

**GOVERNMENT OF INDIA
HOUSING AND URBAN POVERTY ALLEVIATION
LOK SABHA**

UNSTARRED QUESTION NO:47
ANSWERED ON:13.03.2012
HOUSES FOR URBAN POOR
Thamaraiselvan Shri R.

Will the Minister of HOUSING AND URBAN POVERTY ALLEVIATION be pleased to state:

- (a) whether a need has arisen to rethink traditional concepts of town planning and make adequate provisions to meet the housing needs of the poor;
- (b) if so, the steps taken by the Government in this regard;
- (c) whether developing housing for poor is critical for sustainable urban housing development; and
- (d) if so, the action proposed to be taken by the Government in this regard?

Answer

THE MINISTER OF HOUSING & URBAN POVERTY ALLEVIATION (KUMARI SELJA)

(a): Yes, Madam.

(b): Under Jawaharlal Nehru National Urban Renewal Mission (JNNURM) which was launched on 2005, the reform of reservation of 2025 % of developed land for EWS/LIG housing in every new public/private residential development with a system of cross subsidization was mandated.

In pursuance of the Government's vision of creating a Slum-free India, a new scheme `Rajsv Awas Yojana` (RAY) has been launched on 02.06.2011, Under the reform agenda of this scheme, enactment of a legislation for the above reform is mandatory within one year of the first project sanctioned. In addition, the States/Cities are expected to give their commitment with time lines for review of urban land development and land use policies, structures and strategies to enable expansion of urban land at the expected rate of growth of the city and its optimum as well as inclusive use by revision in land use and town planning legislation and regulations.

(c): Yes, Madam.

(d): Under RAY, the Ministry is providing financial assistance to States that are willing to assign property rights to slum dwellers for provision of decent shelter and basic civic and social services for slum redevelopment, and for creation of affordable housing stock. Fifty percent (50 %) of the cost of provision of basic civic and social infrastructure and amenities and of housing, including rental housing, and transit housing for in-situ redevelopment in slums would be borne by the Centre, including operation & maintenance of assets created under this scheme. For the North Eastern and Special Category States the share of the Centre would be 90% including the cost of land acquisition, if required. Phase I of Rajiv Awas Yojana is for a period of two years from the date of approval of the scheme with a budget of Rs. 5,000 crores while Phase-II will be for the remaining period of the Twelfth Plan.

The Affordable Housing in Partnership Scheme, which encourages public private partnerships for the creation of affordable housing stock, has been dovetailed into RAY. Under this scheme, central support is provided at the rate of Rs. 50,000 per unit of affordable dwelling unit or 25 % of the cost of civic infrastructure (external and internal), whichever is lower.