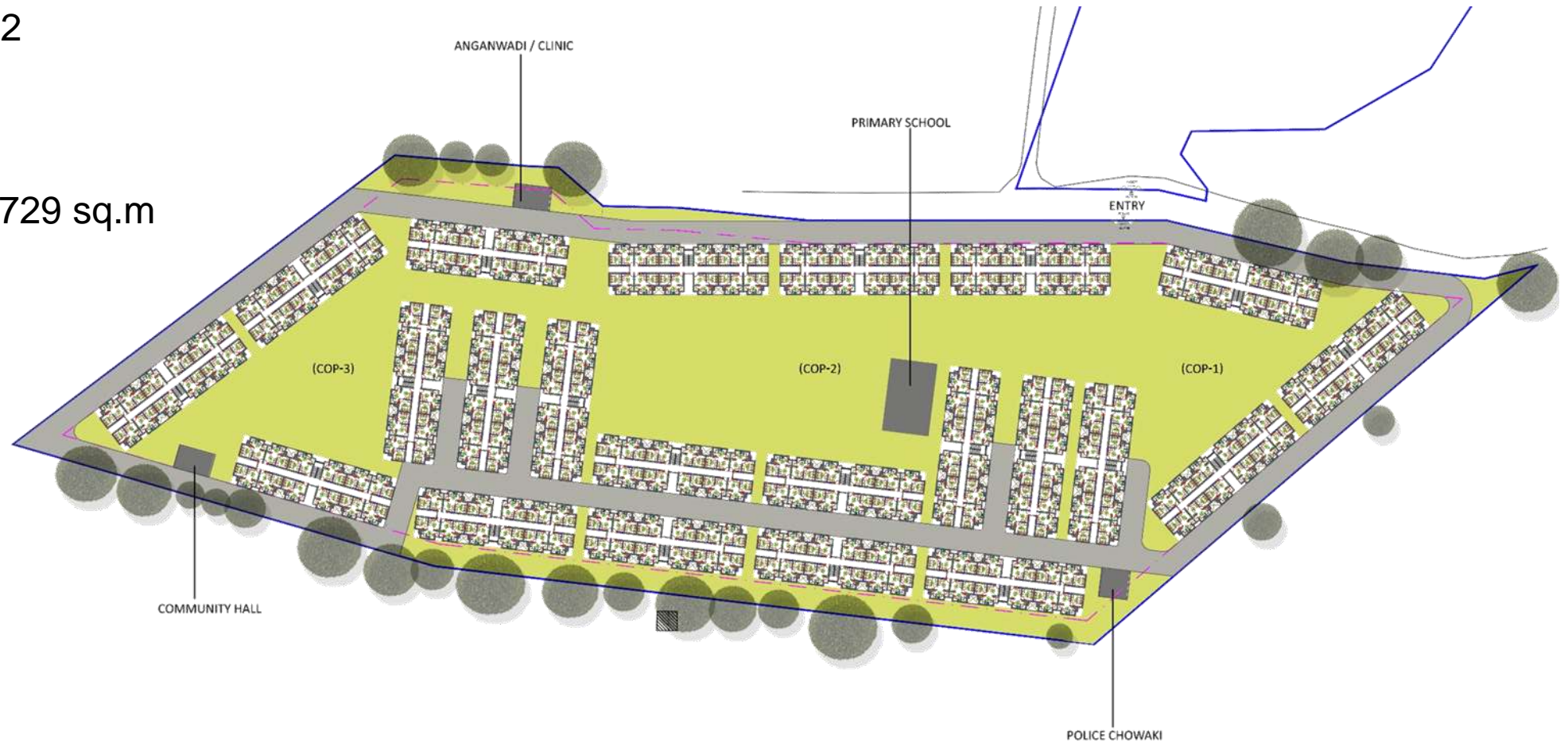
BALDEVI SITE 2 : 1056 EWS UNIT

Site Area : 3.01 Ha

No of Blocks : 22

No of DU: 1056

Open Space : 8729 sq.m

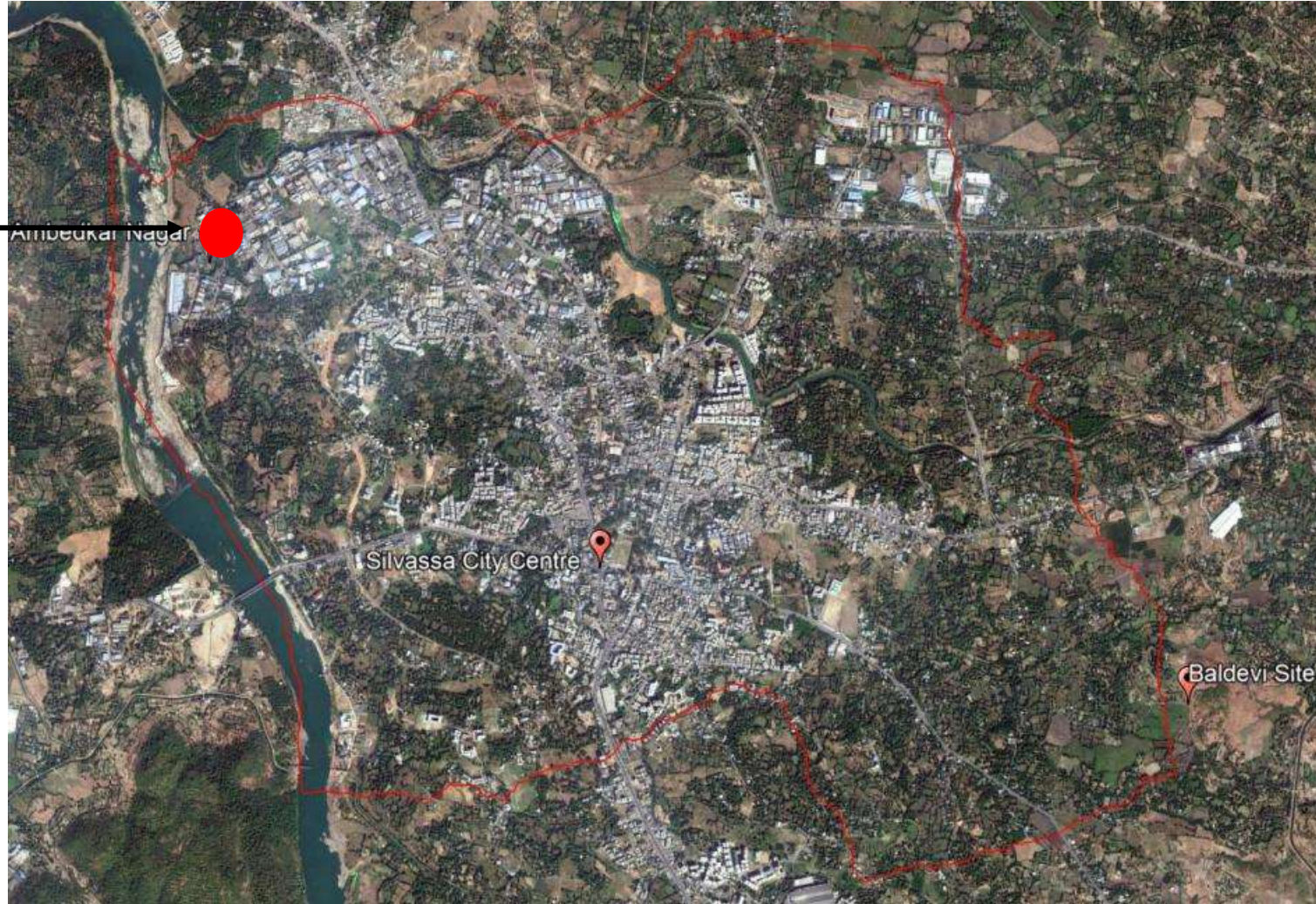


PERSPECTIVE VIEW OF BALDEVI SITE



SITE 2: AMBEDKARNAGAR

**Ambedkar
Nagar
(Phase -II) Area
: 0.40 Ha**



AMBEDKARNAGAR : 96 EWS UNIT

Site Area : 0.40 Ha

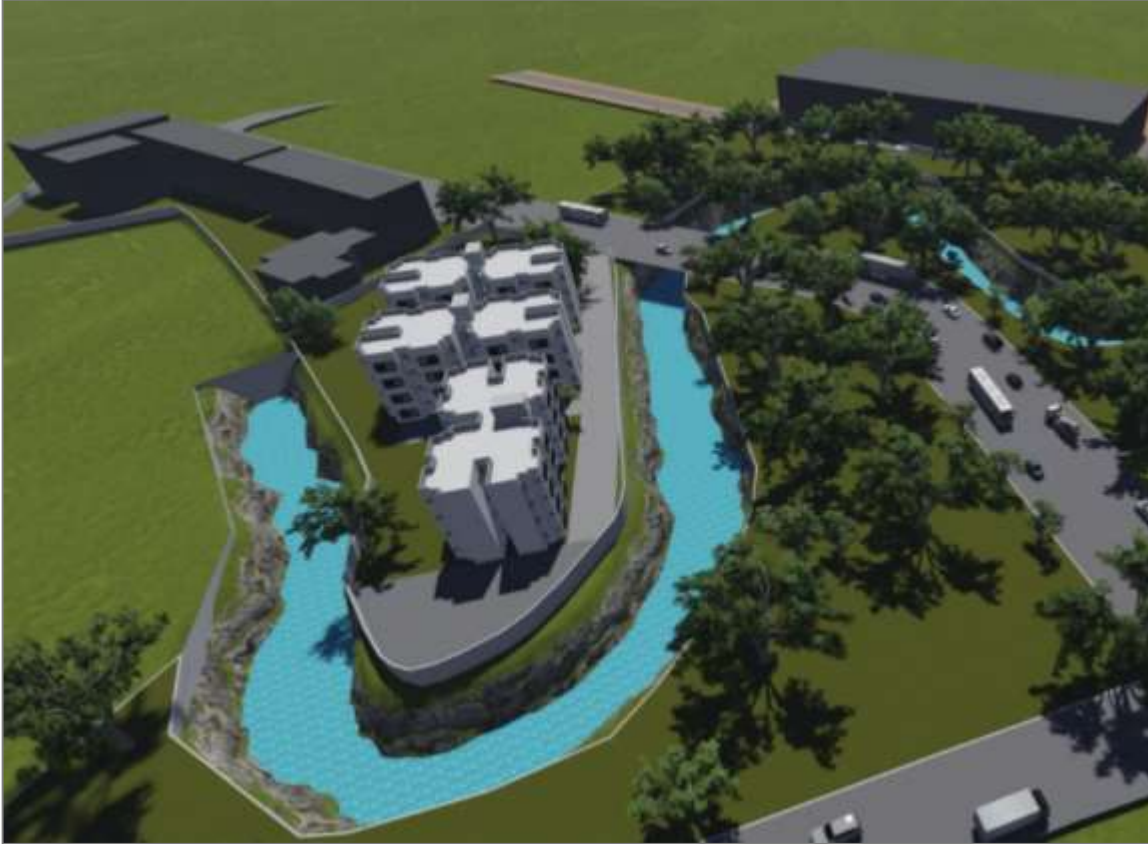
No of Blocks : 3

No of DU: 96

Open Space : 1158sq.m (29 %)



AMBEDKARNAGAR PERSPECTIVE VIEW



SPECIFICATION: STRUCTURE

Sr.No	Description	Material
Material Specifications		
1	Built Up	34.04 Sq.m
2	Foundation	R.C.C. Frame Structure
3	Sub- Structure	R.C.C. (0.6 mt plinth height)
4	Super Structure	R.C.C. with AAC Masonry
5	Roofing	R.C.C. Slab
6	Masonry	AAC Masonry

TECHNICAL PARAMETERS

TECHNICAL PARAMETERS	
Total built up area of the dwelling unit	34.04 sq.mt
Carpet area of the dwelling Unit	27.75 sq.mt
Minimum foundation depth adopted	3.0 m
Earthquake provision provided	RCC Tie Beam & Ground beam 0.230 x 0.450 m
	RCC Column of size 0.230 x 0.450 m & 0.230 x 0.530 m forming a RCC frame structure
Seismic zone consideration	As per seismic zone III
Material adoption technology	Standard materials adopted
Estimation based on	As per Valsad SOR 2015-16
IS codes used	IS 456, IS 13920, IS 1893

SPECIFICATION : FINISHES

Sr.No	Description	Material
1	Flooring(All Rooms)	Ceramic Tiles
2	Flooring (Bath &WC)	Glazed tiles
3	Kitchen Platform	Kadappa stone
4	Dedo Ht in Bath	1.2 m
5	Dedo Ht in WC	0.6 m
6	Door & Window Frame	Sal/Local Wood/RCC
7	Main & Internal Doors	Flush Door
8	Doors (Bath &WC)	PVC
9	Window & Ventilation	Aluminum Section Sliding Window
10	Colour (Inside)	White wash
11	Colour (outside)	Cement Paint

COMPLIANCE WITH GREEN BUILDING NORMS

Sr.No	Description
1	Aerated Autoclaved Concrete (AAC) Blocks for Masonry
2	Solar Street Lights
3	Rain Water Harvesting system
4	Treatment of solid organic waste (OWC)

AMENITIES & INFRASTRUCTURE

B.	Infrastructure Cost
1	Primary School
2	Anganwadi
3	Community Hall
4	Police Chowki
5	Primary Health Centre
6	Internal road
7	Water Supply
8	Sewerage Network
9	Site Development (Garden Development + Compound Wall + Retaining Wall)
10	Electrification (Common HT/LT Line, Street lights)

TOTAL PROJECT COST (1760 +96 = 1856 DU)

Sr.No	Particulars	Amount (In lakh)
A.	<u>Dwelling Unit cost (3.80 Lakh/ DU)</u>	7069.39
1	GOI Share (1.5 Lakh /DU)	2784.00
2	Proposed UT Share (1.0 Lakh /DU)	1856.00
3	<u>Proposed Beneficiary Share(1.30 Lakh/DU)</u>	2429.39
B	Cost Borne by SMC (Social Amenities and Infrastructure)	985.42

OBSERVATIONS UNDER SLAC & SLSMC

- The **SLAC & SLSMC** was held on **15th October 2017** under the chairmanship of Secretary Finance /Urban Development of UT of DNH

Comments and Observation made by SLAC committee

- Individual agreements with the beneficiaries should be carried out by Silvassa Municipal Council before release of funds
- It should be ensured that the construction of the houses should be done as per the approved plan

Comments and Observation made by SLSMC committee

- The committee approved the proposal for Silvassa town under AHP component of PMAY
- The committee directed the Deputy Secretary (UD) to initiate necessary actions to get the requisite amount of State Share to be allocated in the budget of U.T

THANK YOU