

ABSTRACT

Establishment – Tamil Nadu Slum Clearance Board – Vision 2023 – Housing for All – Slum Free Cities Programmes – Tamil Nadu Housing and Habitat Development for Urban Poor – Continuation and Creation of Special Circles, Divisions and Project Monitoring unit – Orders – Issued.

HOUSING AND URBAN DEVELOPMENT (SC2(2)) DEPARTMENT

G.O.(2D.) No.27

Dated:12.02.2019,

விளம்பி வருடம், தை 29, திருவள்ளுவர் ஆண்டு, 2050 Read:

- G.O.(Ms).No.120, Housing and Urban Development Department, dated 30.07.2014.
- 2. G.O.(Ms).No.74, Housing and Urban Development Department, dated 22.05.2015.
- 3. G.O.(2D).No.40, Housing and Urban Development (SC2(2)) Department, dated 26.03.2018.

Read also:

4. From the Managing Director, Tamil Nadu Slum Clearance Board, Letter No.M1/17517/2014, dated 23.04.2018 and 31.12.2018.

ORDER:

In the Government order first read above, sanction was accorded for continuance of 2 Special Circles and 7 Divisions consisting of 127 posts till March, 2015 to look after the works pertaining to Reconstruction and Jawaharlal Nehru National Urban Renewal Mission (JNNURM) Programmes and structural & Quality Control Wing surrendering 31 posts.

2. In the Government order second read above, sanction was accorded for continuance of 2 Special Circles and 7 Special Divisions from 01.04.2015 to 31.03.2016 totalling 127 posts to implement the works under JNNURM

Circle, Reconstruction Circle, Structural & Quality Control Wing and Rajiv Awas Yojana Programmes.

- 3. In the G.O. third read above, sanction was accorded for continuance of the 2 Special Circles and 7 Special Divisions consisting of 127 post from 01.04.2016 to 31.03.2018 to complete the spill over works under JNNURM, RAY Reconstruction works and the targeted works under HFA.
- 4. The Managing Director, Tamil Nadu Slum Clearance Board has stated that the Slum Free Cities Programme under Vision 2023 envisaging houses to 13.91 lakhs slum / poor families living in the urban areas of Tamil Nadu at a cost of Rs.97,752.99 crore before 2023 is under implementation as detailed below:-

VISION-2023 - SLUM FREE CITIES PROGREMME -

TENEMENTS / HOUSES TO BE CONSTRUCTED

SI. No	Housing For All Vertical	Description	Activity	Unit Cost (Rs.in Lakhs)	Units to be Constructed	Total Project Cost (Rs.in Cr)	Source of Funding	
1	1	In Situ Sium Redevelopment	Construction of tenements using Land as resource	10.00	1,08,145	10,814.50	Government	
2	III	Affordable Housing In Partnership	Construction of tenements by TNSCB	10.00	3,43,415	34,341.50	of India Grants, State Government Grants and Beneficiary Contribution	
		Total Tene	ements (1 + 2)		4,51,560	45,156.00		
3	IV	Subsidy for beneficiary - led individual House Construction	Construction of Individual Houses by beneficiaries	3.00	4,79,601	14,388.03		
	Total	Tenements / Hous	ses (1 + 2 + 3)		9,31,161	59,544.03		
4	Affordable Housing Through		Construction of houses by urban poor through Institutional finance	9.00	4,24,544	38,208.96	Institutional Finance with Government of India Subsidy for interest.	
	<u> </u>	J	13,55,705	97,752.99				

STATUS OF IMPLEMENTATION

(30.09.2018) (Rs. In Cr)

SI. No	Type of Vertical	Imple menting Agency	Total approve d units	Total Project Cost	Work order issued	Work in Progress	Comple ted Units	Exp. Incurred
1	Vertical III	TNSCB	76,158	7,484.86	29,157	35,013	2,308	1,095.07
ı.	AHP Projects	TNHB	7,949	8,01.17	1,072	1,072	0	69.00
	Total A		84,107	8,286.03	30,229	36,085	2,308	1,164.07
2	Vertical IV BLC Projects	TNSCB	2,77,948	8,278.33	1,90,879	96,743	31,749	1,211.83
-		DTP	1,39,157	4,360.96	1,19,897	94,159	21,020	746.24
	Total B		4,17,105	12,639.29	3,10,776	1,90,902	52,769	1,958.07
	Total A+E	3	5,01,212	20,925.32	3,41,005	2,26,987	55,077	3,122.14

It is proposed to resettle the remaining slum families in tenements out of funding assistance from external funding agency like World Bank under Tamil Nadu Housing and Habitat Development for Urban Poor Programme. The works are likely to be taken up shortly. The status of resettlement is as follows:-

Total no.of slum families on the banks of city waterways	Slum families resettled	Slum families to be resettled
71,268	11,661	59,607

Besides, reconstruction of the dilapidated tenements, repair and renewal works to tenements, maintenance of 1.60 lakh tenements and slum improvement works to raw slums are also under implementation.

5. The Managing Director, Tamil Nadu Slum Clearance Board has also stated that the various programmes of Tamil Nadu Slum Clearance Board are being implemented by 5 Circles and 21 Divisions (18 expenditure Divisions, 3 non expenditure Divisions). The following Circles and Divisions are functioning as permanent Divisions to implement the regular programmes of Tamil Nadu Slum Clearance Board.

SI.No.	Description	Nos
Circles		
(i)	Chennai-2 + Madurai-1	3
	Total	3
Division	\$	
(i)	Divisions in Chennai (Dns.I to VI, Marina Dn.)	7
(ii)	Divisions in Moffusil Towns (Madurai, Coimbatore, Trichy, Salem and Tirunelveli)	5
(iii)	Planning Division	1
	Total	13

To implement spillover works of Special programmes like JNNURM and PMAY-HFA the Government has approved in the G.O.(2D)No.40, Housing and Urban Development (SC2(2)) Department, dated 26.03.2018 the continuation of 2 Special Circles and 7 Divisions with 127 posts upto 31.03.2018 which are at present functioning as follows:-

SI. No.	Name of Division and District Head Quarters	Jurisdiction
1	Kancheepuram	HFA and other works in Kancheepuram District
2	Vellore	HFA and other works in Vellore, Krishnagiri and Thiruvannamalai Districts.
3	Cuddalore	HFA and other works in Cuddalore, Villupuram, Nagapattinam and Tiruvarur Districts
4	Thiruppur	HFA and other works in Tiruppur, Erode and Karur Districts
5	Chennal Special Division – I	HFA and other works in GCC zone 14 & 15, Perumbakkam and Semmencheri Schemes
6	sqc	Structural Design and Quality Control
7	Reconstruction Division	HFA and other works in Thiruvallur District and GCC Zone 1

6. He has also stated that the two special circles are functioning as Coimbatore Special Circle and Chennai Circle-III. The proposal to continue these special circles and Divisions, HFA cell as detailed below upto 31.03.2023 and to create one more post of Superintending Engineer for HFA approved by the Board has been sent earlier to the Government for approval.

SI. No	Description	No of Circles No of Divisions			
	1. Continuation of Circles &	Divisions			
	a) Special Circles & Divisions – Continuation upto 31.03.2023 Proposal approved by Board sent to Government for approval upto 31.03.2018 and Government orders awaited and requires further continuation till 31.03.2023.				
To the state of th	Special Circles and Divisions for the Slum free cities programme	. 2	Implementing 6 Divisions 6 SQC Cell 1 Total 7		
	b) RAY Celi - Continuation upto 31.03.2023 The Rajiv AwasYojana Cell under the head of one Executive Engineer sanctioned in G.O. (Ms)No.42, Housing and Urban Development Department, dated 22.02.2011 may be continued with the staff sanctioned as HFA Cell till 31.03.2023.		HFA Cell 1		
	2. Additional Propos	al			
a)	Superintending Engineer (Housing For All)	1	·		
	Total	3	8		

7. The Managing Director, Tamil Nadu Slum Clearance Board has further stated that it has now been decided to create one more post of Chief Engineer and the jurisdiction limits for the two Chief Engineers are fixed as follows:-

SI.No.	Description	Jurisdiction
1	Chief Engineer - I	Chennai Circles - 3 Nos.
2	Chief Engineer - II	Coimbatore, Madurai & Villupuram
		Circles - 3 Nos.

Since the World Bank works are to be implemented by exclusive Divisions, two more Divisions need to be created to implement World Bank funded programme. The post of Superintending Engineer proposed for HFA earlier is now proposed as an exclusive Circle for World Bank funded project in Chennai. The proposal is revised as detailed below.:-

SI. No	Description	No o Circle								
,	1. Continuation of Circles & Divisions									
	a) 2 Special Circles & 7 Special Divisions—Continuation upto 31.03.2023 Proposal approved in G.O.(2D) No.40, Housing Urban Development Department, d. 23.03.2018.				NO SOCIAL CALLEY					
	Special Circles and Divisions for the Slum cities programme being implemented now.	Free	2	Implementing Divisions	<u>6</u> 1	_				
	cities programme being implemented now.		2	SQC Cell Total	7	- .				
And Applied 17	b) RAY Cell - Continuation upto 31.03.202 The Rajiv AwasYojana Cell under the head of Executive Engineer sanctioned in G.O. (Ms.) No Housing and Urban Development Department dated 22.02.2011 may be continued with the sanctioned as HFA Cell till 31.03.2023.	one 0.42, nent,		HFA Cell	1					
	2. Addition	nal Pro	opo	sal						
a)	Special Circle for World Bank project		1			ļ				
b)	Special Divisions to implement World Bank fund programme	ded				2				
	Total		3			10				

- 8. The Managing Director, Tamil Nadu Slum Clearance Board has also stated that the project proposal for "Tamil Nadu Housing and Habitat Development for Urban Poor" has been sent to Government of India to seek World Bank funding assistance. The main components of the project are Urban housing investments, Technical assistance, Capacity building and Project Management. The objectives of the project include support for the resettlement and redevelopment, following best practices of relocation of families living in extremely vulnerable and high risk areas, piloting new models of affordable housing, integration of land use planning with housing and habitat development. The total Project Cost is Rs.4,647.50 Crores (USD 715 Million) with a World Bank loan of Rs.3,347.50 Crore (USD 500 Million), the remaining amount Rs.1,300.00 Crore (USD 215 Million) would be the counterpart funding from the State Government.
- 9. He has further stated that the World Bank team visited Chennai during 28.08.2018 to 04.09.2018 had discussions with the Government and informed to form the Project procurement Cell with dedicated procurement staff. To carry out the pre construction project planning activities and subsequent monitoring, a Project Monitoring Unit needs to be created in

Tamil Nadu Slum Clearance Board for this World Bank funded project, comprising of teams for Procurement, Environment Management, Project Implementation and Social Development. The Project staff positions on Project mode for the various activities to be carried out by Project Monitoring Unit (PMU) have been worked out and the details of staff required in various categories to implement the above said Project have been placed before the Board for its approval and the same was approved. The consolidated pay for the positions on contract are based on the PMAY HFA Guidelines, Contract Payment Structure of ELCOT, Daily Wages fixed by the Chennai District Collector and Standard Schedule of Rates of Public Works Department.

- 10. The Managing Director, Tamil Nadu Slum Clearance Board has further stated that the Board Members on Tamil Nadu Slum Clearance Board vide B.R.No.4.15 and 4.06/489, dated 14.11.2018 has approved the following:-
 - (i) To continue the following:
 - (a) Existing 2 Special Circles and 7 Special Divisions as approved upto 31.03.2018 in G.O.(2D) No.40, Hg&UD Department, dated 26.03.2018 for a further period upto 31.03.2023.
 - (b) RAY Cell as HFA Cell till 31.03.2023 as approved in G.O(Ms)No.42, Housing & Urban Development (SC1(2)) Department, dated 22.02.2011.
 - (ii) To create
 - (a) One more post of Chief Engineer for World Bank funded Tamil Nadu Housing and Habitat for Urban Poor Programme and other works in Chennai as in Annexure III.
 - (b) One Special Circle with staff for World Bank funded Tamil Nadu Housing and Habitat for Urban Poor Programme in Chennai as in Annexure IV.
 - (c) Two Special Divisions for implementing the World Bank funded Tamil Nadu Housing and Habitat for Urban Poor programme in Chennai as in Annexure V.
 - (iii) Project Monitoring Unit (PMU) in Tamil Nadu Slum Clearance Board for the World Bank funded "Tamil Nadu Housing and Habitat Development for Urban Poor" Project in Annexure VI

- 11. The Managing Director, Tamil Nadu Slum Clearance Board has, therefore, requested the Government to approve the continuance of the existing Two Special Circles and Seven Special Divisions for a further period upto 31.03.2023 as approved in G.O.(2D)No.40, Housing and Urban Development (SC1(2)) Department, dated 26.03.2018, RAY cell as HFA cell till 31.03.2023 excluding Steno-Typist Grade-II-1, Typist-1, Technical Assistant-7, Supervisor-7, Project Co-ordinator-1 as approved in G.O.(Ms)No.42, Housing and Urban Development (SC1(2)) Department, dated 22.02.2011 and to create one more post of Chief Engineer, One Special Circle and Two Special Divisions and the Project Monitoring Unit for implementing the World Bank funded Tamil Nadu Housing and Habitat for Urban Poor Programme in Chennai.
- 12. The Government after careful examination of the proposal of the Managing Director, Tamil Nadu Slum Clearance Board accord sanction for continuance of the existing Two Special Circles and Seven Special Divisions for a further period upto 31.03.2023 with 110 posts only as detailed in Annexure-I and as approved in G.O.(2D)No.40, Housing and Urban Development. (SC2(2)) Department, dated 26.03.2018, RAY cell as HFA cell as detailed in Annexure-II till 31.03.2023 as approved in G.O.(Ms)No.42, Housing and Urban Development. (SC1(2)) Department, dated 22.02.2011 and to create one more post of Chief Engineer, with staff members as detailed in Annexure-III, One Special Circle as detailed in Annexure-IV and Two Special Divisions as detailed in Annexure-V and the Project Monitoring Unit as detailed in the Annexure-VI for implementing the World Bank funded Tamil Nadu Housing and Habitat for Urban Poor Programme in Chennai subject to the condition that all the above sanctioned posts shall be continued till the actual requirement of staff for the Scheme is achieved or 31.03.2023 whichever is earlier.
- 13. This order issues with the concurrence of Finance Department vide its U.O.No.6870/Finance(BPE)/2019, dated 11.02.2019.

(BY ORDER OF THE GOVERNOR)

S. KRISHNAN PRINCIPAL SECRETARY TO GOVERMENT

To
The Managing Director,
Tamil Nadu Slum Clearance Board, Chennai–5.
The Accountant General, Chennai-18.
The Accountant General (CAS), Chennai-35.
The Accountant General (RAO), Chennai-9.

The Commissioner of Treasuries and Accounts, Channai-15. The Pay and Accounts Officer, Chennai-35

Copy to:-

The Deputy Secretary to the Deputy Chief Minister, Chennai-9. The Principal Private Secretary to the Principal Secretary to Government, Housing and Urban Development Department, Chennai-9. The Finance (BPE) Department, Chennai-9. The Housing and Urban Development (OP1/SC1) Department, Chennai-9. Stock File/Spare Copy.

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ANNEXURE-I

	Slum Fi	ee Citie	s Progi	amme - Pl	MAY Housing for All		
200 Elia (1800 - 1800 - 1800 - 1800 - 1800 - 1800 - 1800 - 1800 - 1800 - 1800 - 1800 - 1800 - 1800 - 1800 - 180	The state of the s	The same of the sa			ivisions – Staff Stren	gth	
		No. of Posts			Posts on Time Scale pay Per Month	Posts on Contract Pay Per Month Per Person	
SI. No.	Name of the Posts	Total No. of Posts	On Time Scale	On Contract	Scale of Pay (Rs.) per month	On Contract/ Consolidated Pay (Rs.)	
1	Superintending Engineer	2	2	0	123100 - 215900	-	
2	Executive Engineer	7	7	. 0	59300 - 187700	And	
3	Assistant Executive Engineer	15	15	О	56100 - 177500		
4	Assistant Engineer	44	44	0	37700 - 119500 AEE		
	/ Junior Engineer				35900-113500 JE	-	
5	Community Development Officer	3	3	0	56100 - 177500		
. 6	Draughtsman Grade-II	6	6	0	36200 - 114800	MS .	
7	Surveyor	1	1	0	35600 - 112800	100	
8	Divisional Accountant	5	0	5		45,000	
9	Superintendent	5	5	0	36900 - 116600	F3	
10	Assistant	8	8	0	20600 - 65500	-	
11	Data Entry Operator	7	0	7	-	21,000	
12	Office Assistant	7	0	7		9,000	
	Total	110	91	19	123	E2-	

S. KRISHNAN PRINCIPAL SECRETARY TO GOVERNMENT.

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ANNEXURE-II

					MAY Housing for All	
	Continu	ation o	FRAY C	ell as HFA	Cell - Staff Strength	
		N	lo. of P	osts	Posts on Time Scale pay Per Month	Posts on Contract Pay Per Month Per Person
SI. No.	Name of the Posts	Total No. of Posts	On Time Scale	On Contract	Scale of Pay (Rs.) per month	On Contract/ Consolidated Pay (Rs.)
1	Executive Engineer	1	1	0	59300 - 187700	•
2	Assistant Executive Engineer	1	1	0	56100 - 177500	_
3	Project Planning Officer and Urban Management Specialist	1	0	1	_	50,000
4	GIS Specialist	1	0	1	-	50,000
5	MIS Specialist / System Administrator	1	0	1	<u>-</u> .	50,000
6	Town Planning Specialist	1	0	1	-	50,000
7	Database Manager	1	0	1	-	15,000
8	Assistant Engineer / Junior Engineer	2	2	0	37700 - 119500 AE 35900 - 113500 JE	
9	Surveyor	2	2	0	35600 - 112800	
					20600 - 65500 Asst.	
10	Assistant/ Junior Assistant	1	1	0	19500 - 62000 Jr.Asst	4
11	Steno cum Assistant	2	0	2	-	20,000
12		1	0	1		9,000
	Total	15	7	8	<u>a</u>	

S. KRISHNAN
PRINCIPAL SECRETARY TO GOVERNMENT.

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Jornago 12/2/19 Section Officer.

ANNEXURE-III

Te	amil Nadu Housing a	nd Habi	tat Dev	elopment	for Urban Poor P	rogramme
	Chief Er	ngineers	Office	I & II - St	taff Sanction	
		·	No. of P	'osts	Posts on Time Scale pay Per Month	Posts on Contract Pay Per Month Per Person
SI. No.	Name of the Posts	Total No. of Posts	On Time Scale	On Contract	Scale of Pay (Rs.) per month	On Contract / Consolidated Pay (Rs.)
1	Draughtsman Grade-II	2	2	. 0 .	36200 - 114800	-
2	Steno Cum Personal Assistant	1	1	0	36900 - 116600	-

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S. KRISHNAN PRINCIPAL SECRETARY TO GOVERNMENT.

15700-50000

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4

1

Office Assistant

Total

3

ANNEXURE-IV

	Tamil Nadu Housing and Habitat Development for Urban Poor Programme Implementing Circle office in Chennai – Staff Sanction									
		No. of Posts		Posts on Time No. of Posts Scale pay Per Month		Posts on Contract Pay Per Month Per Person				
SI. No.	Name of the Posts	Total No. of Posts	On Time Scale	On Contract	Scale of Pay (Rs.) per month	On Contract / Consolidated Pay (Rs.)				
1	Superintending Engineer	1	1	0	123100 - 215900	-				
2	PA to Superintending Engineer in the Cadre of Executive Engineer	1.	1	0	59300 - 187700	-				
3	Draughtsman Grade-II	1	1	0	36200 - 114800	-				
4	Superintendent	1	1	0	36900 - 116600					
5	Assistant / Junior Assistant	1	1	0	20600 - 65500 Asst. 19500-62000 Jr.Asst.	-				
6	Office Assistant	1	1	0	15700 - 50000					
7	Data Entry Operator	1	0	1		21,000				
	Total	7	6	1.		usid.				

PRINCIPAL SECRETARY TO GOVERNMENT.

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Section Officer.

ANNEXURE-V

	Tai	nil Nad	u Housi	ng and Ha	bitat for Urban Poor	1000 1000 1000 1000 1000 1000 1000 100	
					ons I and II – Staff Si	renoth	
		No. of Posts			Posts on Time Scale pay Per Month	Posts on Contract Pay Per Month Per Person	
SI. No.		Total No. of Posts	On Time Scale	On Contract	Scale of Pay (Rs.) per month	On Contract/ Consolidated Pay (Rs.)	
1	Executive Engineer	2	. 2	0	59300 - 187700	-	
2	Assistant Executive Engineer	8	8	0	56100 - 177500		
3	Assistant Engineer / Junior Engineer	40	40	0	37700 - 119500 AE 35900-113500 JE		
4	Draughtsman Grade-II	2	2	0	36200 - 114800	_	
5	Draughtsman Grade-III	2	2	0	35900 - 113500	-	
6	Community Officer	2	2	0	35600 - 112800		
7	Divisional Accountant	. 2	2	. 0	37200 - 117600	_	
8	Superintendent	2	2	0	36900 - 116600		
9	Assistant/ Junior Assistant	2	2	0	20600 - 65500 Asst. 19500-62000 Jr.Asst.	_	
10	Data Entry Operator	2	0	2		21,000	
11	Office Assistant	4	4 ,	0	15700 - 50000		
vn	Total	68	66	2	823	licin	

S. KRISHNAN PRINCIPAL SECRETARY TO GOVERNMENT.

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J. N. Mg. 12/2/19
Section Officer.

ANNEXURE-VI

		oject M	onitorii	ng unit - 3i	aff Sanction	
	Name of the Posts	No. of Posts			Posts on Time Scale pay Per Month	Posts on Contract Pay Per Month Per Person
SI. No.		Total No. of Posts	On Time Scale	On Contract	Scale of Pay (Rs.) per month	On Contract/ Consolidate d Pay (Rs.)
1	Joint Managing Director / Executive Director	1	1	_	(Indian Administrative Service in Senior Time Scale) 67700 - 208700	-
2	Chief Engineer	1	1	222	125200 - 219800	
3	Superintending Engineer	1	1	· -	123100 - 215900	••
	Sub Total	3	3		-	 4
I. P	rocurement Team					
1	Executive Engineer	1	1		59300 - 187700	_
2	Procurement Consultant	1		1	•	85,000
3	Assistant Executive Engineers	2	2	400	56100 - 177500	-
4	Assistant Engineers	6	6	•	37700 - 119500	-
5	Draughtsman Grade-I	1	1		37700 - 119500	
6	Draughtsman Grade-II	1	1		36200 - 114800	-
7	Draughtsman Grade-III	1	1.	S.Co.	35900 - 113500	
	Sub Total	13	12	. 1		
11.	Project Team				·	
1	Executive Engineer	1	1		59300 - 187700	
2	Project Planning Officer & Urban Management Specialist	1	-	1	-	85,000

	Sub Total	15	5	10	6 1 ,	100
4	Animators	8		8		11,000
3	Community Development Officers	4	4		56100 - 177500 (or) on Consolidated Pay	-
2	Social Development Specialists	2	650	2	•	50,000
1	Chief Community Development Officer	1	1	•	59300 - 187700	-
	Social Impact ssment					
	Sub Total	7	6	1	-	
, 3	Assistant Engineers	4	4	-	37700 - 119500	
2	Assistant Executive Engineers	2	1	-	56100 - 177500	
1	Environment Consultant	1		1	- -	85000/ Consultancy Payment Basis
III. Tear	Environmental n					
	Sub Total	16	1.1	5	49	123
8	Planning Assistants	2	2	da	35900 - 113500 (or) On Contract/ Consolidated Pay	
. 7	Town Planning Specialists (TPS)	2		2	-	85,000
6	Geo Information System Specialist (GIS)	1		1	-	85,000
5	Management Information Specialist (MIS)	1		1		85,000
4	Assistant Engineers	6	6		37700 - 119500	
3	Assistant Executive Engineers	2	2		56100 - 177500	

V. Finance						
1	FA & CAO / JD	1	1		123400 - 216300	edi
2	Accounts Officer	1	==	. 1	w)	30,000
3	Assistant	1	. ***		Ed .	21,000
	Sub Total		1	2	a	E3
V. Sı	V. Support Staff					5-4-2-00 (445-4-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-
1	Computer Assistants	4		4	60	21,000
2	Assistants	4	-	. 4	49	18,000
. 3	Office Assistants	6	-	. 6	-	9,000
4	System Analyst	1		1	669	28,000
5	Database Administrator	1	B100 .	1	na .	42,000
6	Computer Programmer	1	-	1	_	13,000
	Sub Total			17		5
r	Total					

S. KRISHNAN PRINCIPAL SECRETARY TO GOVERNMENT.

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