



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	15-12-2018
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:	Jaunpur				
3	Name of Project:	Construction of 127 DUS under PMAY 29 th CSMC 27-12-2017				
4	Project Code:	0900758614N0				
5	Implementing Agency/ ULB	Badlapur				
6	Location of the Project	Wards of ULB				
7	Type of Project : (i) BLC (New Construction), (ii) BLC (Enhancement)	BLC (New Construction)				
8	No. of Houses in the project	127				
9	Date of Approval by SLSMC	26-12-2017				
10	Approved Project Cost (Rs. Lakhs):	Central share (in Lakhs)	State share (in Lakhs)	ULB/ IA share (in Lakhs)	Beneficiary share (in Lakhs)	Total (in Lakhs)
		190.5	127.0	0.0	109.2	426.7
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 27-12-2017			Actual 11-01-2018	
14	Date of Completion	Scheduled 27-12-2018			Expected 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	Yashveer Singh			8587918564	
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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Name of TPQM Agency	Innovative CADD Centre Indore 102, Arpan Apartment 35, Saket Nagar, Indore
Date of Visit	15-12-2018
Current Visit No.	1 st
Date of Previous visit	Nil

Name of the State /UT:	Uttar Pradesh				
Name of the City:	Jaunpur				
Name of Project:	Construction of 31 DUS under PMAY 36th CSMC 23-07-2018				
Project Code:					
Implementing Agency/ ULB	Badlapur				
Location of the Project	Wards of ULB				
Type of Project : (i) BLC (New Construction), (ii) BLC (Enhancement)	BLC (Enhancement)				
No. of Houses in the project	31				
Date of Approval by SLSMC	22-06-2018				
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)
	46.5	42.3	0.0	0.0	88.8
Date of sanction of 1 st installment of Central Assistance by CSMC	23-07-2018				
Duration of the project	1 Yrs				
Date of Commencement	Scheduled		Actual		
	23-07-2018		07-08-2018		
Date of Completion	Scheduled		Expected		
	23-07-2019		07-08-2019		
Inspection undertaken by (Name) (with contact detail) :	S.K.Khandelwal		9424468805		
	Tausif Iqbal		9111008971		
Name of State representative present	Not Present				
Name of ULB representative present	Yashveer Singh		8587918564		
Name of Community representative present during visit	List Enclosed with Photos				
Whether list of Beneficiaries finalized ?	Yes				
If finalised, whether uploaded in PMAY MIS?	Yes				
State any deviation from sanctioned DPR in terms of number of houses or size or location or Layout	No				
Any other comment	No				



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.	NO
2	Whether testing facilities to check quality of material is available?	No, there is no facility
3	Whether regular tests of materials and construction products tests of materials are being done from accredited labs also?	Regular tests of materials and construction products tests of materials are not being done from accredited labs also.
4	(i) Whether the structural Designs are approved / Proof checked by competent Authority	Structural Designs are not approved / Proof checked by competent Authority.
	(ii) Name of the approving authority for structural design.	Nil
	(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.	Yes
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
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 centering /shuttering is checked for staging & propping, line & level, dimensions, cleaning etc.
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
12	Whether cement register is maintained and checked at site. Comment on method of stacking.	No cement register have been maintained .
13	Whether concrete mix is nominal or design mix? (Nominal mix not permitted for quality concrete).	Nominal mix (as reported by beneficiary)
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?	NA
16	Whether Surface of reinforcement is clean and free from rust?	
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	Construction work is being done by beneficiaries & Sample checks are being done by PMC
22	Whether quality has been checked by TPQMA/ State agency? If yes, details there of ?	It was checked randomly. The construction quality is satisfactory.

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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)	Yes
(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.	Construction site have been checked by IA
(v)	Plastering	Satisfactory
(vi)	Doors and windows	Satisfactory
(vii)	Seepage, if any	NO
(viii)	Cracks, if any	NA
(ix)	Honey combing, if any	Honeycomb are observed that in some place
(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
30	Any other comments	No
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 column and slab is found satisfactory.



C. PROGRESS - HOUSING COMPONENTS			
1	Numbers of houses sanctioned in the Project	127	31
2	Numbers of houses Completed	40	0
3	Numbers of houses in progress	87	0
4	Stages of Progress:		
i)	Foundation level (Nos.)	0	0
ii)	Plinth level (Nos.)	0	0
iii)	Lintel level (Nos.)	44	0
iv)	Roof level (Nos.)	43	0
v)	Finishing level (Nos.)	0	0
5	Numbers of houses not started	0	0
6	Reason for non-starter of houses, if any	0	0
7	Numbers of houses occupied by the Beneficiaries	40	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 %)	48%	
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.	426.7	88.8
2	Amount of funds received up to date	127.00	0.00
3	Up-to date Expenditure	127.00	0.00
4	Amount of funds Utilized (out of received)	127.00	0.00
5	Amount of Expenditure by ULB	Nil	0.00
6	Amount of Expenditure by Beneficiaries	Construction work is being done by beneficiaries	
7	Balance funds Expected/due from stakeholders	127.00	31.00

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
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Time Overruns:

1	Whether there is time overrun? If yes, what are the reasons?	Not applicable for BLC works
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H. REMEDIAL MEASURES TO IMPROVE PROGRESS AND QUALITY**Undertaken by Implementation agency to improve the:**

1	Physical Progress	48%
2	Financial Progress	<i>Timely payment of installments must be assured to beneficiaries</i>
3	Quality management	<i>Satisfactory</i>
4	Comments and suggestions of TPQMA on above	<i>Construction carried out by beneficiaries are good. Maintain a workshop for beneficiaries ward wise to give knowledge about construction</i>

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	Nil
2	Feedback of beneficiaries regarding provision of Physical & Social infrastructure:	Satisfactory
3	Reasons for delay in completion of housing and Infrastructure, if any:	No delay
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
		No action
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 the 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 Center
Innovative CADD Centre Indore,

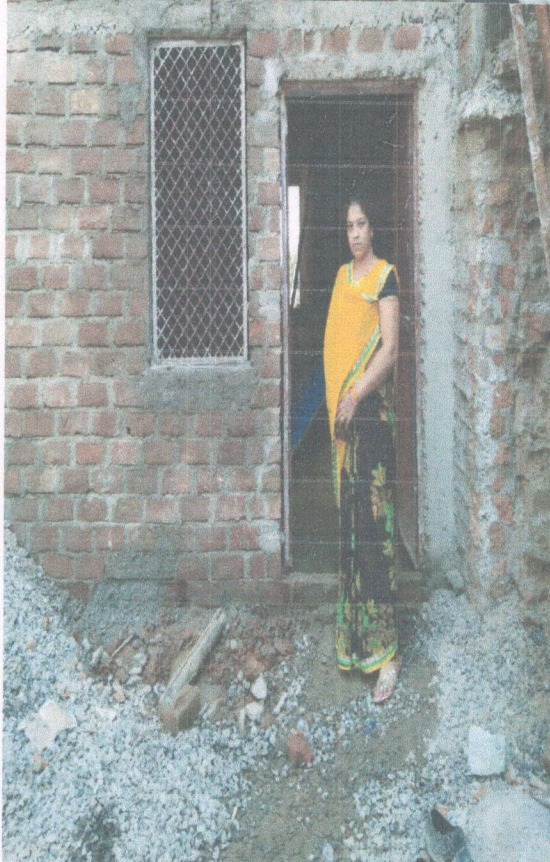
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Name of Community representative present during visit

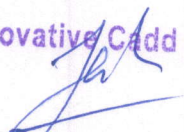
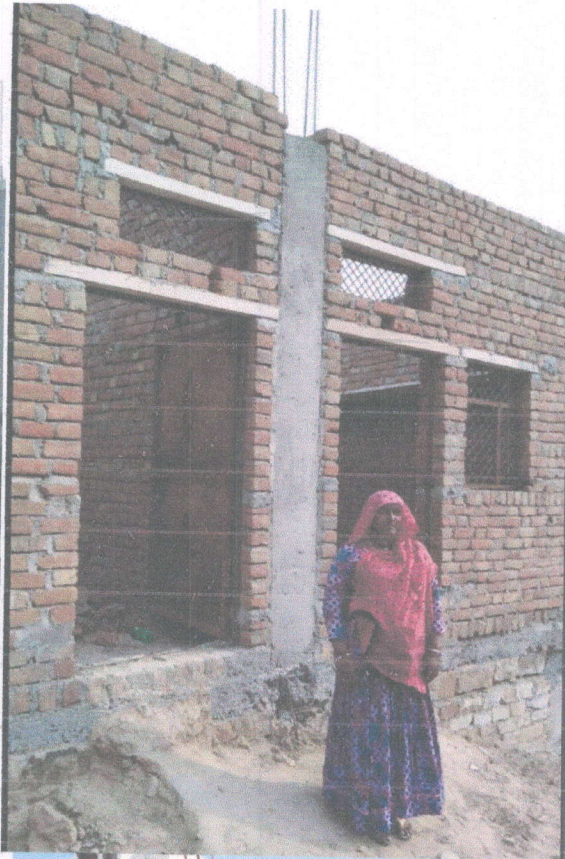
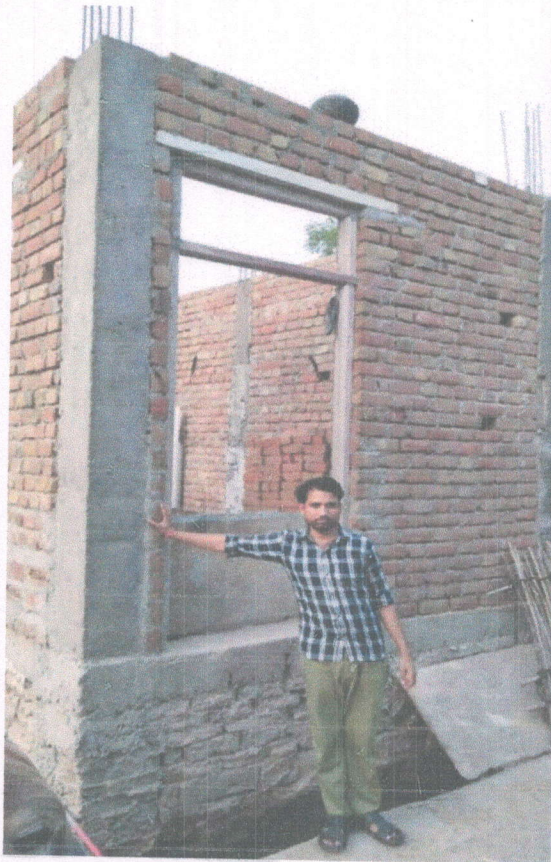
ULB NAME:-Badlapur		
S.No	Benf. Name	Father/Husband Name
1	Aneesh	Kadir Ahmad
2	GAYARAM	TAPESHVAR
3	PINKI	MANIK CHANDRA
4	RAJBALI	LT.INARUU
5	RAMPALAT	BHOBHAL
6	SATI RAM	BARSATI
7	RAMPHER RAI	HARI RAM
8	SANJAY KUMAR	RAMFER RAM
9	SUNIL	RAM NARAYAN
10	TILAKU RAM	MARJAD
11	ASHA	OMPRAKASH
12	BASMATI DEVI	LATE SAJJAN
13	GUDDI DEVI	SUNIL KUMAR
14	GULAB CHANDRA	HARINATH
15	HARAKHU	LALLU RAM
16	INDRAJEET	SIRPAT
17	INDRAVATI	PANCHAM
18	JAMUNA	SHRIPATI
19	KUSUM DEVI	SHIVPUJAN
20	MAHESH KUMAR	HARINATH
21	narama	ramkishon
22	POONAM	AVDHESH
23	RAM SAMUJH RAM	VISHRAMA
24	RAMA SHANKAR	LATE BHONU RAM
25	REENA	RAMJANAM
26	SEEEMA	MADAN
27	SUNEETA	MARKANDEY
28	URMILA	SHIVPUJAN
29	VIMALA	SARAKHU RAM
30	LALDHARI	VIJAI
31	SAROJA DEVI	BUDDHU RAM
32	TEJBAHADUR	LAUTAN
33	AVINANDAN	LATE KANHIYA LAL
34	MANJU	LATE JADISH PASWAN
35	MINA DEVI	RAMSAMUJH
36	VINOD	SUNSUN
37	PRABHA DEVI	JADISH PRASAD PRAJAPATI
38	BADHAMI SONKAR	LT.KAILASH
39	CHANDRMATI DEVI	NAVRANG
40	GAJDISH SONKAR	BANSHI
41	GAYTRI DEVI	SHAILEDR
42	LAKKHU SONKAR	LT. ROOP SONKAR
43	MANOHAR PARJAPATI	NARESH


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