

3.15 Tsunami - Construction of 22,000 houses in vulnerable areas in coastal districts

Revenue (NC IV-2) Department

G.O. (Ms) No. 60

Dated : 29.1.2007

Read :

1. G.O.(Ms). No.708, Revenue (NC-4) Department, Dated : 28.10.2006
2. G.O.(Ms).No. 187, Rural Development and Panchayat Raj Department Dated 26.12.2006
3. From the SC & CRA, D.O. Letter No.TRR-GAP-2/45061/2006, dated 9.1.2007

ORDER

The Hon'ble Chief Minister reviewed the tsunami relief works with the District Collectors at the meeting held on 24.6.2006 . It was decided in the meeting that disaster resistant houses would have to be constructed for those living in thatched houses, poorly constructed houses and dilapidated houses in vulnerable areas of the coastal districts of Tamil Nadu. Based on the assessment of approximate number of houses required to be constructed, a D.O.letter was sent by the Hon'ble Chief Minister to the Deputy Chairman of Union Planning Commission and a similar communication by the Chief Secretary to Government of Tamil Nadu to Acting Country Director, India of World Bank for getting in principle approval for the proposal. In response to this initial approval has been received from both the Planning Commission and the World Bank.

2. In G.O. (Ms) No. 708, Revenue Department, dated 28.10.2006 read with G.O. (Ms) No. 779, Revenue dated 4.12.2006 and G.O.Ms No.812, Revenue, dated 13.12.2006, orders were issued, among others, permitting the Collectors of 12 Coastal Districts of Tamil Nadu to form Survey teams for enumeration of houses in the vulnerable areas and to acquire lands to implement the scheme of construction of houses in lieu of " Vulnerable houses" from the amount fo Rs.30 Crores initially sanctioned for this purpose.

3. The Special Commissioner and Commissioner of Revenue Administration has since reported that the number of houses enumerated as vulnerable is as follows :-

	In Situ	Re-Location
Upto 200 m	10268	5831
200 -500m	10200	2171
500-1000 mtr	14661	2810
Within 100 m of backwaters	464	270
100-200 m of backwaters	448	209
Total	36041	11291

He has indicated that the figures may undergo slight modification based on the habitation - wise figures being gathered from the Collectors.

4. The issue of construction of houses in vulnerable areas was discussed in detail in the meeting held on 27.12.2006 in the chambers of the Secretary, Finance and in the meeting held on 29.12.2006 in which the Chief Secretary reviewed the Tsunami Relief and Rehabilitation works. Based on the discussion during the said meetings, the Special Commissioner and Commissioner of Revenue Administration has sought orders on the following :-

- (i) To take up construction of about 22,000 houses, covering vulnerable houses within 200 m and the houses constructed under the Indira Awas Yojana and other Government financed Schemes which are more than 10 Years old as on 1.1.2006

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- (ii) The estimate for each house is Rs.2.10 lakh as per current estimate (2006-07) and for basic amenities Rs.40,000/- per house. In addition, Rs.0.01 lakh has to be provided as insurance for these houses for a period of 10 years to protect against 14 different types of hazards. The actual cost would be based on the tendered rates finalized.
- (iii) The Collectors may be instructed to ascertain the acceptance of the people in the case of relocation and identify suitable sites for them which will not be prone to flooding or other such calamities.
- (iv) With respect to amenities, as decided in the meeting chaired by Chief Secretary on 29.12.2006, decentralized sanitation arrangements without involving underground drainage systems may be implemented in the habitations coming under Rural Development and Town Panchayats Departments.
- (v) Regarding the construction, in the meeting of Steering Committee chaired by the Hon'ble Finance Minister on 30.8.2006, it was decided that the construction shall be taken up by the Government Departments (viz Rural Development in rural areas and the Tamil Nadu Slum clearance Board in urban areas) with necessary provisions made for ensuring quality construction.
- (vi) During Construction in in-situ houses, the families may be provided with a rent of Rs.500/- per month initially for a period of six months instead of building temporary shelters which are difficult to maintain and are not liked by the people.
- (vii) Exemption for minor deviations in layout as was given for the tsunami programme needs to be given for the present programme.
- (viii) The District-wise allocation of houses and funds may be done by Special Commissioner and Commissioner of Revenue Administration based on the proposals received from the Collectors and the Implementing Agencies.
- (ix) The list of beneficiaries may be placed at a Special Gram Sabha meeting and published.

5. The Government have carefully examined the proposals of the Special Commissioner and Commissioner of Revenue Administration and issue the following orders :-

- (a) Permission is hereby granted for the construction of about 22000 houses covering vulnerable houses within 200 m and the houses constructed within 1000 m under the Indira Awas Yojana and other Government financed schemes which are more than 10 years old as on 1.1.2006. In the case of in-situ houses, the departments concerned shall evolve suitable design suiting the land availability. The Collectors shall ascertain the acceptance of the families in the case of relocation of houses within 200 m and identify suitable sites for them.
- (b) The estimated cost of a house shall not be more than Rs.2.10 lakhs per house as ordered in the G.O.Second read above and it shall be as per the 2006-2007 PWD Schedule of Rates. The tender guidelines as stipulated in the G.O. referred to above shall be applicable for the houses proposed now and to be constructed by the Rural Development and Panchayat Raj Department. In the case of the houses to be constructed by Tamil Nadu Slum clearance Boards, the Housing and Urban Development Department will issue orders separately.
- (c) Basic amenities shall be provided at Rs.40000/- (Rupees Forty Thousand only) per house. A sum of Rs.1000/- (Rupees One thousand only) per house shall be provided for insurance to the houses for a period of 10 years insuring them against 14 different types of hazards.
- (d) Sanction is hereby accorded for a sum of Rs.552 Crores (Rupees Five Hundred and Fifty Two Crores only) for the construction of 22,000 houses referred to above, provision

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of basic amenities and insurance from Rajiv Gandhi Rehabilitation Package for Tsunami Affected areas which has been merged into the Tsunami Rehabilitation Programme .

- (e) Decentralized sanitation arrangements without involving underground drainage system shall be implemented in the habitations coming under Rural Development and Town Panchayats Departments.
- (f) The Construction of houses shall be taken up by the Rural Development and Panchayat Raj Department in rural areas and by the Tamil Nadu Slum Clearance Board in Urban areas.
- (g) During construction on in-situ houses, the families shall be provided with a rent of Rs.500/- (Rupees five hundred only) per month initially for a period of Seven months instead of building temporary shelters for them.
- (h) The Director of Town and Country Planning/Chennai Metropolitan Development Authority is permitted to grant exemption for minor deviations in the layouts.
- (i) The district-wise allocation of houses and funds shall be done by the Special Commissioner and Commissioner of Revenue Administration.
- (j) The Collectors are directed to get the list of beneficiaries placed before the special Gram Sabha and to publish the same.

6. The expenditure sanctioned in para 5(d) above shall be debited to the following head of account :-

2216 Housing- 80 General - 800 Other Expenditure - Schemes in the Tenth Five Year Plan II State Plan JN Tsunami Rehabilitation works 09 Grants in aid 03 Grants for Specific Schemes (DPC 2216 80 800 JN 09 38)

7. Necessary funds will be provided in RE/FMA 2006 -2007. Pending provision of funds, the Special Commissioner and Commissioner of Revenue Administration is authorised to draw and disburse the amount sanctioned in para 5(d) above to the Project Implementation Officer, Tsunami Project Implementation Unit, Rural Development and Panchayat Raj Department and Managing Director, Tamil Nadu Slum Clearance Board as per the District -wise allocation made by him. (Special Commissioner and Commissioner of Revenue Administration) The disbursement to Managing Director Tamil Nadu Slum Clearance Board shall be by means of an account payee cheque drawn in favour of Personal Deposit account of Tamil Nadu Slum Clearance Board by indicating the account Number, thereon. The Managing Director , Tamil Nadu Slum Clearance Board shall remit the same in State Bank of India, Thousand Lights Branch, Chennai by Contra Credit to " K. Deposits and Advances (b) Deposits not bearing interest under " 8443 Civil Deposits - 800 Other deposits - AE. Deposits of Government Companies/ Corporations etc. - CA Deposits of Tamil Nadu Slum Clearance Board. (DP Code 8443 800 AE (CA 000J) Receipt)".

8. The Special Commissioner and Commissioner of Revenue Administration is requested to send the Statement of Expenditure, Utilisation Certificate and Progress report to the Accountant General/Government.

9. This order issues with the concurrence of the Finance Department vide its U.O.No.5542/Rev/07-1, dated 29.1.2007 and ASL No.1471.

(By order of the Governor)

P.SELVAM
SECRETARY TO GOVERNMENT