

**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	12-12-2018
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:	Sonbhadra				
3	Name of Project:	Construction of 287 DUS under PMAY 22nd CSMC 29/05/2017				
4	Project Code:	09007620014N0				
5	Implementing Agency/ ULB	Ghorawal				
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	287				
9	Date of Approval by SLSMC	26/05/2017				
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)
		430.5	287.0	0.0	421.9	1139.4
11	Date of sanction of 1 st installment of Central Assistance by CSMC	29-05-2017				
12	Duration of the project	1 Yrs				
13	Date of Commencement	Scheduled			Actual	
		29-05-2017			13-06-2017	
14	Date of Completion	Scheduled			Expected	
		29-05-2018			13-06-2018	
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	Minhaj Umar Khan			9026364110	
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				

Innovative Cadd Center

Authorised Signatory

**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	12-12-2018
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:	Sonbhadra				
3	Name of Project:	Construction of 60 DUS under PMAY 29th CSMC 27/12/2017				
4	Project Code:	0900762014N0				
5	Implementing Agency/ ULB	Ghorawal				
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	60				
9	Date of Approval by SLSMC	27/12/2017				
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)
		90.0	60.0	0.0	78.0	228.0
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	V K Nigam			8573002316	
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				

Innovative Cadd Center

Authorised Signatory



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	12-12-2018
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:	Sonbhadra				
3	Name of Project:	Construction of 113 DUS under PMAY 32nd CSMC 26/03/2018				
4	Project Code:	0900762014N0				
5	Implementing Agency/ ULB	Ghorawal				
6	Location of the Project	Wards of ULB				
7	Type of Project : (i) BLC (New Construction), (ii) BLC (Enhancement)	BLC (Enhancement)				
8	No. of Houses in the project	113				
9	Date of Approval by SLSMC	25/03/2018				
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)
		169.5	60.0	0.0	0.0	229.5
11	Date of sanction of 1 st installment of Central Assistance by CSMC	26-03-2018				
12	Duration of the project	1 Yrs				
13	Date of Commencement	Scheduled		Actual		
		26-03-2018		10-04-2018		
14	Date of Completion	Scheduled		Expected		
		26-03-2019		10-04-2019		
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	V K Nigam			8573002316	
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				


Innovative Cadd Center
 Authorised Signatory



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?	Testing facilities are not available at sites , however it is advisable that in the premises of the muncipal council testing facilities should be developed for the beneficiaries
3	Whether regular tests of materials and construction products tests of materials are being done from accredited labs also?	Not conducted
4	(i) Whether the structural Designs are approved / Proof checked by competent Authority	Not provided
	(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
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?	NA
16	Whether Surface of reinforcement is clean and free from rust?	No
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



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)	Cover to Reinforcement is sufficient & the columns are in plumb vertically.
(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.	Adequate
(v)	Plastering	Satisfactory
(vi)	Doors and windows	Satisfactory
(vii)	Seepage, if any	Not found
(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?	NO
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 some houses are plinth level , some houses are lintel level while some houses are roof level. Quality of concrete in beam coloun and slab is found satsatisfactory. Proper cover is maintain in RCC work

Innovative Qada Center

 Authorised Signatory



C. PROGRESS - HOUSING COMPONENTS				
1	Numbers of houses sanctioned in the Project	287	60	113
2	Numbers of houses Completed	60	0	0
3	Numbers of houses in progress	227	60	113
4	Stages of Progress:			
i)	Foundation level (Nos.)	140	36	109
ii)	Plinth level (Nos.)	0	2	0
iii)	Lintel level (Nos.)	6	22	4
iv)	Roof level (Nos.)	43	0	0
v)	Finishing level (Nos.)	40	0	0
5	Numbers of houses not started	0	0	0
6	Reason for non-starter of houses, if any	Surrendred		
7	Numbers of houses occupied by the Beneficiaries	0	0	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 56%		
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		

Innovative Qad Center

 Authorised Signatory

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.	1139.39	228.00	229.50
2	Amount of funds received up to date	287.00	60.00	0.00
3	Up-to date Expenditure	287.00	60.00	0.00
4	Amount of funds Utilized (out of received)	287.00	60.00	0.00
5	Amount of Expenditure by ULB	Nil		
6	Amount of Expenditure by Beneficiaries			
7	Balance funds Expected/due from stakeholders	287.00	60.00	113.00

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	56%,
2	Financial Progress	Timely payment of installments must be assured to beneficiaries.
3	Quality management	Satisfactory
4	Comments and suggestions of TPQMA on above	Regular visit in ward must be assured. It must be checked that good quality of material must be used in construction.

I. COURT CASES AND LITIGATIONS

1	(To be specified)	Nil
---	-------------------	-----

Innovative Cadd Center

 Authorised Signatory



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, 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	Progress of the project is satisfactory
	2. Action suggested by TPQMA to SLNA and IA	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 is first visit.
7	TPQMA's Overview of the Project (in 400-500 words) in a separate sheet	The overall project progress is good, and management need to pay attention on the timely payment of 2nd stage. The construction is being carried by beneficiaries themselves and guidance on construction techniques is being provided by PMC, However to maintain the quality of work and as per section B point no.13 of this report . Work progress is slow as per commencement date. Regular frequency of visit of ULB officials is required for close supervision over work.



Innovative Cadd Center

For

Innovative CADD Center Indore

Authorized Signatory

Name of Community representative present during visit

ULB NAME:-Ghorawal		
S.No	Benf. Name	Father/Husband Name
1	SABARJEET	BARSA TI
2	SHANKAR CHUHAN	RANGU CHAUHAN
3	MADHURIDEVI	HARIVANSH
4	HAWALDAR	PARAS
5	RAMBALI CHAUHAN	GHURAHOO
6	SHYAM DULARI	DHOLAN
7	VIDYA DEVI	JAGDISH
8	RAMAWATI DEVI	JHINAKOO
9	ANMOL CHAUHAN	SURESHCHAUHAN
10	JOKHAN CHAUHAN	SURESH CHAUHAN
11	ARTI	BRIJPAL
12	SAROJ	DAYARAM
13	KALASH	CHANDBALI
14	RAM SAMUJH	PUNYASI
15	RAMASHRAY	SUMRIN
16	URMILA	ASHOK
17	CHANAUTA	RAM BUJH
18	DURGAWATI	RAM PYARE
19	LALLAN GAUD	RAM PALAT
20	FULA DEVI	LALCHAND
21	DURGAWATI	TULLU RAM
22	VIDYA DEVI	SHANKAR
23	SHUBHAWATI	SOMNATH
24	MEENU SAROJ	AMLESH
25	CHANDA DEVI	NARENDRA
26	KAUSHILYA DEVI	KEDAR
27	JAGGI	BAJRANGI
28	ANEETA	SIYA RAM
29	FIRATI DEVI	SHNAKARMAURYA
30	SUMITRA DEVI	SANTOSH
31	MALTI	HEERALAL
32	DHANRA DEVI	GHURAHU THATHER
33	SANGEETA MAURYA	SUBEDAR MAURYA
34	SUNIL KUMAR	RAMRATAN
35	ARATI	SANTOSH
36	AKRAM AHMAD	AJIJULLAH
37	POONAM DEVI	DINESH TAMRKAR
38	bajrangi lal	ramashankar
39	Anita	Vikram
40	LALLAN	CHUNNI LAL
41	SONU KUMAR	RAMCHANDRA
42	IMRAN AHMAD	EHSAN AHMAD
43	SARITA SHARAMA	NAND LAL
44	USHA DEVI	DOODHNATH SONKAR
45	ABDUL KADER	VASIMUDDIN
46	ABHIMANYU	JAMUNA
47	AFROZ AHMAD	NEYAJ AHMAD
48	ALAUDEEN	HAMIDULLAH
49	ANEETA	RAM PRAVESH
50	ANGAD	BABULAL
51	ANSAR AHMAD	NEYAJ AHMAD
52	ARJUN	SUMER
53	ASGARI KHATOON	MO SIDDIHQ

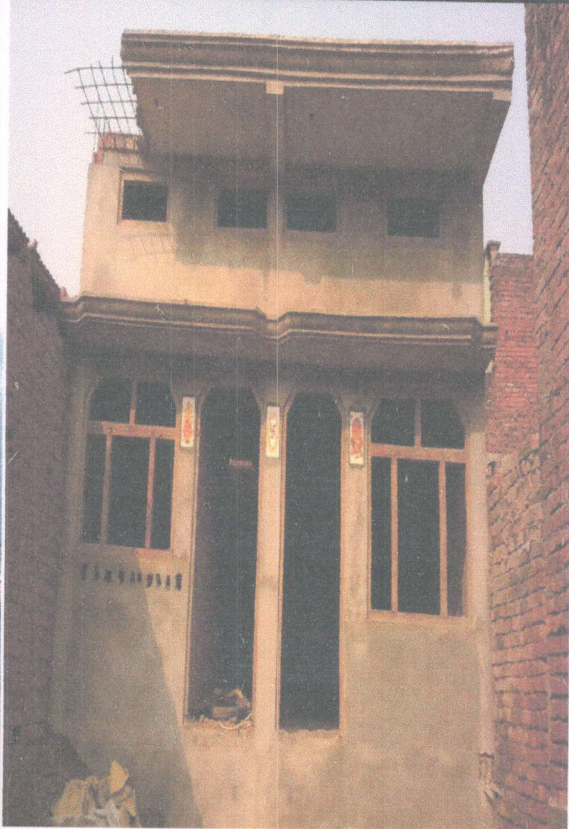
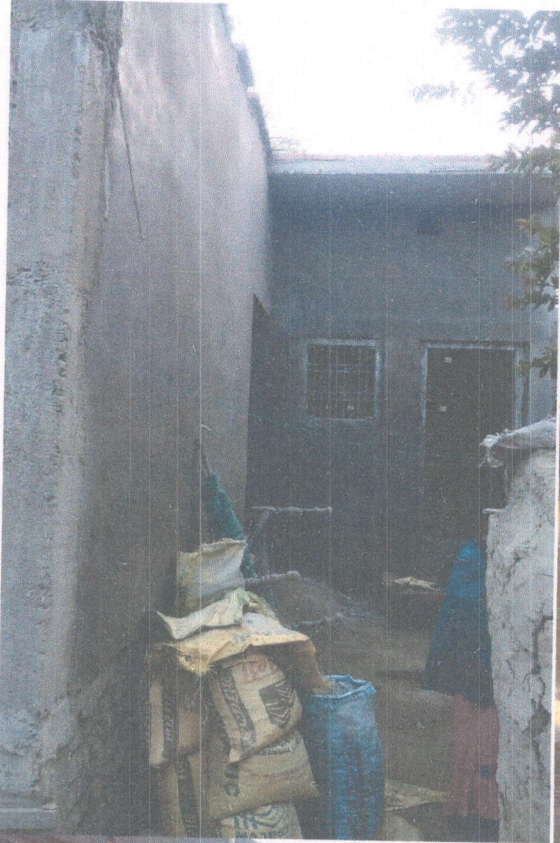
Ghorwal



Innovative Qadd Center


Authorised Signatory

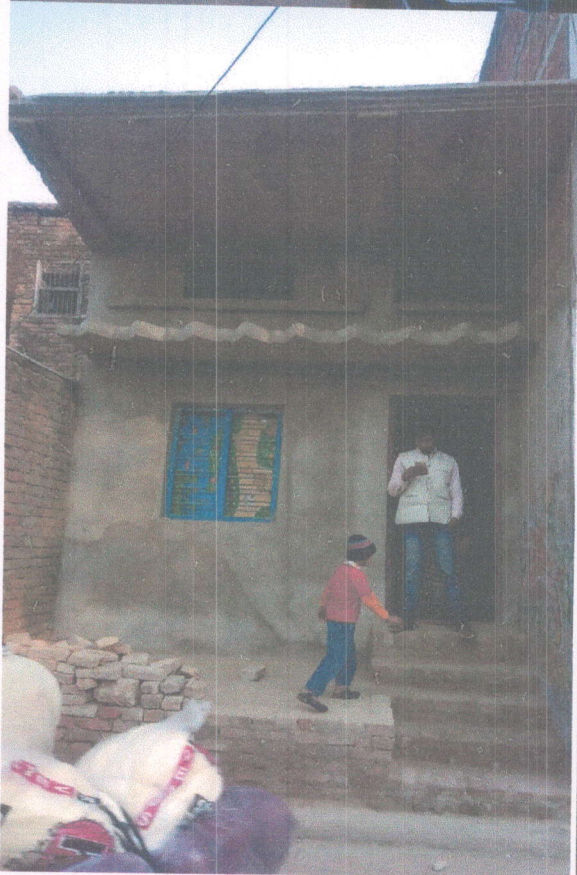
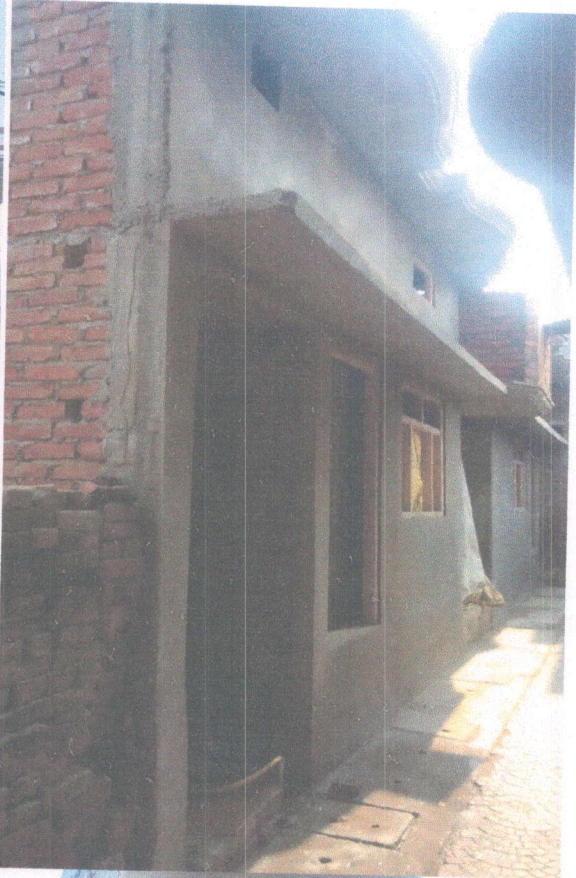
Ghorwal



Innovative Cadd Center

[Signature]
Authorised Signatory

Ghorwal



Innovative Seed Center

[Signature]
Authorised Signatory