



Annexure 3	
Third Party Quality Monitoring Report of BLC projects under PMAY	
Name of TPQM Agency	Innovative CADD Centre Indore 102, Arpan Apartment 35, Saket Nagar, Indore
Date of Visit	10-12-2018
Current Visit No.	1 st
Date of Previous visit	Nil

A. PARTICULARS OF PROJECT

1	Name of the State /UT:	Uttar Pradesh				
2	Name of the City:	Mirzapur				
3	Name of Project:	Construction of 26 DUs under PMAY 29th CSMC Dt. 27/12/2017				
4	Project Code:	090076194N0				
5	Implementing Agency/ ULB	Ahraura				
6	Location of the Project	All Wards of ULB				
7	Type of Project : (i) BLC (New Construction), (ii) BLC (Enhancement)	BLC (New Construction)				
8	No. of Houses in the project	26				
9	Date of Approval by SLSMC	25/12/2017				
10	Approved Project Cost (Rs. Lakhs):	Central share	State share	ULB/ IA share	Beneficiary share	Total
		(in Lakhs)	(in Lakhs)	(in Lakhs)	(in Lakhs)	(in Lakhs)
		39.0	26.0	0.0	33.8	98.8
11	Date of sanction of 1 st installment of Central Assistance by CSMC	27-12-2017				
12	Duration of the project	1 Yrs				
13	Date of Commencement	Scheduled		Actual		
		27-12-2017		11-01-2018		
14	Date of Completion	Scheduled		Expected		
		27-12-2018		11-01-2019		
15	Inspection undertaken by (Name) (with contact detail) :	S.K.Khandelwal		9424468805		
		Tausif Iqbal		9111008971		
16	Name of State representative present	Not Present				
17	Name of ULB representative present	Mukesh Singh		8948370539		
18	Name of Community representative present during visit	List Enclosed with Photos				
19	Whether list of Beneficiaries finalized ?	Yes				
20	If finalised, whether uploaded in PMAY MIS?	Yes				
21	State any deviation from sanctioned DPR in terms of number of houses or size or location or Layout	No				
22	Any other comment	No				

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Date of Visit	10-12-2018
Current Visit No.	1 st
Date of Previous visit	Nil

A. PARTICULARS OF PROJECT

1	Name of the State /UT:	Uttar Pradesh				
2	Name of the City:	Mirzapur				
3	Name of Project:	Construction of 464 DUS under PMAY 31st CSMC Dt. 27/02/2018				
4	Project Code:	0900761914N0				
5	Implementing Agency/ ULB	Ahraura				
6	Location of the Project	All Wards of ULB				
7	Type of Project : (i) BLC (New Construction), (ii)BLC (Enhancement)	BLC (New Construction)				
8	No. of Houses in the project	464				
9	Date of Approval by SLSMC	26/02/2018				
10	Approved Project Cost (Rs. Lakhs):	Central share	State share	ULB/ IA share	Beneficiary share	Total
		(in Lakhs)	(in Lakhs)	(in Lakhs)	(in Lakhs)	(in Lakhs)
		696.0	254.6	0.0	404.3	1354.9
11	Date of sanction of 1 st installment of Central Assistance by CSMC	27-02-2018				
12	Duration of the project	1 Yrs				
13	Date of Commencement	Scheduled			Actual	
		27-02-2018			14-03-2018	
14	Date of Completion	Scheduled			Expected	
		27-02-2019			14-03-2019	
15	Inspection undertaken by (Name) (with contact detail) :	S.K.Khandelwal			9424468805	
		Tausif Iqbal			9111008971	
16	Name of State representative present	Not Present				
17	Name of ULB representative present	Anoop Singh			8948370539	
18	Name of Community representative present during visit	List Enclosed with Photos				
19	Whether list of Beneficiaries finalized ?	Yes				
20	If finalised, whether uploaded in PMAY MIS?	Yes				
21	State any deviation from sanctioned DPR in terms of number of houses or size or location or Layout	No				
22	Any other comment	No				

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B. QUALITY ASSURANCE IN THE PROJECT

1	Whether ULB/ State have organized workshop/ training programs to educate the beneficiaries about quality, construction methods, adherence to disaster resistant technologies etc.	Yes
2	Whether testing facilities to check quality of material is available?	NO
3	Whether regular tests of materials and construction products tests of materials are being done from accredited labs also?	No, It has been directed to establish the material testing lab.
4	(i) Whether the structural Designs are approved / Proof checked by competent Authority	NA
	(ii) Name of the approving authority for structural design.	NA
	(iii) Whether the statutory certificate for disaster resistance design and compliance of codal provision is endorsed by the structural designer on the structural drawings fit for execution, Specially in case of multi- storied construction.	Not Required
	(iv) The work is being executed as per the approved drawings fit for execution.	NO
5	Whether the Inspection Registers, Site order book and Quality control Test registers are maintained and endorsed by the Engineer-in-charge?	No, (Instruction given to maintain the site order book, Inspection register & Quality control Test register.
6	Whether cement, steel, aggregates etc. being used in the work, got tested before use?	No (materials being purchased by beneficiary.)
7	Whether manufacturer test certificate for cement, steel, pipes etc. have been obtained with supply and records are being maintained?	NA
8	Whether Cement is free from lumps and is stacked properly to prevent contact with moisture?	Yes
9	Whether soil investigations of the site proper have been done before the structural design and soil parameters have been accounted for in the structural design/ drawings? If yes, attach copy of soil investigation report.	No, Soil investigations have been done



10	Whether centering /shuttering is checked for staging & propping, line & level, dimensions, cleaning etc. and its quality approved before each stage and record maintained.	No record have been maintained.
11	Specific control on RCC work like: mixing by full bag capacity hopper fed mixer, control of slump, placing/ compaction with vibrator. (proportioning with boxes not permitted)	Manual mixing with hand compaction in minor work.
12	Whether cement register is maintained and checked at site. Comment on method of stacking.	No cement register have been maintained and the work has been carried out on petty purchases.
13	Whether concrete mix is nominal or design mix? (Nominal mix not permitted for quality concrete).	Nominal mix has being used
14	What is the Mode of Concrete mixing (batch mix/ manual)? In case of manual mixing, whether mixing is by weight or by volume of ingredients? (Volumetric mixing not permitted).	Volumetric manual mixing has been used.
15	Whether Mixer/Vibrator as specified is available at site with adequate means to run them during concreting?	During visit not found
16	Whether Surface of reinforcement is clean and free from rust?	Yes
17	Whether potable water is used for construction ?	YES
18	Whether proper water / cement ratio has been ensured?	NA
19	Whether the concrete being cured adequately as per requirements?	YES
20	Whether bricks are well burnt, of rectangular shape, with sharp edges, free from cracks and of correct size?	YES
21	Whether i) Execution of Depth & width of Foundation is as per drawing/ adequate & bottom levelled ii) Plinth height is as per drawing/ adequate iii) Horizontal bands (as applicable) have been provided	Adequate Adequate Partially Provided.
22	Whether quality has been checked by TPQMA/ State agency? If yes, details there of ?	YES, ULB staff has been checked. Found good quality of work.

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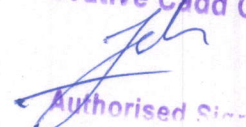
23	Quality of work and workmanship, Comments on	
(i)	RCC work (concrete, Reinforcement detailing, cover to reinforcement). Whether Columns are in plumb (check for verticality)	Jointing and RCC bands are partially provided
(ii)	Masonry (Joint details, verticality).Check adequate RCC bands are provided.	Masonry work is good.
(iii)	Shuttering (Type of material-pucca/ katcha, support spacing)	Steel shuttering are mainly used but somewhere wooden shuttering are also used with steel shuttering.
(iv)	Bar bending and stirrups bending , placement and cover to reinforcement bars.	Provided.
(v)	Plastering	Good
(vi)	Doors and windows	Satisfactory
(vii)	Seepage, if any	Not found
(viii)	Cracks, if any	NA
(ix)	Honey combing, if any	No
(x)	Any other	Satisfactory
24	Whether provision has been made for Service lines (Electrical, Water Supply, Sanitation etc.)	Yes
25	Whether floor slope (especially) in bath, WC, kitchen, terrace and balcony etc. are proper?	Yes
26	Whether adequate plinth height (above the general ground level) is provided to the ground floor of the building to avoid possibility of rainwater and reptiles in the building.	Yes
27	Whether dampness/leakages noticed? If yes, state location and probable reasons.	No dampness found
28	Whether remedial measures are undertaken by IA/ ULB to stop Dampness & Leakages if any?	Instruction has been given during visit.
29	Whether disaster resistant features have been incorporated?	The construction is being carried by beneficiaries and quality of construction maintained satisfactory.
30	Any other comments	The inspected sites are in order and construction is being carried out by beneficiaries themselves . The construction
31	Report on Overall assessment of quality	On inspection. of houses under ULB , We found that all houses are in different level . On visual inspection of these houses Quality of concrete in beam coloun and slab is found satisfactory.

**C. PROGRESS - HOUSING COMPONENTS**

1	Numbers of houses sanctioned in the Project	26	464
2	Numbers of houses Completed	10	26
3	Numbers of houses in progress	16	464
4	Stages of Progress:		
i)	Foundation level (Nos.)	2	120
ii)	Plinth level (Nos.)	2	125
iii)	Lintel level (Nos.)	2	110
iv)	Roof level (Nos.)	2	70
v)	Finishing level (Nos.)	8	39
5	Numbers of houses not started	0	0
6	Reason for non-starter of houses, if any	Surrendered	
7	Numbers of houses occupied by the Beneficiaries	0	
8	Reasons for Non-occupation of houses (If any)- specific reasons to be given	Under construction	
9	Size of Unit (Carpet Area)	Sanctioned	As per Implementation
		Proposed avg. 30 sq.m	Most of the houses are 30 sqm
10	Overall physical progress of Housing (in %)	Approx (53%)	
11	Whether the progress of houses has been ensured through geo-tagged photographs at various construction level?	Yes	
12	Whether DBT of fund to individual beneficiary is ensured in the project?	Yes	
13	Whether the building plan(s) conform to NBC norms?	Yes	
14	Whether authenticated building plans and revisions if any, are available?	Yes	
15	Deviation, if any	No	
16	Any other comment	No	
D. CIVIC INFRASTRUCTURE			
1	Whether provision of Civic infrastructure components (i.e. water supply, Sewerage, Drainage, Roads, SWM etc.) has been ensured?	Yes	



2	Whether the Existing/proposed infrastructure components are independent and/or integrated with city level infrastructure?	NA	
3	Any other comments	No	
E. SOCIAL INFRASTRUCTURE			
1	Whether provision of Social Amenities (i.e. School, Anganwadi, Health centre, Community centre, Livelihood centre etc.) has been ensured?	Yes	
2	Any other comments	No	
F. FINANCIAL PROGRESS & FUND UTILIZATION (Rs. in Lakhs)			
1	Sanctioned fund for entire project.	98.80	1354.85
2	Amount of funds received up to date	26.00	464.00
3	Up-to date Expenditure	26.00	464.00
4	Amount of funds Utilized (out of received)	26.00	464.00
5	Amount of Expenditure by ULB	Nil	Nil
6	Amount of Expenditure by Beneficiaries	Construction work is being done by beneficiaries	
7	Balance funds Expected/due from stakeholders	26.00	464.00
G. COST VARIATION and TIME-OVERRUNS			
Cost variation:			
1	Whether there is cost variation? If yes, what are the reasons?	Not applicable for BLC works	
Time Overruns:			
1	Whether there is time overrun? If yes, what are the reasons?	Not applicable for BLC works	
H. REMEDIAL MEASURES TO IMPROVE PROGRESS AND QUALITY			
Undertaken by Implementation agency to improve the:			
1	Physical Progress	53%	
2	Financial Progress	Timely payment of installments must be assured to beneficiaries.	
3	Quality management	Supervision from the side of PMC need to be improved for quality.	
4	Comments and suggestions of TPQMA on above	Construction carried out by beneficiaries are good. Maintain a workshop for beneficiaries ward wise to give knowledge about construction.	
I. COURT CASES AND LITIGATIONS			
1	(To be specified)	Nil	

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**J. OTHERS**

1	Any innovative/ cost effective/ green technology has been used	NO
2	Feedback of beneficiaries regarding provision of Physical & Social infrastructure:	Satisfactory
3	Reasons for delay in completion of housing and Infrastructure, if any:	Work in progress
4	Any specific observation by the beneficiary	No
5	Overall observation on the project (with adequate photographs covering project to a large extent including quality issues as applicable) 1. Critical observations 2. Action suggested by TPQMA to SLNA and IA	Progress of the project is satisfactory Nil
6	Action taken report on previous report: i. Observations of TPQMA ii Action suggested by TPQMA iii Action taken by Beneficiaries/ IA (Implementation Agency) iv Whether TPQMA is satisfied with the action taken	This was first visit
7	TPQMA's Overview of the Project (in 400-500 words) in a separate sheet	The overall project progress is satisfactory and beneficiaries are active. the construction is being carried by beneficiaries themselves and guidance on construction techniques is being provided by PMC. To improve the quality of work regular visit of ULB officials is recommended.



For

Innovative CADD Centre Indore.

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Name of Community representative present during visit

ULB NAME:-Ahraura		
S.No	Benf. Name	Father/Husband Name
1	SUNIL	KANHAIYA LAL
2	WASEEM	JAMA KHA
3	AHMAD	Iqbal
4	DUDHAN	RAM KISHAN
5	AFSAR ALI	MUNNA
6	MOHD RAEES	NABI BAKHSH
7	SAEED AHMAD	SAHAMAT ALI
8	MOHD ASIF	DAUD SIDDIQI
9	NISHA	MAKSOOD AHMAD
10	RAZIYA BEGUM	MAQSUD
11	MOHD OMAR	LAL MOHD
12	NAZIM ALI	MOHD ALI
13	WASEEM	LATE BASHEER
14	AHMED	AHMED
15	BUDDH RAM	MAHESH
16	BHARAT LAL	SUKH NANDAN
17	MITHILESH	NARBADA PRASAD
18	KUMARI	BACHNU
19	KANTI DEVI	MAHAVEER
20	MEENA DEVI	BHULLAN
21	WALI MOHD	GHADDHAN
22	RAM PATI	SATI UDDIN
23	MOGANA	SHIV NARAYAN
24	LOOTAN	SEEPAL
25	SANTOSH	BACHNU
26	CHHOTE LAL	RAM DAS
27	MOHD RAFEEQ	HAMEED ULLAH
28	RAJKUMARI	SOHAN LAL
29	SHAHJAHA	MEHMOOD AHMAD
30	RAJJAN LAL	AMBIKA PRASAD
31	RABIYA	MOHD SALIM
32	DEVI PRASAD	SHIV DATT
33	RUKAIYA BANO	SHABBER AHMAD
34	MOHD SHAREEF	GAFOOR
35	SANTOSH	RAM SARAN
37	RAM MILAN	DEVTA DEEN
38	REHANA BAGAM	NAFEES AHMED
39	LAIKUN NISHA	MOHD SHAMIM
40	NAZMA BANO	MOBEEN AHMAD
41	LAIKUN NISHA	MOHD SHAMIM
42	HASMAT ALI	SHOKAT ALI
43	NAZMA BANO	MOBEEN AHMAD
44	JAGAT PAL	SONAI
45	ZAREENA BANO	SHAFEEQ AHMED
46	LAL MOHD	CHHUTTAN
47	BINDESHWARI	RAM SWAROOP
48	AHTISHAM	AKHTAR HUSAIN
32	POONAM DEVI	SHANKAR MAURYA
33	RUKSANA BANO	LATE BASIR AHMAD
34	SAMEENA BANO	NASIR AHMAD
35	SHARIF AHMAD	DASTA GGEER
36	SURESH MAURYA	LATE BADRI MAURYA
37	GANGA SAGAR	LATE BIHARI VISHKARMA
38	Vishvnath	Khannu
39	Roshan Lal	Khelawan
40	Chauthi	Ganesh

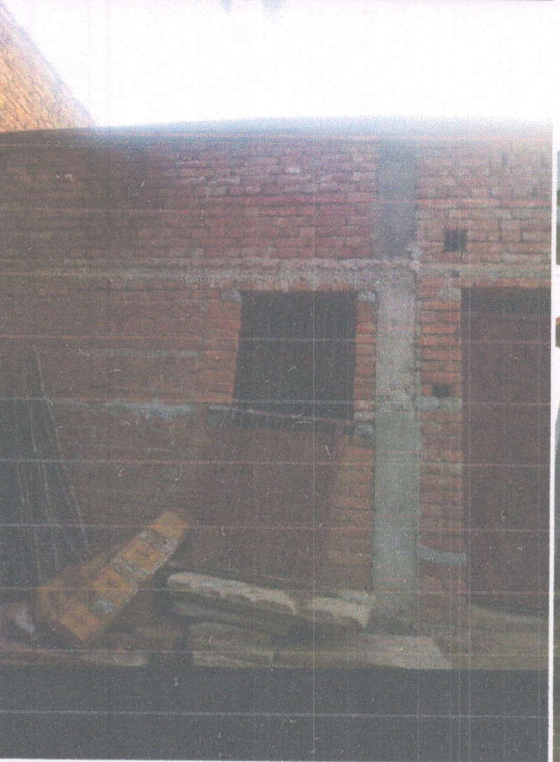
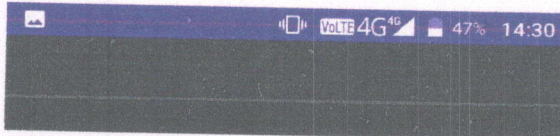
42	Rambali	Dukkhu
43	Chandrawati	Mangru Ram
44	Daya Shankar	Late Rambali
45	Raajnarayan Upadhayay	Late Shivdihal
46	Aasha	Swarath
47	Lakshmi Prasad	Jhuri
48	Shivnath	Khannu
49	Geeta	Vinod
50	DeenDyal yadav	Kodai yadav

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Ahraura



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