

Administrative Report

Housing Board

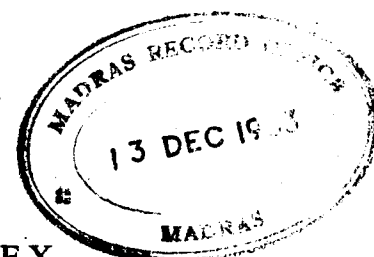
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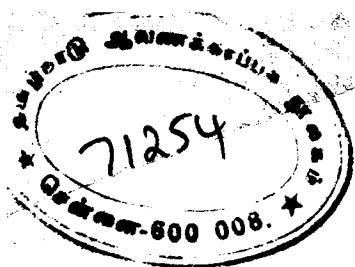
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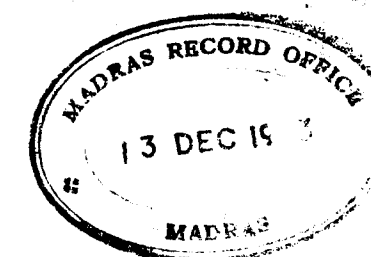




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#### PREFACE

This is the Second Annual Report of the statutory State Housing Board launched on 21-4-1961. Due to the unexpected Chinese aggression, the country had to attune itself to the National Emergency, and slow down most of its developmental activities. The Government directed that no new housing projects need be taken up under any of the "centrally-assisted" Plan Schemes within the State Plan, viz., the Subsidised Industrial Housing Scheme, the Low Income Group Housing Scheme, the Plantation Labour Housing Scheme, and the Village Housing Projects Scheme. The Government also ordered that even projects which had been sanctioned, but work in respect of which had not commenced, be deferred.

Impact of  
Emergency.

In regard to "Centrally-sponsored" Schemes, like the Slum Improvement/Clearance Scheme, and the Land Acquisition & Development Scheme (converted into our pioneer "Neighbourhood" Projects), the State Housing Board would be free to adjust its programme within the Plan provision agreed to, for 1962-'63 and 1963-'64. The assistance outside the Plan, available from the Government of India and the Life Insurance Corporation, can also be utilised fully, without restriction, for implementing the Middle Income Group Housing Scheme and the Rental Housing Scheme for low-paid employees of the State Government, drawing up to Rs. 500 p.m. The Board, therefore, concentrates more on these schemes. The anticipated total outlay on all types of housing under "Plan Schemes", during the Third-Plan period, will be Rs. 11.20 crores, against the Second Plan outlay of Rs. 6.19 crores. The anticipated total allocation by the Government of India for the two Non-Plan Schemes i.e., the Middle Income Group Housing and the Rental Housing Schemes during the Third Plan period, will be about Rs. 7.00 crores, as against the Second Plan allocation of Rs. 1.45 crores.

Revised Priorities.

The original allocation under the Low Income Group Housing Scheme for this State in the Third Plan was Rs. 320.00 lakhs. The Budget Provision for the year under report is Rs. 25.00 lakhs. The Board's Madras Housing Unit has taken up the construction of 294 houses at a cost of Rs. 41.64 lakhs. The Coimbatore Housing Unit is building 24 three-storeyed, one-roomed rental apartments at R. S. Puram, Coimbatore, at an estimated cost of Rs. 1.90 lakhs, and the Madurai Housing Unit is constructing 48 two-storeyed rental flats and apartments at Gnanaolivupuram, Madurai, at a cost of Rs. 14.57 lakhs. Projects under the Scheme for Tiruchi are being formulated.

Low Income Group  
Housing Scheme.

On the formation of the Board in April 1961, the Government acquiesced in the transfer of all the Slum Improvement projects, already taken up by the Madras Corporation, to the Housing Board, for execution through its Madras Unit (formerly the C. I. T.). During the initial period, the Board concentrated its attention in tackling the slum problem only in Madras City. It has already framed projects in Madras City for about Rs. 479.27 lakhs, as against the total Third Plan Allocation of Rs. 300 lakhs. These envisage the development of 11,392 open

Slum Improvement  
Scheme.

## VI

developed plots (with common amenities and hutting materials), and the construction of 6,238 tenements. Like the Corporation, the mofussil Municipal Councils, with elected members, have found it difficult to implement the Slum Improvement Scheme. The initial reduction of density, with the unpopular shift of part of the population, beats elected local leaders. The following local bodies have handed over their Slum Improvement projects to the Board's Coimbatore, Tiruchi, and Madurai Housing Units, for execution.

|                    |                                 |
|--------------------|---------------------------------|
| (1) Coimbatore     | ... About Rs. Twenty-One Lakhs. |
| (2) Salem          | ... About Rs. Fourteen Lakhs.   |
| (3) Tiruchirapalli | ... About Rs. Nine Lakhs.       |
| & (4) Tirunelveli  | ... About Rs. Four Lakhs.       |

The above will provide 2,908 open developed plots and 192 tenements, at a cost of about Rs. 48.00 lakhs. The Units have begun the execution of most of these projects. The Housing Board, with a majority of officials, also has to struggle against odds in rehabilitating the slum families (rendered surplus due to reduction in density), in developed plots/tenements, and in improving existing slums. This is mainly due to lack of response and co-operation from the slum dwellers, caused by the wrong influence of local leaders as said above. The Board, however, endeavours to push through slum projects—which no other agency is able to implement—with motherly concern, as a mother would administer medicine to her sick child, in its own interest! The Board's initial unpopularity over slum projects barely lasts six months, after which the rehabilitated slum dwellers slowly appreciate the scheme.

Middle Income  
Group Housing  
Scheme.

The total allocation under the M.I.G.H. Scheme for the Third Plan is Rs. 200 lakhs. Out of this, Rs. 75 lakhs has been kept at the disposal of the State Housing Board, and a sum of Rs. 40 lakhs provided in the Budget for 1962-'63. During 1961-'62, 136 M.I.G. Houses (each worth Rs. 25,000) were constructed by the Madras Housing Unit, at a cost of Rs. 11.63 lakhs. During the year under report, 79 houses have been constructed, and 325 houses are under various stages of construction. A sum of Rs. 28.17 lakhs was spent up to the 31st of March 1963. In the Hamilton Bridge Area (Lloyd's Road), 120 big and small M.I.G. storeyed, rental flats were taken up for construction at an estimated cost of Rs. 14.79 lakhs. The Coimbatore Housing Unit has begun construction of 24 three-storeyed M.I.G. rental flats at a cost of Rs. 3.62 lakhs. The Madurai Housing Unit has called for tenders for 12 M.I.G. storeyed, rental flats at a cost of Rs. 2.52 lakhs. The Tiruchi Housing Unit proposes to construct 50 rental flats under this scheme, near the Collector's Bungalow, on Government land handed over to the Board.

Subsidized Industrial  
Housing Scheme.

The total provision for the S.I.H. Scheme, under the Third Plan is Rs. 200 lakhs. Construction work on 200 single-storeyed tenements, in the public sector, at Pasumalai near Madurai, was commenced by the Madurai Housing Unit in June '62 at an estimated cost of Rs. 16.49 lakhs. Due to the National Emergency, the Government declined to accord financial sanction to 100 tenements at Tiruppur, and 100 additional ones at Singanallur (Coimbatore). But they have since permitted this Board to push through, as a special case, the execution of the

## VII

Peelamedu project, in 1963-'64, at a cost of Rs. 7.61 lakhs (96 tenements).

The allocation under the Land Acquisition & Development Scheme for the Third Plan period is Rs. 170 lakhs. The State Housing Board has a programme for the acquisition of about 4,000 acres in and around Madras City (providing for about 50,000 house sites to the residents of the city), and about 500 acres each in Madurai, Coimbatore, and Tiruchirapalli. After acquisition, these will be developed, with independent water supply and drainage, into self-contained "Neighbourhoods" (called "Pudoor" in Tamil), viz., in the City - Kodambakkam Pudoor (Parts I & II), South Madras Pudoor, West Madras Pudoor, North Madras Pudoor, and Korattur Township, and in the mofussil—"Madurai East", "C. H. U. Township", and "Tiruchi East" Neighbourhoods respectively. The total estimated cost of the above projects is about Rs. 18 crores, to be executed in a period of about seven years, with a "Revolving Fund" of about Rs. 5 or 6 crores.

Land Acquisition &  
Development  
Scheme.

The Kodambakkam Pudoor (Part I), the first of the Neighbourhoods, (estimated cost Rs. 152 lakhs), has been taken up for implementation. 325 acres have been taken over for development. The number of house sites in Part I is 2,918. In about 1,900 of these, the surplus families from some of the City's slums have been rehabilitated. 162 house sites have been allotted to the public, by the Board's Allotment Committee of five, after advertisement. 295 house sites have been handed over to our Madras Unit for constructing L. I. G. and M.I.G. houses. About 100 bigger, special plots (each about 7,200 square feet), well situated on the main roads, have been auctioned to the general public. 295 plots have been allotted to Co-operative Societies, through the Registrar of Co-operative Societies. Some of the land owners affected by the acquisition went to the courts to stop the scheme, and were not successful. The Government and the Board do not mind higher compensation ordered by the Courts in some cases. The eligible among the ex-land owners are given first priority in the allotment of house-sites in the respective Neighbourhoods, subject to payment of the cost fixed by the Board for the public. The entire scheme is implemented on the principle of "no-profit, no-loss". The birth of the first of the Board's Neighbourhoods, Kodambakkam Pudoor, which is perhaps the first of its kind in India under this scheme, bears testimony to the strenuous efforts made by the Board to add to the new extensions of the city, so necessary to relieve its growing population.

Neighbourhoods or  
"Pudoors".

The total provision for rental housing for low-paid State Government employees is Rs. 500 lakhs. Out of the 764 apartments taken up for construction, (cost Rs. 56.93 lakhs), 626 apartments have been completed. 192 apartments in the Hamilton Bridge Scheme, Lloyds Road, (cost Rs. 17.46 lakhs), are under construction by the Housing Board. Rs. 23.15 lakhs for 150 storeyed apartments will be utilised by the Board's Madurai Housing Unit.

Union Government's  
Rental Housing  
Scheme.

The Board and its Units (chiefly the Madras Housing Unit) have put through, and get profit from many small projects under the category of "Remunerative Enterprises"—shops, restaurants, saloons, laundries, Community Halls, etc. These help to create an independent source of revenue, as well as provide common amenities to the Board's Colonies and "Pudoors". The funds required are obtained from the State Government as loans, year by year.

Remunerative Enter-  
prises.

## VIII

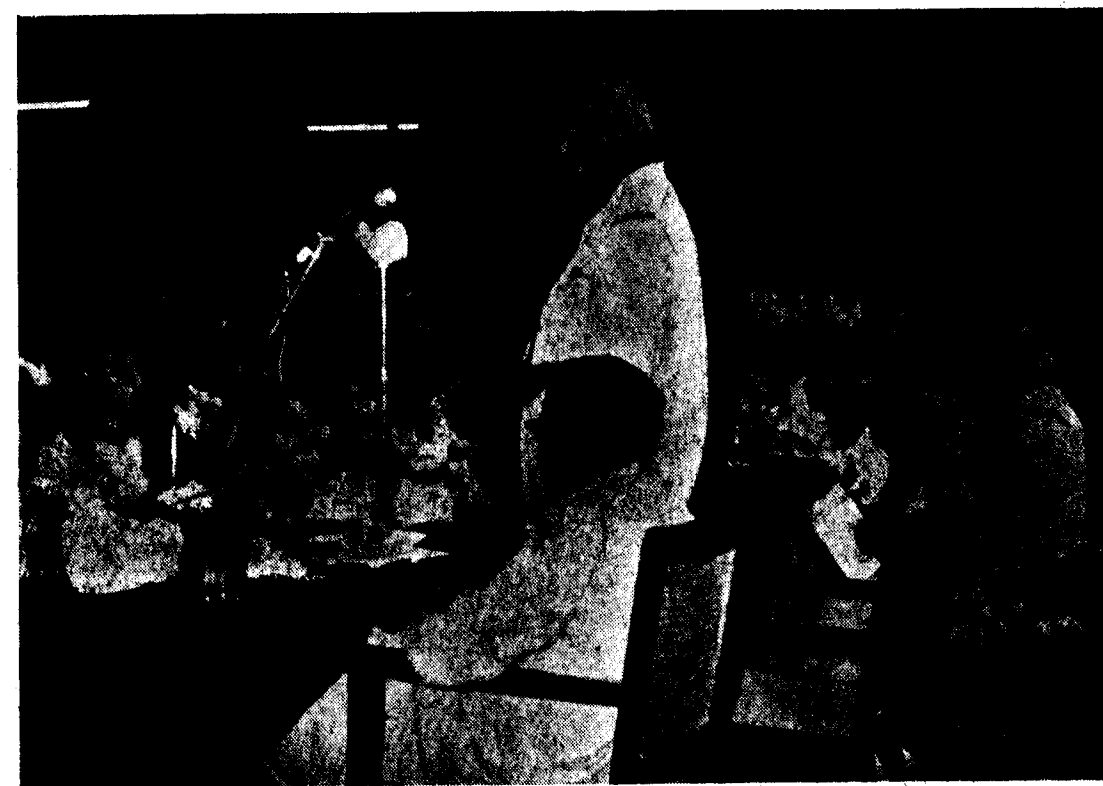
If all the above schemes go through successfully during the rest of the Third Plan, and the National Emergency ceases, allowing free flow of funds during the Fourth Plan for social welfare programmes like Housing, one can boldly forecast that the present scarcity of housing, will lose its edge. If the Board is able to implement its present plans and provide, in seven or eight years, one lakh of developed house sites, twenty thousand tenements for the poor (all rental), and ten thousand flats and houses for the lower middle classes (two-thirds rental, and one-third hire-purchase), at Madras, Madurai, Coimbatore, and Tiruchi, the Board Chairman's "vision" for the past nine years will be fulfilled!

*"THE VISIONS THAT WE SEE, THAT WE STRIVE FOR,  
WHAT WE STRIVE FOR, THAT WE ACHIEVE"— (Upanishad).*

The able guidance of the distinguished and experienced members of the Board, contributed to the efficiency of our deliberations. My personal thanks are due to all of them for their full co-operation and helpful attitude. The Officers and Members of the staff of the Board, and its Units, worked hard with zeal and enthusiasm as one team — and one family.

Madras-35,  
Dated 2—10—'63.

(Sd.) D. GNANAOLIVU,  
Chairman,  
State Housing Board.



Sri K. Kamaraj, Chief Minister, addressing the gathering on the occasion of the inauguration of Kodambakkam—Pudoor, Part-I Scheme, and of the Asoka Pillar

## MADRAS STATE HOUSING BOARD

Administration Report for the Period from 1—4—1962 to 31—3—1963

### INTRODUCTION

The Madras State Housing Board was constituted on the 21st of April, 1961, giving effect to the provisions contained in the Madras State Housing Board Act, 1961 (Madras Act 17 of 1961). The Act provides for the appointment of the Board Members, as given below :—

- i) The Secretary, Board of Revenue, *ex-officio*
- ii) The Chief Engineer, P. W. D. (Gl.), *ex-officio*
- iii) The Joint Director of Town Planning, *ex-officio*
- iv) The Inspector of Municipal Councils and Local Boards, *ex-officio*
- v) The Commissioner of Labour, *ex-officio*
- vi) The Commissioner, Corporation of Madras, *ex-officio*
- vii) The Registrar of Co-operative Societies, *ex-officio*
- viii) The Director of Harijan Welfare, *ex-officio*
- ix) The Director of Public Health, *ex-officio*
- x) The Secretary to Government in the Finance Dept., *ex-officio*
- xi) The Superintending Engineer, Rural Housing Cell, *ex-officio*
- xii) An officer nominated by the Development Commissioner, who is in charge of Rural Development and having jurisdiction throughout the State, *ex-officio*

The Act also provides for the appointment of a Chairman and four non-official members.

Sri D. Gnanaolivu, M. A., I. A. S. (Rtd.), was again re-employed and re-appointed by Govt., as the Chairman with effect from 21-4-63 A. N. The Chairman of the Board also holds the post of Joint Secretary to the Govt. (Hg.) *ex-officio* in the Industries, Labour and Co-operation Department.

Sri F. B. Pithavadian, B. A., B. E., B. Arch. (McGill), A. R. I. B. A., A. I. I. A., A. M. I. E., continued as a non-official member during 1962-'63.

In the place of Srimathi Jothi Venkatachellum, then M. L. C., who resigned her non-official membership of the Board (on becoming a Minister), Sri C. R. Ramaswamy was nominated as a non-official member of the Board.

In G. O. Ms. No. 3785 (Hg.), I.L.C., dated 27-7-62, Sri N. M. R. Subbaraman, M.P. (of Madurai), and Sri S. R. P. Ponnuswamy Chettiar, M.L.C., (of Coimbatore) were appointed by the Govt. as the non-official members of the Board.

During the year, the Chief Electoral Officer became an *ex-officio* member of the Board, instead of the Inspector of Municipal Councils and Local Boards, consequent on the abolition of the latter post.

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Sri R. Balasubramanian, I.A.S., formerly Commissioner, Corporation of Madras, on his appointment as Commissioner of Labour, continued to be an *ex-officio* member of the Board in virtue of the new post and similarly, Sri Ghulam Mahmood Badsha, I.A.S., formerly Director of Panchayat Programme and *ex-officio* Deputy Secretary to Govt., R. D. & L. A. Dept., continued to be an *ex-officio* member of the Board, on his appointment as Commissioner, Corporation of Madras from the A. N. of 15-4-63. Dr. (Smt.) H. M. Sharma, M.B.B.S., B.S.Sc., M.P.H. (Harvard), who was appointed as the Director of Public Health from 14-3-63, became an *ex-officio* member of the Board, in the place of Dr. N. Parthasarathy, L.M. & S., who retired. Sri T. N. Lakshminarayanan, I.A.S., formerly Commissioner of Labour, ceased to be a member of the Board, on his appointment as Secretary to the Government, R. D. & L. A. Department from 4-5-63.

Three Housing Units were functioning under the Board. The Madras Housing Unit has its jurisdiction over the city of Madras and twenty five miles around. The jurisdiction of the Madurai Housing Unit extends over Madurai, Ramanathapuram, Tirunelveli, and Kanyakumari districts, and that of the Coimbatore Housing Unit, over Coimbatore, Salem and the Nilgiris districts. The fourth Housing Unit at Tiruchi with jurisdiction over South Arcot, Thanjavur, and Tiruchirapalli districts was constituted and started functioning from 10-8-62. A. N.

## XI

### CHAIRMAN, MEMBERS, AND OFFICERS OF THE BOARD

#### CHAIRMAN

Sri D. Gnanaolivu, M.A., I.A.S. (Rtd.)

#### OFFICIAL MEMBERS

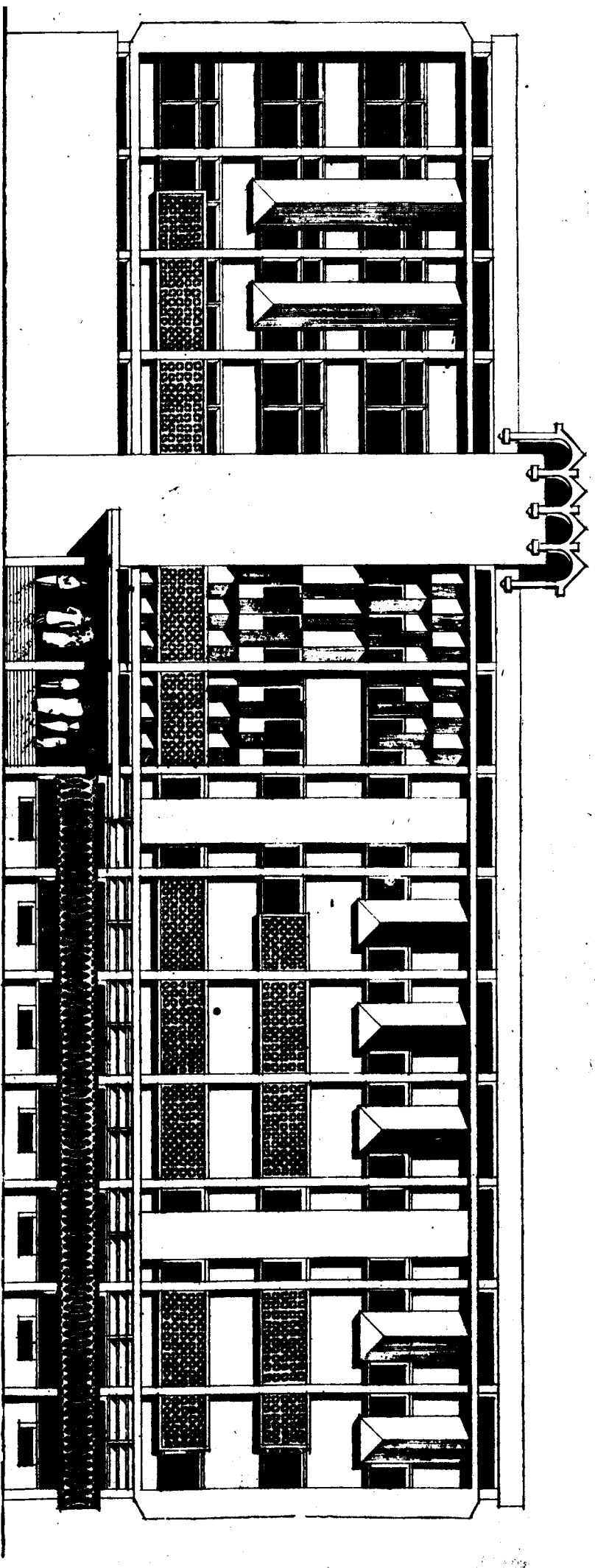
- |                                                                                                   |                                                                                                                                        |
|---------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| 1. Sri R. Pasupathi, I.A.S.                                                                       | Secretary, Board of Revenue.                                                                                                           |
| 2. Sri J. G. Abraham, B.E., M.I.E., F.A.M., SOC., C.E.                                            | Chief Engineer, P.W.D. (Gl.).                                                                                                          |
| 3. Sri C. Govindan Nair, Dip. in T.P. (Edin.),<br>A.M.T.P.I. (Lond.), F.I.T.P. (Ind.)             | Joint Director of Town Planning.                                                                                                       |
| 4. Sri T. A. Varghese, I.C.S.                                                                     | Secretary to Govt., Finance Department.                                                                                                |
| 5. Sri S. Krishnasami Pillai, I.A.S.                                                              | Chief Electoral Officer.                                                                                                               |
| 6. Sri T. N. Lakshminarayanan, I.A.S.                                                             | Commissioner of Labour.                                                                                                                |
| 7. Sri R. Balasubramanian, I.A.S.                                                                 | Commissioner, Corporation of Madras.                                                                                                   |
| 8. Sri R. Subramaniam, I.A.S.                                                                     | Director of Harijan Welfare.                                                                                                           |
| 9. Sri V. Balasundram, I.A.S.                                                                     | Registrar of Co-operative Societies.                                                                                                   |
| 10. Sri T. N. Seshan, I.A.S. (Nominated by the<br>Development Commissioner) up to 3-8-62.         | Deputy Secretary to Govt., Rural Development and Local Administration Dept.                                                            |
| Sri Ghulam Mahmood Badsha, I.A.S.<br>(Nominated by the Development<br>Commissioner) from 1-9-'62. | Director of Panchayat Programme and<br>ex-officio Deputy Secretary to Govt.,<br>Rural Development and Local Administration Department. |
| 11. Dr. N. Parthasarathy, L.M. & S., B.S.Sc.<br>up to 14-3-63.                                    | Director of Public Health.                                                                                                             |
| Dr. (Smt.) H. M. Sharma, M.B.B.S., B.S.Sc.,<br>M.P.H. (Harvard) from 14-3-63                      | Director of Public Health.                                                                                                             |
| 12. Sri P. S. Sivaprakasam, B.E., A.M.I.E.                                                        | Superintending Engineer,<br>Rural Housing Cell.                                                                                        |

#### NON-OFFICIAL MEMBERS

- |                                                                                             |                                 |
|---------------------------------------------------------------------------------------------|---------------------------------|
| 1. Sri F. B. Pithavadian, B.A., B.E., B. Arch.<br>(McGill), A.R.I. B.A., A.I.I.A., A.M.I.E. | Private Engineer and Architect. |
| 2. Sri C. R. Ramaswamy.                                                                     |                                 |
| 3. Sri N. M. R. Subbaraman, M.P.                                                            |                                 |
| 4. Sri S. R. P. Ponnuswamy Chettiar, M.L.C.                                                 |                                 |

#### OFFICERS OF THE STATE HOUSING BOARD

- |                                                                   |                                                        |
|-------------------------------------------------------------------|--------------------------------------------------------|
| 1. Sri D. Gnanaolivu, M.A., I.A.S. (Rtd.)                         | Chairman.                                              |
| 2. Sri M. Ramachandra Rao, B.A.                                   | Secretary (till 30-4-1962).                            |
| 3. Sri A. V. Joseph, B.A.                                         | Secretary (in-charge)<br>(from 1-5-62 to 12-7-1962).   |
| 4. Sri K. Chidambaram, B.Sc.                                      | Secretary (from 13-7-1962).                            |
| 5. Sri K. Namasivayam, B.E.                                       | Housing Board Engineer.                                |
| 6. Sri A. V. Joseph, B.A.                                         | Chief Accounts Officer.                                |
| 7. Sri T. S. Krishnaswami, B.A.                                   | Chief Revenue Officer.                                 |
| 8. Sri M. N. Sankaran, C.E., A.M.I.E.                             | Executive Engineer (Maintenance)<br>(from 19-4-1962).  |
| 9. Sri R. Venkatachar, B.Sc., B.E., Dip. in Housing               | Executive Engineer (Development)<br>(from 20-6-1962).  |
| 10. Sri N. Krishnaswami, B.E.                                     | Executive Engineer (Construction)<br>(from 15-9-1961). |
| 11. Sri L. J. Marthandam, A.M.I.E.                                | Executive Engineer (Public Health)<br>(from 7-1-1962). |
| 12. Sri A. V. Krishnamurthy, B.E.,<br>Dip. in T. & C.P., A.I.T.P. | Town Planner (from 29-9-1962).                         |



The Front Elevation of the State Housing Board Office Building (*Under Completion*).

# XIII

## STATEMENT SHOWING THE ALLOCATIONS MADE IN THE THIRD FIVE YEAR PLAN IN RESPECT OF THE VARIOUS HOUSING SCHEMES, AND THE BUDGET PROVISIONS FOR 1962-'63, THEREFOR.

|                                                          | Allocations for the<br>Third Five Year<br>Plan. | Provisions in the<br>State Budget for<br>1962-'63. |
|----------------------------------------------------------|-------------------------------------------------|----------------------------------------------------|
| <b>A. PLAN SCHEMES</b>                                   | <b>(Rs. in Lakhs)</b>                           |                                                    |
| 1. Subsidised Industrial Housing Scheme                  |                                                 |                                                    |
| (a) Government Projects                                  | 125·00                                          | 21·00                                              |
| (b) Co-operative Projects                                | 50·00                                           | 20·00                                              |
| (c) Private Employers' Projects                          | 25·00                                           | 5·00                                               |
| 2. Plantation Labour Housing Scheme                      | 5·00                                            | 1·75                                               |
| 3. Slum Clearance Scheme                                 | 300·00                                          | 56·25                                              |
| 4. Low Income Group Housing Scheme                       |                                                 |                                                    |
| (a) State Housing Board                                  | 145·00                                          | 25·00                                              |
| (b) Registrar of Co-operative Societies                  | 125·00                                          | 25·00                                              |
| (c) Local Bodies                                         | 50·00                                           | 10·00                                              |
| 5. Village Housing Project Scheme                        | 25·00                                           | 9·46                                               |
| 6. Land Acquisition and Development Scheme               | 170·00                                          | 70·00                                              |
| <b>B. NON-PLAN SCHEMES</b>                               |                                                 |                                                    |
| 7. Middle Income Group Housing Scheme                    |                                                 |                                                    |
| (a) State Housing Board                                  | 75·00                                           | 40·00                                              |
| (b) Registrar of Co-operative Societies                  | 125·00                                          | 20·00                                              |
| 8. Rental Housing Scheme                                 |                                                 |                                                    |
| (a) Chief Engineer, Public Works<br>Department (General) |                                                 | 0·10                                               |
| (b) State Housing Board                                  | 500·00                                          | 36·91                                              |
| 9. State Housing Schemes                                 | <i>Not fixed</i>                                | 32·96                                              |
| 10. Rural Housing Schemes                                | <i>do</i>                                       | 6·50                                               |

(Sd.) D. GNANAOLIVU,  
Chairman,  
State Housing Board, Madras.

## SET-UP OF THE

**(EXECUTIVE AUTHORITY)**



25-11-63  
CHAIDMAN

## LOW INCOME GROUP HOUSING SCHEME

This is a Centrally-assisted Scheme, first introduced in 1955-'56, which envisages the grant of long-term loans to persons in the Low Income Group for the construction of houses, up to 80% of the cost of construction inclusive of land value, subject to a maximum of Rs. 8,000/- per house. The annual income of the loanees should not exceed Rs. 6,000/-, and they should not already own house/houses. The individuals or institutions will have to raise at least 20% of the finance themselves. These loans are repayable in annual, equated instalments over a period not exceeding 30 years, and will carry interest at 4% to 4½% per annum depending upon the period of repayment.

Short-term loans, repayable in a period not exceeding 5 years, are also advanced under the scheme by the Central Government at appropriate rate of interest for acquisition and development of land, and for the subsequent sale of the developed site to eligible persons, on a "no-profit, no-loss" basis.

Loans are advanced to local bodies and the agencies of the State Government, for construction of houses, which will be sold (either outright or on hire-purchase basis), or let out for rent on a no-profit, no-loss basis to individuals, provided that not more than 25% of such houses will be allocated by them to their own employees.

In this State, this scheme is being implemented by the State Housing Board (and its Units), the Co-operative Societies (through the Registrar of Co-operative Societies), and the local bodies (through the Chief Electoral Officer).

### LOCAL BODIES :

Loans are given to Local Bodies by Government on the recommendation of the Chief Electoral Officer and the State Housing Board, with a view to relieve the housing shortage in urban areas. During 1962-'63, no loan was sanctioned by the Government to Local Bodies on account of the present National Emergency.

### CO-OPERATIVE SOCIETIES :

A sum of Rs. 25 lakhs was allotted to Co-operative Societies. 424 houses have been completed, and the entire amount was spent up to the end of 31-12-62.

## THE SLUM IMPROVEMENT/CLEARANCE SCHEME

### GENERAL :

The Slum Improvement/Clearance Scheme of the Government of India was introduced in Madras City during the year 1956-'57, i.e., during the first year of the Second Plan period. This Scheme has been extended to mofussil areas also during the Third Plan. According to the rough survey conducted in 1954, the total number of slum families living in Madras City was 57,346, and the total population was about 2,65,000 spread all over the City in about 310 slums.

Prior to the introduction of this scheme, (i.e., during the First Five Year Plan), Slum Improvement Works were also undertaken by the former C.I.T., (now the M.H.U. of S.H.B.) outside the scope of the Plan. It cleared/improved five slums involving about 1,030 families at an approximate cost of Rs. 12 lakhs. Each family so rehoused was given a plot on a monthly rent

of Rs. 2/- to Rs. 3/- p. m., and all services such as roads, water-supply, and drainage, were provided. A statement of slums cleared or improved prior to the introduction of the Slum Improvement Scheme is enclosed as Annexure I.

#### DETAILS OF SLUM IMPROVEMENT/CLEARANCE SCHEME OF THE GOVERNMENT OF INDIA.

Under the Government of India's Slum Clearance/Improvement Scheme, the Slum dwellers can be rehoused in the following ways :

**A. SELF-HELP METHOD:** Under this method, each family is provided with a plot measuring about 1,000 sq. ft., and also given all the required materials, such as earth, building materials, etc., besides a cash grant of about Rs. 32.60 for erecting a hut in the plot on a "self-help" basis. A pucca bath and F.O.L., are also provided in each plot, which is duly provided with live fencing. The area where the slum dwellers are rehoused is fully provided with all amenities such as street lighting, roads, water-supply, drainage, tree planting, etc. The ceiling cost for open developed plots is Rs. 1,400/-. A rent of Rs. 3/-p.m. is being collected for each plot. About 20 to 25 plots are provided per gross acre. Wherever the slum areas are improved, surplus families left over after rehabilitation as per the above standard, are rehoused in alternate sites in similar plots, in other areas acquired for the purpose.

#### B. PROVISION OF PUCCA TENEMENTS:

Under this method, pucca tenements, - single or multi-storeyed, depending upon the location - are constructed and allotted on rental basis. The rent fixed by the Government of India per tenement ranges from Rs. 12.50 to Rs. 15 p.m. The State Government have, however, decided to reduce this rent to Rs. 10/- p.m., subsidising the balance from the State funds. Each tenement constructed will have a room of 120 sq. ft., verandah and kitchen of 84 sq. ft., a bath room of 16 sq. ft., and a lavatory of 12 sq. ft., total plinth 232 sq. ft.

The ceiling cost for each tenement is fixed as Rs. 3,650/- if it is a small, two-roomed house (single-storeyed), Rs. 3,850/- if it is a small, two-roomed house (double-storeyed and/ or multi storeyed), and Rs. 5,100/- if it is a small two-roomed house (multi-storeyed) in congested areas in the heart of towns. Rs. 500/- over the ceiling is allowed in towns, having a population of more than three lakhs, and Rs. 200/- in towns having a population of one to three lakhs for open developed plots and tenements. A scheme may envisage rehousing in open developed plots, or in tenements, or both. The optimum density fixed should be followed strictly.

#### THE SCHEME IS FINANCED AS FOLLOWS :

- |                                           |                                                                                            |
|-------------------------------------------|--------------------------------------------------------------------------------------------|
| (1) 37½% of ceiling cost                  | — As loan from the Government of India repayable in 30 annual instalments at 4½% interest. |
| (2) 37½% of ceiling cost                  | — As subsidy from the Government of India.                                                 |
| (3) 25% of ceiling cost                   | — As subsidy from the State Government.                                                    |
| (4) Excess over the ceiling cost, if any. | — As additional subsidy from the State Government.                                         |

#### SCHEMES UNDERTAKEN DURING THE SECOND PLAN PERIOD:

Prior to the constitution of the State Housing Board, on a statutory basis, the Corporation of Madras and the former C. I. T., (now the M.H.U., of the S.H.B.) carried out this work in Madras City. The Corporation was in charge of about 60% of the slums, all lying to the north of river Cooum and the former C. I. T., was in charge of the remaining slums, lying to the south of the river.

The Corporation and the former C. I. T., undertook improvement work in respect of about 24 slums during the Second Plan period. In all, about 3,540 slum families were rehabilitated in about 619 tenements, and in 2,921 open developed plots at a cost of nearly Rs. 64.62 lakhs. A statement showing the number of projects undertaken by each of these agencies, details of each of the projects and the achievements, is enclosed as Annexure II.

The progress of Slum Improvement Schemes was generally slow for various reasons, the chief among them being the delay in the acquisition of land, and the reluctance on the part of slum dwellers to shift from the slum areas. For this reason, the former C.I.T., had to drop the schemes for the Thiruvankapuram and Thiruvalluvarpuram areas. Similarly, about 600 tenements constructed in the Santhome Foreshore area, for the rehabilitation of the slum families of Nochikuppam, Mullikuppam, Dommingkuppam, Srinivasapuram etc., were allotted to the N. G. G. Os. on the advice of the State Government, on rental basis, as the slum dwellers declined to occupy them for one reason or other.

#### SCHEMES TAKEN UP DURING THE THIRD PLAN PERIOD:

After the constitution of the Statutory State Housing Board, the C.I.T., merged into it, and all the works in Madras City were entrusted to the M.H.U., of the S.H.B. The Corporation also transferred all its Slum Schemes to the Unit for execution. The allocation made during the Third Plan period is Rs. 300 lakhs.

Most of the schemes undertaken during the Second Five Year Plan were incomplete at the beginning of the Third Five Year Plan. In addition, 21 more schemes have been sanctioned so far for execution, during the Third Plan period. These schemes (45 in all) envisaged the development of 11,392 open developed plots, and the construction of 6,238 tenements, at a total estimated cost of Rs. 478.58 lakhs. Upto the end of the Second Five Year Plan period, 2,921 open developed plots and 619 tenements were completed at a cost of Rs. 64.62 lakhs. During the first two years of the Third Plan, about 1,428 open developed plots and 288 tenements have been completed at a cost of Rs. 85.59 lakhs (upto March '63). About 15 schemes could not be commenced, as the lands required were under various stages of acquisition. A combined statement, showing the sanctioned projects and achievements during the Second and Third Five Year Plans, is enclosed as Annexure III.

#### FUTURE PROGRAMME OF WORK, TOGETHER WITH THE COST INVOLVED :

In addition to the 45 schemes referred to above, work has been started for framing new schemes for 22 more slums. A list showing the names of such slums is given in Annexure IV. In respect of some of the schemes, acquisition proceedings have been started simultaneously. These new schemes may cost roughly about Rs. 130 lakhs, and envisage the rehousing of about 3,000 slum families. There are also proposals to construct in the George Town area, six blocks of Night Shelters at a cost of Rs. 7.00 lakhs for use by houseless persons.

The Slum Improvement Scheme, hitherto confined to some major cities in India like, Calcutta, Bombay, Madras, Delhi, Kanpur, and Ahmedabad, has been extended during the Third Plan Period to mofussil towns also where special justification exists for this scheme. Towns with population of one lakh and above will be taken up first.

The Slum Improvement schemes of the Coimbatore, Salem, Tiruchi, and Tirunelveli Municipalities were taken over by the concerned Units of the State Housing Board for execution. A statement of slum improvement projects sanctioned in the mofussil areas, together with the cost involved, is enclosed as Annexure V.

The present policy of the State Government is to provide 25% of the Slum dwellers with tenements, and the rest with open developed plots.

## SUBSIDISED INDUSTRIAL HOUSING SCHEME

This is a Scheme formulated by the Govt. of India. Under it, workers, falling within the meaning of section 2 (l) of the Factories Act and persons employed in Mines other than Coal and Mica mines within the meaning of section 2 (h) of the Mines Act, are eligible for financial assistance. It contemplates grant of financial assistance to State Govts., Housing Boards, Municipal Bodies, Industrial Co-operative Housing Societies, and Employers. In view of the considerable increase in the cost of developed land and building materials, the Government of India have recently revised the ceiling costs for various types of dwellings under the Scheme. The pattern of financial assistance given to the various agencies is as follows, subject to the ceiling fixed for each type of tenements:—

| Agency                                                               | Loan | Subsidy |
|----------------------------------------------------------------------|------|---------|
| 1. State Govts., State Housing Board, Municipal Bodies.              | 50%  | 50%     |
| 2. Registered Co-operative Societies of eligible Industrial Workers. | 65%  | * 25%   |
| 3. Employers                                                         | 50%  | * 25%   |

(\* The balance will be met by the agencies concerned).

On the formation of the State Housing Board on 21-4-61, the Govt., delegated to it the functions relating to the scrutiny, processing, and according of technical and administrative approval, for all housing projects costing not more than Rs. 10 lakhs per project. The functions relating to financial sanctions, and for release of funds, have however, been retained by the Government. The execution of the Government projects under the S. I. H. S., has been transferred from the P. W. D. to the Board. As a co-ordinating agency, the State Housing Board also reviews the progress of work done under the Scheme, by the other three agencies viz. the Industrial Co-operative Housing Societies under the control of the Registrar of Co-operative Societies, the private employers, and the Director of Industries and Commerce who is in charge of certain Housing Colonies in Industrial Estates. In respect of "Government Projects", the Commissioner of Labour is exercising administrative control.

### PROGRESS OF WORK IN 1962-'63.

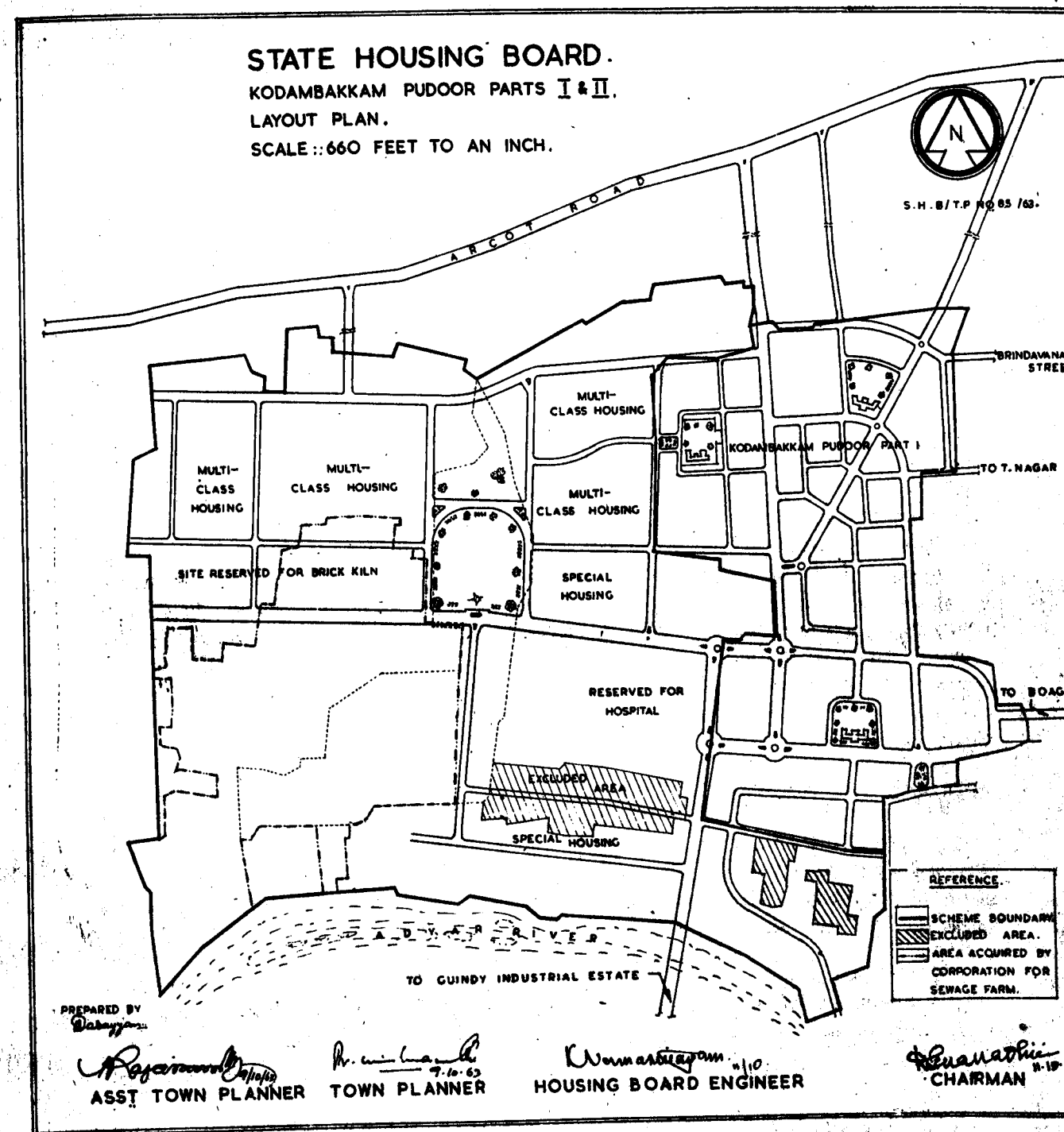
During the year, construction of 200 tenements, at an estimated cost of Rs. 17.01 lakhs, was taken up at Pasumalai near Madurai, by the Madurai Housing Unit. 54 houses were completed, and 96 houses have reached roof level. An expenditure of Rs. 5.70 lakhs was incurred upto March '63.

The State Housing Board also scrutinised and accorded technical and administrative approval to three Govt. projects, and five Co-operative projects under the Scheme, during the year. A list of these projects will be found in Annexure VI.

## LAND ACQUISITION AND DEVELOPMENT SCHEME

The aim of the Scheme is to acquire land in bulk, around existing big towns, so as to—

- (i) discourage speculation in land in urban areas;
- (ii) make land available for large-scale housing;
- & (iii) ease congestion in the built-up areas of the selected towns.



The Scheme is a Centrally-sponsored one, for which short-term loans (repayable in ten years) carrying interest at about 4½% per annum will be sanctioned by the Government of India. The Third Five Year Plan allocation for the Scheme is Rs. 170 lakhs.

Under this Scheme, the State Housing Board has a programme to acquire about 4,000 acres of land on the fringes of Madras City and develop them into residential "Neighbourhoods" (each is called "Pudoor" in Tamil). The Neighbourhoods taken up for acquisition and development in Madras are :—

- (i) Kodambakkam-Pudoor (Part I & II).
- (ii) South Madras Pudoor (Urur-Kalikundram, etc., Villages).
- (iii) West Madras Pudoor (Aminjikarai, Villivakkam, Arumbakkam, Chinnakudal etc., Villages).
- (iv) North Madras Pudoor (Perambur, Vyasarpadi, Erukancheri etc., Villages).
- & (v) Korattur Neighbourhood or Pudoor.

First among the above Neighbourhoods taken up for acquisition and development, is **Kodambakkam-Pudoor (Part-I)**. An extent of about 290 acres has been acquired and taken possession of, out of the 325 acres proposed for acquisition. A Land Development Scheme has been framed for this Neighbourhood at an estimated cost of Rs. 90 lakhs, and sanctioned by the Government in G.O. Ms. No. 347 and 348, Industries, Labour and Co-operation Department dated 19-1-1963. (The cost has since been revised to Rs. 152 lakhs). It provides for developing the area with a planned lay-out for housing purposes, with essential amenities such as roads, culverts, avenues, (landscaping) water, drainage, electricity, shops, hotels, schools, open spaces for recreational purposes, sites for Police Stations, Post Offices, Bus Depots, etc. The Scheme provides for linking up the area with the Arcot Road by opening up new roads (100', 80' & 50' wide), as also with Mambalam and Saidapet. A fifth approach road (Brindavan Road), from Thambiah Reddy Road to this Pudoor, is also proposed. Last year itself, the lay-out for Part-I was finalised by the Joint Director of Town Planning, and approved by the Board and the Government. A qualified landscape Architect has been engaged for landscaping.

The lands required for **Kodambakkam-Pudoor (Part-II)** are also under acquisition. An extent of about 160 acres, out of the proposed 660 acres, has been taken possession of in March, 1963. The outline layout for Part-II has been drawn up and the details are being worked out.

In respect of the **South Madras Neighbourhood or Pudoor**, (total extent: about 420 acres), a major portion of the private lands has been acquired and taken possession of. The layout for the Neighbourhood, prepared by the Joint Director of Town Planning, has been finalised by the Board and the Government. A Land Development Scheme is being framed and its cost is estimated to be about Rs. 195 lakhs.

The **West Madras Neighbourhood or Pudoor** is the biggest for Madras, and the **North Madras Neighbourhood or Pudoor** will be second in size. About 1,215 acres and 780 acres of private lands are being acquired respectively for these two Neighbourhoods. But much progress could not be achieved in these two projects, as a large number of Writ Petitions were filed in the High Court against the acquisition. Judgements on the Writ Petitions were pronounced in January, 1963, in favour of Government, quashing only that part of the 4(1) Notifications which had invoked the urgency provisions, dispensing with the 5(a) enquiries. The Government have, therefore, decided to acquire the lands under the ordinary provisions of the Land Acquisition Act, and the Special Deputy Collector for Land Acquisition (Neighbourhood Schemes) is taking necessary action. It is anticipated that the land acquisition work in these two Pudoor can be

MADRAS STATE HOUSING BOARD

# SOUTH MADRAS NEIGHBOURHOOD SCHEME - LAYOUT PLAN

SCALE 264 FEET TO AN INCH



S.H.B.N. 812/63  
T.P.

## LEGEND

|                                                 |                                    |              |
|-------------------------------------------------|------------------------------------|--------------|
| <b>ITEM NO. I. FLATS.</b>                       |                                    |              |
|                                                 | TOWER BLOCKS - 14 STOREYED         | 1484         |
|                                                 | SPECIAL FLATS - 9 STOREYED         | 44136 - 1804 |
|                                                 | M.I.G. FLATS - 4 STOREYED          | 10848 - 848  |
|                                                 | L.I.G. FLATS - 4 STOREYED          | 10848 - 1484 |
|                                                 | SLUM FLATS - 3 STOREYED            | 18           |
| TOTAL NO. OF FAMILIES IN FLATS                  |                                    | 7280         |
| <b>ITEM NO. II. OPEN DEVELOPMENT PLOTS</b>      |                                    |              |
|                                                 | SPECIAL PLOTS - ABOUT 3 GROUND     | 100          |
|                                                 | A. CLASS PLOTS - 2 TO 3 1/2 GROUND | 100          |
|                                                 | B. CLASS PLOTS - 1 1/2 TO 2 GROUND | 170          |
|                                                 | C. CLASS PLOTS - 1 TO 1 1/2 GROUND | 180          |
|                                                 | E. CLASS PLOTS - 1000 - 98 FEET    | 18           |
| TOTAL NO. OF FAMILIES IN OPEN DEVELOPMENT PLOTS |                                    | 222          |
| <b>ITEM NO. III. DENSITY CALCULATIONS.</b>      |                                    |              |
| TOTAL AREA OF THE SCHEME                        |                                    | 416 ACRES.   |
| TOTAL NO. OF FAMILIES ACCOMMODATED              |                                    | 8432         |
| <b>GROSS DENSITY PER FAMILY PER ACRE</b>        |                                    |              |
| AREA EXCLUDED FROM THE SCHEME                   |                                    |              |
| <b>ITEM NO. IV. PUBLIC AMENITIES</b>            |                                    |              |
| H.S. - HIGH SCHOOL                              | S - SHOPS                          |              |
| P.S. - PRIMARY SCHOOL                           | P.P. - PUBLIC PURPOSES             |              |
| C.P. - CHILDREN'S PLAY GROUND                   | P.N. - POLICE STATION              |              |
| S.C. - SHOPPING CENTER                          | S.I. - SERVICE INDUSTRIES          |              |
| C.T. - CINEMA THEATRE                           | C.S. - COMMERCIAL BLOCK            |              |
| C.M. - COMMUNITY MALL                           | R - READING ROOM                   |              |

LAYOUT PLAN AS PREPARED  
AND APPROVED BY JOINT  
DIRECTOR OF TOWN PLANNING  
IN L.P.N. NO. 140/62, 848/63

PREPARED BY  
K. J. 1/64  
SURVEYORS

APPROVED BY  
TOWN PLANNER

TOWN PLANNER

HOUSING BOARD ENGINEER

CHAIRMAN 7/3/63

completed during 1963-'64. A tentative layout prepared last year for the West Madras Neighbourhood by the Joint Director of Town Planning, was considered by the Board's Layout Committee, and returned to him for finalisation.

On a suggestion made for the acquisition of about 1,600 acres in between Arcot Road and Poonamallee High Road, to frame a Mid-west Madras Neighbourhood Scheme; Government, after due consideration, decided that only 100 acres need be acquired for the formation of a 100' road for the present, to link Arcot Road and Poonamallee High Road. Consequently, the Joint Director of Town Planning, has finalised the alignment for the road, and the Collector is being addressed for the acquisition of the lands.

Government have recently issued orders for the establishment of a small Township of 500 acres at Korattur, 4 or 5 miles away from Madras.

Reports of the work done by the Executive Engineer (Development), and the Executive Engineer (Public Health), and their Divisions, in the "Neighbourhoods", up to the end of March, 1963, will be found in Annexures VIII and IX, respectively. A statement showing the progress in the acquisition of lands in the "Neighbourhoods" will be found in Annexure VII.

An expenditure of Rs. 37.69 lakhs was incurred during the year 1962-'63.

#### "NEIGHBOURHOODS" AND TOWNSHIP IN THE MOFUSSIL:

The State Housing Board has also proposed to acquire, under the Land Acquisition & Development Scheme, about 500 acres in and around each of the major cities of Madurai, Coimbatore and Tiruchirapalli. It has been decided that in each of the above three places about 500 acres may be notified under Sec. 4(1) of the Land Acquisition Act, out of which 250 acres alone will be acquired (Phase I) for the present, and that the question of acquiring the remaining extent may be considered later on, depending on the availability of funds and other factors.

The areas under acquisition in and around Madurai and Tiruchi, touching the Town limits, will be called "Neighbourhoods" (or Pudoors) whereas the areas under acquisition in Sundakkamuthur Village, four miles away from Coimbatore, will be called the "C. H. U. Township."

For Madurai East Neighbourhood, an extent of about 250 acres in Tallakulam, Sathamangalam, North Madurai, and Managiri villages has been notified, and Draft Declaration is under issue. For the "C. H. U. Township", Draft Notification for acquiring an extent of 250 acres in Sundakkamuthur has been issued, and the Draft Declaration is under approval by the Government. In respect of the lands proposed for bulk acquisition at Tiruchirapalli, Draft Notification has been issued for about 200 acres in Daranallur Village, but the Government have since suggested to the Housing Board to select alternate areas for the Tiruchi Neighbourhood. Proposals in this regard are under consideration.

#### COST OF NEIGHBOURHOODS AND TOWNSHIPS

The total cost for the pioneer Neighbourhoods and Townships proposed to be developed by the State Housing Board, and its Units will be about Rs. Eighteen crores, in the next 6 or 7 years, covering a total extent of about 4,500 acres. The allocation of funds for the Land Acquisition & Development Scheme in the Third Five Year Plan is Rs. 170 lakhs as loan, out of which the Government of India have so far released Rs. 70.34 lakhs, and this amount was drawn during 1961-'62. A sum of Rs. 140 lakhs (Rs. 70 lakhs in 1962-'63 and another sum of Rs. 70 lakhs during 1963-'64) has been sanctioned to the State Housing Board as loan from the L. I. C. funds. The entire amount was drawn by the Board.



A bird's eye view of the Storeyed Flats under construction in Lloyd's Road composite Rental Housing Project Area

From the loan amounts available from the Government and the L.I.C. from time to time and by ploughing back the proceeds from the sale of plots acquired and developed under this Scheme, the required "Revolving Fund" of Rs. 5 to 6 crores for this Pioneer Scheme will be formed. Two Special Deputy Collectors in Madras, and three in the mofussil have been employed, at the Board's cost, to push through the acquisition of lands required for the projects taken up under this vital Scheme launched by the Union Government—without such bulk acquisition and development of lands in advance, future housing schemes will be difficult to implement, prices of house sites cannot be controlled, and proper development of towns cannot be ensured.

### MIDDLE INCOME GROUP HOUSING SCHEME

This scheme is a Non-Plan one, to provide housing accommodation to those with income exceeding Rs. 500/p. m., up to Rs. 1,250/- p. m. It is financed entirely through loans obtained from the Life Insurance Corporation. The State Housing Board and its four Units, and the Registrar of Co-operative Societies, are executing projects under the Scheme. The principal and interest are repayable in annual, equated instalments not exceeding twenty five in number.

A sum of Rs. 15 lakhs was provided under this scheme in the State Budget for 1961-'62, and Rs. 40 lakhs for 1962-'63, for the State Housing Board and its four Units.

The Board has taken up under this scheme, the construction of 20 blocks (120 flats) at an estimated cost of Rs. 14.79 lakhs at Hamilton Bridge Road Scheme Area (Lloyds Road). The total expenditure incurred during 1961-62, was Rs. 1.33 lakhs, and during 1962-'63, Rs. 3.59 lakhs.

The Madras Housing Unit has taken up six projects during the Third Plan for execution, in addition to the one carried over from the Second Plan. A sum of Rs. 22.74 lakhs has been spent during 1962-'63.

The Coimbatore Housing Unit has taken up the construction of 24 flats in 4 blocks of three-storeyed buildings in R. S. Puram, at an estimated cost of Rs. 3.62 lakhs, and the work is in progress. All the blocks have come up to lintel level. An expenditure of Rs. 1.63 lakhs has been incurred during 1962-'63.

Out of the total allocation of Rs. 30 lakhs made to the Co-operative Societies, a sum of Rs. 14.44 lakhs has been spent up to the end of 1962.

A loan of Rs. 10 lakhs was sanctioned to the Corporation of Madras, in March 1960, for the construction of 62 houses under this scheme. An expenditure of Rs. 3.75 lakhs was incurred during 1962-'63.

### UNION GOVERNMENT'S RENTAL HOUSING SCHEME

This rental scheme was formulated to meet in part the increasing demand for housing accommodation, of the low-paid employees of the State Government who come under the low-income group of society (with pay of Rs. 500 p.m., and less). The funds required are provided by the L. I. C., by way of loans. The State Government have since decided that the

rents for the rental apartments/flats should be recovered from the occupants at 10% of their monthly pay, plus House Rent Allowance. The State Housing Board acts as an agency for the State Government to frame and execute individual projects under the Scheme, and claims 12½% towards supervision charges. The Board will collect the rents, and also maintain all the buildings.

Under this scheme, the Board has taken up the construction of 192 apartments in Hamilton Bridge Road Area Scheme, under four phases, at an estimated cost of about Rs. 17.45 lakhs. Out of these, 168 apartments are under various stages of construction. Up to the end of 31—3—1963, a sum of Rs. 2.54 lakhs has been spent. The details of the blocks are given below:

|           |                    |                   |
|-----------|--------------------|-------------------|
| Phase I   | 6 Blocks 'D' type  | 6 X 6 = 36 flats  |
| Phase II  | 8 Blocks 'E' type  | 8 X 6 = 48 flats  |
| Phase III | 1 Block 'A1' type  | 1 X 24 = 24 flats |
|           | 2 Blocks 'B1' type | 2 X 24 = 48 flats |
|           | 1 Block 'C1' type  | 1 X 12 = 12 flats |
| Phase IV  | 1 Block 'D1' type  | 1 X 24 = 24 flats |
|           |                    | <hr/>             |
| Total     |                    | 192 flats         |

It is also proposed to construct fifty, storeyed apartments/flats per year in each District Head Quarters, through the respective Housing Units.

As amenities to residents, under Remunerative Enterprises, the Board is constructing one block of seven shops, three blocks of garages (with bachelors quarters in first floor), one Community Hall, one care-taker's office, one reading room, and two blocks for domestic servants in Hamilton Bridge Road Scheme Area (Lloyd's Road), Madras at a total cost of Rs. 6.21 lakhs.

#### KILPAUK GARDEN COLONY:

During the year 1961-'62, the Madras Housing Unit proposed to construct 96 flats (16 blocks) under the Union Government's Rental Housing Scheme in the Kilpauk Garden area. Of the 96 flats, only 30 (5 blocks) were ready during the year. These 30 flats were allotted to low-paid Government servants on rental basis. The remaining 66 flats will be completed in all respects during 1963-'64.

#### FORESHORE ESTATE, SANTHOME:

Apart from the 500 apartments (25 blocks) constructed and allotted to the low paid employees of the State Government during 1961-'62, the construction of 168 additional apartments was taken up during this year. Of these, the construction of 96 apartments were completed and allotted during March '63. The remaining 72 apartments will be allotted during 1963-64, on completion of their construction.

#### MAINTENANCE OF GOVERNMENT INDUSTRIAL AND OTHER COLONIES

The following seven completed colonies constructed for Industrial Workers, were maintained by the State Housing Board and the concerned Housing Units in the mofussil, during the year 1962-'63:

- (1) Sarma Nagar Colony, Erukkancherry, Madras.
- (2) Thiru-vi-ka Nagar Colony, Sembium, Madras.
- (3) Sivakasi (Phase-I) Colony.
- (4) Sivakasi (Phase-II) Colony.
- (5) Sivakasi (Phase-IV) Colony.
- (6) Satyamurthi Colony, Vellalur, Tiruchirapalli, and
- (7) Singanailur (Phase-I) Colony, Coimbatore District.

Expenditure amounting to about Rs. 2,76,000/- was incurred on maintenance and special repairs relating to these Colonies.

The State Housing Board is also in charge of the C. I. T. Foreshore Estate, Santhome, Madras (built by former C. I. T.). A sum of Rs. 90,600/- was spent during the period under report towards its maintenance.

The maintenance of the following colonies, and the office building of the Board and of the Madras Housing Unit, was also being attended to by the Board. A total expenditure of Rs. 86,450/- was incurred on their maintenance up to 31—3—1963.

- (1) C. I. T. Nagar.
- (2) Nandanam.
- (3) Cox Square.
- (4) Cox Colony.
- (5) C. I. T. Colony.
- (6) Sylvan Lodge.
- (7) East Abhiramapuram.
- (8) Mandavelipakkam.
- (9) Trustpuram-Kodambakkam.
- (10) Thandavarayachattram, and
- (11) F. O. Ls. and Baths in Vyasarpadi.

#### ALLOTMENT OF DEVELOPED PLOTS AS 'HOUSE-SITES' IN THE NEIGHBOURHOODS

In the Neighbourhoods, developed plots are allotted by a Board's Committee to the public, to the members of the Co-operative Societies, and also to the Madras Housing Unit for construction of houses under the Low Income and Middle Income Group Housing Schemes (for allotment on hire-purchase to the public, and for rent). Plots have been earmarked for allotment to Government Departments for providing common facilities like schools, hospitals, police stations, bus depots, etc., and also to private Social Welfare Institutions for carrying on their activities. Plots have been reserved in addition for religious purposes like construction of temples, mosques, churches, etc. A few well-located, big-sized plots are sold in public auction with a view to plough back the excess income to reduce the price of plots allotted to the public and to the Housing Schemes including Co-operative and Slum Improvement Schemes.

The allotment of plots was taken up in the Kodambakkam Pudoor, Part I, Scheme during the year under review. The approximate area of the plots allotted to the public was 419 grounds, 1280 sq. ft. The revised tentative price for these plots was fixed at Rs. 3,960/- per ground as per the financial statement approved by the Board. A sum of Rs. 16,61,352/- is realisable as cost of these plots under the lease-cum-sale basis, i.e., 1/5 of the cost of land to be paid immediately on allotment, and the balance in ten, half-yearly instalments with interest at 6% per annum on the unpaid balances.

#### ALLOTMENT OF PLOTS TO CO-OPERATIVE HOUSING SOCIETIES:

Allotment of developed house-sites to Co-operative Housing Societies, for being allotted to their members, was decided by the Board during the year. The Registrar of Co-operative Societies recommended the allotment of 295 house-sites measuring 531 grounds, 2,345 sq. ft., to 19 Co-operative Societies. A sum of Rs. 2,89,238/- (being 1/5 of the cost) has been realised, and the balance will be realised, in 10 to 20 half-yearly instalments, with usual interest.

#### ALLOTMENT OF LAND TO GOVERNMENT DEPARTMENTS:

An extent of 6 acres, 1742 sq. ft. of land in the northern end of Kodambakkam Pudoor Scheme was allotted to the Education Department for opening a high school for boys. Another area of 5 acres and 30 sq. ft. on the southern side was allotted to the Government for a Girls High School. The cost at Rs. 3,960/- per ground is expected to be realised in 1963-'64. The Government also accepted the proposal of the Commissioner of Police to run a Boys' Club at Kodambakkam Pudoor, Part I, and permitted the Police Department to purchase a plot measuring about 1½ grounds.

#### ALLOTMENT OF LAND TO PRIVATE INSTITUTIONS:

(a) An extent of 15 grounds 423 sq. ft. was allotted at the usual cost during the year to the Slum Relief Association for running a primary school for poor girls.

(b) An extent of 10 grounds 131 sq. ft. was also allotted to the Madras Y.M.C.A., at the usual price, for running a Social Welfare Centre.

#### HOUSE-SITES SOLD IN PUBLIC AUCTION:

74 well-located, big sized plots were sold in public auction during 1962-'63. The total extent of these plots is 252 grounds 31 sq. ft. and the amount fetched by the auctions is Rs. 10,20,258.91.

As the layout for the South Madras Pudoor has been finalised and got approved by the Government, it has been decided to sell a few well-located, big-sized plots, facing the proposed 80 ft. and 100 ft. roads on the south and north respectively, by auction early in April 1963. An adequate Number of plots have been given to the Madras Housing Unit for constructing L.I.G., and M.I.G. houses (first batch).

#### N. G. G. Os'. HOUSING SCHEME, NANDANAM EXTENSION:

During 1961-'62, the Madras Housing Unit, drew up a scheme for the construction of 91 houses in the Nandanam Extension with State funds, for sale on hire-purchase basis to State Non-Gazetted Govt. Officers. Of the 91 houses, 51 were completed in all respects during the year, and the balance of 40 houses will be ready early next year. As advised by the Government, the allotment of these houses was decided by the Board's Allotment Committee by drawing lots.

#### OPEN DEVELOPED PLOTS IN KODAMBAKKAM PUDoor FOR LAST GRADE GOVERNMENT SERVANTS:

During the year 1961-'62, the Madras Housing Unit drew up a scheme for providing 200 open developed plots at Kodambakkam Pudoor to Last Grade Government Servants. These open developed plots will be provided with a plinth, a bath and a F.O.L. Of the 200 plots, 128 were completed during the year.



The Board's 50 H. P. Bull-dozer working at Kodambakkam Pudoor (Neighbourhood)

**MISCELLANEOUS REVENUE RECEIPTS REALISED  
DURING THE YEAR**

**CENTAGE CHARGES:**

During 1962-'63, a sum of Rs. 31,767.27 was levied as centage charges for scrutiny and approval of type designs by the Board.

**AUCTIONING USUFRUCTS OF TREES:**

|                                          |     |              |
|------------------------------------------|-----|--------------|
| Amount realised at Kodambakkam Pudoor.   | ... | Rs. 1,078.00 |
| Hamilton Bridge Road Area.               | ... | Rs. 41.00    |
| Hamilton Bridge Road Area by lease rent. | ... | Rs. 480.00   |
| Office Building Compound.                | ... | Rs. 158.00   |
| Total                                    |     | Rs. 1,757.00 |

**SALE OF MONEY VALUE FORMS:**

|                                |     |              |
|--------------------------------|-----|--------------|
| For Kodambakkam Pudoor, Part I | ... | Rs. 1,839.00 |
| For South Madras Neighbourhood | ... | Rs. 1,251.00 |
| Total                          |     | Rs. 3,090.00 |

(Sd.) D. GNANAOLIVU,  
Chairman,  
State Housing Board.

## ANNEXURE — I

Slums cleared or improved prior to the introduction of the Union Government's Slum Improvement Scheme.

| Year     | Name                                       | Extent of the Scheme area. (Grds.) | No. of families rehabilitated. | Remarks.                                   |
|----------|--------------------------------------------|------------------------------------|--------------------------------|--------------------------------------------|
| 1950-51. | Sakthi Ganapathipuram Slum, C. I. T. Nagar | 65                                 | 100                            | About 40 families rehoused in Kodambakkam. |
| 1951-52. | Mandavelipakkam                            | 1000                               | 250                            |                                            |
| 1952-53. | Sreerampet Slum                            | 250                                | 300                            |                                            |
| 1953-54. | Masthan Garden                             | 250                                | 300                            |                                            |
| 1954-55. | Cox Colony                                 | —                                  | 40                             |                                            |
| 1955-56. | Cox Colony                                 | —                                  | 40                             |                                            |
|          |                                            |                                    | 1,030                          |                                            |

(Approximate cost of rehabilitation Rs. 12,00,000/-)

## ANNEXURE — II

ACHIEVEMENT IN SLUM IMPROVEMENT SCHEMES DURING  
SECOND FIVE YEAR PLAN.

| CORPORATION SCHEMES |                         | TARGET                   |                           |                | ACHIEVEMENTS             |                           |                |
|---------------------|-------------------------|--------------------------|---------------------------|----------------|--------------------------|---------------------------|----------------|
| S. No.              | Name                    | Financial Rs. (in lakhs) | Physical                  |                | Financial Rs. (in lakhs) | Physical                  |                |
|                     |                         |                          | Open Devel-<br>oped Plots | Tene-<br>ments |                          | Open Devel-<br>oped Plots | Tene-<br>ments |
| (1)                 | (2)                     | (3)                      | (4)                       | (5)            | (6)                      | (7)                       | (8)            |
| 1.                  | Meenambal Sivaraj Nagar | 5.63                     | 450                       | —              | 6.13                     | 447                       | —              |
| 2.                  | Vazhaippu Cheri         | 2.39                     | 191                       | —              | 2.91                     | 93                        | —              |
| 3.                  | Karimedu Cheri          | 4.00                     | 256                       | 64             | 2.00                     | 240                       | —              |
| 4.                  | Pavement Dwellers       | 1.13                     | 90                        | —              | 1.13                     | 86                        | —              |
| 5.                  | Kalyanapuram            | 4.64                     | 371                       | —              | 3.46                     | 300                       | —              |
| 6.                  | Malligaipucheri         | 2.71                     | 217                       | —              | 1.59                     | —                         | —              |
| 7.                  | Tondiarkuppam           | 20.31                    | —                         | 375            | 9.91                     | —                         | 388            |
| 8.                  | Kasipuram 'B' Block     | 3.20                     | —                         | 59             | 3.02                     | —                         | —              |
| 9.                  | Thandavaraya Chatram    | 14.52                    | —                         | 322            | 7.70                     | —                         | 162            |
| 10.                 | Coronation Nagar        | 1.19                     | 140                       | —              | 0.19                     | —                         | —              |
| 11.                 | Venkatesapuram          | 9.45                     | 242                       | 136            | 3.52                     | 42                        | 69             |
| 12.                 | Grey Nagar Pallam       | 3.51                     | 286                       | —              | 0.91                     | —                         | —              |
| 13.                 | Karimedu Cheri          | 3.51                     | 281                       | —              | 0.91                     | —                         | —              |
|                     |                         | 76.19                    | 2524                      | 956            | 43.38                    | 1208                      | 619            |

## C. I. T. SCHEMES.

|     |                                        |       |      |     |       |      |
|-----|----------------------------------------|-------|------|-----|-------|------|
| 1.  | Namasivayapuram                        | 7.12  | 539  | —   | 5.56  | 539  |
| 2.  | Kamarajapuram-cum-Pushpa Nagar         | 2.98  | 221  | 24  | 1.12  | 221  |
| 3.  | Govt. Channel Lane Hutting Ground area | 1.71  | 104  | —   | 1.02  | 104  |
| 4.  | Gajapathi Lala                         | 0.85  | 69   | —   | 0.72  | —    |
| 5.  | Rajupillai Garden                      | 1.60  | 115  | —   | 0.44  | —    |
| 6.  | New Kanniappa Nagar                    | 15.90 | 1200 | —   | 6.59  | 450  |
| 7.  | Ellisapuram                            | 2.11  | 54   | 30  | 0.53  | 32   |
| 8.  | Kamarajapuram Extension                | 1.65  | 106  | —   | 0.48  | 106  |
| 9.  | Omnibus                                | 10.42 | 850  | —   | 4.65  | 270  |
| 10. | Ramakamath Puram                       | 4.70  | 151  | 72  | 0.13  | —    |
| 11. | Visalakshiammal Estate                 | 9.65  | 330  | 80  | —     | —    |
|     |                                        | 58.69 | 3739 | 206 | 21.24 | 1722 |

# ANNEXURE—III

## MADRAS HOUSING UNIT

(of State Housing Board)

### PROJECTS UNDER THE SLUM IMPROVEMENT / CLEARANCE SCHEME UNDERTAKEN BY THE STATE HOUSING BOARD

Combined Statement showing the sanctioned scheme on hand and the achievement during the Second and Third Five Year Plans

in respect of each of these schemes.

| Name of the Scheme                       | Physical Target      |           | Financial Achievement during the Second Plan period |     |       |                      | Financial Achievement during the 3rd plan |      |     |      | Total Achievement    |           |      | Remarks |       |                                                                 |                      |           |      |      |       |      |
|------------------------------------------|----------------------|-----------|-----------------------------------------------------|-----|-------|----------------------|-------------------------------------------|------|-----|------|----------------------|-----------|------|---------|-------|-----------------------------------------------------------------|----------------------|-----------|------|------|-------|------|
|                                          | Open developed plots | Tenements | (3)                                                 | (4) | (5)†  | Open developed plots | Tenements                                 | (6)  | (7) | (8)† | Open developed plots | Tenements | (9)  |         | (10)  | (11)†                                                           | Open developed plots | Tenements | (12) | (13) | (14)† | (15) |
| (2)                                      |                      |           |                                                     |     |       |                      |                                           |      |     |      |                      |           |      |         |       |                                                                 |                      |           |      |      |       |      |
| Namasivayapuram                          | ...                  | 539       | —                                                   | —   | 7.12  | 539                  | —                                         | 5.56 | —   | —    | —                    | 1.82      | 539  | —       | 7.38  | Nearing completion                                              | —                    | —         | —    | —    | —     | —    |
| 2. Kamarajapuram-cum-Pushpanagar         | 212                  | 32        | —                                                   | 32  | 5.26  | 212                  | —                                         | 1.12 | —   | —    | 16                   | 2.64      | 212  | 16      | 3.76  | 16 tenements are under construction                             | —                    | —         | —    | —    | —     | —    |
| 3. Govt. Channel Lane Hutting Grd. Area. | ...                  | 104       | —                                                   | —   | 1.66  | 104                  | —                                         | 1.02 | —   | —    | —                    | 0.51      | 104  | —       | 1.53  | Nearing completion                                              | —                    | —         | —    | —    | —     | —    |
| 4. Gajapathi Lala Area                   | ...                  | 69        | —                                                   | —   | 0.86  | —                    | —                                         | 0.72 | —   | —    | —                    | —         | —    | —       | 0.72  | Due to stay orders execution of the scheme has not yet started. | —                    | —         | —    | —    | —     | —    |
| 5. Raju Pillai Garden                    | ...                  | 120       | —                                                   | —   | 2.35  | —                    | —                                         | 0.44 | 80  | —    | —                    | 1.14      | 80   | —       | 1.58  | Works are in progress                                           | —                    | —         | —    | —    | —     | —    |
| 6. New Kannappa Nagar                    | ...                  | 1200      | —                                                   | —   | 15.90 | 450                  | —                                         | 6.59 | 708 | —    | —                    | 11.13     | 1158 | —       | 17.72 | "                                                               | —                    | —         | —    | —    | —     | —    |
| 7. Ellipuram                             | ...                  | 54        | 30                                                  | —   | 2.71  | 32                   | —                                         | 0.53 | —   | —    | —                    | 0.53      | 32   | —       | 1.06  | Construction of 30 tenements has commenced                      | —                    | —         | —    | —    | —     | —    |
| 8. Kamarajapuram Extn.                   | ...                  | 106       | —                                                   | —   | 1.65  | 106                  | —                                         | 0.48 | —   | —    | —                    | 0.67      | 106  | —       | 1.15  | Scheme almost completed                                         | —                    | —         | —    | —    | —     | —    |

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|                                                        |     |     |      |   |       |     |   |      |    |   |     |      |     |    |      |                                                                |   |   |   |   |   |
|--------------------------------------------------------|-----|-----|------|---|-------|-----|---|------|----|---|-----|------|-----|----|------|----------------------------------------------------------------|---|---|---|---|---|
| 9. Omnibus                                             | ... | 850 | —    | — | 10.42 | 270 | — | 4.65 | —  | — | —   | 3.06 | 270 | —  | 7.71 | Scheme under revision                                          | — | — | — | — | — |
| 10. Ramakamathapuram                                   | ... | 151 | 72   | — | 4.70  | —   | — | 0.13 | 72 | — | —   | 0.81 | 72  | 72 | 0.94 | Works are in progress                                          | — | — | — | — | — |
| 11. Visalakshiammal Estate                             | ... | 230 | 120  | — | 9.65  | —   | — | —    | —  | — | —   | 0.36 | —   | —  | 0.36 | Lands are under acquisition                                    | — | — | — | — | — |
| 12. Venkatapuram                                       | ... | 132 | 86   | — | 8.50  | —   | — | —    | —  | — | —   | 0.01 | —   | —  | 0.01 | Lands recently handed over                                     | — | — | — | — | — |
| 13. Foreshore slum                                     | ... | —   | 1100 | — | 55.24 | —   | — | —    | —  | — | —   | —    | —   | —  | —    | Work not yet commenced                                         | — | — | — | — | — |
| 14. Vannan Thurai                                      | ... | 171 | —    | — | 2.14  | —   | — | —    | —  | — | 170 | —    | 170 | —  | 1.66 | Works not yet commenced as lands have not yet been handed over | — | — | — | — | — |
| 15. Mambalam Tank Bund                                 | ... | —   | 1422 | — | 71.50 | —   | — | —    | —  | — | —   | 0.01 | —   | —  | 0.01 | Works not yet commenced as lands have not yet been handed over | — | — | — | — | — |
| 16. Subedar Garden                                     | ... | 74  | 46   | — | 4.76  | —   | — | —    | —  | — | —   | —    | —   | —  | —    | Lands under acquisition                                        | — | — | — | — | — |
| 17. Kapaleswarar Koil Thottam                          | ... | 220 | 80   | — | 5.71  | —   | — | —    | —  | — | —   | 0.01 | —   | —  | 0.01 | "                                                              | — | — | — | — | — |
| 18. Urur Mandavelipakkam Children's Play Ground Scheme | ... | 110 | 40   | — | 3.10  | —   | — | —    | —  | — | —   | 0.46 | —   | —  | 0.46 | Works are in progress                                          | — | — | — | — | — |
| 19. Kannikapuram                                       | ... | 150 | —    | — | 1.88  | —   | — | —    | —  | — | —   | —    | —   | —  | —    | Lands are under acquisition                                    | — | — | — | — | — |
| 20. Appavu Nagar                                       | ... | 332 | 64   | — | 9.57  | —   | — | —    | —  | — | —   | 0.30 | —   | —  | 0.30 | Land acquisition now under stay orders of the High Court       | — | — | — | — | — |
| 21. C. I. T. Nagar, Mandavelipakkam                    | ... | 485 | —    | — | 5.33  | —   | — | —    | —  | — | —   | —    | —   | —  | —    | Works have not yet started                                     | — | — | — | — | — |
| 22. Pavement Dwellers-Opthalmic Hospital               | ... | 67  | —    | — | 0.99  | —   | — | —    | —  | — | 67  | —    | 67  | —  | —    | —                                                              | — | — | — | — | — |
| 23. Meenambal Sivaraj Nagar                            | ... | 450 | —    | — | 5.63  | 447 | — | 6.13 | —  | — | —   | —    | 447 | —  | 6.13 | Scheme not yet transferred to Madras Housing Unit.             | — | — | — | — | — |
| 24. Vazhaippu Colony                                   | ... | 191 | —    | — | 2.62  | 93  | — | 2.91 | —  | — | —   | —    | 93  | —  | 2.91 | —                                                              | — | — | — | — | — |
| 25. Karimedu Colony (9th Division)                     | ... | 256 | 64   | — | 5.73  | 240 | — | 2.00 | —  | — | —   | —    | 240 | —  | 2.00 | Scheme not yet transferred to Madras Housing Unit.             | — | — | — | — | — |
| 26. Pavement Dwellers (90 families)                    | ... | 90  | —    | — | 1.12  | 86  | — | 1.13 | —  | — | —   | 0.04 | 86  | —  | 1.17 | —                                                              | — | — | — | — | — |
| 27. Kalyanapuram                                       | ... | 371 | —    | — | 4.64  | 300 | — | 3.46 | —  | — | —   | —    | 300 | —  | 3.46 | Scheme not yet transferred to Madras Housing Unit.             | — | — | — | — | — |

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| (1) | (2)                        | (3)    | (4)   | (5)    | (6)  | (7) | (8)   | (9)                         | (10) | (11)   | (12)  | (13) | (14)  | (15)                        |
|-----|----------------------------|--------|-------|--------|------|-----|-------|-----------------------------|------|--------|-------|------|-------|-----------------------------|
| 28. | Mallima Colony.            | 271    | —     | 271    | —    | —   | 1-59  | —                           | —    | —      | —     | —    | 1-59  | Execution not yet commenced |
| 29. | Tondiarkuppam              | ...    | 375   | 20-31  | —    | —   | —     | —                           | —    | —      | —     | —    | —     | —                           |
| 30. | Kasipuram 'A' block        | ...    | 59    | 3-20   | —    | 388 | 12-93 | —                           | 46   | 0-98   | —     | 434  | 13-91 | —                           |
| 31. | Thandavaraya Chatram       | ...    | 1,222 | 63-00  | —    | 162 | 7-70  | —                           | 98   | 5-34   | —     | 260  | 13-04 | —                           |
| 32. | Coronation Nagar           | ...    | 140   | 1-77   | —    | —   | 0-19  | Scheme not yet transferred. | —    | —      | —     | —    | 0-19  | —                           |
| 33. | Venkatesapuram             | ...    | 246   | 9-45   | 42   | 69  | 3-52  | —                           | 56   | 0-72   | 42    | 125  | 4-24  | —                           |
| 34. | Grey Nagar Pallam (33 Dn.) | ...    | 234   | 7-80   | —    | —   | 0-91  | —                           | —    | 0-38   | —     | —    | 1-29  | —                           |
| 35. | Karimedu Colony ( " )      | ...    | 229   | 7-76   | —    | —   | 0-91  | —                           | —    | 0-16   | —     | —    | 1-07  | —                           |
| 36. | Goyya Thope                | ...    | 88    | 4-52   | —    | —   | —     | —                           | —    | —      | —     | —    | —     | —                           |
| 37. | Alandur Road               | ...    | 280   | 15-68  | —    | —   | —     | —                           | —    | —      | —     | —    | —     | —                           |
| 38. | Osankulam                  | ...    | 368   | 24-18  | —    | —   | —     | —                           | —    | —      | —     | —    | —     | —                           |
| 39. | Jegannathapuram            | ...    | 32    | 1-79   | —    | —   | —     | —                           | —    | —      | —     | —    | —     | —                           |
| 40. | Bhupathy Nagar             | ...    | 112   | 5-28   | —    | —   | —     | —                           | —    | —      | —     | —    | —     | —                           |
| 41. | Ayanavaram Road            | ...    | 96    | 5-10   | —    | —   | —     | —                           | —    | —      | —     | —    | —     | —                           |
| 42. | Chandra Yogi Samadhi       | ...    | 96    | 5-40   | —    | —   | —     | —                           | —    | —      | —     | —    | —     | —                           |
| 43. | Pavement Dwellers          | ...    | 338   | 4-23   | —    | —   | —     | 331                         | —    | 0-66   | 331   | —    | 0-66  | —                           |
| 44. | " (3,200)                  | ...    | 3,200 | 40-00  | —    | —   | —     | —                           | —    | —      | —     | —    | —     | Lands under acquisition     |
| 45. | Pensioners Line            | ...    | 112   | 5-66   | —    | —   | —     | —                           | —    | —      | —     | —    | —     | Not yet transferred         |
|     |                            | 11,392 | 6,238 | 478-58 | 2921 | 619 | 64-62 | 1,428                       | 288  | *33-40 | 4,349 | 907  | 98-02 |                             |

† Figures indicate Rs. in lakhs.

\* Plus Rs. 20 lakhs for March 1963.

## ANNEXURE — IV

## FUTURE SLUM IMPROVEMENT PROJECTS TO BE FRAMED

1. Brindavanam Slum
2. Sivarajapuram Slum
3. Valleswaran Koil Thottam
4. Habibullah Road Slum
5. Askan Thottam
6. Rajupillai Thottam
7. Muthiah Mudali Street Slum
8. Kanniappa Nagar (Non-Card Holders)
9. Kottur Surplus Families
10. Hamilton Bridge area
11. Lock Nagar Part I
12. Lock Nagar Part II
13. Sanyasipuram Part III
14. Mohana Mudali Garden
15. Kamaraj Nagar (Harbour area)
16. Varadharajapuram fire affected area
17. Kasi Garden
18. Kasipuram 'B' Block
19. Buckingham Canal area
20. Mackay's Garden
21. Brindavan Garden
22. Austin Nagar

## ANNEXURE — V

## STATEMENT OF SLUM IMPROVEMENT PROJECTS SANCTIONED IN MOFUSSIL AREAS DURING THIRD PLAN PERIOD.

| Name of the Municipality       | Name of Slum Improvement Scheme              | No. of families to be rehabilitated<br>Open developed plots | Tenements  | Cost<br>Rs. |
|--------------------------------|----------------------------------------------|-------------------------------------------------------------|------------|-------------|
| 1. Madurai Municipality        | Sudalai Muthu Pillai Street Market Site Slum | 90 }<br>120 }                                               | ...<br>... | 2,70,000    |
| 2. Coimbatore Municipality     | Slaughter House area Slum                    | 323 }                                                       | ...        |             |
|                                | Balian Thottam                               | 691 }                                                       | ...        | 18,48,750   |
|                                | Lingai Gowder Thottam                        | 465 }                                                       | ...        |             |
| 3. Salem Municipality          | Annadanapatty                                | 110 }                                                       | ...        |             |
|                                | Nalukalmandapam                              | 88 }                                                        | ...        |             |
|                                | Narayanawamipuram                            | 128 }                                                       | ...        | 5,17,400    |
|                                | Ragava Reddiar Road Slum                     | 123 }                                                       | ...        |             |
|                                | Slum North of Victoria Talkies               | 77 }                                                        | ...        |             |
| 4. Tiruchirapalli Municipality | Kalmandai                                    | 232 }                                                       | ...        |             |
|                                | Peechankulam                                 | 265 }                                                       | ...        | 5,98,976    |

|                             |                       |      |     |           |
|-----------------------------|-----------------------|------|-----|-----------|
| 5. Tirunelveli Municipality | C. N. Village Slum    | 74   | ... | 3,83,113  |
|                             | South Mount Road Slum | 147  |     |           |
|                             | Thaikal Slum          | 20   |     |           |
|                             | Kailasapuram Slum     | 43   |     |           |
|                             | Pillayar Kattali Slum | 24   |     |           |
| 6. Thanjavur Municipality   | North Rehani Slum     | 90   | 90  | 4,09,500  |
|                             | Melavelli Thottam     | 90   | 90  |           |
| 7. Tuticorin Municipality   | Cruzfernandezpuram    | 89   | ... | 1,75,000  |
|                             | Gandhinagar Slum      | 57   |     |           |
|                             |                       | 3256 | 90  | 42,02,739 |

- (1) The schemes referred to in items 2 and 3 were taken over by the Coimbatore Housing Unit for execution.
- (2) The schemes referred to in item 4 were taken over by the Tiruchi Housing Unit for execution.
- (3) The schemes referred to in item 5 were taken over by the Madurai Housing Unit for execution.

#### ANNEXURE — VI

List of Housing Projects, accorded Technical and Administrative approval during the year, under the Subsidised Industrial Housing Scheme.

| Name of Scheme                                                           | No. of tenements | Estimated cost Rs. |
|--------------------------------------------------------------------------|------------------|--------------------|
| <b>GOVERNMENT PROJECTS:</b>                                              |                  |                    |
| (i) Singanallur (Phase III)                                              | 100 one roomed   | 6.70 lakhs         |
| (ii) Peelamedu                                                           | 96 one roomed    | 7.61 „             |
| (iii) Tiruppur                                                           | 100 one roomed   | 6.44 „             |
| <b>CO-OPERATIVE PROJECTS:</b>                                            |                  |                    |
| (i) Perianaickanpalayam Industrial Workers' Co-operative Housing Project | 63 double roomed | 2.69 lakhs         |
| (ii) Gomathi Industrial Workers' Co-operative Housing Projects           | 74 double roomed | 4.03 „             |
| (iii) Project of the North Arcot District Co-op. Sugar Mills Ltd.        | 50 single roomed | 2.48 „             |
| (iv) National Litho Workers' Industrial Co-op. Housing Projects          | 57 single roomed | 2.45 „             |
| (v) Coimbatore Industrial Workers' Co-op. Housing Projects               | 46 double roomed | 2.66 „             |

#### ANNEXURE — VII

PROGRESS OF ACQUISITION OF LANDS IN THE NEIGHBOURHOODS

| Name of the Neighbourhood or Housing Scheme    | Total Extent under acquisition | Total Extent for which D. N. and D. D. sent by the Collector |        |         | Total Extent for which D. N. and D. D. approved by Government |       | Total Extent for which D. N. and D. D. yet to be approved by Government |       | Total Extent yet to be taken over |        | Remarks |        |      |      |      |
|------------------------------------------------|--------------------------------|--------------------------------------------------------------|--------|---------|---------------------------------------------------------------|-------|-------------------------------------------------------------------------|-------|-----------------------------------|--------|---------|--------|------|------|------|
|                                                |                                | D. N.                                                        |        | D. D.   | D. N.                                                         | D. D. | D. N.                                                                   | D. D. | D. N.                             | D. D.  |         |        |      |      |      |
|                                                |                                | (2)                                                          | (3)    | (4)     | (5)                                                           | (6)   | (7)                                                                     | (8)   | (9)                               | (10)   |         | (11)   | (12) | (13) | (14) |
| (1)                                            |                                |                                                              |        |         |                                                               |       |                                                                         |       |                                   |        |         |        |      |      |      |
| 1. West Madras Neighbourhood Scheme            | 1214.50                        | 1214.50                                                      | ...    | ...     | 1214.50                                                       | ...   | ...                                                                     | ...   | ...                               | ...    | 1214.50 | ...    | ...  | ...  | ...  |
| 2. North Madras Neighbourhood Scheme           | 775.30                         | 775.30                                                       | ...    | ...     | 775.30                                                        | ...   | ...                                                                     | ...   | ...                               | ...    | 775.30  | ...    | ...  | ...  | ...  |
| 3. South Madras Neighbourhood Scheme           | 289.25                         | 289.25                                                       | 282.32 | 286.38  | 266.10                                                        | —     | 4.06                                                                    | 2.87  | 16.22                             | 173.05 | 116.20  | 175.95 | ...  | ...  | ...  |
| 4. Kodambakkam Neighbourhood Scheme (Part-II). | 661.34                         | 391.95                                                       | 271.79 | 391.87  | 240.66                                                        | —     | 120.08                                                                  | 0.08  | 31.13                             | 160.24 | 231.71  | 22.93  | ...  | ...  | ...  |
|                                                | 2940.39                        | 2671.00                                                      | 554.11 | 2668.05 | 506.76                                                        | ...   | 124.14                                                                  | 2.95  | 47.35                             | 333.29 | 2337.71 | 198.88 | ...  | ...  | ...  |

## ANNEXURE — VIII

## NOTE ON DEVELOPMENT WORKS IN PROGRESS IN THE NEIGHBOURHOODS

A statement of the programme, achievement, and expenditure incurred on the Neighbourhood schemes is given below:—

## KODAMBAKKAM PUDOOOR (PART I):

The sanctioned cost of the scheme is Rs. 90 lakhs (the revised cost being Rs. 152 lakhs). The scheme consists of the development of 320 acres of land. A sum of Rs. 22 lakhs was spent till the end of March 1963 towards acquisition of land, and about Rs. 4.36 lakhs on general levelling.

**ROADS:** The soling for a major portion of the roads was laid. Up to the end of March 1963, Rs. 6.35 lakhs was spent. Collection of road metal for the roads is under way.

**WATER SUPPLY:** Sources of water supply for the area were investigated, and action taken to tap the sources. A reservoir (cost about Rs. 1.5 lakhs) for the supply of water, was under construction, and distribution mains were being laid. Expenditure incurred on the latter so far, was Rs. 0.38 lakhs.

**SEWAGE:** Tenders were called for laying sewer mains.

**ELECTRICITY:** The Electricity Board has taken up the works of extending power to this area.

**STREET LIGHTING:** The Corporation of Madras has sent an estimate of Rs. 8.15 lakhs, and the matter is under correspondence for modification of the cost.

## SOUTH MADRAS NEIGHBOURHOOD:

Under this project, it is proposed to develop 410 acres of land. The cost will be about Rs. 195 lakhs. 30 acres of land have already been taken over. The lay-out for the scheme has been finalised. 170 plots have been utilised by Madras Housing Unit for rehousing slum families. The work of forming roads has been taken up.

## PRODUCTION:

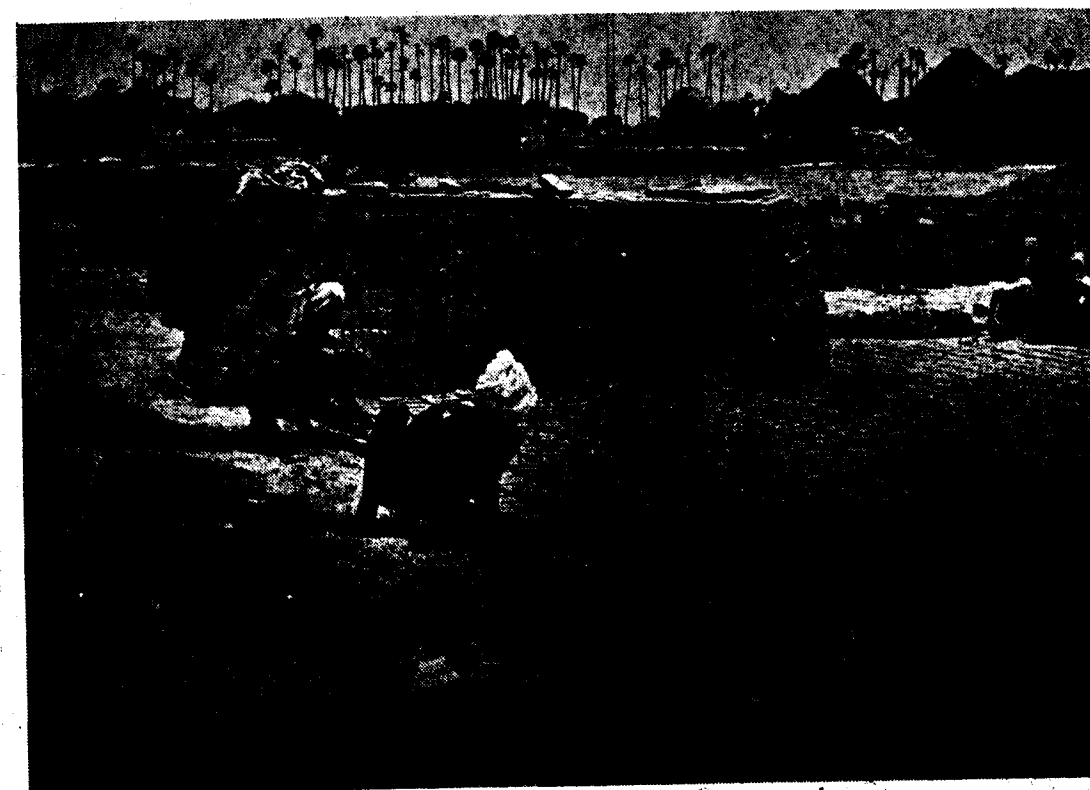
**LIME:** Owing to acute shortage of cement, the State Housing Board decided to replace, as far as possible, cement by using lime or lime mortar. A lime kiln has been established and is functioning since December 1962. About 200 c. ft. of lime powder, and 600 c. ft. of lime mortar, are being produced daily.

The lime and lime powder are at present issued for departmental works. It is proposed to make them available to the general public, very soon.

**DOORS AND WINDOWS:** In order to bring down the cost of construction, the Board has begun using treated country wood in lieu of teak, for certain timber items in its houses. A departmental (mechanised) production unit for wood-working will shortly be established. Timber in logs is now purchased from the Forest Department. Sawn wood timber is at present, being treated at the Government Timber Treatment unit at the Industrial Estate, Guindy.

## MANUFACTURE OF BRICKS:

Brick constitutes an important component of building construction, and about 17 to 20% of the cost of a building is accounted for by it. Due to the abnormal demand for bricks in the city and in the mofussil, its price has been on the increase, year after year, and, at the same time, the quality is going down. The brick industry has also not been able to cope with the increasing demand. The result has been that, on the one hand, the cost of construction has gone up, and on the other, the completion of buildings has become uncertain. In order to obviate these difficulties, the State Housing Board has been planning to manufacture bricks required for its housing activity. It was decided to have a fully-mechanised brick kiln, manufacturing about 65,000



Manufacture of bricks at the Board's country kiln at Kodambakkam Pudoor

bricks per day, at Madras City, and to have traditional chamber kilns in the mofussil housing units at Coimbatore, Madurai, and Tiruchi. The mofussil Units have been on the look out for suitable lands for the purpose and arrangements have been made at Madurai to start a kiln shortly. In Madras City, it is proposed to have a mechanised plant, for which an Industrial Licence has been obtained from the Government of India, a loan is promised by the State Government and foreign exchange is to be allotted shortly. Tenders for the supply of machinery have been received, and are under consideration of the State Government. As it may take a year or two for the machinery to be erected and the plant to go into operation, it is also proposed to establish, in the meanwhile an ordinary chamber kiln in Madras. A number of lands on the outskirts of the City have been inspected with the help of the Ceramic Expert of the office of the Director of Industries and Commerce for suitability of the soil. As even this may take some time to finalise, the Board has launched a proposal to manufacture bricks in country kilns. The first kiln, to produce about 1½ lakhs of bricks, was fired recently in the Peria Eri of Kodambakkam-Pudoor. It is proposed to continue this operation to yield about 30 lakhs of bricks, which will be utilised for the construction of low-cost houses, and of bath rooms and latrines under the Slum Improvement Scheme.

The cost of these bricks, including all overheads, will be about Rs. 30/- per 1,000 which compares favourably with the present market price of the same type of bricks, but of indefinite size and indifferent quality.

#### STORES :

With a view to derive the advantage of procuring materials in bulk, and to make available good quality material for all our works, the General Store is being built up and various materials like electrical goods, sanitary and water supply materials etc., are being purchased centrally by the Board, for supply to individual works as and when required. The value of Stores purchased during the year is:—

|                          |                  |
|--------------------------|------------------|
| 1. Stores                | Rs. 16,44,363.41 |
| 2. Heavy tools and Plant | Rs. 4,68,819.42  |

The Stores of the Madras Housing Unit was taken over by the Board from July 1962, in order to build up an efficient Central Stores to cater to the wider needs of Housing Projects undertaken by the Board and all its Units.

#### PLANT AND MACHINERY :

The Board has also acquired heavy plant and machinery needed by it, like Lorries, Rollers, Bulldozers, Mixers, Vibrators, Mortar Grinders, etc., for the Land Development and House Construction schemes. A list of Plant and Machinery with the Board is given below:—

|                           |                    |
|---------------------------|--------------------|
| Lorries                   | 6 Nos.             |
| Rollers                   | 3 Nos.             |
| Graders                   | 2 Nos.             |
| Tractors & Trailers       | 3 Nos.             |
| Bull Dozer                | 1 No.              |
| Air Compressor            | 1 No.              |
| Concrete Mixers           | 10 Nos.            |
| Asphalt Mixers            | 3 Nos.             |
| Lime (Pan) Mixers         | 11 Nos.            |
| Pump Sets                 | 5 Nos.             |
| Welding Set               | 1 No.              |
| Tar Boilers               | 6 Nos.             |
| Station Wagon             | 2 Nos.             |
| Hand Mixers               | 40 Nos.            |
| Vibrators - Petrol Engine | 20 Nos. (Pin type) |
| Electrical                | 2 Nos. do          |
| Electrical                | 2 Nos. (Form)      |

Purchase of additional plant and machines has been proposed, and the Government have been addressed for import licences.

## ANNEXURE — IX.

### REPORT ON THE WORK DONE BY THE PUBLIC HEALTH DIVISION OF THE BOARD UP TO THE END OF FEBRUARY 1963.

Providing water supply and drainage facilities is the most important work in developing Neighbourhoods.

**KODAMBAKKAM-PUDOOR:** Independent water supply investigation, by boring at nearly 40 points in and around Kodambakkam-Pudoor, was completed during the year under review. At Periya Eri behind A. V. M. Studios in Saligram Village, which forms part of Kodambakkam Pudoor Part II Scheme, a few borings have revealed the existence of good aquifer, and it has been decided to sink some open wells and some deep bore wells and tap the water. The water was tested for quality and was found to contain iron. The iron will be removed by installing a deferrisation plant, for which tenders have been invited. At Periya Eri, the water supply head works will be located. Plans and estimates have been sanctioned for taking the pumping main from the head works to the reservoir under construction inside Kodambakkam Pudoor Part-I area.

The Exploratory Tube Wells Organisation have also agreed to sink 9 deep bore wells in and around the various Neighbourhoods.

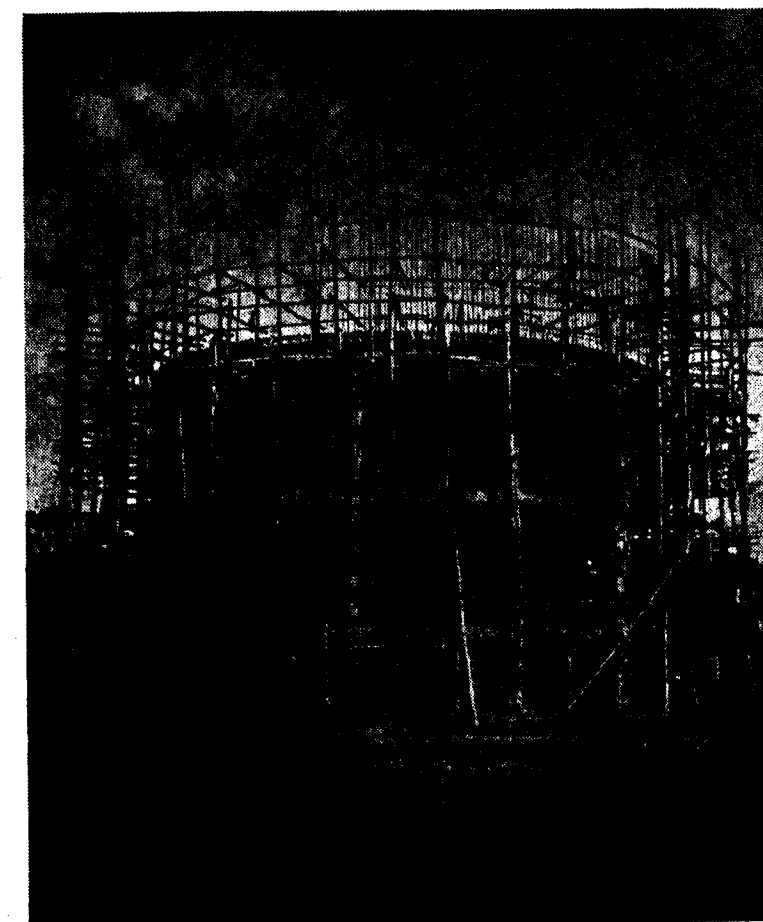
**DISTRIBUTION:** The pipes required for the water supply distribution system for Kodambakkam Pudoor have been received, and about 9,000 ft. of laying of mains is under progress. All the pipes required for carrying out of the drainage scheme at Kodambakkam Pudoor have been received, and tenders are being invited for laying the sewers.

**DISPOSAL WORKS:** The sewage from Kodambakkam Pudoor area will be pumped to the disposal works, which will be located on the banks of Adyar at the Southern extremity of the Scheme area. Tender documents for the disposal works are under preparation.

**SOUTH MADRAS NEIGHBOURHOOD:** Extensive borings for finding the source for water supply at South Madras Neighbourhood are under progress. This Pudoor is divided into three areas for water supply purpose, with a centrally-located over head tank for each area.

**DRAINAGE SCHEME:** The Drainage Scheme is under preparation. Here also the sewage will be treated and lead into the Buckingham Canal, which is on the west of South Madras Neighbourhood.

**OTHER NEIGHBOURHOODS:** The general survey and investigations have been taken up, and Schemes for Public Health Works would be put up after the areas are acquired and development works started.



Reinforced concrete Elevated Reservoir 1.5 lakhs gallons capacity under construction at Kodambakkam Pudoor (first "Neighbourhood")

**APPENDIX—I—A**  
**Madras State Housing Board**

STATEMENT OF ANNUAL ACCOUNTS FOR 1962-63

|                         | Board's<br>Secretariat | Madras<br>Housing<br>Unit | Madurai<br>Housing<br>Unit | Coimbatore<br>Housing<br>Unit | Tiruchi<br>Housing<br>Unit | Total    |
|-------------------------|------------------------|---------------------------|----------------------------|-------------------------------|----------------------------|----------|
| (Rs. in lakhs)          |                        |                           |                            |                               |                            |          |
| <b>REVENUE ACCOUNT:</b> |                        |                           |                            |                               |                            |          |
| Opening Balance         |                        |                           |                            |                               |                            | 20.15    |
| Receipts                | 4.99                   | 44.12                     | 2.44                       | 1.01                          | 1.41                       | 53.97    |
| Expenditure             | 32.66                  | 59.90                     | 2.57                       | 1.67                          | 0.78                       | 97.58    |
| Closing Balance         |                        |                           |                            |                               |                            | (—)23.46 |
| <b>CAPITAL ACCOUNT:</b> |                        |                           |                            |                               |                            |          |
| Opening Balance         |                        |                           |                            |                               |                            | 1,93.56  |
| Receipts                | 2,96.46                | 79.90                     | 5.22                       | 8.27                          | —                          | 3,89.85  |
| Expenditure             | 1,05.14                | 1,77.25                   | 6.29                       | 4.62                          | 0.14                       | 2,93.44  |
| Closing Balance         |                        |                           |                            |                               |                            | 2,89.97  |
| <b>DEPOSIT ACCOUNT:</b> |                        |                           |                            |                               |                            |          |
| Opening Balance         |                        |                           |                            |                               |                            | 5.07     |
| Receipts                | 8.08                   | 63.98                     | 2.47                       | 0.96                          | 0.11                       | 75.60    |
| Disbursements           | 4.00                   | 33.78                     | 0.90                       | 0.14                          | 0.03                       | 38.85    |
| Closing Balance         |                        |                           |                            |                               |                            | 41.82    |

1) **REVENUE ACCOUNT:-** The financial results of the Revenue side of the Board for 1962-63 are as shown below :-

| a) <b>REVENUE RECEIPTS:</b>                     | Rs. in lakhs. |
|-------------------------------------------------|---------------|
| 1. Rental Income                                | 3.37          |
| 2. Premia on leases                             | 9.74          |
| 3. Interest on sale proceeds of plots           | 1.85          |
| 4. Grants from Government                       | 0.31          |
| 5. Miscellaneous                                | 1.10          |
| 6. Tools and Plant                              | 0.23          |
| 7. Advance Account                              | 7.60          |
| 8. Amount transferred from the Supervision Fund | 13.58         |

|                                |     |       |
|--------------------------------|-----|-------|
| 9. Overhead charges of Schemes | ... | —     |
| 10. Investments                | ... | —     |
| 11. Suspense                   | ... | 16.19 |
| Total-Receipts                 |     | 53.97 |

## b) REVENUE EXPENDITURE:

|                                                               |     |       |
|---------------------------------------------------------------|-----|-------|
| 1. Interest on loans from Government                          | ... | 19.27 |
| 2. Principal portion of rental income and premia on leases    | ... | 17.52 |
| 3. Maintenance expenditure                                    | ... | 5.57  |
| 4. Cost of Establishments                                     | ... | 17.67 |
| 5. Office contingencies and betterment charges                | ... | 1.80  |
| 6. Tools and Plant including furniture, and office equipments | ... | 2.92  |
| 7. Miscellaneous expenditure                                  | ... | 1.85  |
| 8. Advance Account                                            | ... | 13.94 |
| 9. Suspense                                                   | ... | 1.70  |
| 10. Amount transferred to Deposit Head                        | ... | 15.34 |
| Total-Expenditure                                             |     | 97.58 |

## 2) CAPITAL ACCOUNT: The financial results on the capital side of the Board for 1962-6 are as shown below :-

## a) CAPITAL RECEIPTS:

|                                                         |     |        |
|---------------------------------------------------------|-----|--------|
| 1. Loans from Government                                | ... | 181.03 |
| 2. Advances from Government                             | ... | 41.41  |
| 3. Sale proceeds of lands                               | }   | 70.60  |
| 4. Capital portion of Rental income and premia on lease |     |        |
| 5. Stores                                               | ... | —      |
| 6. Tools and Plant                                      | ... | 0.05   |
| 7. Advance Account                                      | ... | 22.50  |
| 8. Grants from Government                               | ... | 34.03  |
| 9. Miscellaneous receipts including short term deposits | ... | —      |
| 10. Amount transferred for Capital Expenditure          | ... | 24.85  |
| 11. Suspense                                            | ... | 15.38  |
| Total-Receipts                                          |     | 389.85 |

## b) CAPITAL EXPENDITURE:

|                                                                                           |     |       |
|-------------------------------------------------------------------------------------------|-----|-------|
| 1. Works                                                                                  |     |       |
| i) L. I. G. H. Scheme                                                                     | ... | 23.33 |
| ii) M. I. G. H. Scheme                                                                    | ... | 28.17 |
| iii) S. I. H. Scheme                                                                      | ... | 6.62  |
| iv) Land Acquisition and Development Scheme                                               | ... | 18.59 |
| v) Slum Improvement / Clearance Scheme                                                    | ... | 51.01 |
| vi) Union Government Rental Housing Scheme for low paid employees of the State Government | ... | 10.41 |
| vii) Remunerative Enterprises                                                             | ... | 4.32  |
| viii) State Schemes                                                                       | ... | 25.42 |
| ix) Office Building                                                                       | ... | 6.84  |
| 2. Tools and Plant                                                                        | ... | 0.01  |
| 3. Stores                                                                                 | ... | —     |
| 4. Advance Account                                                                        | ... | 64.55 |
| 5. Amount transferred to Deposit Head                                                     | ... | 12.48 |
| 6. Suspense Account                                                                       | ... | 24.62 |
| 7. Repayment of Loan                                                                      | ... | 17.07 |

Total-Expenditure 293.44

APPENDIX — I — B  
A SUMMARY OF THE LOANS TAKEN FROM THE STATE GOVERNMENT AND OUTSTANDING ON  
31st MARCH 1962.

| Sl. No. | Government Order, number and date.                   | Name of Scheme.                              | Date of drawal of loan. | Loan Amount. | Outstanding balance on 31st March 1962. |
|---------|------------------------------------------------------|----------------------------------------------|-------------------------|--------------|-----------------------------------------|
|         |                                                      |                                              |                         |              |                                         |
|         | (1)                                                  | (2)                                          | (3)                     | (4)          | (5)                                     |
|         |                                                      |                                              |                         | Rs.          | Rs. nP.                                 |
| 1       | G.O. Ms. No. 594, P.H., dated 22nd February 1949.    | Cox Cheri General Improvement.               | 14th March 1949.        | 1,00,000     | 67,988.20                               |
| 2       | G.O. Ms. No. 2985, Health, dated 24th August 1950.   | Cox Cheri General Improvement.               | 19th September 1950.    | 1,00,000     | 74,543.99                               |
| 3       | G.O. Ms. No. 3038, Housing, dated 29th August 1950.  | Mandavelli Improvement.                      | 20th March 1951.        | 10,00,000    | 7,45,426.36                             |
| 4       | G.O. Ms. No. 4191, Health, dated 10th December 1951. | Mowbray's Road Improvement.                  | 6th February 1952.      | 10,00,000    | 7,85,931.11                             |
| 5       | G.O. Ms. No. 512, Health, dated 16th February 1952.  | C. I. T. Colony                              | 4th March 1952.         | 4,00,000     | 3,14,372.44                             |
| 6       | G.O. Ms. No. 3343, Housing, dated 25th October 1952. | Mowbray's Road                               | 8th November 1952.      | 10,00,000    | 8,22,931.75                             |
| 7       | G.O. Ms. No. 858, L.A., dated 28th June 1955.        | North Saidapet General Improvement.          | 22nd July 1955.         | 2,50,000     | 2,22,474.29                             |
| 8       | G.O. Ms. No. 1335, L.A., dated 1st October 1955.     | Puliyur Area General Improvement.            | 19th October 1955.      | 5,00,000     | 4,44,948.35                             |
| 9       | G.O. Ms. No. 4219, I.L.C., dated 16th October 1955.  | L. I. G. H. Batch I                          | 13th February 1960.     | 4,00,000     | 3,30,248.45                             |
| 10      | G.O. Ms. No. 1477, L.A., dated 28th October 1955.    | North Saidapet                               | 2nd March 1956.         | 3,00,000     | 2,66,973.05                             |
| 11      | G.O. Ms. No. 1480, L.A., dated 28th October 1955.    | Low Cost Housing (Rental).                   | Do.                     | 1,00,000     | 65,971.80                               |
| 12      | G.O. Ms. No. 317, I.L.C., dated 25th January 1956.   | Low Income Group Housing—I Batch.            | 31st March 1956.        | 8,00,000     | 6,60,491.43                             |
| 13      | G.O. Ms. No. 3547, I.L.C., dated 3rd August 1956.    | Low Income Group Housing—I Batch.            | 4th September 1956.     | 8,00,000     | 6,90,901.84                             |
| 14      | G.O. Ms. No. 477, I.L.C., dated 9th February 1957.   | Lower Middle Class Housing.                  | 22nd March 1957.        | 1,50,000     | 1,36,547.53                             |
| 15      | G.O. Ms. No. 992, I.L.C., dated 13th March 1957.     | Low Income Group Housing—II Batch.           | 31st March 1957.        | 10,00,000    | 8,636,28.38                             |
| 16      | G.O. Ms. No. 1316, I.L.C., dated 6th April 1957.     | Hamilton Bridge and Kilpauk Garden Area.     | 18th March 1958.        | 20,000       | 18,596.76                               |
| 17      | G.O. Ms. No. 1676, I.L.C., dated 8th May 1957.       | Namasivayapuram Slum.                        | 22nd June 1957.         | 82,750       | 71,463.03                               |
| 18      | G.O. Ms. No. 2941, I.L.C., dated 6th September 1957. | Namasivayapuram Slum.                        | 16th November 1957.     | 1,56,250     | 1,48,216.87                             |
| 19      | G.O. Ms. No. 3313, I.L.C., dated 10th October 1957.  | Foreshore Slum                               | Do.                     | 89,250       | 89,250.00                               |
| 20      | G.O. Ms. No. 3426, I.L.C., dated 19th October 1957.  | Low Income Group Housing—(Land Development). | 12th December 1957.     | 6,50,000     | 1,16,000.31                             |
| 21      | G.O. Ms. No. 3737, I.L.C., dated 14th November 1957. | Foreshore Slum                               | 18th March 1958.        | 1,13,750     | 1,13,750.00                             |
| 22      | G.O. Ms. No. 1830, L.A., dated 17th December 1957.   | Silvyn Lodge Scheme                          | 1st February 1958.      | 2,00,000     | 1,73,332.00                             |
| 23      | G.O. Ms. No. 250, I.L.C., dated 25th January 1958.   | Low Income Group Housing—(Land Development). | 19th March 1958.        | 1,00,000     | 17,848.11                               |
| 24      | G.O. Ms. No. 879, I.L.C., dated 6th March 1958.      | Low Income Group Housing—(Land Development). | 26th March 1958.        | 1,00,000     | 17,848.11                               |
| 25      | G.O. Ms. No. 898, I.L.C., dated 7th March 1958.      | Lower Middle Class Housing.                  | Do                      | 1,00,000     | 92,988.04                               |
| 26      | G.O. Ms. No. 1135, I.L.C., dated 24th March 1958.    | Low Income Group Housing—III Batch.          | 29th March 1958.        | 2,89,020     | 2,74,159.60                             |
| 27      | G.O. Ms. No. 1177, I.L.C., dated 27th March 1958.    | Gajapathy Lala Slum                          | 30th March 1958.        | 21,250       | 20,536.81                               |
| 28      | G.O. Ms. No. 1625, I.L.C., dated 29th April 1958.    | Lower Middle Class Housing.                  | 4th June 1958.          | 2,50,000     | 2,37,144.47                             |
| 29      | G.O. Ms. No. 2121, I.L.C., dated 2nd June 1958.      | Kamarajapuram-cum Pushpanagar Improvement.   | 30th September 1958.    | 74,687       | 73,462.01                               |
| 30      | G.O. Ms. No. 1314, L.A., dated 1st September 1958.   | Puliyur Area General Improvement.            | 14th November 1958.     | 3,00,000     | 2,84,575.25                             |
| 31      | G.O. Ms. No. 4029, I.L.C., dated 17th October 1958.  | Nandanam Extension.                          | 18th December 1958.     | 3,60,000     | 3,41,488.42                             |
| 32      | G.O. Ms. No. 4030, I.L.C., dated 17th October 1958.  | Kilpauk Garden Area.                         | 19th March 1959.        | 1,90,000     | 1,80,231.30                             |

| Sl. No. | Government Order, number and date.                              |                                             | Name of scheme. | Date of drawal of loan |           | Loan amount. | Outstanding balance on 31st March 1962. |
|---------|-----------------------------------------------------------------|---------------------------------------------|-----------------|------------------------|-----------|--------------|-----------------------------------------|
|         | (1)                                                             | (2)                                         |                 | (3)                    | (4)       |              |                                         |
|         |                                                                 |                                             |                 |                        |           | Rs.          | Rs. nP.                                 |
| 33      | G.O. Ms. No. 4365, I.L.C., dated 15th November 1958.            | Namasivayapuram and Foreshore Slum.         |                 | 6th January 1959.      | 2,76,875  | 2,50,626.54  |                                         |
| 34      | G.O. Ms. No. 4950, I.L.C., dated 26th December 1958.            | L. I. G. Land Development.                  |                 | 27th February 1959.    | 5,34,000  | 2,25,069.56  |                                         |
| 35      | Do                                                              | Low Income Group Housing—III Batch.         |                 | Do.                    | 10,00,000 | 9,66,478.36  |                                         |
| 36      | G.O. Ms. No. 124, I.L.C., (Housing), dated 9th January 1959.    | Foreshore Slum.                             |                 | 19th March 1959.       | 7,00,000  | 7,00,000.00  |                                         |
| 37      | G.O. Ms. No. 919, I.L.C., (Housing), dated 28th February 1959.  | Low Income Group Housing—(Land Development) |                 | 24th March 1959.       | 13,86,000 | 5,84,167.95  |                                         |
| 38      | Do                                                              | Low Income Group Housing—III Batch.         |                 | Do.                    | 2,80,000  | 2,70,613.45  |                                         |
| 39      | G.O. Ms. No. 1184, I.L.C., (Housing), dated 16th March 1959.    | Nandanam Extension                          |                 | Do.                    | 1,40,000  | 1,32,800.52  | 28                                      |
| 40      | G.O. Ms. No. 1267, I.L.C., (Housing), dated 20th March 1959.    | Government Channel Lane Hutting Ground.     |                 | 31st March 1959.       | 31,875    | 30,806.23    |                                         |
| 41      | G.O. Ms. No. 1299, I.L.C., (Housing), dated 21st March 1959.    | Kilpauk Garden Area                         |                 | Do.                    | 1,90,000  | 1,80,231.30  |                                         |
| 42      | G.O. Ms. No. 1340, I.L.C., (Housing), dated 25th March 1959.    | Foreshore Slum                              |                 | 30th March 1959.       | 3,00,000  | 3,00,000.00  |                                         |
| 43      | G.O. Ms. No. 1356, I.L.C., (Housing), dated 25th March 1959.    | Low Income Group Housing—IV (State) Batch   |                 | 31st March 1959.       | 3,00,000  | 2,84,575.25  |                                         |
| 44      | G.O. Ms. No. 1436, (P.H.), dated 20th April 1959.               | Cox Cheri Improvement                       |                 | 12th May 1959.         | 1,50,000  | 1,06,425.40  |                                         |
| 45      | G.O. Ms. No. 2478, I.L.C., (Housing), dated 19th June 1959.     | Kilpauk Garden Area                         |                 | 17th September 1959.   | 4,15,000  | 4,01,651.32  |                                         |
| 46      | G.O. Ms. No. 3215, I.L.C., (Housing), dated 17th August 1959.   | Middle Income Group Housing                 |                 | 20th October 1959.     | 7,00,000  | 6,71,877.33  |                                         |
| 47      | G.O. Ms. No. 1870, L.A., dated 28th October 1959.               | Remunerative Enterprises, C.I.T. Nagar      |                 | 4th December 1959.     | 1,00,000  | 96,783.38    |                                         |
| 48      | Do                                                              | Puliyur Area General Improvement            |                 | Do.                    | 3,00,000  | 2,90,350.13  |                                         |
| 49      | Do                                                              | Purchase of Road Roller                     |                 | Do.                    | 50,000    | 41,764.96    |                                         |
| 50      | G.O. Ms. No. 4827, I.L.C., dated 14th December 1959.            | Government Channal Lane Hutting Ground.     |                 | 19th January 1960.     | 15,938    | 14,846.40    |                                         |
| 51      | G.O. Ms. No. 4826, I.L.C., (Housing), dated 14th December 1959. | Raju Pillai Garden                          |                 | 12th February 1960.    | 26,953    | 26,510.89    |                                         |
| 52      | G.O. Ms. No. 4935, I.L.C., (Housing), dated 22nd December 1959. | Low Income Group Housing—IV Batch           |                 | Do.                    | 1,94,000  | 1,87,759.22  |                                         |
| 53      | G.O. Ms. No. 8, I.L.C., (Housing), dated 2nd January 1960.      | Nandanam Extension                          |                 | Do.                    | 76,500    | 74,038.39    |                                         |
| 54      | G.O. Ms. No. 292, I.L.C., (Housing), dated 22nd January 1960.   | Kilpauk Garden Area                         |                 | 4th March 1960.        | 55,000    | 53,229.96    | 29                                      |
| 55      | G.O. Ms. No. 1059, I.L.C., (Housing), dated 1st March 1960.     | Do                                          |                 | 22nd March 1960.       | 2,00,000  | 1,93,566.76  |                                         |
| 56      | G.O. Ms. No. 1091, I.L.C., (Housing), dated 3rd March 1960.     | Low Income Group Housing—V Batch            |                 | Do.                    | 12,95,150 | 12,51,736.18 |                                         |
| 57      | G.O. Ms. No. 1092, I.L.C., (Housing), dated 3rd March 1960.     | Low Income Group Housing—(Land Development) |                 | Do.                    | 9,00,000  | 5,59,103.24  |                                         |
| 58      | G.O. Ms. No. 1448, I.L.C., (Housing), dated 17th March 1960.    | Middle Income Group Housing                 |                 | 31st March 1960.       | 13,00,000 | 12,47,774.23 |                                         |
| 59      | G.O. Ms. No. 1515, I.L.C., (Housing), dated 22nd March 1960.    | Ellisuram Slum                              |                 | Do.                    | 33,375    | 32,827.88    |                                         |
| 60      | G.O. Ms. No. 1518, I.L.C., (Housing), dated 22nd March 1960.    | N.G.G.Os' Housing Nandanam Extension        |                 | Do.                    | 8,75,000  | 8,61,254.50  |                                         |

| Sl. No. | Government Order, number and date.                             | Name of Scheme.                                          | Date of drawal of loan. | Loan Amount. | Outstanding balance on 31st March 1962. |
|---------|----------------------------------------------------------------|----------------------------------------------------------|-------------------------|--------------|-----------------------------------------|
|         | (1)                                                            | (2)                                                      | (3)                     | (4)          | (5)                                     |
|         |                                                                |                                                          |                         | Rs.          | Rs. nP.                                 |
| 61      | G.O. Ms. No. 1543, I.L.C., (Housing), dated 23rd March 1960.   | Kanniappanagar                                           | ... 31st March 1960.    | 2,81,250     | 2,71,823-06                             |
| 62      | G.O. Ms. No. 1597, I.L.C., (Housing), dated 25th March 1960.   | Lower Middle Class Housing                               | Do.                     | 77,320       | 74,833-72                               |
| 63      | G.O. Ms. No. 1599, I.L.C., (Housing), dated 25th March 1960.   | Middle Income Group Housing                              | Do.                     | 9,40,000     | 9,02,237-32                             |
| 64      | G.O. Ms. No. 1811, I.L.C., (Housing), dated 5th April 1960.    | Raju Pillai Garden                                       | 5th September 1960.     | 26,953       | 26,953-00                               |
| 65      | G.O. Ms. No. 3125, I.L.C., (Housing), dated 25th June 1960.    | Kamarajpuram-cum-Pushpanagar Extension. Slum Improvement | Do.                     | 49,688       | 48,873-96                               |
| 66      | G.O. Ms. No. 3522, I.L.C., (Housing), dated 18th July 1960.    | Omnibus Slum Improvement Project                         | 19th September 1960.    | 3,89,063     | 3,89,063-00                             |
| 67      | G.O. Ms. No. 4538, I.L.C., (Housing), dated 1st October 1960.  | Kilpauk Garden Area                                      | 3rd January 1961.       | 4,00,000     | 3,93,443-00                             |
| 68      | G.O. Ms. No. 4634, I.L.C., (Housing), dated 6th October 1960.  | Kanniappanagar Slum                                      | 7th January 1961.       | 2,81,250     | 2,76,640-25                             |
| 69      | G.O. Ms. No. 1649, L.A., dated 6th October 1960.               | Remunerative Enterprises                                 | 16th March 1961.        | 3,00,000     | 2,95,083-00                             |
| 70      | G.O. Ms. No. 4654, I.L.C., (Housing), dated 7th October 1960.  | Hamilton Bridge Road Area Improvement...                 | 18th March 1961.        | 4,00,000     | 3,93,443-00                             |
| 71      | G.O. Ms. No. 4762, I.L.C., (Housing), dated 13th October 1960. | Ellisuram Slum                                           | 20th December 1960.     | 33,375       | 33,375-00                               |
| 72      | G.O. Ms. No. 4811, I.L.C., (Housing), dated 15th October 1960. | Low Income Group Housing (Land Development)              | 6th March 1961.         | 10,00,000    | 8,13,984-00                             |
| 73      | G.O. Ms. No. 4861, I.L.C., (Housing), dated 21st October 1960. | Lower Middle Class Housing                               | 17th January 1961.      | 2,00,000     | 1,96,722-00                             |
| 74      | G.O. Ms. No. 4940, I.L.C., (Housing), dated 26th October 1960. | Low Income Group Housing—VI Batch...                     | 18th March 1961.        | 10,00,000    | 9,83,608-00                             |
| 75      | G.O. Ms. No. 470, L.A., dated 22nd February 1961.              | Puliyur Area (Trustpuram) Improvement                    | 28th March 1961.        | 50,000       | 49,180-00                               |
| 76      | G.O. Ms. No. 1746, I.L.C., (Housing), dated 24th March 1961.   | Kilpauk Garden Area                                      | 30th March 1961.        | 57,000       | 56,075-00                               |
| 77      | G.O. Ms. No. 1747, I.L.C., (Housing), dated 24th March 1961.   | Ramakamathpuram Scheme                                   | Do.                     | 83,203       | 81,839-14                               |
| 78      | G.O. Ms. No. 1822, I.L.C., (Housing), dated 28th March 1961.   | Kottur and other Schemes                                 | Do.                     | 16,07,203    | 15,80,858-14                            |
| 79      | G.O. Ms. No. 1832, I.L.C., (Housing), dated 28th March 1961.   | Hamilton Bridge Road Area Improvement...                 | 30th March 1961.        | 2,00,000     | 1,96,722-00                             |
| 80      | G.O. Ms. No. 1854, I.L.C., (Housing), dated 29th March 1961.   | N.G.G.Os' Housing, Nandanam Extension...                 | Do.                     | 5,00,000     | 4,91,805-00                             |
| 81      | G.O. Ms. No. 1855, I.L.C., (Housing), dated 29th March 1961.   | Lower Middle Class Housing                               | Do.                     | 30,680       | 30,177-60                               |
| 82      | G.O. Ms. No. 2302, I.L.C., (Housing), dated 22nd April 1961.   | Ways and Means Advance                                   | 7th July 1961.          | 2,00,000     | 2,00,000-00                             |
| 83      | G.O. Ms. No. 3496, I.L.C., (Housing), dated 4th May 1961.      | Construction of Office Building                          | 20th September 1961.    | 75,000       | 75,000-00                               |
| 84      | G.O. Ms. No. 612, dated 1st February 1962.                     | Equipment and Machinery                                  | 17th March 1962.        | 5,25,000     | 5,25,000-00                             |
| 85      | G.O. Ms. No. 772, I.L.C., (Housing), dated 7th February 1962.  | Last Grade Government Servants, Kodambakkam Pudur        | 29th March 1962.        | 93,750       | 93,750-00                               |

| Sl. No. | Government Order, number and date.                           | Name of scheme.                                         | Date of drawal of loan | Loan amount. | Outstanding balance on 31st March 1962. |
|---------|--------------------------------------------------------------|---------------------------------------------------------|------------------------|--------------|-----------------------------------------|
|         |                                                              |                                                         |                        |              |                                         |
| (1)     | (2)                                                          | (3)                                                     | (4)                    | (5)          | (6)                                     |
|         |                                                              |                                                         |                        |              |                                         |
| 86      | G.O. Ms. No. 1366, I.L.C., (Housing), dated 5th March 1962.  | Middle Income Group Housing (Hamilton Bridge Road area) | 23rd March 1962.       | 15,00,000    | 15,00,000                               |
| 87      | G.O. Ms. No. 1515, I.L.C., (Housing), dated 13th March 1962. | Hamilton Bridge Road Area Improvement                   | 27th March 1962.       | 4,13,000     | 4,13,000                                |
| 88      | G.O. Ms. No. 1516, I.L.C., (Housing), dated 13th March 1962. | N.G.G.Os' Housing, Nandanam Extension.                  | Do.                    | 5,00,000     | 5,00,000                                |
| 89      | G.O. Ms. No. 1674, I.L.C., (Housing), dated 19th March 1962. | Thandavarayachatram Slum                                | 30th March 1962.       | 4,50,000     | 4,50,000                                |
| 90      | G.O. Ms. No. 1679, I.L.C., (Housing), dated 19th March 1962. | Remunerative Enterprises                                | 29th March 1962.       | 5,70,000     | 5,70,000                                |
| 91      | G.O. Ms. No. 1725, I.L.C., (Housing), dated 21st March 1962. | Puliyur Area General Improvement-Revised.               | 30th March 1962.       | 2,50,000     | 2,50,000                                |
| 92      | G.O. Ms. No. 1724, I.L.C., (Housing), dated 21st March 1962. | Remunerative Enterprises                                | 31st March 1962.       | 2,00,000     | 2,00,000                                |
| 93      | G.O. Ms. No. 1812, I.L.C., (Housing), dated 22nd March 1962. | Lower Middle Class Housing                              | Do.                    | 2,00,000     | 2,00,000                                |
| 94      | G.O. Ms. No. 1907, I.L.C., (Housing), dated 26th March 1962. | Low Income Group Housing                                | Do.                    | 25,00,000    | 25,00,000                               |
| 95      | G.O. Ms. No. 1924, I.L.C. (Housing), dated 27th March 1962.  | Appavunagar, Mambalam Tank Bund and Venkatapuram Slum   | Do.                    | 5,40,094     | 5,40,094                                |
| 96      | G.O. Ms. No. 1946, I.L.C., (Housing), dated 27th March 1962. | Land Acquisition and Development                        | Do.                    | 70,34,000    | 70,34,000                               |

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## APPENDIX - II

### STATEMENT SHOWING THE PHYSICAL AND FINANCIAL TARGETS AND ACHIEVEMENTS UNDER VARIOUS PROJECTS EXECUTED BY THE STATE HOUSING BOARD

| Sl. No. | Name of the Project                              | Plan or Non-Plan | Targets for 1962-'63           |           | Loan/Grant Sanctioned to the Board in 1962-'63 Rs. in lakhs | Achievement for 1962-'63                                |           | Remarks |
|---------|--------------------------------------------------|------------------|--------------------------------|-----------|-------------------------------------------------------------|---------------------------------------------------------|-----------|---------|
|         |                                                  |                  | Physical                       | Financial |                                                             | Physical                                                | Financial |         |
| (1)     | (2)                                              | (3)              | (4)                            | (5)       | (6)                                                         | (7)                                                     | (8)       | (9)     |
| 1.      | L. I. G. H. Scheme V & VI Batches                | Plan             | 41 H                           | 2.05      |                                                             | 27 H completed, 10 in various stages, 4 to be taken up. | 4.16      |         |
| 2.      | L. I. G. H. Scheme VII to XIII Batches           | "                | 294 H<br>18 F                  | 23.16     |                                                             | 46 H completed, 18 F and 117 H in different stages.     | 8.91      |         |
| 3.      | Aspiran Garden Scheme                            |                  |                                |           |                                                             |                                                         | 0.11      |         |
| 4.      | West C. I. T. Nagar Scheme                       |                  |                                | Nil       |                                                             | Major Portion completed                                 | 0.41      |         |
| 5.      | Seethamma Road Scheme                            |                  | Provision of pending amenities |           |                                                             |                                                         | 0.72      |         |
| 6.      | East Abhiramapuram Scheme                        |                  |                                |           |                                                             |                                                         |           |         |
| 7.      | Seethamma Colony Extn. Scheme                    | "                | 34 P                           | 4.65      |                                                             | 10 P                                                    | 1.17      |         |
| 8.      | Ramakrishna Mutt (Brodiies Road) Scheme          | "                | 21 P                           | 3.42      |                                                             |                                                         | 8.05      |         |
| 9.      | Kilpauk Garden Scheme                            | Non-plan         | Provision of pending amenities | 4.27      | 2.16                                                        | Major Portion completed                                 | 1.95      |         |
| 10.     | Nandanam Extension Scheme                        | "                | "                              | 1.14      | 3.49                                                        | "                                                       | 0.64      |         |
| 11.     | Puliyur (Trustapuram) General Improvement Scheme | "                | "                              | 5.58      | 3.90                                                        | "                                                       | 0.77      |         |

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| Sl. No.                             | Name of the Project                         | Plan or Non-Plan | Targets for 1962-'63                |                        | Loan/Grant Sanctioned to the Board in 1962-'63 Rs. in lakhs | Achievement for 1962-'63             |                        | Remarks |
|-------------------------------------|---------------------------------------------|------------------|-------------------------------------|------------------------|-------------------------------------------------------------|--------------------------------------|------------------------|---------|
|                                     |                                             |                  | Physical                            | Financial Rs. in lakhs |                                                             | Physical                             | Financial Rs. in lakhs |         |
| (1)                                 | (2)                                         | (3)              | (4)                                 | (5)                    | (6)                                                         | (7)                                  | (8)                    | (9)     |
| 12.                                 | Turnbills Road Area Improvement Scheme      | "                |                                     |                        | 4.00                                                        |                                      |                        |         |
| 13.                                 | Non Gazetted Govt. Officers Scheme          | "                | 62 H                                | 17.80                  | 3.91                                                        | 35 completed & 25 under construction | 9.08                   |         |
| 14.                                 | Lower Middle Class Housing Scheme           | "                | 2 rental blocks                     | 1.97                   | 1.75                                                        | Nearing completion                   | 1.28                   |         |
| 15.                                 | Remunerative Enterprises                    | "                | Shops and stalls in different areas | 1.66                   |                                                             | Major Portion completed              | 3.06                   |         |
| SLUM IMPROVEMENT / CLEARANCE SCHEME |                                             |                  |                                     |                        |                                                             |                                      |                        |         |
| 16.                                 | Kamarajapuram cum Pushpanagar               | Plan             | Not Fixed                           |                        |                                                             | 16 tenements                         | 1.14                   |         |
| 17.                                 | Kamarajapuram Extension                     | "                | "                                   |                        |                                                             | —                                    | 0.11                   |         |
| 18.                                 | Rajupillai Garden                           | "                | "                                   |                        |                                                             | 28 O. D. P.                          | 0.94                   |         |
| 19.                                 | Govt. Channel Lane Hutting Ground Area      | "                | "                                   |                        |                                                             | 2 O. D. P.                           | 0.23                   |         |
| 20.                                 | New Kannappa Nagar                          | "                | "                                   |                        | 20.82 loan                                                  | 688 O. D. P.                         | 18.44                  |         |
| 21.                                 | Ramakamathapuram                            | "                | "                                   |                        | 34.03 grant                                                 | 32 O. D. P.                          | 0.54                   |         |
| 22.                                 | Omnibus                                     | "                | "                                   |                        |                                                             | —                                    | 8.56                   |         |
| 23.                                 | Pavement Dwellers (338 families) Vyasarpadi | "                | "                                   |                        |                                                             | 331 O. D. P.                         | —                      |         |
| 24.                                 | Vazhaippu Cheri                             | "                | "                                   |                        |                                                             | —                                    | 0.02                   |         |

| Sl. No. | Name of the Project              | Plan or Non-Plan | Targets for 1962-'63 |                        | Loan/Grant Sanctioned to the Board in 1962-'63 Rs. in lakhs | Achievement for 1962-'63 |                        | Remarks |
|---------|----------------------------------|------------------|----------------------|------------------------|-------------------------------------------------------------|--------------------------|------------------------|---------|
|         |                                  |                  | Physical             | Financial Rs. in lakhs |                                                             | Physical                 | Financial Rs. in lakhs |         |
| (1)     | (2)                              | (3)              | (4)                  | (5)                    | (6)                                                         | (7)                      | (8)                    | (9)     |
| 25.     | Kasipuram 'A' Block              | "                | "                    |                        |                                                             | 46 tenements             | 1.34                   |         |
| 26.     | Thandavaraya Chatram             | "                | "                    |                        |                                                             | 98 tenements             | 6.32                   |         |
| 27.     | Venkatesapuram                   | "                | "                    |                        |                                                             | 56 tenements             | 0.83                   |         |
| 28.     | Pavement Dwellers (Driver's St.) | "                | "                    |                        |                                                             | 67 O. D. P.              | —                      |         |
| 29.     | Appavunagar                      | "                | "                    |                        |                                                             | —                        | 1.59                   |         |
| 30.     | Mambalam Tank Bund               | "                | "                    |                        |                                                             | —                        | 0.01                   |         |
| 31.     | Venkatapuram                     | "                | "                    |                        |                                                             | —                        | 0.01                   |         |
| 32.     | Vannanthurai Road                | "                | "                    |                        |                                                             | —                        | 6.14                   |         |
| 33.     | Ellisapuram                      | "                | "                    |                        | 20.82 loans                                                 | —                        | 0.08                   |         |
| 34.     | Namasivayapuram                  | "                | "                    |                        | 34.03 grant                                                 | —                        | 0.50                   |         |
| 35.     | Jaganathapuram                   | "                | "                    |                        |                                                             | —                        | 0.0007                 |         |
| 36.     | Kapaleswarar Koil Thottam        | "                | "                    |                        |                                                             | —                        | 0.006                  |         |
| 37.     | Urur Parts I & II                | "                | "                    |                        |                                                             | —                        | 0.05                   |         |
| 38.     | Boopathy Nagar                   | "                | "                    |                        |                                                             | —                        | 0.46                   |         |
| 39.     | Ayanavaram Road                  | "                | "                    |                        |                                                             | —                        | 0.02                   |         |
| 40.     | Chandrayogi Samadhi              | "                | "                    |                        |                                                             | —                        | 0.04                   |         |
| 41.     | Karimedu Colony (Divn. 33)       | "                | "                    |                        |                                                             | —                        | 0.66                   |         |
| 42.     | Grey Nagar Pallam (Divn. 33)     | "                | "                    |                        |                                                             | —                        | 0.85                   |         |

| (1)                                           | Name of the Project<br>(2)                                      | Targets for 1962-'63 |                           | Loan/Grant<br>Sanctioned<br>to the Board<br>in 1962-'63<br>Rs. in lakhs | Achievement for 1962-'63                                                                                                                                                        |                           | Remarks                                                                                                    |
|-----------------------------------------------|-----------------------------------------------------------------|----------------------|---------------------------|-------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------|------------------------------------------------------------------------------------------------------------|
|                                               |                                                                 | Physical             | Financial<br>Rs. in lakhs |                                                                         | Physical                                                                                                                                                                        | Financial<br>Rs. in lakhs |                                                                                                            |
| (3)                                           | (4)                                                             | (5)                  | (6)                       | (7)                                                                     | (8)                                                                                                                                                                             | (9)                       |                                                                                                            |
| <b>MIDDLE INCOME GROUP HOUSING<br/>SCHEME</b> |                                                                 |                      |                           |                                                                         |                                                                                                                                                                                 |                           |                                                                                                            |
| 43.                                           | M. I. G. H. Scheme Batches I to XI                              | Non-plan             | Not Fixed                 |                                                                         | 30 Houses & 6 flats completed<br>82 houses & 120 flats in different stages.                                                                                                     | 22.34                     |                                                                                                            |
| 44.                                           | Hamilton Bridge Road Scheme                                     | "                    | "                         | 40.00                                                                   | The construction upto I floor has been completed in respect of 7 blocks of 42 flats and the construction of the remaining 13 blocks of 78 flats has come upto the ground floor. | 4.92                      |                                                                                                            |
| 45.                                           | Land Acquisition and Development Scheme (Neighbourhood Schemes) | Plan                 | 425 acres                 | 121.00                                                                  | 70.00                                                                                                                                                                           |                           | Rs. 18.58 lakhs has been spent by the Board, Rs. 30 lakhs has been deposited with the Collector of Madras. |
| <b>UNION GOVT. RENTAL HOUSING<br/>SCHEME</b>  |                                                                 |                      |                           |                                                                         |                                                                                                                                                                                 |                           |                                                                                                            |
| 46.                                           | Hamilton Bridge Road Scheme                                     | Non-plan             | Not Fixed                 | 36.91 Advance                                                           | Under various stages of construction.                                                                                                                                           | 2.22                      |                                                                                                            |
|                                               | H—Houses. F—Flats. P—Plots.                                     |                      |                           |                                                                         |                                                                                                                                                                                 |                           |                                                                                                            |

| (1)                                            | Name of the Project                                                    | Targets for 1962-'63 |                           | Loan/Grant<br>Sanctioned<br>to the Board<br>in 1962-'63<br>Rs. in lakhs | Achievement for 1962-'63      |                           | Remarks                      |
|------------------------------------------------|------------------------------------------------------------------------|----------------------|---------------------------|-------------------------------------------------------------------------|-------------------------------|---------------------------|------------------------------|
|                                                |                                                                        | Physical             | Financial<br>Rs. in lakhs |                                                                         | Physical                      | Financial<br>Rs. in lakhs |                              |
| (3)                                            | (4)                                                                    | (5)                  | (6)                       | (7)                                                                     | (8)                           | (9)                       |                              |
| <b>COIMBATORE HOUSING UNIT</b>                 |                                                                        |                      |                           |                                                                         |                               |                           |                              |
|                                                | Construction of 100 houses under the L. I. G. H. Scheme at R. S. Puram | 24 flats             | 0.50                      | Plan                                                                    | Have come upto basement       | 0.59                      | Including cost of land       |
| <b>SUBSIDISED INDUSTRIAL HOUSING SCHEME</b>    |                                                                        |                      |                           |                                                                         |                               |                           |                              |
|                                                | Construction of 100 tenements at Singanailur Phase III                 | Scheme deferred      | 0.01                      | "                                                                       | Bore-well work is in progress | 0.03                      | Dug upto 200'                |
|                                                | Construction of 96 tenements at Peelamedu                              | "                    | 1.00                      | "                                                                       | "                             | 0.80                      | Rs. 62.920 reimbursed        |
|                                                | Construction of 100 tenements at Tiruppur                              | "                    | 0.50                      | "                                                                       | "                             | 0.07                      | "                            |
| <b>SLUM IMPROVEMENT SCHEME</b>                 |                                                                        |                      |                           |                                                                         |                               |                           |                              |
|                                                | Coimbatore                                                             | "                    | 0.01                      | "                                                                       | Social survey in progress     | "                         | Estimate is to be sanctioned |
|                                                | Salem                                                                  | "                    | 0.01                      | "                                                                       | "                             | "                         | "                            |
| <b>LAND ACQUISITION AND DEVELOPMENT SCHEME</b> |                                                                        |                      |                           |                                                                         |                               |                           |                              |
| <b>MIDDLE INCOME GROUP HOUSING SCHEME</b>      |                                                                        |                      |                           |                                                                         |                               |                           |                              |
|                                                | Construction of 45 houses at R. S. Puram                               | 24 flats             | 1.00                      | Non-plan                                                                | Brick work upto lintel level  | 1.83                      | Coimbatore                   |
| <b>UNION GOVT. RENTAL HOUSING SCHEME</b>       |                                                                        |                      |                           |                                                                         |                               |                           |                              |
|                                                | Construction of 50 houses at Kavundampalayam, Coimbatore               | "                    | 0.01                      | "                                                                       | "                             | "                         | Site since handed over       |
|                                                | Construction of 50 houses at Red Fields, Coimbatore                    | "                    | 0.05                      | "                                                                       | "                             | "                         | Site to be handed over       |
|                                                | Construction of 50 houses at Salem                                     | "                    | 0.05                      | "                                                                       | "                             | "                         | Site to be acquired          |
|                                                | Construction of 50 houses at Ooty & Coonoor                            | "                    | 0.01                      | "                                                                       | "                             | "                         | Site to be alienated         |

| Name of the Project<br>(1)                                             | Targets for 1962-'63           |                                         | Loan/Grant<br>Sanctioned<br>to the Board<br>in 1962-'63<br>Rs. in lakhs | Achievement for 1962-'63                                                                                                                                                         |                                  | Remarks                                                                                                                                                                                                                                          |
|------------------------------------------------------------------------|--------------------------------|-----------------------------------------|-------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                                        | Physical<br>(2)                | Financial<br>Rs. in lakhs<br>(3)        |                                                                         | Physical<br>(6)                                                                                                                                                                  | Financial<br>Rs. in lakhs<br>(7) |                                                                                                                                                                                                                                                  |
| <b>State Housing Scheme for Lower Middle Class (Rental)</b>            | ...                            | 0.01                                    |                                                                         | ...                                                                                                                                                                              | ...                              | Site to be acquired                                                                                                                                                                                                                              |
| <b>REGENERATIVE ENTERPRISES</b>                                        |                                |                                         |                                                                         |                                                                                                                                                                                  |                                  |                                                                                                                                                                                                                                                  |
| Construction of restaurants and shops                                  | Scheme dropped by S. H. B      | 0.10                                    |                                                                         | Site Purchased                                                                                                                                                                   | 0.16                             | Cost of land                                                                                                                                                                                                                                     |
| Construction of Office Building                                        | Cost of site and compound wall | 0.60                                    |                                                                         | Construction of compound wall, garage, watchman's shed & cost of site                                                                                                            | 0.66                             | Construction of garage in progress                                                                                                                                                                                                               |
| <b>MADURAI HOUSING UNIT</b>                                            |                                |                                         |                                                                         |                                                                                                                                                                                  |                                  |                                                                                                                                                                                                                                                  |
| <b>SUBSIDISED INDUSTRIAL HOUSING SCHEME</b>                            |                                |                                         |                                                                         |                                                                                                                                                                                  |                                  |                                                                                                                                                                                                                                                  |
| Construction of 200 tenements at Pasumalai (Madurai Phase III project) | 100 tenements                  | B. E. 9.50 lakhs<br>F. M. S. 4.55 lakhs | Plan                                                                    | 54 tenements reached roof slab. 96 tenements reached roof level, 100 tenements in ground floor and 34 in first floor reached lintel level. Basement completed for 200 tenements. | 5.70                             | Work started in the last month of 1st quarter and rains interrupted. Scarcity of controlled articles.                                                                                                                                            |
| <b>TIRUCHI HOUSING UNIT</b>                                            |                                |                                         |                                                                         |                                                                                                                                                                                  |                                  |                                                                                                                                                                                                                                                  |
| <b>SLUM IMPROVEMENT AND LAND DEVELOPMENT SCHEME</b>                    |                                |                                         |                                                                         |                                                                                                                                                                                  |                                  |                                                                                                                                                                                                                                                  |
| <b>Kalmandai Scheme</b>                                                | —                              | 0.01 lakhs                              | Non-plan                                                                | —                                                                                                                                                                                | 0.03                             | The preliminary works connected with the dismantling of the existing huts and levelling up the site to uniform ground level were done in '62-'63. The targeted expenditure of Rs. 10,000/- could not be spent due to delay in L. A. proceedings. |



Wood-working Unit at the State Housing Board compound

## APPENDIX — III

EXCERPTS FROM THE WELCOME SPEECH OF THE CHIEF ENGINEER, HIGHWAYS  
AND RURAL WORKS DEPARTMENT  
ON THE OCCASION OF THE LAYING OF THE FOUNDATION STONE FOR THE  
OVER BRIDGE AT KODAMBAKKAM ON 11-6-1963, BY THE HON'BLE  
CHIEF MINISTER, SRI K. KAMARAJ.

The Chief Engineer, Highways and Rural works, extended at the outset, a cordial welcome to the Hon'ble Chief Minister, who had kindly consented to lay the foundation stone for the Over Bridge, to the Hon'ble Minister for Industries who had readily agreed to preside over the function and to the Hon'ble Minister for Works who had graced the occasion with his presence. He stated that it was the first time that the Highways Department took up works in the City of Madras. He referred to the importance gained by the Kodambakkam area on either side of the Arcot Road, due to the activity of film production round the clock and throughout the year, and due to the springing up of many large and medium-sized factories in the private and public sectors and the consequent flow of traffic through the railway level crossing. He mentioned that this road carries mostly, pneumatic traffic and experiences an intensity of 16,000 tons of traffic i. e. about 5,000 vehicles per day, mostly during the ten hours of the day time and that in peak hours, during the morning and in the evening, the travel in electric trains is also equally intense. He detailed the hardships caused to the business people, the office-goers and the general public, on account of the closure of the gates at the level crossing near Kodambakkam Station and further spoke about the impact of the growth of the four Neighbourhoods developed by the State Housing Board, on the volume of traffic in this locality, in the following words:—

“To add to the significance and urge of this need of the public, the State Housing Board has now proposed to establish four Neighbourhoods along the periphery of the Madras City. Of these, Kodambakkam Neighbourhood is the first to be taken up. A potential traffic generation by the residents of these extensions added to the traffic already existing on this important road, was expected to create a very serious traffic bottle-neck at the crossing. Realising this, the State Housing Board has come forward to offer contribution towards the construction of an overbridge.

The construction of overbridges in lieu of the level crossings in the City was under consideration of the Government since 1954. Kodambakkam over bridge was initiated by the South India Motion Pictures Producers' Association in the year 1955, but it did not materialise as the film chamber was not in a position to pay the contribution. The State Housing Board in the year 1961 volunteered to bear 50% of the cost, treating this overbridge as one of the necessities for the people of the Neighbourhoods on the western side of the level crossing. The Government accepted the offer of the State Housing Board, and sanctioned the work immediately for Rs. 39 lakhs, meeting the other 50% of the cost from the State Funds. It is to be mentioned here that the scheme has come to be realised mostly through the efforts of the Hon'ble Minister for Industries, who has sponsored the contribution from the State Housing Board.

The railway portion of the bridge over the track will be constructed at the cost of the Railway Department.”

He also explained the technical details of the construction of the bridge and concluded by saying that the work was expected to be completed within a year and a half and with the co-operation of the Water and Special Works Departments of the Corporation, it could be completed even earlier.

## APPENDIX — IV

## NOTE ON BOOKLET ON LOW COST HOUSE DESIGNS.

The non-statutory State Housing Board attached to the Government in the Department of Industries, Labour, and Co-operation, constituted a Design Sub-Committee with a view to evolve standardised type design of low cost houses to suit different sections of the community like industrial workers, slum-dwellers, weavers, middle class families, etc. The members of this committee were:—

1. (Capt.) D. Gnanaolivu, M.A., I.A.S.,  
Chairman, State Housing Board &  
Joint Secretary to Government  
(Housing).
2. Sri J. G. Abraham, B.E., M.I.E.,  
(Ind.), F.A.M., Soc., C.E.,  
Chief Engineer, Public Works  
Department (General). ... Member of the Board.
3. Sri M. Meeran., B.E., M.I. Struct.,  
A.M.I.E. (Ind.), A.M., A.S.C.E.,  
Former City Engineer, representing  
the Commissioner, Corporation of  
Madras ... Member of the Board; and
4. Sri C. Govindan Nair, Dip. in T.P.  
(Edin.), A.M.T.P.I. (Lond.), F.I.T.P.  
(Ind.), Joint Director of Town  
Planning. ... Member of the Board.

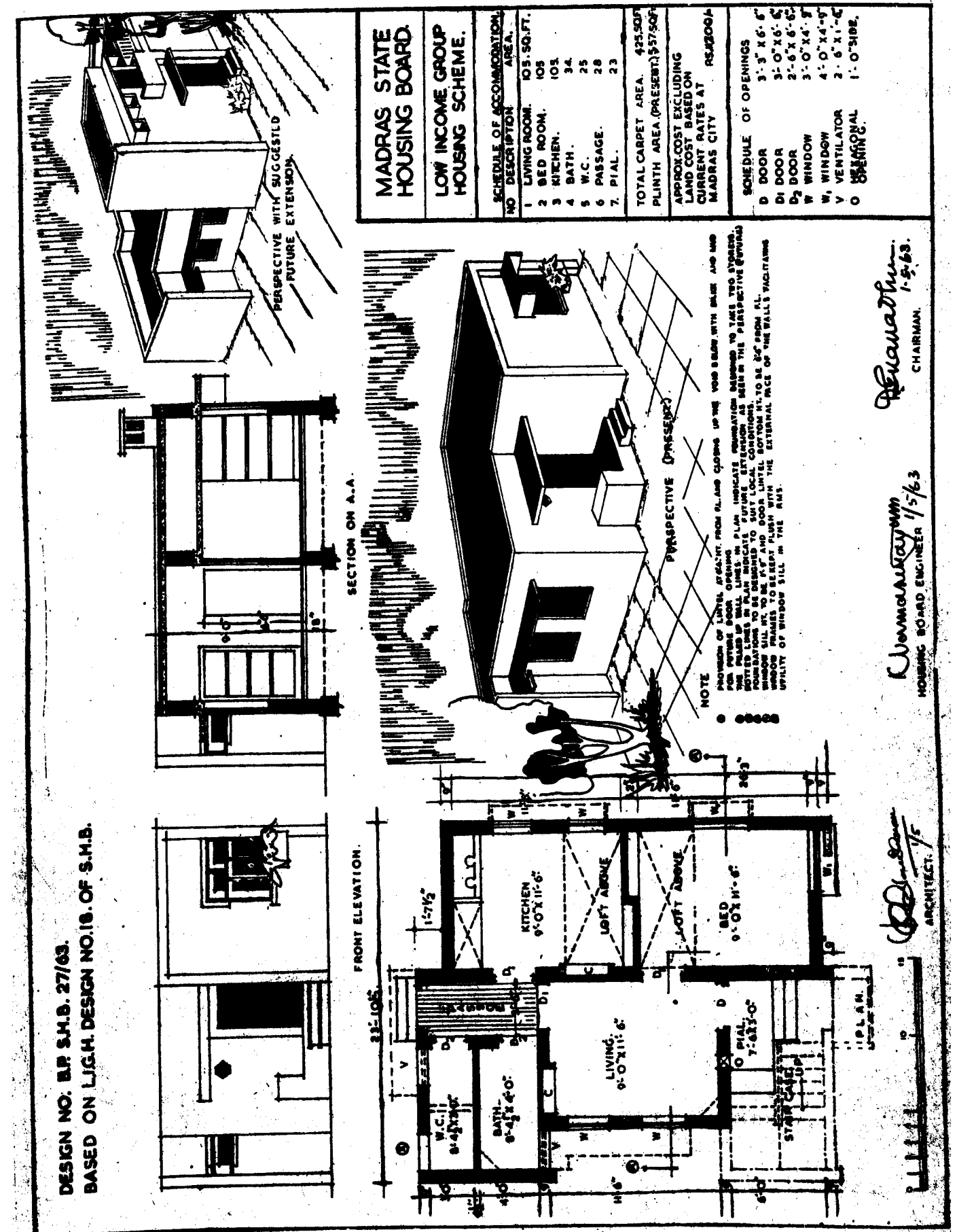
The Sub-Committee evolved 33 type designs based on several designs found suitable and popular in actual usage by the various public housing agencies in the State, with such minor modifications as were found necessary to suit local needs. The booklet contains designs suitable for the following types of housing:—

1. Subsidised Industrial Housing Scheme.
2. Slum Clearance/Improvement Scheme.
3. Weavers' Housing Scheme.
4. Low Cost Housing; and
5. Low Income Group Housing Scheme.

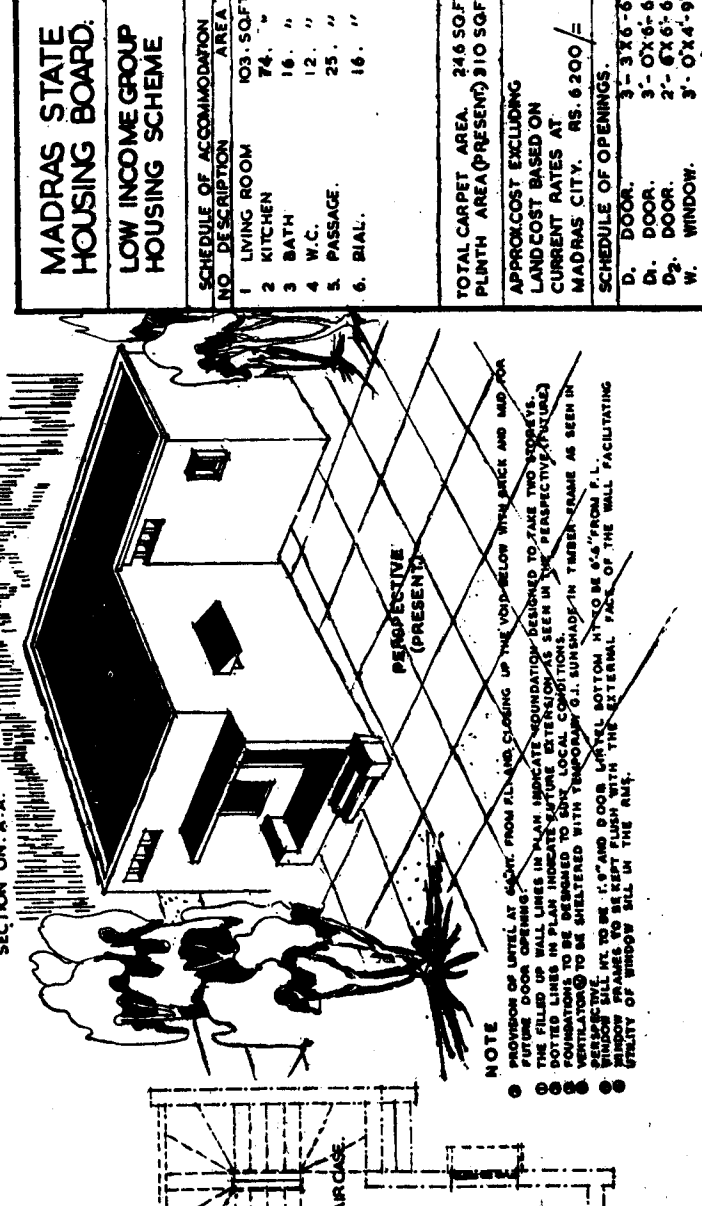
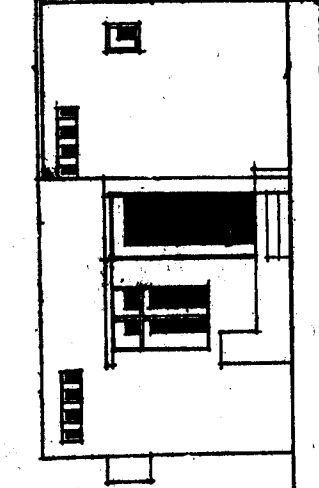
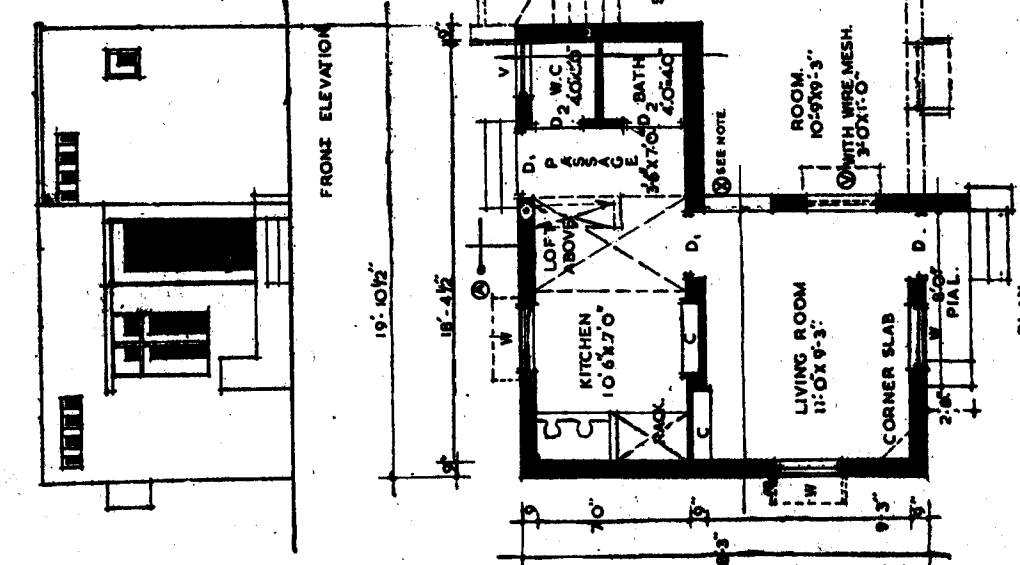
By adopting any of these designs, the concerned housing agency, or institution, need not get technical approval from higher authorities separately for the adoption of the same in any scheme. The usual approval for the lay-out, estimate, etc., will have to be, however, obtained from the competent authority.

In addition to these type designs, six model designs for single-roomed, two-storeyed tenements, shops-cum-Bachelors' quarters, Community Centre, small and big restaurant, and one-roomed three storeyed tenements for slum-dwellers have also been included in the booklet. These designs were evolved by the technical wing of State Housing Board and approved by Sri D. Gnanaolivu, M.A., I.A.S., Chairman of the Statutory Housing Board.

This booklet was released to the press by the Hble. Minister for Housing Sri R. Venkataraman on 18-3-1963. The booklet is available for sale at Rs. 2/- (two) per copy in the office of the State Housing Board.



DESIGN NO. B.P. S.H.B. 25/63.  
 BASED ON DESIGN NO. 5 OF  
 S.H. & LOWCOST HOUSING BOOK.

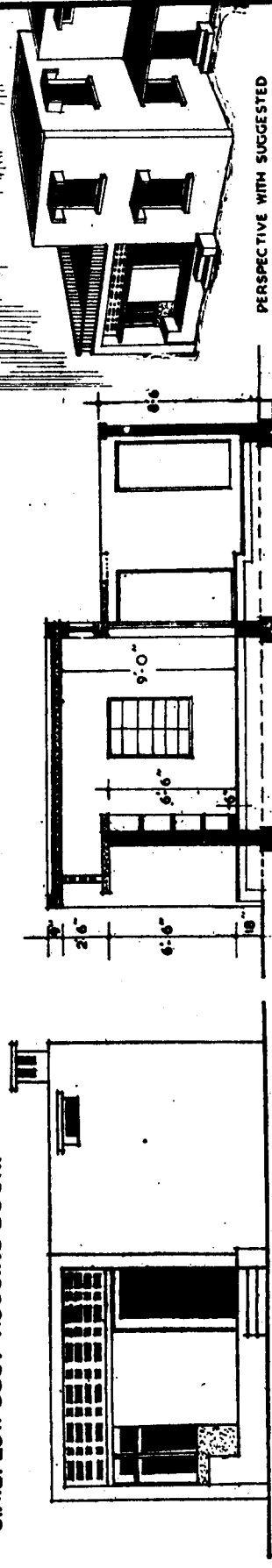


|                                                                                    |                   |
|------------------------------------------------------------------------------------|-------------------|
| MADRAS STATE HOUSING BOARD.                                                        |                   |
| LOW INCOME GROUP HOUSING SCHEME                                                    |                   |
| SCHEDULE OF ACCOMMODATION                                                          |                   |
| NO. DESCRIPTION                                                                    | AREA              |
| 1 LIVING ROOM                                                                      | 103.5 SQ.FT.      |
| 2 KITCHEN                                                                          | 74. "             |
| 3 BATH                                                                             | 16. "             |
| 4 W.C.                                                                             | 12. "             |
| 5 PASSAGE                                                                          | 25. "             |
| 6 BAL.                                                                             | 16. "             |
| TOTAL CARPET AREA. 246 SQ.FT.                                                      |                   |
| PLINTH AREA (PRESENT) 310 SQ.FT.                                                   |                   |
| APPROX. COST EXCLUDING LAND COST BASED ON CURRENT RATES AT MADRAS CITY. RS. 6200/- |                   |
| SCHEDULE OF OPENINGS.                                                              |                   |
| D. DOOR.                                                                           | 3'-3 1/2" x 6'-6" |
| D <sub>2</sub> DOOR.                                                               | 3'-0" x 6'-6"     |
| W. WINDOW.                                                                         | 3'-0" x 4'-9"     |
| V. VENTILATOR.                                                                     | 2'-8" x 1'-6"     |
| C. CUP BOARD.                                                                      | 3'-0" x 6'-6"     |

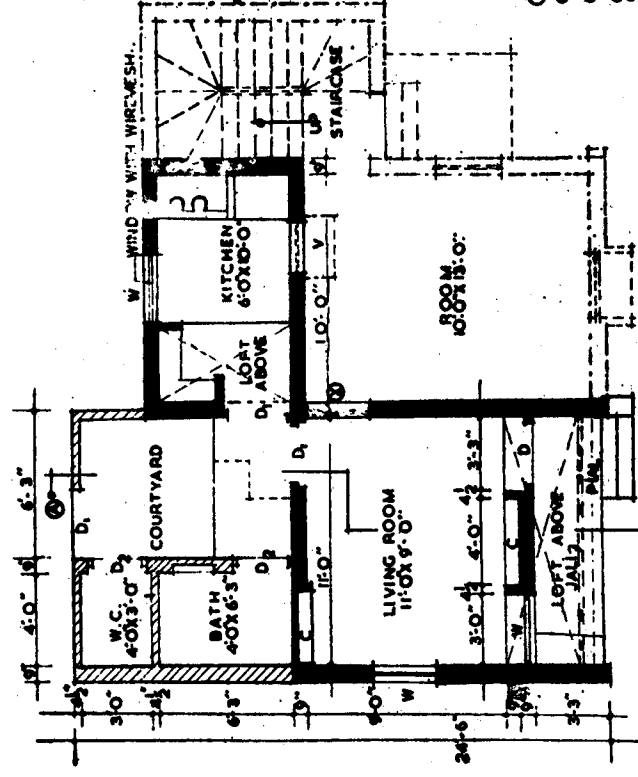
NOTE  
 1. PROPOSED UP LIFT AT 6'0" FROM PLINTH, CLOSING UP THE VOID-BELOW WITH BRICK AND MUD FOR FLOOR DOOR OPENINGS.  
 2. THE FILLED UP WALL LINES IN PLAN INDICATE FOUNDATION DESIGNED TO TAKE TWO WORKS.  
 3. DOTTED LINES IN PLAN INDICATE FUTURE EXTENSION TO BE SEEN IN PERSPECTIVE (FUTURE).  
 4. FOUNDATIONS TO BE SHELTERED WITH TEMPORARY S.I. RUMBAH-IN TERNER-NAME AS SEEN IN PERSPECTIVE.  
 5. WINDOW SILL AT 1'0" AND DOOR SILL AT 1'0" FROM F.L.  
 6. WINDOW SILL AT 1'0" AND DOOR SILL AT 1'0" FROM F.L.  
 7. SILL OF WINDOW SILL IN THE R.M.

ARCHITECT. *[Signature]*  
 HOUSING BOARD ENGINEER. 1/5/63 CHAIRMAN. *[Signature]*

**DESIGN NO. B.P. S.H.B. 23/63.  
BASED ON DESIGN NO.1 OF  
S.H.B. LOW COST HOUSING BOOK.**



**FRONT ELEVATION.**



# PLAN



**NOTE.** (PRESENT)

- ① PROVISION OF LIFTED ATLAS FROM PL. AND CLOSING UP THE VOID BELOW WITH BRICK
- ② AND THE PILED-UP WALLS "DOOR" OPENING.
- ③ THE PILED-UP WALL LINES IN PLAN INDICATE FOUNDATION DESIGNED TO TAKE TWO
- ④ COLUMNS.
- ⑤ LIFTED LINES IN PLAN INDICATE FUTURE EXTENSION AS SEEN IN THE PERSPECTIVE-  
(FUTURE)
- ⑥ FOUNDATIONS TO BE DESIGNED TO SUIT LOCAL CONDITIONS.
- ⑦ ATTACHED WALL LINES, WHOSE FOUNDATIONS COULD TAKE ONLY ONE STORY, INDICATE
- ⑧ OPEN-TO-SKY ROOMS, THEY MAY BE PROVIDED ONLY WITH LIGHT TOP OF ROOFING
- ⑨ WINDOW SLIT MAY BE LEFT ALONG WITH THE EXTERNAL FACE OF THE WALL FACILI-
- ⑩ TATING STABILITY OF ROOF FILL IN THE RMS.

*W. D. Brown*  
ARCHT. 1/3.

Woman's Engineering  
HOUSING BOARD ENGINEER, 1/5/63  
Chairman, 1/5/63

**MADRAS STATE  
HOUSING BOARD**

| SCHEDULE OF ACCOMMODATION |                     |          |
|---------------------------|---------------------|----------|
| NO                        | DESCRIPTION.        | AREA.    |
| 1.                        | LIVING ROOM.        | 99. SQFT |
| 2.                        | KITCHEN.            | 60.      |
| 3.                        | BATH. (OPEN TO SKY) | 25.      |
| 4.                        | W.C. "              | 12.      |
| 5.                        | COURT YARD. "       | 60.      |
| 6.                        | PAL.                | 36.      |

**TOTAL CARPET AREA. 195. SQ.FT.**  
**PLINTH AREA (PRESENT) 267. SQ.FT.**

**APPROX. COST EXCLUDING  
 LAND COST (BASED ON  
 CURRENT RATES AT  
 MADRAS CITY) RS. 5400/=**

|                     |               |
|---------------------|---------------|
| D DOOR              | 3' 3" X 6' 6" |
| D <sub>1</sub> DOOR | 3' 0" X 6' 6" |
| D <sub>2</sub> DOOR | 2' 6" X 6' 0" |
| W WINDOW            | 3' 0" X 4' 9" |
| V VENTILATOR        | 2' 6" X 1' 6" |
| C CLIPBOARD         | 3' 0" X 6' 0" |

## APPENDIX — V

**HAMILTON BRIDGE ROAD AREA IMPROVEMENT SCHEME.**  
(LLOYD'S ROAD)

The Hamilton Bridge Road Area Improvement Scheme (Lloyd's Road) is a composite one, formulated for providing accommodation to people in different income groups. This project contemplates provision of rental houses to all cross sections of the community, from domestic servants to the Middle Income Group, and also for the low-paid employees of the State Government getting an income not exceeding Rs. 500/- p.m. About 400 families are proposed to be accommodated in this scheme area. Various essential amenities given below are under construction.

1. Community Hall for use of as a marriage house etc., on cheap rent.
2. Reading and Recreation room for use by the women folk of the families to be accommodated in the area.
3. Garages for parking the cars of the residents of the area.
4. Shopping Centres.
5. Quarters for domestic servants serving the residents of the area at subsidised rents.
6. Provision of recreation facilities for the children of the would-be-residents of the locality.
7. Provision of play grounds, parks, etc.
8. Bachelors' quarters over garages.
9. Cycle and scooter stands etc.

## APPENDIX — VI

**TOWN PLANNING SECTION OF THE STATE HOUSING BOARD**

During the year under report, a separate Town Planning Section was organised in the State Housing Board. On a request by the Board, the Government deputed a Senior Town Planner from the office of the Director of Town Planning to hold the post of Town Planner in the Board.

The work for the Town Planning Section has been organised broadly under the following two heads :—

- (i) Preparation of layout designs for all housing schemes of the State Housing Board and its four Units, in consultation with the Joint Director of Town Planning wherever necessary.
- (ii) Demarcation of the Neighbourhood areas in and around the city, and at Madurai, Coimbatore, and Tiruchi, based on the Plans as finalised by the Joint Director of Town Planning.

A small drawing unit has been placed at the disposal of the Town Planner to undertake the work under item (i) above. The entire survey section of the State Housing Board has also been placed under him, to demarcate the Neighbourhood areas, and to carry out topographical and other surveys in respect of all the schemes undertaken by the Board.

The Town Planner is assisted by an Assistant Town Planner in his work.

## APPENDIX — VII

## KODAMBAKKAM PUDOR PART I SCHEME

The State Housing Board has launched upon a programme for the establishment, within the next seven years, of four Neighbourhoods ("Pudors") around the City of Madras, covering an extent of about 4,000 acres, at a total cost of about Rs. 18 crores. The Neighbourhoods will provide, between them, about 50,000 house sites to the residents of Madras which, it is expected will meet, if not in full, atleast to a great extent, the demand for sites in the near future. Acquisition of land for similar Neighbourhoods, on a smaller scale, has been taken up at Tiruchi, Madurai, and Coimbatore also. The financing of these Neighbourhoods is done under the Land Acquisition and Development Scheme of the Union Govt., financed through loan assistance made available by the L.I.C. In addition, the amounts realised by sale of developed plots will be ploughed back into these projects.

Kodambakkam-Pudoor, the first of the Neighbourhoods, covers a total extent of about 1,000 acres. 325 acres, forming the first part, have been taken over for development. Lands for the remaining parts of the Neighbourhood are under acquisition.

The total number of house sites in Part-I is 2,918. Of them, nearly 1,900 are earmarked for rehabilitation of over-spill families from slums in the City. In this Neighbourhood, so far, about 1,800 families from the slums of Kanniappanagar on the Foreshore, Kamarajapuram-cum-Pushpanagar in Nungambakkam, the Turnbull's Road Area and Trustpuram-Puliyur, have been rehoused.

About 100 special plots situated on the main roads have been auctioned to the general public. 350 plots have been allotted to Co-operative Societies, through the Registrar of Co-operative Societies. 302 house sites have to be handed over to the Madras Housing Unit for the construction of 230 Low Income Group and 72 Middle Income Group Houses. Out of these, 275 house sites have already been handed over to the Unit. The remaining house sites will be handed over in due course. 192 Low Income Group and 47 Middle Income Group Houses have already come up. About 350 house sites, have been allotted to members of the public by the Board's Allotment Committee after calling for applications through advertisement in the papers. Of the three high school sites, two have been sold to the Education Department, and a Boys' School is running in one of them for the past one year. The other is intended for a Girls' High School. There are nine sites for primary schools, of which two were handed over to the Corporation, free of cost. Of the sites reserved for public purposes, allotments have been made to a Slum Relief Association, for a Child Welfare Centre, and for a Boys' Club of the Police Dept. Adequate space has been reserved for developing a Super-Market in the area. The General Hospital for South Madras is proposed to be set up in Part II of the Scheme area, and 30 acres have been reserved for this purpose. Contiguously another 20 acres are proposed to be given to the Higher Physiological Institute to be established by the Defence Department.

The total cost of Part I of this "Pudoor" is Rs. 152 lakhs. Another notable feature of this, as well as other Neighbourhoods is, that the State Housing Board will execute its own water supply and sewerage schemes independent of the Corporation.

In Kodambakkam-Pudoor, after extensive trial borings, two wells of 16' dia, each with depth of 25' and 30', and a 12" dia. tube well, 50' deep, have been sunk. These sources will yield 4.50 lakhs gallons of water which work out to 25 gallons per capita. The water is highly potable except for the presence of a slightly higher percentage of iron. It is proposed to remove the iron content and treat the water, so as to supply fully protected water to the Neighbourhood. The water from the source, after treatment, will be pumped into a R. C. reservoir of 1.5 lakhs gallons capacity (which is nearing completion), and distributed. The



Kodambakkam Pudoor Water Supply Headworks. Sinking deep bore well by the Government of India Exploratory Tube Wells Organisation, and diving and sinking a 16 feet diameter open well using compressor and helmets, are under progress.

total length of water mains is 18 miles, and the cost of water supply scheme is about Rs. 15 lakhs. Of this, 7 miles of main have been laid. It is expected to supply water to the residents in this Neighbourhood by March, 1964. In addition, the services of the Exploratory Tube Wells Organisation have been requisitioned to sink nine deep bore wells in the Neighbourhood.

The sewerage scheme will cost about Rs. 26 lakhs. 18 miles of sewers will be laid by the Board, and the sewage will be treated by modern biological process. The work is under execution.

The formation of roads in Part-I has been completed. But metalling and black-topping will be done after all the utility service lines have been laid and completed. In addition to the usual amenities and the special amenities mentioned above, it is proposed to provide easy access to existing main roads at five places, three to Arcot Road, and two on the eastern side, to connect with West Mambalam and T. Nagar.

The 100' road running North to South in the Neighbourhood is a part of the "Circulating Road" which will ultimately connect Mount Road with Nellore High Road cutting New Avadi Road and Poonamalle High Road, and will also connect the Ambattur and Guindy Industrial Estates. The Adyar river will be crossed by a cause way to be constructed by the Board.

To give easy access to T. Nagar, it has been proposed to provide two Subways, a standard one at Kannammappet Level Crossing, and a substandard one at Doraiswami Road Level Crossing. The Board will contribute Rs. 4 lakhs towards the Kannammappet sub-way.

Taking into account the traffic that may be generated by the forming of the Neighbourhoods, the Board decided to afford the residents the added amenity of the long-pending overbridge on the Arcot Road, at the present level crossing. The Board's contribution towards the overbridge will be about Rs. 19 lakhs, i.e., half the total cost (after excluding the Railway's share).

#### REVISED FINANCIAL STATEMENT OF KODAMBAKKAM-PUDOOOR

(PART—I)

|                                       | Revised<br>Rs. in lakhs. | Original<br>Rs. in lakhs. |
|---------------------------------------|--------------------------|---------------------------|
| I. COST OF ACQUISITION                | 23.00                    | 15.95                     |
|                                       | 23.00                    | 15.95                     |
| II. COST OF DEVELOPMENT:              |                          |                           |
| (a) Cost of forming roads             | 29.00                    | 12.10                     |
| (b) Construction of culverts          | 4.50                     | 0.90                      |
| (c) Levelling the site                | 10.00                    | 5.00                      |
| (d) Avenue plantation                 | 1.55                     | 1.50                      |
| (e) Storm water drains                | 1.50                     | 0.84                      |
| (f) Revetment to drains               | ...                      | 2.50                      |
| (g) Maintenance of storm water drains | 0.25                     | 0.06                      |
| (h) Roundabouts.                      | 0.50                     | 0.20                      |
|                                       | 47.30                    | 23.10                     |

## III. CORPORATION AMENITIES:

|                            |       |       |
|----------------------------|-------|-------|
| (a) Street lighting        | 8.50  | 5.91  |
| (b) Laying of sewer mains  | 17.50 | 16.05 |
| (c) Laying of water mains. | 9.00  | 8.45  |
| (d) Providing dust bins.   | 0.25  | 0.22  |
|                            | 35.25 | 30.63 |

## IV. OTHER AMENITIES:

|                                                                                              |        |       |
|----------------------------------------------------------------------------------------------|--------|-------|
| (a) Water supply headworks and reservoir                                                     | 5.50   | 3.20  |
| (b) Street name boards                                                                       | 0.50   | 0.32  |
| (c) Sewage disposal works                                                                    | 7.00   | 2.03  |
| (d) Scheme name boards                                                                       | 0.05   | 0.04  |
| (e) Demarcation stones                                                                       | 0.20   | 0.19  |
| (f) Investigation of water supply                                                            | ...    | 0.30  |
| (g) Community Centre                                                                         | 2.00   | 2.00  |
|                                                                                              | 15.25  | 8.08  |
| V. Investigation Survey                                                                      | ...    | 0.20  |
| VI. Shifting of H. T. Lines                                                                  | 0.50   | ...   |
| VII. Centage Charges                                                                         | 0.07   | 0.07  |
| VIII. Contingencies and unforeseen charges at 2½%                                            | 3.63   | 1.97  |
| IX. Supervision Charges at 12½%                                                              | 15.50  | 10.00 |
| X. Add for overbridge and sub-way and cause-way constructions, including supervision charges | 13.00  | ...   |
| XI. Add for approach road from Brindavan and Boag Road.                                      | 3.00   | ...   |
|                                                                                              | 156.50 | 90.00 |

CREDITS: From Slum Improvement Scheme area,  
periphery 100' and 120' wide roads  
and Puliur Part-III scheme areas

2.50

Amount set apart towards the construction  
of overbridge from the three approach  
roads viz., 50', 80' and 100' roads.

2.00

Net cost of the scheme area.

152.00

Land available for sale: 3,648 grounds

Average cost of land per ground :  $\frac{\text{Rs. 152.00 lakhs}}{3648 \text{ grounds}} = \text{Rs. 4,167}$

Say Rs. 4,200 per ground

## BREAK-UP OF LAND USE IN KODAMBAKKAM PUDOO—PART I.

|                     | Acres  | Percentage |
|---------------------|--------|------------|
| 1. RESIDENTIAL      |        |            |
| House sites         | 103.00 |            |
| Rentals             | 4.32   |            |
| Slum Rehabilitation | 48.73  |            |
|                     | 156.05 | 48.09      |



Mortar Pan mixer, working at the Board's Lime Yard at Kodambakkam Pudoor.

total length of water mains is 18 miles, and the cost of water supply scheme is about Rs. 15 lakhs. Of this, 7 miles of main have been laid. It is expected to supply water to the residents in this Neighbourhood by March, 1964. In addition, the services of the Exploratory Tube Wells Organisation have been requisitioned to sink nine deep bore wells in the Neighbourhood.

The sewerage scheme will cost about Rs. 26 lakhs. 18 miles of sewers will be laid by the Board, and the sewage will be treated by modern biological process. The work is under execution.

The formation of roads in Part-I has been completed. But metalling and black-topping will be done after all the utility service lines have been laid and completed. In addition to the usual amenities and the special amenities mentioned above, it is proposed to provide easy access to existing main roads at five places, three to Arcot Road, and two on the eastern side, to connect with West Mambalam and T. Nagar.

The 100' road running North to South in the Neighbourhood is a part of the "Circulating Road" which will ultimately connect Mount Road with Nellore High Road cutting New Avadi Road and Poonamalle High Road, and will also connect the Ambattur and Guindy Industrial Estates. The Adyar river will be crossed by a cause way to be constructed by the Board.

To give easy access to T. Nagar, it has been proposed to provide two Subways, a standard one at Kannammamet Level Crossing, and a substandard one at Doraiswami Road Level Crossing. The Board will contribute Rs. 4 lakhs towards the Kannammamet sub-way.

Taking into account the traffic that may be generated by the forming of the Neighbourhoods, the Board decided to afford the residents the added amenity of the long-pending overbridge on the Arcot Road, at the present level crossing. The Board's contribution towards the overbridge will be about Rs. 19 lakhs, i.e., half the total cost (after excluding the Railway's share).

#### REVISED FINANCIAL STATEMENT OF KODAMBAKKAM-PUDOOR

(PART—I)

|                                       | Revised<br>Rs. in lakhs. | Original<br>Rs. in lakhs. |
|---------------------------------------|--------------------------|---------------------------|
| I. COST OF ACQUISITION                | 23.00                    | 15.95                     |
|                                       | 23.00                    | 15.95                     |
| II. COST OF DEVELOPMENT:              |                          |                           |
| (a) Cost of forming roads             | 29.00                    | 12.10                     |
| (b) Construction of culverts          | 4.50                     | 0.90                      |
| (c) Levelling the site                | 10.00                    | 5.00                      |
| (d) Avenue plantation                 | 1.55                     | 1.50                      |
| (e) Storm water drains                | 1.50                     | 0.84                      |
| (f) Revetment to drains               | ...                      | 2.50                      |
| (g) Maintenance of storm water drains | 0.25                     | 0.06                      |
| (h) Roundabouts.                      | 0.50                     | 0.20                      |
|                                       | 47.30                    | 23.10                     |

## III. CORPORATION AMENITIES:

|                            |       |       |       |  |
|----------------------------|-------|-------|-------|--|
| (a) Street lighting        | 8.50  | 5.91  |       |  |
| (b) Laying of sewer mains  | 17.50 | 16.05 |       |  |
| (c) Laying of water mains. | 9.00  | 8.45  |       |  |
| (d) Providing dust bins.   | 0.25  | 0.22  |       |  |
|                            |       | 35.25 | 30.63 |  |

## IV. OTHER AMENITIES:

|                                                                                              |       |        |       |  |
|----------------------------------------------------------------------------------------------|-------|--------|-------|--|
| (a) Water supply headworks and reservoir                                                     | 5.50  | 3.20   |       |  |
| (b) Street name boards                                                                       | 0.50  | 0.32   |       |  |
| (c) Sewage disposal works                                                                    | 7.00  | 2.03   |       |  |
| (d) Scheme name boards                                                                       | 0.05  | 0.04   |       |  |
| (e) Demarcation stones                                                                       | 0.20  | 0.19   |       |  |
| (f) Investigation of water supply                                                            | ...   | 0.30   |       |  |
| (g) Community Centre                                                                         | 2.00  | 2.00   |       |  |
|                                                                                              |       | 15.25  | 8.08  |  |
| V. Investigation Survey                                                                      | ...   | 0.20   |       |  |
| VI. Shifting of H. T. Lines                                                                  | 0.50  | ...    |       |  |
| VII. Centage Charges                                                                         | 0.07  | 0.07   |       |  |
| VIII. Contingencies and unforeseen charges at 2½%                                            | 3.63  | 1.97   |       |  |
| IX. Supervision Charges at 12½%                                                              | 15.50 | 10.00  |       |  |
| X. Add for overbridge and sub-way and cause-way constructions, including supervision charges | 13.00 | ...    |       |  |
| XI. Add for approach road from Brindavan and Boag Road.                                      | 3.00  | ...    |       |  |
|                                                                                              |       | 156.50 | 90.00 |  |

CREDITS: From Slum Improvement Scheme area,  
periphery 100' and 120' wide roads  
and Puliur Part-III scheme areas

2.50

Amount set apart towards the construction  
of overbridge from the three approach  
roads viz., 50', 80' and 100' roads.

2.00

Net cost of the scheme area.

152.00

Land available for sale: 3,648 grounds

Average cost of land per ground :  $\frac{\text{Rs. 152.00 lakhs}}{3648 \text{ grounds}} = \text{Rs. 4,167}$

Say Rs. 4,200 per ground

## BREAK-UP OF LAND USE IN KODAMBAKKAM PUDOOOR—PART I.

Acres Percentage

## 1. RESIDENTIAL

|                     |     |        |       |  |
|---------------------|-----|--------|-------|--|
| House sites         | ... | 103.00 |       |  |
| Rentals             | ... | 4.32   |       |  |
| Slum Rehabilitation | ... | 48.73  |       |  |
|                     | ... | 156.05 | 48.09 |  |

## 2. CIRCULATION

|                  |     |        |        |       |
|------------------|-----|--------|--------|-------|
| Roads            | ... | 106.08 |        |       |
| Minor Road       | ... |        |        |       |
| Side reservation | ... | 1.98   |        |       |
|                  | ... |        | 108.06 | 33.30 |

## 3. COMMERCIAL

|                            |     |       |       |      |
|----------------------------|-----|-------|-------|------|
| Supermarket                | ... | 17.38 |       |      |
| Others                     | ... | 3.44  |       |      |
| Commercial Firms & Offices | ... | 5.16  |       |      |
|                            | ... |       | 25.98 | 8.00 |

## 4. PUBLIC PURPOSES

|                                   |     |      |      |      |
|-----------------------------------|-----|------|------|------|
| Town Hall & open space            | ... | 3.16 |      |      |
| Religious purposes                | ... | 0.90 |      |      |
| Hospital and Child Welfare Centre | ... | 1.50 |      |      |
| Water Works                       | ... | 1.50 |      |      |
| Other public purposes             | ... | 1.94 |      |      |
|                                   | ... |      | 9.00 | 2.77 |

## 5. EDUCATIONAL

|                 |     |       |       |      |
|-----------------|-----|-------|-------|------|
| Primary Schools | ... | 5.27  |       |      |
| High Schools    | ... | 16.29 |       |      |
|                 | ... |       | 21.56 | 6.64 |

## 6. RECREATIONAL

|                       |     |      |        |        |
|-----------------------|-----|------|--------|--------|
| Parks & Playground    | ... | 2.61 |        |        |
| Children's Playground | ... | 1.23 |        |        |
|                       | ... |      | 3.84   | 1.20   |
|                       | ... |      | 324.49 | 100.00 |

## COST DISTRIBUTION—KODAMBAKKAM-PUDOOOR (PART-I)

|                                                                                               |     | Rs. in lakhs. | Percentage. |
|-----------------------------------------------------------------------------------------------|-----|---------------|-------------|
| 1. Acquisition                                                                                | ... | 23.00         | 14.7        |
| 2. Roads, Culverts, Levelling the sites, Avenue Plantation, Stormwater Drains and Roundabouts | ... | 47.30         | 30.2        |
| 3. Street Lighting                                                                            | ... | 8.50          | 5.4         |
| 4. Sewer Mains & Disposal works                                                               | ... | 24.50         | 15.7        |
| 5. Water mains, Headworks & Reservoir                                                         | ... | 14.50         | 9.2         |
| 6. Overbridge, Sub-way, and Cause-way constructions                                           | ... | 13.00         | 8.3         |
| 7. Approach Roads                                                                             | ... | 3.00          | 1.9         |
| 8. Miscellaneous works like name boards Community Centre etc.                                 | ... | 3.57          | 2.4         |
| 9. Contingencies                                                                              | ... | 3.63          | 2.3         |
| 10. Supervision charges                                                                       | ... | 15.50         | 9.9         |
|                                                                                               | ... | * 156.50      | 100.0       |

\* After taking credit from Neighbouring Schemes etc., the net cost of Kodambakkam Pudoor Part-I Scheme is Rs. 152.00 lakhs.

**LAND UTILISATION STATEMENT OF KODAMBAKKAM—PUDOOR**  
(PART I)

|                                |                                  |                |
|--------------------------------|----------------------------------|----------------|
| Total Extent of Land           | 324.50 Acres or say 5841 grounds |                |
|                                | Acres                            | grounds        |
| Area occupied by Roads         | 106.08                           |                |
| Main Road side Reservations    | 1.98                             |                |
|                                | 108.06                           | 1945.08        |
| Sites for Primary Schools      | 5.27                             |                |
| Sites for Parks & Playgrounds  | 2.61                             |                |
| Childrens Playgrounds          | 1.23                             |                |
| Town Hall & Open Space         | 3.16                             |                |
| Land for Water Works           | 1.50                             |                |
|                                | 13.77                            | 247.86         |
| <b>SALEABLE LAND AVAILABLE</b> |                                  |                |
| House Sites                    | 103.00                           |                |
| Rental Plots                   | 4.32                             |                |
| Slum Plots                     | 48.73                            |                |
| Supermarket                    | 17.39                            |                |
| Commercial Firms and Offices   | 5.16                             |                |
| Other Shopping Centres         | 3.44                             |                |
| High Schools                   | 16.29                            |                |
| Public Purposes                | 1.94                             |                |
| Religious Purposes             | 0.90                             |                |
| Children Welfare Centre        | 1.50                             |                |
|                                | 202.67                           | or 3648.06     |
| <b>Total Extent</b>            |                                  | <b>5841.00</b> |

**NEIGHBOURHOOD SCHEMES, MADRAS**

|                     | Extent in Acres | Cost of Schemes Rs. in lakhs |
|---------------------|-----------------|------------------------------|
| <b>KODAMBAKKAM</b>  |                 |                              |
| Pudoor—Part I       | 325             | 152                          |
| Part II & III       | 660             | 264                          |
| <b>SOUTH MADRAS</b> | 420             | 195                          |
| <b>WEST MADRAS</b>  | 1300            | 520                          |
| <b>NORTH MADRAS</b> | 1000            | 400                          |
| <b>KORATTUR</b>     | 500             | 200                          |
| <b>MID-WEST</b>     | 250             | 100                          |
| <b>Total</b>        | <b>4455</b>     | <b>1831</b>                  |

|                                   |        |               |               |
|-----------------------------------|--------|---------------|---------------|
| <b>2. CIRCULATION</b>             |        |               |               |
| Roads                             | 106.08 |               |               |
| Minor Road                        |        |               |               |
| Side reservation                  | 1.98   |               |               |
|                                   |        | 108.06        | 33.30         |
| <b>3. COMMERCIAL</b>              |        |               |               |
| Supermarket                       | 17.38  |               |               |
| Others                            | 3.44   |               |               |
| Commercial Firms & Offices        | 5.16   |               |               |
|                                   |        | 25.98         | 8.00          |
| <b>4. PUBLIC PURPOSES</b>         |        |               |               |
| Town Hall & open space            | 3.16   |               |               |
| Religious purposes                | 0.90   |               |               |
| Hospital and Child Welfare Centre | 1.50   |               |               |
| Water Works                       | 1.50   |               |               |
| Other public purposes             | 1.94   |               |               |
|                                   |        | 9.00          | 2.77          |
| <b>5. EDUCATIONAL</b>             |        |               |               |
| Primary Schools                   | 5.27   |               |               |
| High Schools                      | 16.29  |               |               |
|                                   |        | 21.56         | 6.64          |
| <b>6. RECREATIONAL</b>            |        |               |               |
| Parks & Playground                | 2.61   |               |               |
| Children's Playground             | 1.23   |               |               |
|                                   |        | 3.84          | 1.20          |
|                                   |        | <b>324.49</b> | <b>100.00</b> |

**COST DISTRIBUTION—KODAMBAKKAM—PUDOOR (PART-I)**

|                                                                                               | Rs. in lakhs.   | Percentage.  |
|-----------------------------------------------------------------------------------------------|-----------------|--------------|
| 1. Acquisition                                                                                | 23.00           | 14.7         |
| 2. Roads, Culverts, Levelling the sites, Avenue Plantation, Stormwater Drains and Roundabouts | 47.30           | 30.2         |
| 3. Street Lighting                                                                            | 8.50            | 5.4          |
| 4. Sewer Mains & Disposal works                                                               | 24.50           | 15.7         |
| 5. Water mains, Headworks & Reservoir                                                         | 14.50           | 9.2          |
| 6. Overbridge, Sub-way, and Cause-way constructions                                           | 13.00           | 8.3          |
| 7. Approach Roads                                                                             | 3.00            | 1.9          |
| 8. Miscellaneous works like name boards Community Centre etc.                                 | 3.57            | 2.4          |
| 9. Contingencies                                                                              | 3.63            | 2.3          |
| 10. Supervision charges                                                                       | 15.50           | 9.9          |
|                                                                                               | <b>* 156.50</b> | <b>100.0</b> |

\* After taking credit from Neighbouring Schemes etc., the net cost of Kodambakkam Pudoor Part-I Scheme is Rs. 152.00 lakhs.

LAND UTILISATION STATEMENT OF KODAMBAKKAM—PUDOOOR  
(PART I)

|                                |                                  |            |
|--------------------------------|----------------------------------|------------|
| Total Extent of Land           | 324.50 Acres or say 5841 grounds |            |
|                                | Acres                            | grounds    |
| Area occupied by Roads         | 106.08                           |            |
| Main Road side Reservations    | 1.98                             |            |
|                                | 108.06                           | 1945.08    |
| Sites for Primary Schools      | 5.27                             |            |
| Sites for Parks & Playgrounds  | 2.61                             |            |
| Childrens Playgrounds          | 1.23                             |            |
| Town Hall & Open Space         | 3.16                             |            |
| Land for Water Works           | 1.50                             |            |
|                                | 13.77                            | 247.86     |
| <b>SALEABLE LAND AVAILABLE</b> |                                  |            |
| House Sites                    | 103.00                           |            |
| Rental Plots                   | 4.32                             |            |
| Slum Plots                     | 48.73                            |            |
| Supermarket                    | 17.39                            |            |
| Commercial Firms and Offices   | 5.16                             |            |
| Other Shopping Centres         | 3.44                             |            |
| High Schools                   | 16.29                            |            |
| Public Purposes                | 1.94                             |            |
| Religious Purposes             | 0.90                             |            |
| Children Welfare Centre        | 1.50                             |            |
|                                | 202.67                           | or 3648.06 |
| Total Extent                   |                                  | 5841.00    |

NEIGHBOURHOOD SCHEMES, MADRAS

|                    | Extent in<br>Acres | Cost of<br>Schemes<br>Rs. in lakhs |
|--------------------|--------------------|------------------------------------|
| <b>KODAMBAKKAM</b> |                    |                                    |
| Pudoor—Part I      | 325                | 152                                |
| Part II & III      | 660                | 264                                |
| SOUTH MADRAS       | 420                | 195                                |
| WEST MADRAS        | 1300               | 520                                |
| NORTH MADRAS       | 1000               | 400                                |
| KORATTUR           | 500                | 200                                |
| MID-WEST           | 250                | 100                                |
| Total              | 4455               | 1831                               |

HOUSES UNDER M. I. G. H. & L. I. G. H. SCHEMES IN K. PUDOOOR (PART-I.)

MIDDLE INCOME GROUP HOUSING SCHEME

| Sl. No. | Description        | No. of Houses |
|---------|--------------------|---------------|
| 1.      | Type Design No. 11 | 2             |
| 2.      | Type Design No. 12 | 2             |
| 3.      | Type Design No. 14 | 2             |
| 4.      | Type Design No. 20 | 15            |
| 5.      | Type Design No. 21 | 23            |
| 6.      | Type Design No. 22 | 12            |
|         | Total              | 56            |

LOW INCOME GROUP HOUSING SCHEME

| Sl. No. | Description         | No. of Houses |
|---------|---------------------|---------------|
| 1.      | Type Design No. 7-B | 4             |
| 2.      | Type Design No. 8   | 19            |
| 3.      | Type Design No. 17  | 62            |
| 4.      | Type Design No. 18  | 49            |
| 5.      | Type Design No. 19  | 64            |
|         | Total               | 198           |

DISTRIBUTION OF THE VARIOUS INCOME GROUPS IN  
KODAMBAKKAM-PUDOOOR (PART-I)

|                                                      | Extent in<br>Acres | Percentage | Number<br>of<br>Families | Percentage<br>of plots<br>to total |
|------------------------------------------------------|--------------------|------------|--------------------------|------------------------------------|
| For Slum Rehabilitation                              | 49                 | 37%        | 1900                     | 65%                                |
| Low Income Group Housing including<br>Rental Housing | 53                 | 39%        | 707                      | 25%                                |
| Middle Income Group Housing                          | 32                 | 24%        | 311                      | 10%                                |
|                                                      | 134                | 100%       | 2918                     | 100%                               |

## APPENDIX — VIII

## CONSTITUTION OF THE ALLOTMENT COMMITTEE

Under sec. 25 of the State Housing Board Act, 1961, an Allotment Committee to deal with the allotment of sites and buildings to applicants, was constituted on 17-7-1961 with the following members :—

1. Capt. D. Gnanaolivu, M. A., I.A.S. (Retd.), Chairman, State Housing Board.
2. Smt. Jothi Venkatachellum, M.L.A., (Non-official).
3. Sri R. Balasubramanian, I.A.S., Commissioner, Corporation of Madras.
4. Sri M. Meeran, B.E., M.I.E. (Ind.), M. I. Struct., E., M. Asce., Administrative Officer, Madras Housing Unit.

In March '62 Sri R. Pasupathy, I.A.S., Secretary, Board of Revenue, Madras, was Co-opted as an additional (fifth) member of the Allotment Committee as resolved by the Board.

Smt. Jothi Venkatachellum, consequent on her becoming a member of the Madras Cabinet, resigned the membership in the State Housing Board and in her place Sri C. R. Ramaswamy was nominated as a non-official member. He succeeded her as a member in the Allotment Committee.

Sri M. Meeran laid down office as the Administrative Officer, Madras Housing Unit, on 31-4-62 and his successor, Sri M. Ramachandra Rao, B.A., became a member of the Allotment Committee from 1-5-62 onwards. Sri Gulam Mahmood Badsha, I.A.S., who succeeded Sri R. Balasubramanian, I.A.S., also became a member of the Allotment Committee.

Details of the business transacted by the Allotment Committee during the period under review (1962-63) are detailed below:

## A) STATE HOUSING BOARD:

The Committee met on 4-12-62, 9-12-62, and 20-3-63, for selection of applicants for plots in Kodambakkam Pudoor (Part I) Neighbourhood. The selection was made according to the criteria laid down by the Govt. The Committee selected 145 persons for allotment of sites in Kodambakkam Pudoor.

At its meeting held on 6-3-63, the Committee selected applicants by casting lots, as advised by the Govt., for the allotment of 91 hire-purchase houses in the N.G.G.Os' Housing Scheme, Nandanam Extension. 91 applicants were placed in the regular list and 87, in the 'waiting list'.

## B) MADRAS HOUSING UNIT:

The Allotment Committee had its sittings on the following dates, for selection of applicants for houses, flats and plots.

|           |           |
|-----------|-----------|
| 3-4-62.   | 1-11-62.  |
| 11-4-62.  | 6-11-62.  |
| 2-5-62.   | 16-11-62. |
| 17-8-62.  | 4-12-62.  |
| 29-8-62.  | 19-12-62. |
| 1-9-62.   | 6-1-63.   |
| 15-9-62.  | 18-1-63.  |
| 12-10-62. | 30-1-63.  |
| 29-10-62. | 13-2-63.  |

and 2-3-63.

A total number of 525 houses in various scheme areas (including 78 flats) and 98 plots in Ramakrishna Nagar area were allotted during the period under review.

## APPENDIX — IX

## "REHABILITATION OF PAVEMENT DWELLERS"

(By Staff Reporter.)

The problem of about six thousand families of Pavement Dwellers in Madras city, mostly in George Town, has caused concern to the Government and local social workers for over a decade. The Corporation put through a small scheme of rehabilitation four years ago, and cleared one street in George Town which has been kept free of them, since by the Police.

Along with its Slum Improvement Schemes of North Madras, the Corporation handed over its schemes for Pavement Dwellers also to the new State Housing Board early this year, for implementation through its Madras Housing Unit (Former C.I.T. which was in charge of slum improvement only in South Madras till last year).

Sri D. Gnanaolivu, Chairman of the State Housing Board, convened a conference of concerned officials at his office. Sri F. V. Arul, Commissioner of Police, Sri R. Balasubramanian, Corporation Commissioner, Sri K. Namasivayam, the Board's Superintending Engineer, Sri V. S. Ramakrishnan, the acting Administrative Officer of the Housing Unit, and others attended.

Sri Gnanaolivu described the background of the problem, and sought the co-operation of all concerned to put through a Pilot Scheme to evict and rehabilitate about 250 families now squatting in Royapuram Hospital Road, First Line Beach, Second Line Beach, etc. The rehabilitation will be in developed plots in Vyasarpadi, with individual masonry bathrooms and flush-outs, lorry loads of earth for mud walls, R. S. windows, thatch and bamboo for roof and cash Rs. 25/-. The Housing Board and the Govt. have sanctioned Rs. Three Lakhs for this scheme (at about Rs. 1,400 per family). During the Third Plan, a sum of Rs. Three Crores is available under slum improvement which is reported to be the slowest scheme in implementation, due to obstruction by slum and pavement dwellers, interference by local leaders, etc.

The Corporation Commissioner assured that he will give in ten days drinking water at the place of rehabilitation where even roads and street lights are ready. The Police Commissioner undertook to launch action under the Police Act, and clear the selected streets of the 250 families as soon as the Board's Chairman and his Madras Unit Officials finalised the rehabilitation measures in Vyasarpadi. Despite a subsidy of nearly seventy per cent by the Union and State Governments the lease rent per family will be Rs. 3/- per month. It is expected that the Housing Board will begin implementing this scheme in two weeks, and that the Police will take steps to see that the cleared pavements do not get occupied by other squatters later.

Among others, the pavement dwellers of the Government Ophthalmic Hospital will be tackled in the next batch.

## APPENDIX — X

## HOUSING SITUATION IN MADRAS

## BOARD'S WORK SURVEYED

(From the "Mail" Dated 5-5-63.)

The slot machine that can deliver at the turn of the handle a pucca, modern house, "all amenities provided and fully furnished", will ever remain a dream; and "a house for every family" will for long continue to be an unrealisable ideal.

But Capt. D. Gnanaolivu, Chairman of the Madras Housing Board, incorrigible optimist that he is, forecasts; "Say in about five to seven years, you can drop a post card to the Housing Unit and you will get in reply an allotment of a site, or a house or a flat".

In the city today, a house or a house-site is the most difficult property to acquire. Prices of house sites are shooting up. For instance, in Mylapore a "ground" (60 feet by 40 feet), which was selling at about Rs. 2,500 a couple of years ago, today costs anything upwards of Rs. 8,000.

Men wait in long queues at the Housing Board's office to buy application forms for sites and buildings, and despite the Chairman's warning not to quote fancy prices, sites are sold at "fabulous" rates at the Board's auctions.

#### DEMAND

The progress of house construction is not keeping pace with the demand. It has been rather slow. According to the Corporation records, the total number of houses in the city which was 74,583 in 1951 has risen to just 96,146 in 1961. Less than a lakh of houses in a city with a population of 18 lakhs is hardly excusable, and that explains the presence of a number of slums and pavement-dwellers. One in every six lives in a slum or on pavement in the City.

In these circumstances, people naturally look to the Housing Board for relief.

The achievements of the Board in the last nine years make an impressive list: 1,260 houses under the Low Income Group Housing Scheme, 680 under the State Rental Housing programme, 60 bachelors' quarters, 20 (under construction), for spinsters and 80 for domestic servants, 1,000 tenements and 5,500 open developed plots for slum and pavement dwellers, 4,200 developed house-sites in Kodambakkam and other areas for middle and upper middle classes, eight Community Centres available at low rent for marriage and public functions, 272 middle income group houses, and about 1,000 houses for low-paid Government servants. Besides these, 72 independent, self-contained flats have been built. This is not all. 120 shops and hotels have been built which yield to the Board, Rs. 1,00,000 net profit annually. This is no mean record. The annual budget of the Board has risen from Rs. seven lakhs to Rs. seven crores in these nine years.

#### DRASTIC

All the same, what has been achieved is but a drop in the ocean, and a massive effort is called for to meet the situation. At this stage, the National Emergency has intervened, and the axe has fallen heavily on building programmes. Allotments for housing schemes have been drastically cut. No new loans will be granted under any scheme for house-building, and no new projects are to be taken up under all the Centrally-assisted schemes which include subsidised industrial and low income group housing schemes as also plantation labour and village housing programmes. Only the slum improvement-cum-clearance scheme coming under Centrally-sponsored projects is left untouched, and also the major Land Acquisition and Development scheme in neighbourhoods of cities.

The Chairman of the Board is confident that even with the available funds and by a judicious readjustment of resources, the Board will provide full work to all its staff, technical and others.

Of all the programmes of the Board, the scheme of bulk acquisition of land in the periphery of the City and development of composite layouts is its most important effort, which is expected to make an impact on the housing situation in five to seven years. The Madras Government has decided to go ahead with a programme involving in all Rs. 19 crores to acquire about 5,500 acres round the City and develop them into neighbourhoods with all modern amenities. It is proposed to acquire 500 acres in South Madras-Urur, 1,000 acres in Kodambakkam-Pudoor, 1,200 acres in West Madras-Aminjikarai, 1000 acres in Vyasarpadi and 500 acres in Korattur. Work on this project has started, and some developed plots have been allotted and auctioned in Kodambakkam and Urur.

In all about 70,000 plots are to be developed of which 10,000 bigger, south-facing and corner and commercial plots will be reserved for sale by auction to fetch a better price so that the other ordinary plots may be sold at lower prices to the applicants. It is estimated that in all about 3,50,000 people will be settled in these Neighbourhoods. The development of these lands will cost about Rs. 14 crores, but all this money will be recovered from the allottees and purchasers.

Many may not know that the Housing Board functions on a no-profit no-loss basis, and it acquires land from private parties, develops them under expert guidance, and sells them to the people. He has no hesitation in saying that "private avarice" was solely responsible for the high price of plots, and the Board is helpless in the matter. Land owners often went to the court and got higher compensation. Invariably, the owners demand for "raw" plots more than the price at which the Board sells developed plots with all essential amenities. The Board spends from Rs. 22,000 to 25,000 per acre for development and this figure compares favourably with that in other States.

The recent auction in Kodambakkam-Pudoor indicates a tendency for site prices to go down and it is hoped that this trend will persist so that the Chairman's hopeful forecast comes true betimes.

As the Board's designs and specifications have been approved by experts like the Concrete Association of India and worked out by expert engineers, the charge that "C.I.T." houses with their nine inch walls are "flimsy" is baseless, Chief Engineer, Namasivayam asserts. There has been no complaint of any cracks or sagging in the buildings so far.

Cement shortage is met by developing a combination-mortar which has been found quite suitable, limiting the use of cement to absolute essentials. Brick prices have been controlled and with the new co-operative and mechanised brick kilns coming up, a major hurdle will be got over shortly. A wood-working section to manufacture window and door frames for houses has begun functioning in the Board and the frames will be available for the public also.

The innovation of the "own-your flat" scheme introduced by the Board has got over the initial resistance and is now popular, as 300 applications have been received for 20 flats.

## APPENDIX — XI

CHAIRMAN'S LETTERS TO THE EDITOR, "THE MAIL" MADRAS-2.

## "SLUM IMPROVEMENT"

Sir,

The article "Regimented abodes for Slum Dwellers", and your editorial "Hard Task", which appeared in your valuable daily about a month ago when I was on tour, have since been brought to my notice. In public interest, please allow me to dispel the misgivings entertained.

In these articles, it has been suggested that several Slum Improvement/Clearance Schemes put through by the Housing Board's Madras Unit (former C. I. T.) have been failures, and that it was due to lack of sufficient sociological research before launching the projects. As the head of an administration which has had fairly long acquaintance with such problems, and with my own personal experience of them for years further back, I must say at once that the view that the projects have failed is contrary to facts. The statement that the number of slums in Madras City has increased from 306 in 1960 to 350 in 1962, is also incorrect. According to the Corporation survey, there were 311 slums even in 1954. Your suggestion, that there should be prior consultation with the slum dwellers in order to know their minds and their reactions, appears to be sound theoretically, but in practice it would lead to various complications. It is up to a doctor to decide what treatment should be given to a patient, and not to consult and act according to the wishes of the latter. In Western countries also, no attempt is made to ascertain the views of slum dwellers, because, usually these unfortunate people are often carried away by petty, local leaders, who always seem to mislead them with an eye on their own political and other interests. If such a course is adopted, I challenge that no slum project can ever be drawn up, let alone the implementation. It is purely an arm-chair wish and vision!

Similarly, the suggestion that slum dwellers should as far as possible be rehoused at the slum site and near-by localities, looks attractive in theory, but, in actual experience, it is a physical and financial impossibility. The density of Madras slums is usually high, and, taking into consideration the standards laid down by Delhi, to entitle Madras to claim the loan and subsidy of Rs. 2½ Crores out of the current Plan allocation of Rs. Three Crores for slums, 40 to 50% of the population in each slum will become surplus for the area, and crores of rupees will be needed if we are to acquire the neighbouring built-up localities (as advised by you) after de-housing the middle class residents there.

As regards the element of compulsion, it has been the experience of this administration for fifteen years that without show of force or coercion, no slum improvement will ever be possible. I saw that the experience in New-York, as well as in Bethnel Green Borough of London, was similar. As I said last week at the inauguration of the Rs. 55 lakhs Santhome Slum Improvement Project, in the presence of the Chief Minister and the Housing Minister, the technique of slum improvement is akin to administering bitter medicine to an ignorant, innocent, and sick child as advised by a Doctor.

It has also been suggested in your Daily that the conditions of occupancy should be modified, in order to create in the minds of the slum dwellers pride and satisfaction in owning the tenement, to make him participate fully in the improvement programme. But, this suggestion will be beset with serious consequences if implemented, as is well known to all authorities familiar with work concerning slums. Even Lower Division Clerks, to whom Diwan Bahadur C. S. R. Mudaliar in Coimbatore, Sri J. P. L. Shenoy in Madurai, and three years ago the then Collector of Madurai (as District Board President) allotted sites and houses at concessional

rates, sold away the sites and houses after a while at high prices—all due to poverty—and quickly became site-less and house-less again. If it is so with educated clerks, can anything better be expected of poor and ignorant slum dwellers? To-day, one can visit Mandavelipakkam, and see three tall, three-storeyed buildings which middle class persons have built on small plots of 800 sq. ft., each originally owned under an incorrect, old, C. I. T. Scheme by slum dwellers!

The plots when allotted to these families on ownership basis, are invariably sold out—as happened behind the C. I. T. Office five years ago—, resulting in the creation of new slums elsewhere. Even in U. S. A. and U. K., slum dwellers (designated elegantly as "citizens eligible for public housing"), are rehoused in New York and London only in subsidised rental flats, and not given houses on hire-purchase at subsidised cost. The present lease rents of Rs. Ten per tenement, and Rs. Three and a half per open developed plot, are heavily subsidised, the economic rents leviable being about Rs. Thirty-five and Rs. Ten respectively per month. Even these leased plots change hands frequently for a "consideration", to prevent which, since the last three years, photos of the family are being taken during the Civic Survey.

For educating the ex-slum dwellers in the improved area, it is now suggested in your Articles that social workers should be attached to each project. With its finances on a no-profit, no-loss basis, this Board and its Units are unable to employ them, as Delhi's Scheme does not provide for it. However, we will certainly welcome such desirable services by voluntary organisations which are interested, and readily afford them all facilities. In a few improved slum areas, plots have already been allotted to social service agencies such as the Bharat Sevak Samaj, to render help and service (and to teach rehabilitated slum dwellers ideas of group feeling and neighbourliness). The Madras School of Social Work is also welcome to undertake similar work and approach the State and the Union Governments for such financial assistance as they may require.

We have improved twenty-one slums, and rehabilitated 5,000 slum families in open developed plots, and 1,000 in pucca tenements till now.

Madras-35,  
6—9—'63.

(Sd.) D. GNANAOLIVU,  
Chairman,  
State Housing Board.

## "HOUSING"

Sir,

The State Housing Board and its four Units always welcome well-meant criticism, and will always try to adjust and modify their programme if such advice is feasible and is in public interest.

But, in your leader, "Housing", in your valuable issue of 30—8—1963 there are one or two aspects on which it is necessary to throw more light. Your remark that the Foreshore Estate is a "sad debacle", and that the Housing Board has shown "a commendable knack of learning quickly from experience", was made evidently under the wrong impression that the original project of about Rs. 25 lakhs for 500 tenements, and the present project of Rs. 55 lakhs for 1,100 tenements, are different in pattern. From this error, a wrong conclusion has naturally been drawn, that the second project has been planned in a better way and that the first project was a failure. The first project meant for fishermen-cum-slum dwellers was as close to the fishing shores as the present one is. The first project also had, and still has, open spaces to dry fishing

nets—now clerks dry their clothes! Even in the first project provision had been made for the cheaper, open developed plots (Rs. 3½ per month) on the other side of the river. (At the Board's instance, a narrow bridge is now being constructed across the river mouth, to facilitate transport of fish mostly by cycle and rickshaw)

Therefore, the Board has not learnt anything from experience in this case. Only the fishermen, who, misled by petty local leaders, had declined the first batch of tenements at Rs. Ten p.m., have now learnt a lesson from the Board's action in handing over the 500 and odd one-storeyed apartments—on the advice of Government—to low-paid Government Servants, also hard pressed for accommodation in this growing city. (They pay ten percent of their pay and forego house rent allowance, the total coming up to Rs. 30/- or 35/- per month) Hence, no funds have been wasted, and it was only a question of re-allocation from one scheme to that of another. Though our arguments and conclusions are at variance, the Board and you are agreed that the new and bigger project has every chance of success.

Your plea, that political parties should not exploit the slum dwellers, has already been voiced by the Chief Minister during the recent inauguration of the Santhome Slum Improvement Project. The Union Government Slum Improvement Schemes, from which these funds are mostly drawn, do not permit payment for social work. I endorse your plea that those engaged in social work, whether under Government or private patronage, should try to educate the slum dwellers after their re-habilitation, to prevent them slipping back into their old habits.

In the second para of your Leader, may I point out a small redundancy—"Neighbourhood", and Pudoor in Tamil, mean the same thing. Further, as was clearly pointed out in my printed statement distributed among those present at our last function, our five Neighbourhoods, will cost Rs. Eighteen Crores, spread over seven years. You have commented that Kodambakkam Pudoor (cost Rs. 152 lakhs) will take seven years to execute. It will really be filled up 90% in another two years. 2,000 poor families of the 3,000 are already there. Completion of amenities landscaping and black-topping of the roads, etc., may take another two years.

As regards the question of transport, two years ago this Board raised the point, and the Government have already passed orders extending the Government Transport to these Neighbourhoods as and when important roads are formed. In addition, for every Neighbourhood project we are on the look-out to improve communications to and fro. In Kodambakkam Pudoor, we are contributing Rupees Nineteen lakhs towards the long-pending overbridge, and Rs. Four lakhs towards the cost of the proposed sub-way connecting T. Nagar and Saidapet. In the south also, the Board is to provide a cause-way across the river, connecting Kodambakkam Pudoor with Mount Road through the Guindy Industrial Estate. In our second Neighbourhood, South Madras Pudoor, we have already set apart Rs. Three lakhs for a bridge across the Buckingham Canal, to connect the locality to Velacheri Road, and also Rs. One lakh and a quarter for widening and improving the Lattice Bridge Road leading to it.

Madras,  
11—9—63.

(Sd.) D. GNANAOLIVU,  
Chairman,  
State Housing Board.

## "SLUM CLEARANCE WORK IN CITY"

### HOUSING BODY'S ROLE:

With reference to the letter of Mr. H. Mohan Krishnan (The Mail, September 23—24) on "Clearing the Slums" I request you to publish the following:

I have no intention of entering into a public controversy over this issue. My previous letter in question is academic, because the "Mail" and the School of Social Service seem to hold views different from mine, I gave the views of all the authorities in charge of Slum Improvement as a result of experience gained. And Mr. Mohan Krishnan has given his views. As I have repeatedly said, in Middle Class colonies and in areas occupied to rehabilitate, Slum Dwellers Residents' Organisations and Sangams are certainly necessary. Social workers like Mr. Krishnan, whether they are honorary or paid by the Sangams, are also welcome. The Housing Board and its Units, with their limited staff, cannot tackle all social aspects of Slum Improvement. I have only said that social workers should work on proper lines and not clash with authorities. Such workers should content themselves with pointing out defects if any, and pressing the authorities to rectify them. It will serve no purpose if they enunciate new policies at variance with those of the Union and State Governments, and the Board, who are advised by highly competent experts in planning and social welfare. It is for accredited leaders of the people at higher levels to take up the question of change of policy with the State and Union Governments.

Some matters which Mr. Krishnan mentions concern this Board's Madras Housing Unit (former C. I. T.). The idea entertained by Mr. Krishnan that the reason for starting the Trust was only rehabilitation of slum dwellers and beautification of the city is not correct. The C. I. T. Act chiefly envisaged the framing and execution of Improvement Schemes including Housing Schemes.

I clearly mentioned in my last letter that Mandavelipakkam was one of the old State Schemes conceived on previous ideas, since modified by Government. The Unit and the Board are trying for the last three years to further improve this half-improved area by superimposing the new pattern of Slum Improvement, and the Board's proposal had just now been sanctioned by Government. As a result, Rs. 2.63 lakhs will be spent by the Housing Unit on the construction of baths and F.O.Ls. for each and every leased-out plot, provision of adequate public fountains, earthen storm water drains, and re-erection of huts with framed concrete structures. New families which have got into the area will be rehabilitated elsewhere.

Social workers like Mr. Krishnan unfortunately think that nuisances like stagnation of water and tying of cattle on roads should be tackled by the Board's Housing Unit! After drawing and expending loans and subsidies, and executing the specific project, the Board's Unit withdraws, and hands over the roads, drains, public fountains, and street lights to the Madras Corporation for maintenance. Only the baths and F.O.Ls. in open developed plots and tenements in tenemental schemes, are maintained by the Maintenance Executive Engineer and staff of the Board. Mr. Krishnan also mentions in his letter regarding sale of sites on hire-purchase to slum dwellers. The Government have stopped this because of the evil consequences already explained in my previous letter. The Board or the Unit has no legal power to prevent subsequent sales when once ownership is passed on to the slum dwellers, and neither can a pre-emption clause of the kind mentioned by Mr. Krishnan, be legally enforced for 25 or 30 years. He has stated that the Housing Board cannot boast of having done any good to any slum area. Perhaps he has not visited the many slums improved under the new pattern. He is welcome to visit Trust-

puram (Kodambakkam) Namasivayapuram, Kamarajapuram, Pushpanagar, Thandavaraya Chatram, Vyasarpadi, Vannanthorai Road etc., where large numbers of slum dwellers and pavement dwellers have been rehabilitated. The outgoing Chief Minister, than whom a better friend of the poor does not exist, after visiting on August 29, this year about one thousand former dwellers of Kanniappa Nagar Slum near the Fort, now rehabilitated in our new Neighbourhood, Kodambakkam Pudoor, close to the new 100 feet road and Asoka Pillar there, gave an encomium to the Board and its Units in his speech.

Mr. Krishnan's allegation that the Housing Board is removing huts and putting up middle class houses in their place is absolutely incorrect. Except in the above Kanniappa Nagar slum, which was cleared for military requirements, the Board's Madras Housing Unit has not completely removed slum dwellers from any area. Even in two places, new encroachers on lands purchased by the Board were properly rehabilitated elsewhere at a cost of Rs. 1,500 per family. Of course, pavement dwellers like those near the Stanley and Eye Hospitals, have necessarily to be wholly rehabilitated.

The policy of the Board and the Government is that only social service organisations working on a State wide or all-India basis like the Bharat Sevak Samaj and the Guild of Services are recognised. Mr. Krishnan is at liberty to have poor opinion of these, but I am with thousands in not agreeing with him.

My purpose in giving my views freely is not to irritate any person or institution. I am approaching the end of my public service and I want the public to study and benefit from the considerable experience gained by my implementation of a large number of slum improvement and housing projects in the city.

(Sd.) D. GNANAOLIVU,  
Chairman,  
State Housing Board.

## APPENDIX — XII

### VISITS OF IMPORTANT PERSONS TO THE STATE HOUSING BOARD

DURING 1962-'63.

Sri R. S. Krishnaswamy, I.C.S., Adviser, Planning Commission, New Delhi, visited some of the scheme areas of the S. H. B. and M. H. U. on 9-4-1962, and also had discussions with the Officers of the Board.

Sri C. R. Ramaswamy, Sri S. R. P. Ponnuswamy Chettiar, M. L. C. and Sri N. M. R. Subbaraman, M. P., the members of the Board, visited on 16-4-63, some of the scheme areas, accompanied by the Chairman and the Housing Board Engineer.

The Superintending Engineer, Garrison Engineer, and the Asst. Garrison Engineer of the Avadi Tank Factory Project, visited the Oxidation ponds at Nandanam on 11-6-62, and discussed the design aspects and the actual performance of the ponds.

Sri R. Jaganatha Rao, Union Dy. Minister for Works, Housing, and Supply, went round on 15-7-63, some of the housing colonies of the Madras State Housing Board.

Sri A. Raghava Reddy, I. A. S. (Retd.), Chairman, Hyderabad Housing Board, visited Madras to acquaint himself with the work done by the State Housing Board.



Sri Mehr Chand Khanna, Union Minister for Works, Housing, and Rehabilitation, visiting the Foreshore Estate Tenemental blocks.

Sri N. P. Dube, M.A. (Cantab.), Housing Commissioner, New Delhi, had discussions with the Chairman and other officers of the Board and later visited on 20—7—1962, four or five new scheme areas of the S. H. B. & M. H. U., which he had not seen before.

Smt. and Sri P. Ramakrishnan, I. C. S., High Court Judge, visited Kodambakkam Pudoor Neighbourhood on 27—7—62.

Sri Mehr Chand Khanna, Union Minister for Housing, accompanied by Sri R. Venkataraman, State Housing Minister, the Housing Board Chairman, the Housing Board Engineer, and the Administrative Officer, Madras Housing Unit, visited on 22—7—62, the Board's rental Housing Colony in Lloyd's Road, C. I. T. Foreshore Estate, State Govt.'s Nandanam Extension Scheme for N. G. G. Os., and Kamaraja Nagar where slum dwellers are rehabilitated etc. At Kodambakkam Pudoor, which is the Board's first Composite Neighbourhood Scheme, the Union Minister was glad to note that, within one year of its formation, the Board, had secured some machinery like Grader, Bulldozer, etc.

Messrs. Dean Gibsan Danes and Professor Walter D Harris of Yale University, two American Town Planning Experts, visited the Housing Board Office, and held discussions with the Chairman on 9th January 1963.

Mr. M. N. Lalwani, Deputy Director, National Buildings Organisation, New Delhi, and Mr. B. Agard Evans, Documentation Expert, visited the Board on 21—1—63, and had discussions.

Sri K. N. Misra, Chief Engineer, Town Planning Department, Uttar Pradesh, and the Secretary to Govt. Local Self Govt., U. P., came to Madras on 6—2—1963 for a discussion with the Housing Board Engineer and the Chairman, on the working of the State Housing Board and its Units in Madras State.

Sri V. Ramanathan, I. A. & A. S., Chief Accounts Officer, Maharashtra Housing Board was in Madras in January, 1963, to study the working of the State Housing Board.

### APPENDIX — XIII

#### IMPORTANT RESOLUTIONS PASSED BY THE BOARD

| Date of Meeting. | Resolution Number. | Gist of the Resolution.                                                                                                                                                                                                                                                                                                                                                   |
|------------------|--------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 3-4-1962.        | 6                  | Agreed to take over the project of the Coimbatore Municipality for the construction of 25 houses under the L.I.G.H. Scheme, estimated to cost Rs. 1.82 lakhs for execution by the Coimbatore Housing Unit, subject to certain conditions.                                                                                                                                 |
| 3-4-1962.        | 9                  | Resolved to take over from the P.W.D., 116 tenements constructed at Virudhunagar under the S.I.H.S., and to transfer them to its Madurai Housing Unit for maintenance.                                                                                                                                                                                                    |
| 3-4-1962.        | 15                 | Approved the Chairman's proposal to utilise ten acres of Government land in the C.L.C. compound in Tiruchi, for the construction of Rental Houses for Low Paid employees of the State Govt., under the Union Govt.'s Rental Housing Scheme and certain other Government lands near the Collector's Bungalow (13 acres) for construction of M.I.G. & L.I.G. Rental Houses. |

|            |         |                                                                                                                                                                                                                                                                              |
|------------|---------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 16-4-1962. | 51      | Approved the proposal of the Govt. for the construction of 10 tenements under the S.I.H. Scheme in the Public Sector at Tiruppur, Coimbatore District.                                                                                                                       |
| 16-5-1962. | 87      | Resolved to allot about thirty acres of land in Kodambakkam Pudoor Neighbourhood to the Director of Medical Services for the construction of a General Hospital for South Madras.                                                                                            |
| 16-4-1962. | 90 & 91 | Recorded the Government's orders approving the transfer of the slum improvement projects of the Salem and Coimbatore Municipalities, for execution by the Coimbatore Housing Unit of the Board.                                                                              |
| 16-5-1962. | 94      | Approved the revised project of the Madurai Housing Unit for the construction of 200 regular two-roomed double-storeyed tenements in the 'Public Sector' under the S.I.H. Scheme at Pasumalai in Madurai District.                                                           |
| 16-5-1962. | 97      | Approved the Chairman's proposal for handing over S. No. 745/34 of Mylapore Hamilton Bridge Road area to the Post and Telegraphs Department for the construction of rental quarters for their staff, subject to the revised conditions of sale stipulated by the Government. |
| 16-5-1962. | 110     | Accepted the proposal of the Finance Secretary to approach the public in the open market for a loan of Rs. 50 lakhs in September 1962 and Rs. 50 lakhs in January 1963 or so (since postponed due to the Emergency).                                                         |
| 16-5-1962. | 120     | Approved the proposal of the Madras Housing Unit for the construction of 1100 storeyed tenements along the Madras Foreshore, for the rehabilitation of slum dwellers of Nochikuppam, Mullikuppam, etc., at an estimated cost of about Rs. 55 lakhs.                          |
| 16-5-1962. | 123     | Approved the proposal of the Administrative Officer, Madras Housing Unit regarding the utilisation of the developed plots in Vyasarpadi area, for the rehabilitation of the pavement dwellers of West Madras.                                                                |
| 2-6-1962.  | 145     | Sanctioned the Turnbolls' Road Area Land Development Scheme, next to Nandanam Colony, at an estimated cost of Rs. 6 lakhs.                                                                                                                                                   |
| 16-6-1962. | 176     | Approved the proposal to acquire about 253 acres for the formation of a small 'Neighbourhood' near Korattur Railway Station.                                                                                                                                                 |
| 16-6-1962. | 180     | Approved the proposal to acquire and develop 250 acres of land on the outskirts of Coimbatore Town for housing purposes, as at Madurai and Tiruchirapalli.                                                                                                                   |
| 16-6-1962. | 182     | Approved the resolution of the Municipal Council, Tiruchirapalli, entrusting its Slum Improvement Projects for execution by the                                                                                                                                              |

|            |     |                                                                                                                                                                                                                                                                                    |
|------------|-----|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 2-7-1962.  | 218 | Sanctioned the estimates for the construction of three-storeyed tenements under the L.I.G.H. Scheme by the Coimbatore Housing Unit at an estimated cost of Rs. 1,62,500 in R. S. Puram, Coimbatore.                                                                                |
| 2-7-1962.  | 223 | Approved the proposal to allot on hire-purchase, the 116 tenements, built under the S.I.H.S. in the Public Sector at Virudhunagar, and transferred to the State Housing Board.                                                                                                     |
| 2-7-1962.  | 225 | Sanctioned the estimate for the construction of 4 blocks of 24 M.I.G. Rental flats 'B' type by the C.H.U., at an approximate cost of Rs. 4,48,175/- (inclusive the cost of land), in R. S. Puram, Coimbatore.                                                                      |
| 2-7-1962.  | 256 | Agreed to the proposal to buy the lands in Gnanaolivupuram from the Madurai Municipal Council at the prevailing market price fixed by the Collector.                                                                                                                               |
| 16-7-1962. | 268 | Sanctioned the project (submitted by the Administrative Officer, Madras Housing Unit) for construction of a seven storeyed "Tower Block" in Nandanam Extension Scheme area, at a cost of Rs. 16.18 lakhs, to be let out on rent under the Lower Middle Class Housing Scheme.       |
| 16-7-1962. | 286 | Sanctioned an estimate for Rs. 9.80 lakhs for development of certain lands in Vyasarpadi (North Madras Neighbourhood) for rehabilitating the Slum Dwellers of Grey Nagar Pallam and Karimedu Cheri, etc. and to proceed with the execution of the development works of the Scheme. |
| 16-7-1962. | 281 | The Board agreed to allot lands to the Police Department to start a Boys' Club and a site to the Bharat Sevak Samaj for organising Social Welfare activities, on certain terms, in Kodambakkam Pudoor Area.                                                                        |
| 16-7-1962. | 289 | Approved the construction of 100 additional tenements under the S.I.H.S. in the public sector in Singanallur, Coimbatore District (Phase III).                                                                                                                                     |
| 1-9-1962.  | 359 | Approved a scheme for the manufacture of and supply of lime mortar departmentally for the construction works undertaken in the City by the State Housing Board and the Madras Housing Unit.                                                                                        |
| 1-9-1962.  | 363 | Approved the resolution of the Madurai Municipal Council agreeing to sell certain Municipal lands in Gnanaolivupuram, Madurai, to the Board, as resolved before, and requesting for allotment of 50% of the houses to the Municipality.                                            |
| 15-9-1962. | 378 | Approved the construction of ninety-six small, two-roomed, double storeyed tenements under the Subsidised Industrial Housing Scheme in the Public Sector at Peelamedu in Coimbatore District at an estimated cost of Rs. 7.50 lakhs.                                               |

|             |           |                                                                                                                                                                                                                                                                                                                                                                   |
|-------------|-----------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 12-10-1962. | 440 & 443 | Approved two Slum Improvement Schemes in Madras City, one for shifting and rehabilitating the pavement-dwellers now living adjacent to the Government Ophthalmic Hospital at a cost of Rs. 99,000/-, and the other to rehabilitate in South Madras about 140 slum dwellers encroaching the Childrens' Playground at Mandavelipakkam, at a cost of Rs. 3,10,000/-. |
| 12-10-1962. | 439 & 449 | Approved the Chairman's proposal to buy lands in Gnanaolivupuram, Madurai, and in Ooty, from the respective Municipal Councils, for rental housing for the public.                                                                                                                                                                                                |
| 12-10-1962. | 451       | Under the Rental Housing Scheme, the Board approved a proposal to prepare a 'skeleton' project for the construction of seven or nine-storeyed, two-roomed rental flats for low paid employees of the State Government in one hundred grounds of vacant lands between Whites Road and Peters Road, Royapettah.                                                     |
| 4-12-1962.  | 545       | Approved the proposal of the Madras Housing Unit for the construction of 13 houses in Kodambakkam Pudoor, and 20 houses in South Madras Neighbourhood at a total cost of Rs. 3 lakhs under the Low Income Group Housing Scheme.                                                                                                                                   |
| 4-12-1962.  | 571       | Approved the scheme for the construction of three blocks in C.I.T. Nagar Scheme Area, at a total cost of Rs. 1.54 lakhs under the Lower Middle Class Housing Scheme.                                                                                                                                                                                              |
| 4-12-1962.  | 573       | Decided to name the "Ramakrishna Mutt Road Scheme Area" as "Ramakrishnanagar".                                                                                                                                                                                                                                                                                    |
| 10-12-1962. | 605       | Recorded the Government Order, sanctioning the construction of a third class road and a foot bridge across the mouth of Adyar River, at a cost of about Rs. 7.50 lakhs, to help implementation of a large Slum Improvement Scheme for fishermen slum dwellers.                                                                                                    |
| 18-2-1963.  | 681       | Sanctioned the revised Kalmandai Slum Improvement Project sent by the Administrative Officer, Tiruchi Housing Unit, for construction of 34 twin-typed, single-storeyed, tenements to rehouse 68 families at an estimated cost of Rs. 4,25,360/-.                                                                                                                  |
| 18-2-1963.  | 683       | Sanctioned the revised project for the rehabilitation of 362 families in open developed plots at a cost of Rs. 5,60,000/- in Erumapalayam lay-out situated in Salem Municipal limits.                                                                                                                                                                             |
| 6-3-1963.   | 721       | Resolved to take over the Slum Improvement Projects of the Tirunelveli Municipal Council, for execution by the Madurai Housing Unit of the State Housing Board.                                                                                                                                                                                                   |
| 6-3-1963.   | 752       | Sanctioned the proposal for the construction of bachelors'/spinsters' quarters in C.I.T. Nagar, Seethamma Colony, and Trustpura Kodambakkam, at a total cost of Rs. two lakhs granted by the Government as a loan.                                                                                                                                                |

## APPENDIX — XIV

## "JUST OUT OF THE CRADLE, BUT A STURDY BABY"

Review by "Christian Focus"

(The first Administration Report of the Madras State Housing Board for 1961-'62).

"The formation of the State Housing Board is a landmark in the history of housing in the Madras State.....it will give a fillip to all housing activities throughout the Madras State in the coming years," writes Sri D. Gnanaolivu in the preface to this sumptuous report, which any research student for a Doctorate in Housing may well mine for much gold. "It is a happy coincidence," continues the report "that the first year of the Board coincides with the first year of the Third Five Year Plan..." and during this first year, "emphasis was laid mainly on the completion of the spill-over schemes..."

The total budget for the Board during the year under review rose to Rs. Six crores, allocated for various schemes-viz. Rs. 43 lakhs for Low Income Group Housing, Rs. 78 lakhs for Middle Income Group Housing, Rs. 14 lakhs for Subsidised Industrial Housing Scheme, Rs. 241 lakhs for Land Acquisition and Development, Rs. 112 lakhs for Slum Improvement, Rs. 52 lakhs for the Union Government's Rental Housing, Rs. 17 lakhs for Remunerative Enterprises and Rs. 49 lakhs for State Schemes. If one does not get dizzy with these figures, one can understand something of the giant efforts that are being made to provide all classes of people with this very important line of social security. For the much-grumbling tax-payer these figures should be music, because he knows that this money is only going down the drainage schemes and the house development plans for his children and children's children.

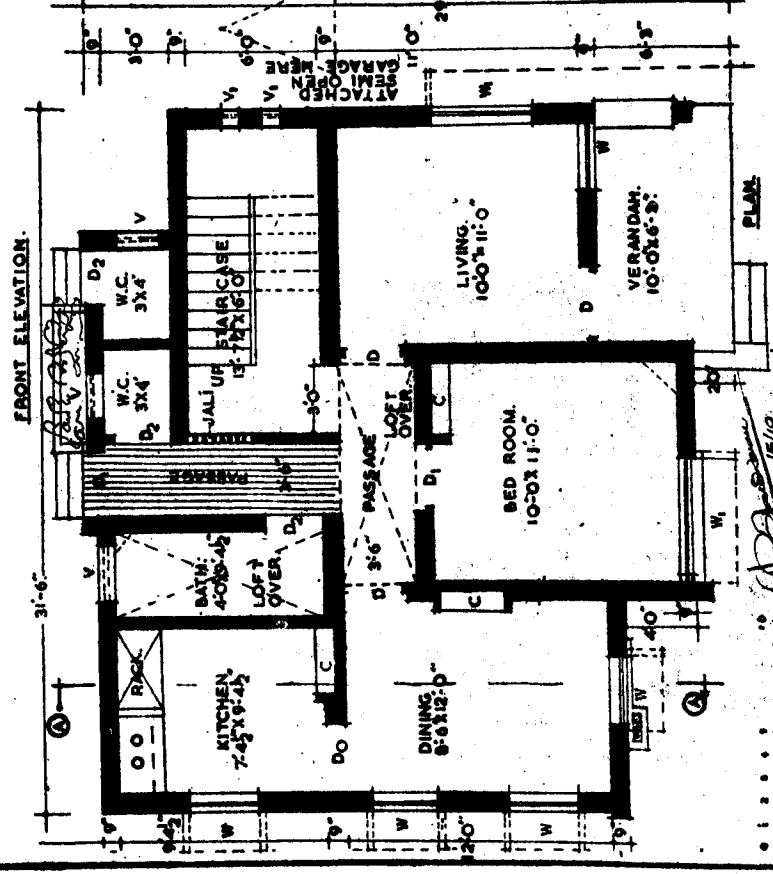
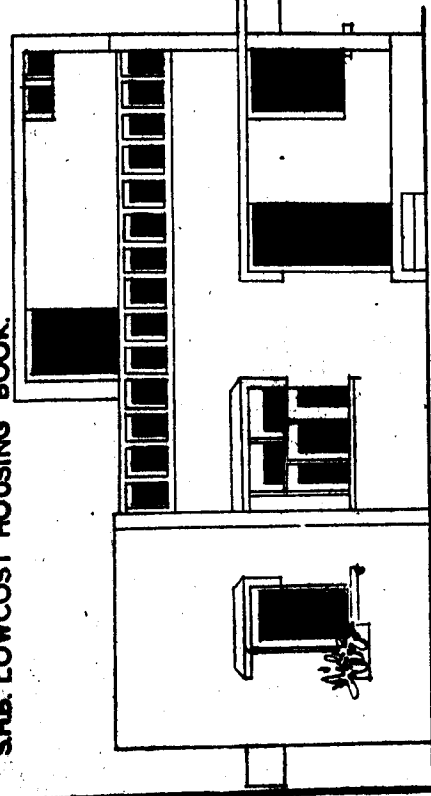
Considerable exploratory work, we are glad to note, has been done with regard to slum clearance. A civic survey of all the slums has been launched in order to draw up phased programme of improvement in line with the present policy of the Government to provide tenements for 20% of the slum-dwellers and for the rest open developed plots. But slum improvement is a very slow process, says the Chairman, because of the difficulty of acquiring suitable sites, the reluctance of the slum-dwellers to move to alternative sites from where they are now rooted and grounded, and the exploitation of these people by politicians. The last is a serious thing and deserves a stern attitude from the public. It is regrettable that good work should be allowed to be hampered by some of these sanctified anti-social elements, if we may call them so.

Under "Notable Events" is recorded that visit of a U. N. mission under Mr. Alcock to some of the scheme areas. We wish that what they thought and said also had been, recorded because western eyes can see very much more in this great effort we are making as a national new-born in Independence, than our untutored or prejudiced eyes can see.

It is gratifying to note that the Board will soon have at a cost of Rs. 7.45 lakhs a house of many mansions worthy of it and conducive to its sturdy growth and will soon abandon its present ashram life in sheds. The building has been designed with some untraditional features by that noted Indian Christian Architect, Sri F. B. Pithavadian, free of cost, which is certainly appreciable. 240 piles have been driven into the earth to a depth 90'. In other words, Captain D. Gnanaolivu is laying deep foundations for the Board, as he did for the C.I.T. during his seven years of stewardship.

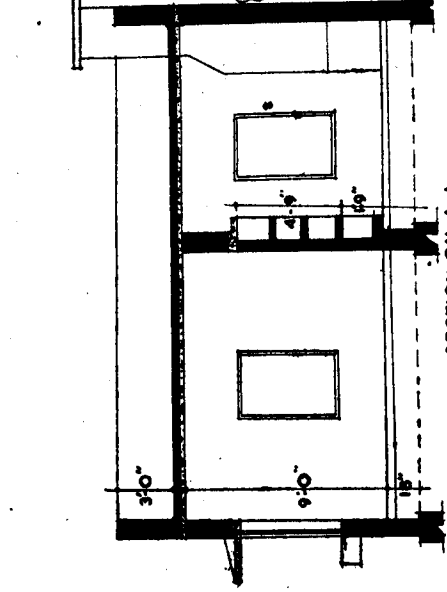
\* \* \*

DESIGN NO. B.P./S.H.B.26/63.  
 BASED ON DESIGN NO. 20 OF  
 S.H.B. LOWCOST HOUSING BOOK.

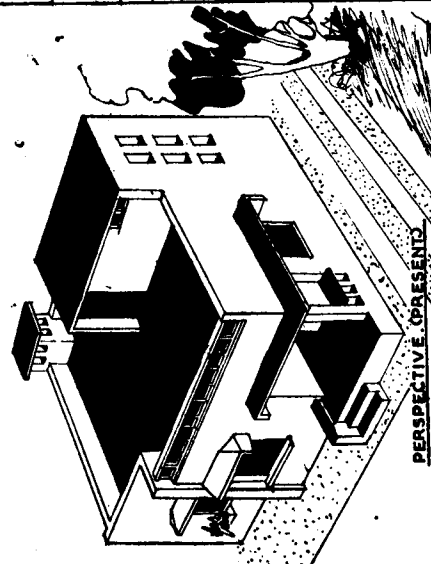


FRONT ELEVATION.

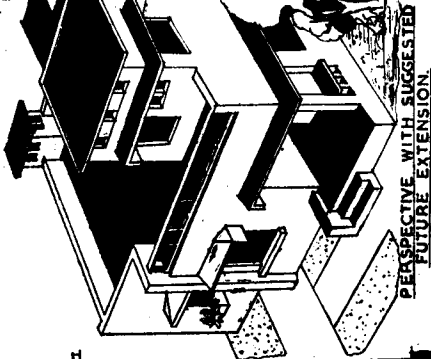
PLAN.



SECTION ON A.A.



PERSPECTIVE (PRESENT)



PERSPECTIVE WITH SUGGESTED FUTURE EXTENSION.

# MADRAS STATE HOUSING BOARD

## MIDDLE INCOME GROUP HOUSING SCHEME.

### SCHEDULE OF ACCOMMODATION

| NO. | DESCRIPTION. | AREA.  |
|-----|--------------|--------|
| 1.  | LIVING.      | 110. " |
| 2.  | BED ROOM.    | 110. " |
| 3.  | DINING.      | 102. " |
| 4.  | KITCHEN.     | 69. "  |
| 5.  | BATH.        | 38. "  |
| 6.  | W.C. (2 NOS) | 24. "  |
| 7.  | PASSAGE.     | 70. "  |
| 8.  | STAIRCASE.   | 82. "  |
| 9.  | VERANDAH.    | 68. "  |

TOTAL CARPET AREA. 668 SQ.FT.  
 PLINTH AREA (PRESENT) 930 SQ.FT.

APPROX. COST EXCLUDING LAND COST BASED ON CURRENT RATES AT MADRAS CITY - RS.18600/-

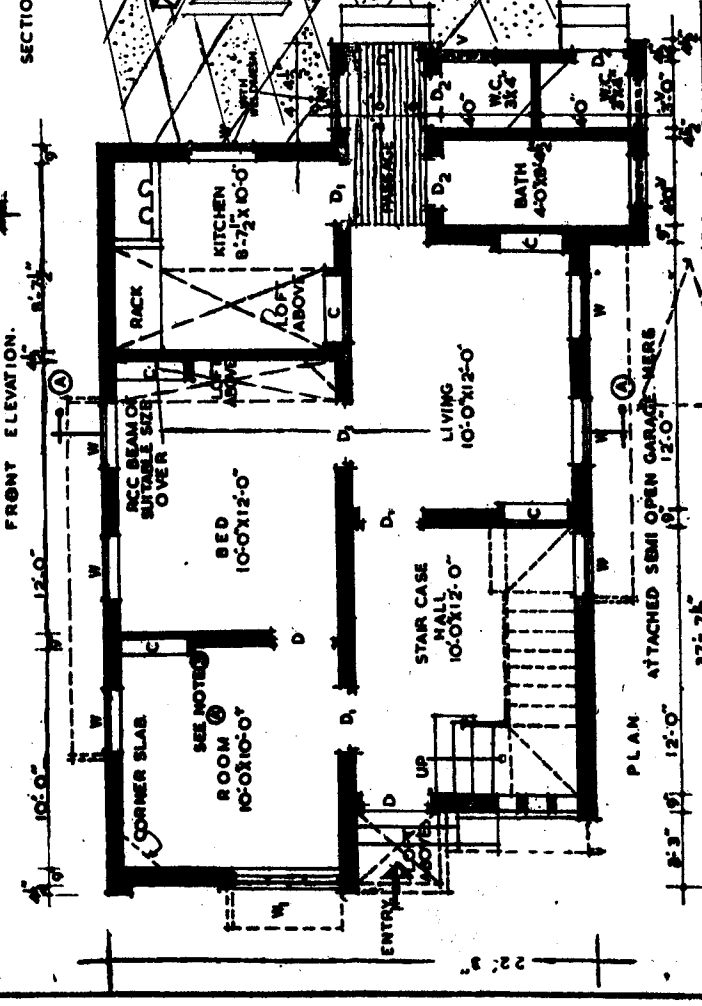
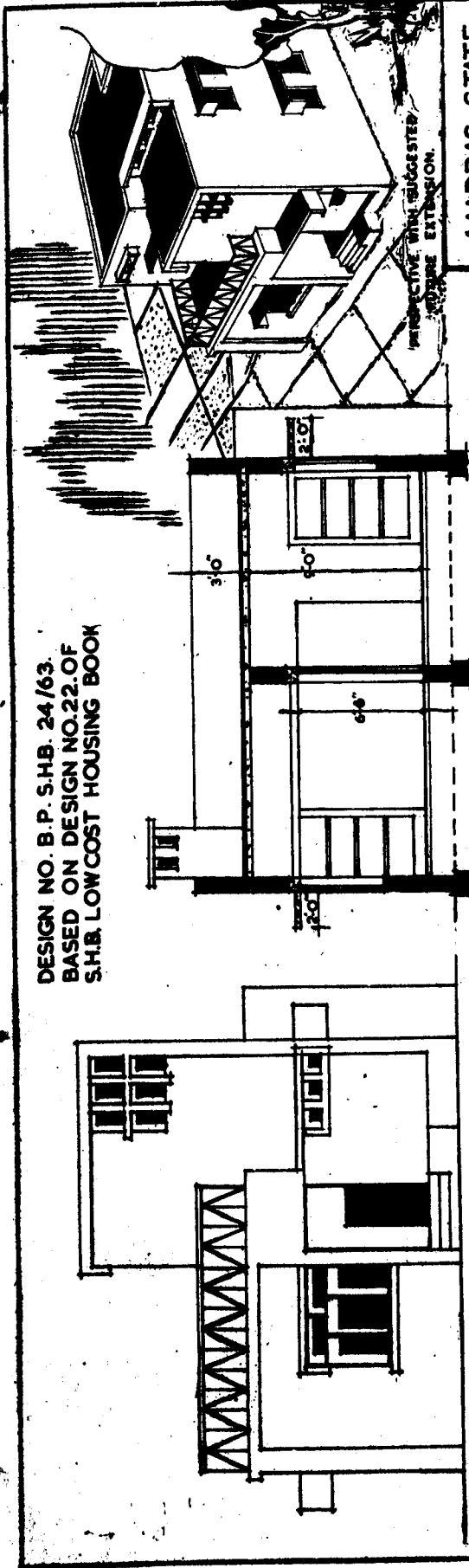
### SCHEDULE OF OPENINGS.

|                 |               |
|-----------------|---------------|
| D DOOR          | 3'-6" x 6'-6" |
| B DOOR          | 3'-3" x 6'-6" |
| D DOOR          | 2'-6" x 6'-6" |
| D DOOR OPENINGS | 0' x 6'-6"    |
| W WINDOW        | 3'-0" x 4'-9" |
| V VENTILATOR    | 2'-6" x 1'-6" |
| C CUP BOARD     | 3'-0" x 6'-0" |

NOTE.  
 1. THE FILLED UP WALL LINES IN PLAN INDICATE FOUNDATION DESIGNED TO FURNISH TWO STOREYS.  
 2. REPRESENTATION OF THE BASED ON FLOOR PLAN IN THE FIRST FLOOR HAVING LEFT THE DINING ROOM AND KITCHEN AS OPEN SPACES FOR FUTURE EXTENSION AS SHOWN IN THE PERSPECTIVE (FUTURE).

Ummachandram  
 HOUSING BOARD ENGINEER. 15/10  
 K. R. R. R.  
 CHAIRMAN. 15/10/63.

DESIGN NO. B.P.S.H.B. 24/63.  
BASED ON DESIGN NO.22.OF  
S.H.B. LOW COST HOUSING BOOK



MADRAS STATE  
HOUSING BOARD

MIDDLE INCOME GROUP  
HOUSING SCHEME

| SCHEDULE OF ACCOMMODATION | NO.  | DESCRIPTION | AREA |
|---------------------------|------|-------------|------|
| 1. ROOM.                  | 120. | "           | "    |
| 2. BED ROOM.              | 120. | "           | "    |
| 3. LIVING ROOM.           | 120. | "           | "    |
| 4. STAIRCASE HALL.        | 86.  | "           | "    |
| 5. KITCHEN.               | 34.  | "           | "    |
| 6. BATH.                  | 12.  | "           | "    |
| 7. W.C.                   | 12.  | "           | "    |
| 8. W.C.                   | 12.  | "           | "    |
| 9. PASSAGE.               | 28.  | "           | "    |

TOTAL CARPET AREA. 632 SQ. FT.  
PLINTH AREA 1037 SQ. FT.  
APPROX. COST EXCLUDING  
LAND COST (BASED ON  
CURRENT RATES AT  
MADRAS CITY)

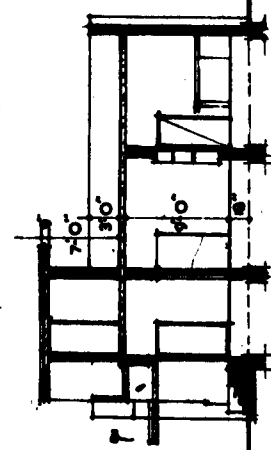
| SCHEDULE OF OPENINGS | TYPE        | DESCRIPTION | SIZE          |
|----------------------|-------------|-------------|---------------|
| D                    | DOOR.       |             | 3'-0" x 6'-0" |
| D <sub>1</sub>       | DOOR.       |             | 3'-0" x 6'-0" |
| D <sub>2</sub>       | DOOR.       |             | 3'-0" x 4'-0" |
| W                    | WINDOW.     |             | 3'-0" x 4'-0" |
| V                    | VENTILATOR. |             | 3'-0" x 1'-6" |
| C                    | CUR. BOARD. |             | 3'-0" x 6'-0" |

1-5-63  
CHAIRMAN.

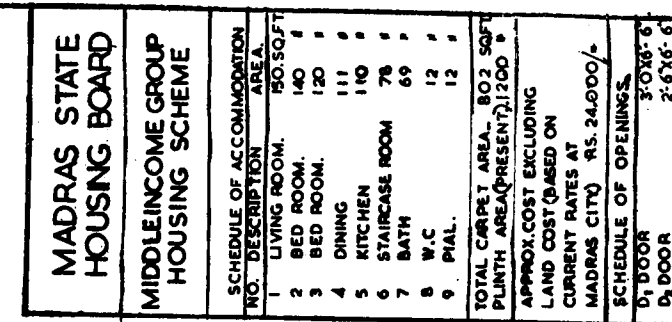
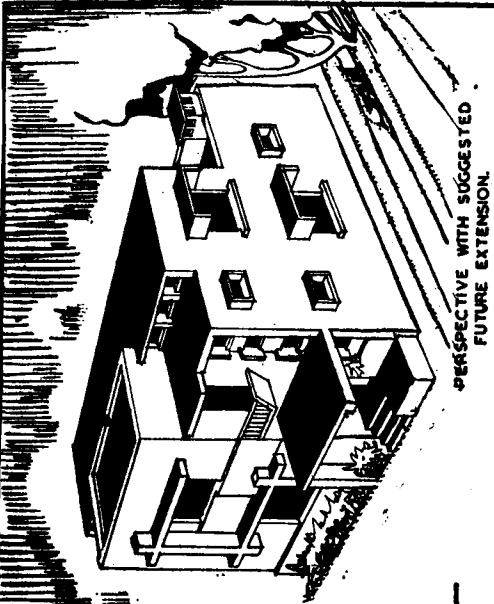
1-5-63  
HOUSING BOARD ENGINEER

ARCHITECT

PERSPECTIVE WITH SUGGESTED FUTURE EXTENSION.



**PERSPECTIVE WITH SUGGESTED  
FUTURE EXTENSION.**



ARCHITECT. *W. J. [Signature]* 1/5/63  
HOUSING BOARD ENGINEER. *W. J. [Signature]* 1/5/63  
CHAIRMAN *W. J. [Signature]* 1/5/63

ADMINISTRATION REPORT  
OF  
**The Madras Housing Unit**  
OF  
(THE MADRAS STATE HOUSING BOARD)  
FOR  
**1962 - '63**

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## CHIEF OFFICERS OF THE MADRAS HOUSING UNIT

## Administrative Officer

Sri M. Meeran, B.E., M.I.E. (Ind.),  
M. I. Struct. E., M. ASCE.  
From 1-4-1962 to 30-4-62.

Sri M. Ramachandra Rao, B.A.  
From 1-5-1962 onwards.

Personal Assistant to the  
Administrative Officer.

Sri K. Manickam.

## Executive Engineers.

1. Sri R. Venkatachar, B.Sc., B.E.,  
Dip. in Hg.  
(Up to 20-6-62).
2. Sri S. Sivaswamy, B.E., A.M.I.E.(Ind.),  
(From 20-6-62).
3. Sri V. S. Ramakrishnan, B.E.,  
A.M.I.E. (Ind.), Dip. in T. & C. P.
4. Sri K. C. Reddy, B. E.
5. Sri L. Ranganatha Sastri, B.Sc., B.E.

## GENERAL

The report covers the period from the 1st of April 1962, to the 31st of March, 1963.

Sri M. Meeran, B. E., M.I.E. (Ind.), M.I. Struct., E. M. Asce., appointed as Administrative Officer by the Board relinquished office on the 30th of April 1962, on the expiry of his term, and, thereafter, Sri M. Ramachandra Rao, B.A., then Secretary, State Housing Board took over from Sri M. Meeran from 1—5—1962, and continued to be the Administrative Officer till the end of the year under report.

## LOW INCOME GROUP HOUSING SCHEME:

375 houses were constructed under the first and second batches of the Low Income Group Housing Scheme at an estimated cost of Rs. 30.00 lakhs. All these houses were handed over to the allottees in the year 1957-58 and 1958-59.

During the year 1958-59, the Government of India sanctioned a sum of Rs. 28.64 lakhs to the former C. I. T., for the construction of 380 houses under the L. I. G. H. Scheme (Batches III and V). The fourth batch is a State Housing Scheme. All these 380 houses were constructed in different scheme areas, and handed over duly.

A sum of Rs. 5.00 lakhs was sanctioned from State Funds for the construction of 56 houses in the Nandanam Extension scheme of the Unit (Pithapuram land). Of these, 48 houses have been handed over to the allottees, with all amenities previously and the remaining 8 houses have been handed over during the year.

The Union Government sanctioned a sum of Rs. 5.60 lakhs for the construction of 70 houses under the sixth batch of the L. I. G. H. Scheme. Of these, 59 houses were completed and handed over. The remaining 11 houses were under construction.

During the year 1961-'62 and 1962-'63, the Government sanctioned schemes costing Rs. 51.51 lakhs, for the construction of 417 houses under the VII to XV batches of the L. I. G. H. Scheme. Of the 417 houses, 192 houses in Kodambakkam Pudoor, 62 houses in the South Madras Neighbourhood Scheme, 37 houses in the Seethamma Extension Scheme, two houses at the Nandanam Extension Scheme, and 14 houses at Trustpuram were under various stages of construction. These houses were allotted by the Board's Allotment Committee of five, and orders of allotment were issued to the allottees selected from about 2,000 applications received in response to the advertisement made in December 1961 and January 1962, in the local dailies. 25 houses taken up on the sold out plots (special scheme) are also under different stages of construction.

At Ramakrishna Nagar (former R. K. Mutt Scheme area), three blocks—six flats in each—have been taken up for construction. Applications for allotment of these flats were called for, and allotments completed.

The remaining houses in the scheme are to be taken up for construction after developed sites are made available. Allotment of these houses will be done in 1963-'64.

## MIDDLE INCOME GROUP HOUSING SCHEME:

The Government sanctioned a sum of Rs. 20.00 lakhs for the construction of 122 houses under this Scheme. 82 houses were completed and handed over last year. During this year, another batch of 28 houses was completed. In all, 110 houses were completed, and the remaining will be taken up soon after the Writs in the Court are vacated, and sites made available.

By the end of 1961, and during 1962-'63, the Government sanctioned projects costing about Rs. 66.20 lakhs, for the construction of 283 houses under the IV to X batches of the M. I. G. H. Scheme. Out of them, 56 houses at Kodambakkam Pudoor, 50 houses at South Madras Neighbourhood (Pudoor), and 5 houses at Nandanam Extension, were allotted by the Allotment Committee, and orders of allotment were issued during the year. Applicants for the allotment of the above houses were selected from about 500 applications in response to the advertisement made in December, 1961. 20 houses taken up for construction under this scheme, on the sold out plots (Special Scheme) are under various stages of construction.

Apart from the above, ten blocks of six flats each, were taken up for construction during the year at the Ramakrishna Nagar Scheme. The construction work is in progress, and 50% of the flats are expected to be allotted early next year (Since done).

A list of houses constructed under the L. I. G. H. and M. I. G. H., during the year is found in Appendix No. X

## HOUSING-NON-PLAN SCHEMES

### SCHEMES OTHER THAN MIDDLE INCOME GROUP HOUSING.

#### C. I. T. NAGAR (SAIDAPET):

During the year under report, the construction of the following was nearing completion :—

- (a) Single Persons' Quarters over the shops in Mount Road near the office building.
- (b) Two "Nehru Special" type houses.
- (c) The low cost Twin Houses on the 2nd Main Road.
- (d) One house of design 6.

The construction of rental blocks I & II (for the Board's and Unit's staff) consisting of 4 flats each, was in progress.

#### WEST C. I. T. NAGAR (SAIDAPET):

The small community Centre was completed.

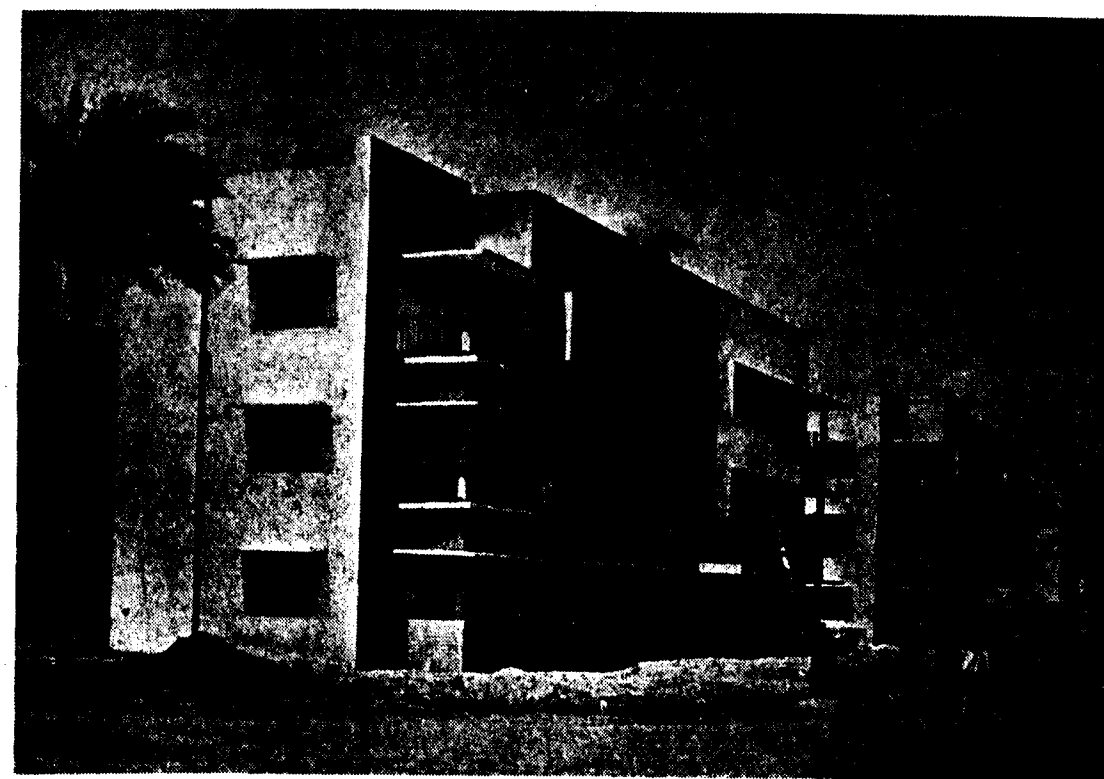
#### KILPAUK GARDEN:

Name of works:

1. Rental blocks—5 Nos.
2. Community Centre—1 No.
3. Single Persons' Quarters—10 Nos.
4. Fruit and Flower Stalls—3 Nos.
5. One Post Office, 2 small shops, and a caretaker's house.

#### PULIYUR, PART III (Trustpuram, Kodambakkam):

One hostel block (for unmarried single persons—Government servants) is proposed to be constructed.



A block of "own-your-own flats" at Ramakrishna Nagar

**THE C. I. T. FORESHORE ESTATE, SANTHOME :**

Out of 668 apartments proposed under the Union Government's Rental Housing Scheme for low-paid State Government employees, 596 have been completed, 64 are under various stages of construction and 8 are yet to be taken up. All the completed apartments have been rented out.

**MANDAVELIPAKKAM :**

During the year under report, the construction of 2 rental blocks, of 6 flats each, has been completed with all amenities.

**SALE OF PLOTS/HOUSES.****MANDAVELIPAKKAM, RAJA ANNAMALAIPURAM :**

305 middle class sites were sold during the past years. 35 plots were kept vacant because they form part of Government lands, either partly or fully. All these Government lands were placed at the disposal of the Board except R. S. No. 4491/4 (part). It is likely that this land will also be handed over to the Board shortly.

During the year under review, 31 plots out of the above 35 were allotted to those who had been waiting for the last 7 to 8 years. 4 plots have been alienated to the Registration Department by the Government. A sum of Rs. 64,565.69 was realised towards instalments, by sale of plots, during the year under review.

**SYLVAN LODGE COLONY, KILPAUK :**

All the 77 plots in this scheme were sold long ago.

**C. I. T. COLONY, MYLAPORE :**

All the 199 plots available for sale were sold long ago on instalment basis. During the year under report, a sum of Rs. 6,209.81 was collected by way of instalments.

**C. I. T. NAGAR (EXTENSION), SAIDAPET :**

In this scheme, all the 36 plots have been sold. During the year, a sum of Rs. 910.00 was realised towards instalments.

**TRUSTPURAM, (MAJOR & MINOR), KODAMBAKKAM :**

In this scheme, all the 79 plots have been sold. During the year under review a sum of Rs. 4,034.70 was realised towards instalments.

**TRUST SQUARE, AYANAVARAM:**

All the available 24 plots have been sold. A sum of Rs. 1,116.00 was realised towards instalments during the year.

**TRUSTPAKKAM, ST., MARY'S ROAD :**

All the 5 plots were sold 5 years ago. A sum of Rs. 24,021.25 was realised.

**C. I. T. NAGAR, SAIDAPET, (OLD PLOTS) :**

**WEST C. I. T. NAGAR, SAIDAPET :**

Out of 330 plots, 116 were utilised for the L. I. G. H. Scheme buildings under the III and V batches, and 10 for M. I. G. H. The remaining 204 plots were sold on instalment basis, cost payable in five years. During the year, a sum of Rs. 37,895.93 was realised towards instalments.

**EAST ABHIRAMAPURAM, MYLAPORE :**

This scheme has 87 plots. 54 plots have been utilised for buildings under the III and V batches. The remaining plots have been sold on 5 years' instalment basis to the public. During the year under report, a sum of Rs. 7,300/- was realised towards instalments.

**NANDANAM EXTENSION SCHEME, TEYNAMPET :**

There are 99 plots in this scheme. 73 plots have been utilised for the construction of L. I. G. Houses under the Union and State Government Housing Schemes. Of the remaining 26 plots, construction of houses under the M. I. G. H. Scheme was taken up in 5 plots (including 2 in sold out plots). The remaining 21 plots were sold on instalment basis. During the year, a sum of Rs. 42,260.33 was realised towards instalments.

**ASPIRAN GARDEN SCHEME, KILPAUK :**

Out of 66 plots available, 44 have been utilised for L. I. G. houses. The remaining plots were sold on instalment basis. M. I. G. Houses have been built on six plots including 4 plots sold out. During the year a sum of Rs. 18,958.50 was realised.

**KILPAUK GARDEN SCHEME :**

All the 157 plots available were sold out.

In addition, 63 plots were utilised for the construction of L. I. G. and M. I. G. Houses. All the 63 houses were allotted, of which 31 L. I. G. Houses and 32 M. I. G. Houses were handed over to the allottees. A sum of Rs. 1,09,784.73 was realised.

**SEETHAMMA COLONY SCHEME, ALWARPET :**

There are 119 sites in the above scheme, of which 85 L. I. G. Houses, constructed and allotted in the above scheme, have been handed over to the allottees. The remaining were allotted as plots. A sum of Rs. 36,448.69 was realised during the year.

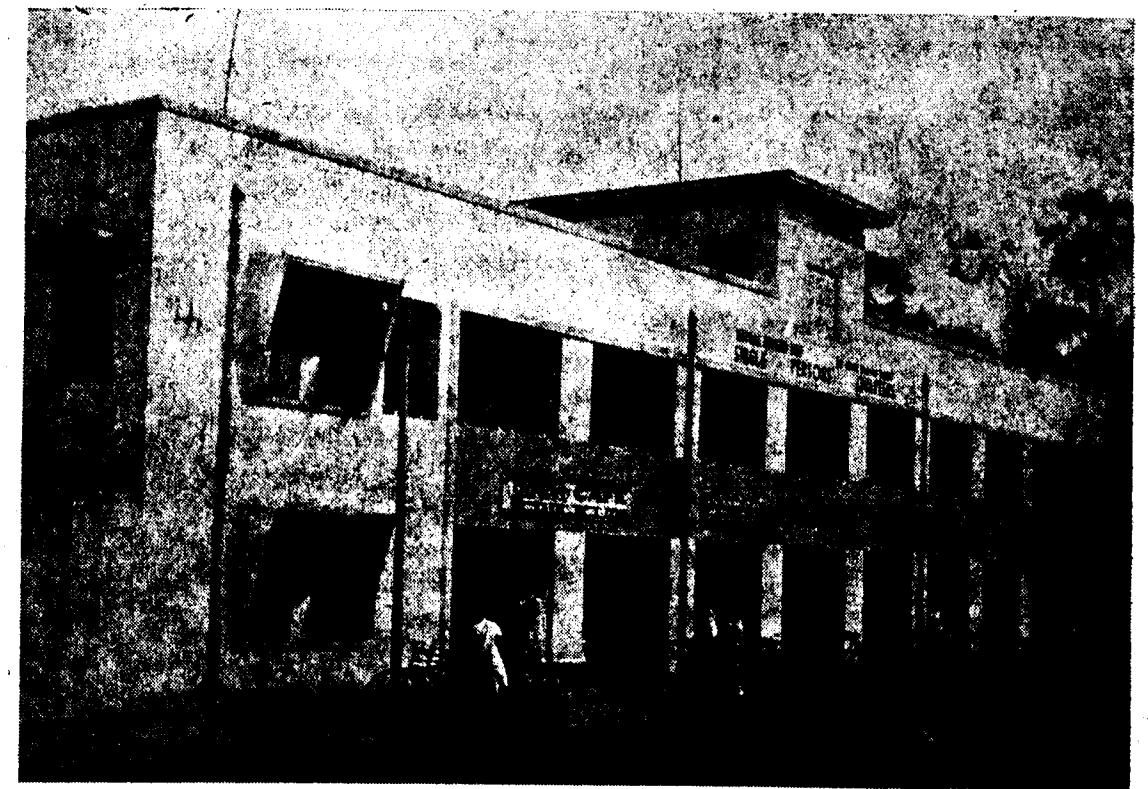
**SEETHAMMA COLONY EXTENSION SCHEME, ALWARPET :**

There are 99 plots in this Scheme. 53 L. I. G. and 46 M. I. G. Houses, which are under different stages of construction, have been allotted including the plots covered by writs.

**RAMAKRISHNA MUTT ROAD SCHEME, MYLAPORE :**

Applications were invited through local dailies for the sale of 100 plots in this area. 340 applications were received. 98 plots were allotted by the Board's allotment Committee, and the remaining two numbers were utilised for construction of rental blocks.

During the year under report, a sum of Rs. 1,97,246.62 was realised.



Shops and Bachelors' quarters at Kilpauk Garden.

## MODEL HOUSES AND SHOPS, ETC., FOR RENT

### RENTAL HOUSES IN C.I.T. NAGAR PLAY GROUND AREA, AND IN SRIRAMPET:

Three independent houses, on a monthly rental range of Rs. 75/- to Rs. 84/-, were constructed and allotted. In the same area, two twin Unit blocks have been constructed, and allotted on a monthly rent of Rs. 58/-. Two houses on a monthly rent of Rs. 43/- each have been allotted at Srirampet.

### SINGLE PERSONS' QUARTERS OVER SHOPS IN MOUNT ROAD (NEAR STATE HOUSING BOARD OFFICE).

The construction of single person's quarters over the shops has been completed, and there are about 10 rooms to be let out shortly. There is a spacious Double Room over the restaurant. This is used as a "Guest Room" for our staff coming from the mofussil Units for official visits, conferences etc.

### MANDAVELIPAKKAM, RAJA ANNAMALAIPURAM:

12 rental flats in two blocks have been constructed, and let out on a monthly rent of Rs. 100/- each.

### NANDANAM EXTENSION, TEYNAMPET:

Two shops have been constructed and leased out. A total monthly rent of Rs. 139/- is realised.

### KILPAUK GARDEN:

Three newly-constructed shops have been allotted to the Postal Department to run a Post Office. Rs. 80 per month is realised as rent. Apart from these, there are 2 shops newly constructed near the Post Office. They fetch a monthly rent of Rs. 142/-. Near the Community Hall in the same area, four shops (which fetch a total monthly rent of Rs. 177/-) have been constructed.

### KODAMBAKKAM-PUDOOOR:

Four shops were constructed and allotted. They fetch a total monthly rent of Rs. 19/- (mostly for rehabilitated Slum Dwellers).

### KAMARAJAPURAM EXTENSION-TRUSTPURAM (BLOCK-V) (SULM IMPROVEMENT SCHEME):

There are five shops, with a monthly rent of Rs. 82/-.

### SEETHAMMA COLONY:

There are 4 shops fetching a monthly rent of Rs. 186/-. One restaurant is allotted on Rs. 80/-. Vegetable and other stalls fetch Rs. 95/-.

### ASPIRAN GARDEN, KILPAUK:

The following shops and stalls have been let out.

Vegetable stall Rs. 10/- p.m.

Shops 1 and 2 Rs. 44/- p.m.

Mutton Stall Rs. 23/- p.m.

### COMMUNITY HALLS :

Apart from the Community Halls at Trustpuram, Kodambakkam, the C. I. T. Foreshore Estate, Santhome, C. I. T. Nagar, Ramakamathpuram, T. Nagar, and C. I. T. Colony, Mylapore, two more halls, one in the Kilpauk Garden Colony, and the other in the west C. I. T. Nagar Scheme area were completed during the year and made available to the public.

The halls are let out on rent to the residents and members of the public for marriages, cultural meetings, etc., other than political and religious meetings. The rents are very moderate when compared to other private choultries and Kalyana mandapams in the City.

A similar but bigger hall is under construction in the Nandanam (Extension) Scheme area and will be ready for use early in 1964.

A sum of Rs. 2,942/- was realised during the year as rent from Community Halls.

### PLANNING

#### PLAN SCHEMES

##### (a) ACQUISITION AND DEVELOPMENT OF LANDS AS HOUSE SITES :

(1) Out of the six land development projects taken up during the Second Plan Period, four projects, i.e. (1) East Abhiramapuram, (2) Aspiran Garden, (3) West C. I. T. Nagar, and (4) Seethamma Colony, have been virtually completed. The other two projects, i.e., (1) Seethamma Colony Extension, and (2) Ramakrishna Nagar, are still in progress, and are expected to be completed by the middle of 1963—64.

##### (b) CONSTRUCTION OF HOUSES :

In addition to the six projects sanctioned for 312 houses during 1961—62, 3 more projects for 105 houses were approved during 1962—63. In all, by the end of 1962—63, 46 houses have been completed, 27 houses and 18 flats were nearing completion, and 117 houses in different stages of construction.

#### SLUM IMPROVEMENT/CLEARANCE SCHEME :

The Government in G. O. Ms. No. 6483, (Housing), Industries, Labour, and Co-operation Department, dated 13-11-1961, acquiesced in the Corporation transferring to this Unit all the Slum Improvement/ Clearance projects which the Corporation had undertaken under the Second and Third Five-year Plans. Including the projects transferred by the Corporation, the following are the projects taken up for implementation or completed during the year under review :—

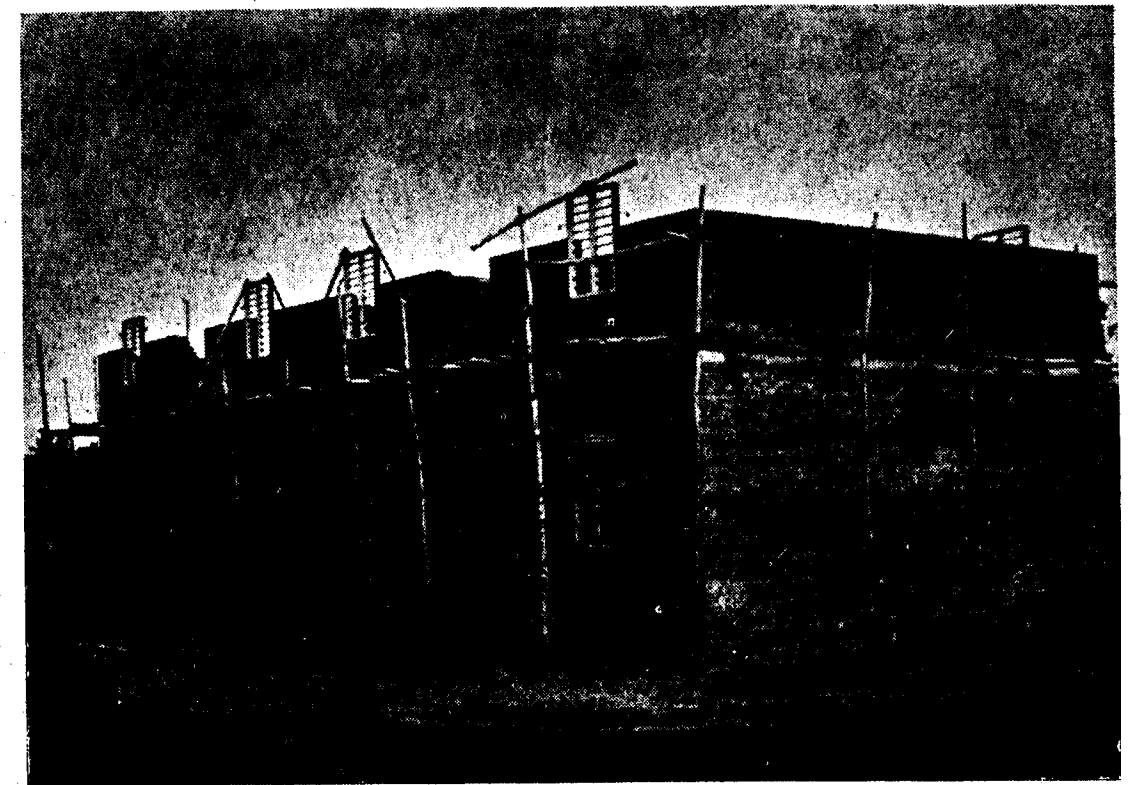
1. Namasivayapuram (Completed)  
Cost of the scheme Rs. 7,12,350/-  
Number of families to be rehabilitated-539
2. Kamarajapuram-cum-Pushpanagar  
Cost of the scheme Rs. 2,98,200/-  
Open developed plots-212  
Tenements-32
3. Government Channel Lane Hutting Ground Area (Completed)  
Cost of the scheme Rs. 1,66,000  
Open developed plots-104



Community Hall at Kilpauk Garden

4. Gajapathy Lala area
5. Raju Pillai Garden  
Cost of the scheme Rs. 5,52,000  
Open developed plots-90  
Tenements-60
6. New Kanniappa Nagar, Kodambakkam-Pudoor (Completed)
7. Ellispuram  
Cost of the scheme Rs. 2,70,500  
Open developed plots-54  
Tenements-30
8. Kamarajapuram Extension (Completed)  
Cost of the scheme Rs. 1,65,450  
Open developed plots-106
9. Omnibus (Completed)
10. Ramakamathpuram  
Cost of the scheme Rs. 4,69,950  
Open developed plots-148  
Tenements-72
11. Kannikapuram  
Cost of the scheme Rs. 1,87,500  
Open developed plots-150
12. Visalakshi Ammal Estate (Not yet started)  
Cost of the scheme Rs. 12,68,400  
Open developed plots-230  
Tenements-120
13. Venkatapuram  
Cost of the scheme Rs. 8,50,000  
Open developed plots-132  
Tenements-96
14. Vannanthurai Road  
Cost of the scheme Rs. 2,13,750  
Open developed plots-171
15. Mambalam Tank Bund Scheme (Biggest slum project so far-tenders called)  
Cost of the scheme Rs. 72,55,000  
Open developed plots-1460  
Tenements-800
16. Subedar Garden Slum (Not yet started)  
Cost of the scheme Rs. 4,76,000  
Open developed plots-74  
Tenements-48
17. Kapaleeswarar Koil lands.

18. Urur-Part I (Mandavelipakkam Children's Play Ground)  
(Part I & II)  
Cost of the scheme Rs. 10 lakhs  
Open developed plots-576
19. Appavu Nagar, Saidapet  
Cost of the scheme Rs. 9,65,000  
Open developed plots-350  
Tenements-40
20. Mandavelipakkam  
Cost of the scheme Rs. 32,00,000  
(Includes L. I. G. Hs., Rental flats & Houses)  
Area—1440 grounds  
Open developed plots-619  
Slum Plots-State scheme-Rs. 377
21. Santhome Area Slum Improvement Scheme
22. Raju Pillai Thottam (T' Nagar)  
Cost of the scheme Rs. 2,35,000  
Open developed plots-120
23. Meenambal Sivaraj Nagar
24. Vazhaippu Colony  
Total Cost Rs. 2,38,750  
Open developed plots-191  
Tenements-Nil
25. Karimedu Colony (Division No. 9)  
Total Cost Rs. 5,72,600  
Open developed plots-356  
Tenements-64
26. Pavement Dwellers (90 families)  
Total Cost Rs. 1,12,000  
Open developed plots-90
27. Kalyanapuram  
Total Cost Rs. 4,63,750  
Open developed plots-371  
Tenements-Nil
28. Mallimma Colony
29. Thondiar Kuppam  
Total Cost Rs. 20,31,325  
Open developed plots-Nil  
Tenements-375
30. Kasipuram 'A' Block  
Total Cost Rs. 3,19,595  
Open developed plots-Nil  
Tenements-59



Tenements under construction in the Ramakamathpuram Slum Improvement Project

31. Thandavaraya Chatram  
Cost of the scheme Rs. 63.00 lakhs  
Area of the slum-43.25 acres.  
No. of families-1222
32. Venkatesapuram  
Total Cost Rs. 9,44,800  
Open developed plots-242  
Tenements-136
33. Coronation Nagar  
Total Cost Rs. 1,76,900  
Open developed plots-140  
Tenements-Nil
34. Greynagar Pallam  
Total Cost Rs. 7,80,000  
Open developed plots-234  
Tenements-52
35. Karimedu Colony (Division No. 33)  
Total Cost 7,76,000  
Open developed plots-229  
Tenements-52
36. Goyya Thope  
Total Cost Rs. 4,51,900  
Open developed plots-Nil  
Tenements-88
37. Ayanavaram Road  
Total Cost Rs. 5,10,000  
Open developed plots-Nil  
Tenements-96
38. Alandur Road Slum  
Total Cost Rs. 15,68,000  
Open developed plots-Nil  
Tenements-280
39. Osankulam  
Total Cost Rs. 24,18,400  
Open developed plots-Nil  
Tenements-368
40. Jagannathapuram  
Total Cost Rs. 1,79,200  
Open developed plots-Nil  
Tenements-32
41. Chandrayogi Samadhi  
Total Cost Rs. 5,40,000  
Open developed plots-Nil  
Tenements-96

42. Pensioners' Lines  
Total Cost Rs. 5,65,600  
Open developed plots-Nil  
Tenements-112
43. Bhoopathy Nagar  
Total Cost Rs. 1,90,000  
Open developed plots-112  
Tenements-Nil
44. Pavement Dwellers-338-(Completed)  
Total Cost Rs. 4,22,500  
Open developed plots-335
45. Pavement Dwellers (3200)  
Total Cost Rs. 40,00,000  
Open developed plots-3200
46. Pavement Dwellers-67-(Completed)  
Total Cost Rs. 98,800  
Open developed plots-67  
Tenements-Nil

#### LAST GRADE GOVERNMENT SERVANTS' SCHEME (Slum-Pattern-Non-Plan-Scheme)

The Government, in G. O. Ms. No. 220 (Housing), Industries, Labour, and Co-operation, dated 18-1-1960 requested the former C. I. T., to frame a project for housing 200 Last Grade Government Servants in the lands acquired in Kodambakkam Pudoor, Part I, on the same pattern as the Slum Clearance Scheme of the Government of India. A project at an estimated cost of Rs. 2.75 lakhs was approved by the Government.

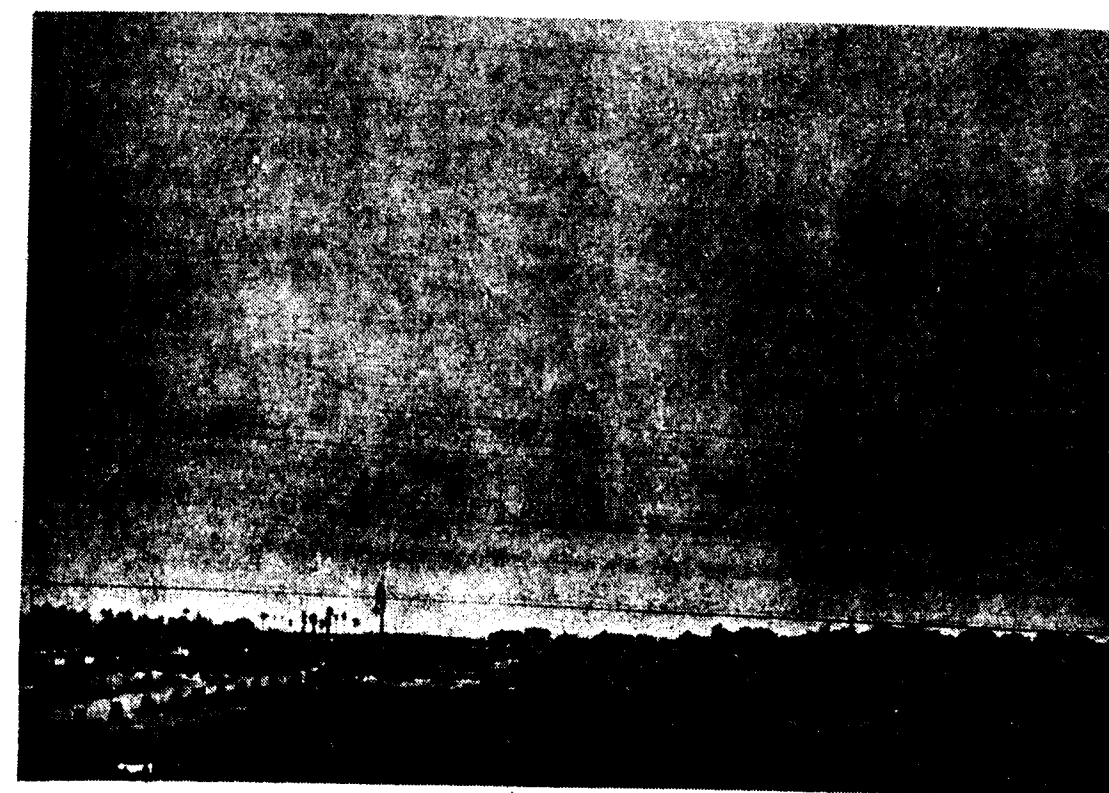
About 91 baths and F. O. Ls. have been completed, and 16 numbers are under construction. The balance of work can be taken up only when the writ petition regarding a portion of land for 80 plots is disposed of by the High Court. Works in respect of remaining 13 plots will be taken up shortly.

#### PROGRAMME FOR 1963-'64

At present, the Madras Housing Unit is having for execution about 45 sanctioned projects under various schemes costing Rs. 469.69 lakhs.

A sum of Rs. 54 lakhs has been provided in the State Budget for 1963-'64, for being utilised for executing the Slum Improvement Projects.

The State Housing Board has conducted a comprehensive survey of all the slums in Madras City, and has proposed to draw up a priority list. This work has been entrusted to a special Committee, and the list is awaited. Future projects will be prepared in accordance with the priority assigned to the slums.



A view of the Pavement Dwellers' Project at Vyasarpadi

## NON-PLAN SCHEMES

## MIDDLE INCOME GROUP HOUSING SCHEME :

Under this Scheme, up to the end of 1961-'62, seven projects for 232 houses (Hire purchase), 72 rental flats, and 54 Hire Purchase flats were approved. In addition, during 1962-'63, four more projects for 45 houses, and a nine-storeyed "Tower Block" with 48 rental flats in Nandanam Extension were approved.

In all, by the end of 1962-'63, 91 houses and six flats were completed, 6 houses and 36 flats were nearing completion, and 87 houses and 84 flats were in different stages of construction.

## THE UNION GOVERNMENT RENTAL HOUSING SCHEME :

(For Low-Paid State Government Servants)

Two projects, viz. (1) at Kilpauk for 96 apartments, and (2) at the C. I. T. Foreshore Estate, for 668 apartments, taken up at the end of the II Plan period, were in progress. The achievements at the end of 1962-'63 were as follows :

KILPAUK: 30 apartments were completed, 30 were nearing completion, and 36 were in various stages.

FORESHORE: 596 apartments were completed and 64 were nearing completion.

## OTHER PROJECTS :

(a) KILPAUK GARDEN PROJECT: This was originally sanctioned at an estimated cost of Rs. 15.17 lakhs. But, on account of the heavy excess compensation paid in the land cases, and owing to the increase in the cost of development and taking up of certain new items of work, the project cost was revised to Rs. 20.15 lakhs, and was approved by the State Housing Board.

(b) NANDANAM EXTENSION PROJECT: This is virtually completed. But it has to be finally revised after the pending land cases are finally disposed of.

## (c) PULIYUR (TRUSTPURAM, KODAMBAKKAM) SCHEME :

Parts I and II of this scheme were completed. The award in respect of the lands in Part III scheme has been passed. Some of the lands have been taken over, and some are still covered by writ petitions. Execution of part III is in progress. It is proposed to construct 32 L. I. G. Houses (Hire Purchase) and 6 M. I. G. Houses (Hire Purchase), Rental flats under the M. I. G. H. Scheme, and a hostel block for unmarried single persons.

## (d) TURNBULL'S ROAD LAND DEVELOPMENT PROJECT :

A project for the acquisition and development of land in the Turnbull's Road Area, at a total cost of Rs. 6.44 lakhs has been approved by the Board for execution during the Third Plan period. A sum of Rs. 3.11 lakhs has been deposited with the Collector of Madras for acquisition of lands. It is proposed to construct a multi-storeyed "Tower Block" of rental flats in this area at about Rs. 25.00 lakhs. In addition, it is likely that some more rental blocks may be built in this area, including one for poorer classes.

(e) NORTH SAIDAPET LAND DEVELOPMENT PROJECT :

This is one of the old, land development projects of the M. H. U. In addition to the several slum plots, 79 plots have been allotted to the persons already living in that area, and the staff of the M. H. U.

It is proposed to construct 20 L. I. G. Houses in this area, out of which six are in progress. The remaining houses have not yet been taken up, as the plots are now covered by a writ.

(f) STATE RENTAL HOUSING SCHEME  
FOR LOWER MIDDLE CLASS PEOPLE :

Two rental blocks of six flats each in Mandavelipakkam are nearing completion. A new project for the construction of three rental blocks (in all 16 flats) in C. I. T., Nagar, was got approved by the Board. Two blocks have reached lintel level, and the third has just been started.

N. G. G. Os' SCHEME, NANDANAM EXTENSION :

This project (State Funds) provides for 14 plots and 112 houses. The total area covered is 282 grounds. The revised project costs Rs. 22.66 lakhs. Last year, 31 houses were completed. During the year 38 houses were completed. Out of the remaining houses, 22 houses are in progress, and 21 hire purchase houses are proposed to be dropped due to the National Emergency (but, on the land rental storeyed blocks will be put up later).

## ROADS AND MAINTENANCE

TRUSTPAKKAM, ST. MARY'S ROAD:

All the roads in the area have been tarred, and are being handed over to the Corporation for future maintenance.

MANDAVELIPAKKAM: About 24331 r. ft., of road work has been completed. All the tarred roads have been handed over to the Corporation. The tarring of the remaining cross streets is being taken up.

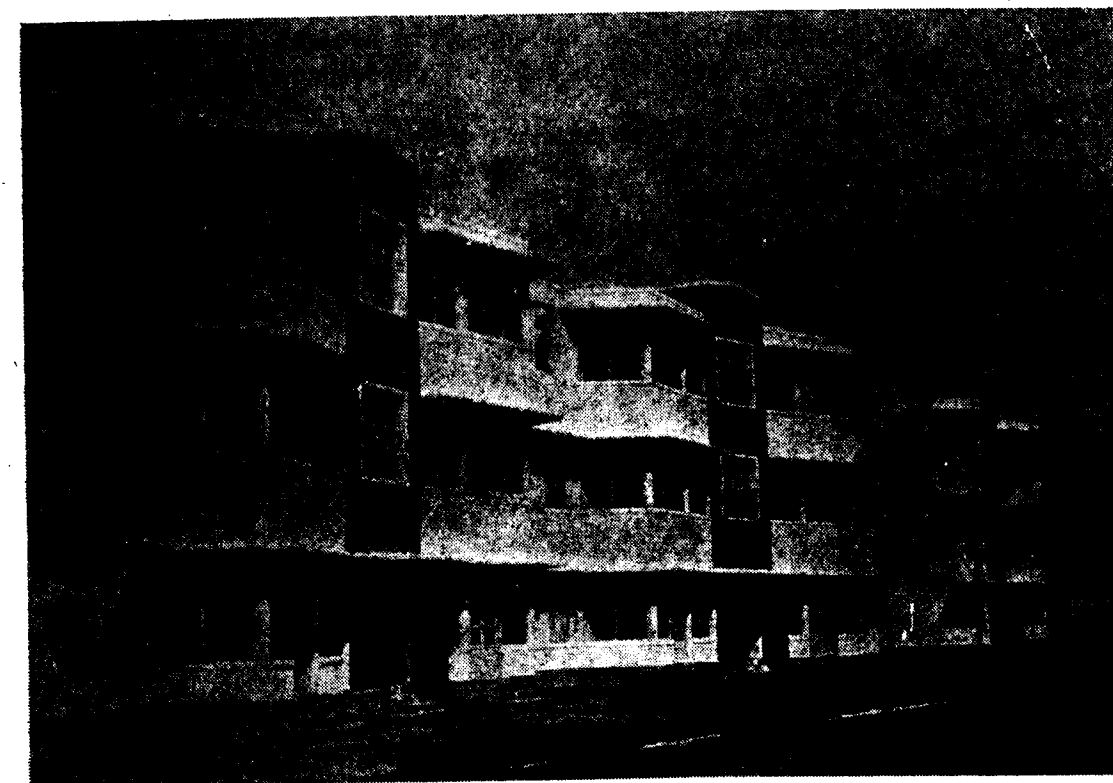
RAMAKRISHNA NAGAR PROJECT AREA:

Roads have been formed, and metalling has been completed. The estimate for tarring the roads has been sanctioned, and the work will be taken up shortly.

## PROGRAMME FOR 1963-64.

1. L. I. G. H. SCHEME (PLAN):

The State Housing Board has approved a project for the construction of 60 houses in the South Madras Neighbourhood (Pudoor), (Urur-Adyar), and 25 houses in Kodambakkam-Pudoor during 1963-64. It is proposed to utilise L. I. C. Funds sanctioned for the M. I. G. H. Scheme for the L. I. G. H. Scheme also, as decided at the State Housing Ministers' Conference held at Bombay early in 1963.



Rental blocks for low-paid State Government Employees completed at Kilpauk Garden

The programme for 1963-64 will be confined mainly to the execution and completion of the committed schemes. Under the L. I. G. H. Scheme, there is a provision of Rs. 21.58 lakhs for 1963-64, which will be utilised for the spill-over schemes. No new projects are proposed to be framed, in view of the ban imposed by the Government following the National Emergency.

2. M. I. G. H. SCHEME (NON-PLAN):

Under the M. I. G. H. Scheme, it is proposed to take up construction of houses in the Neighbourhoods (Pudours). The State Housing Board has approved a project for 20 houses in South Madras Neighbourhood, and 10 houses in Kodambakkam-Pudoor, which will be allotted on hire-purchase. A project for the construction of a "Tower Block" in Turnbull's Road (rental storeyed flats), on the lines of the one under execution in the Nandanam Extension, is in the offing.

3. UNION GOVERNMENT RENTAL HOUSING SCHEME:

It is proposed to construct rental blocks in plot No. 10, and certain other Ex-Government lands in Mandavelipakkam under this scheme.

4. OTHER NON-PLAN SCHEMES.

As in the case of the L. I. G. H. Scheme, no new projects are proposed to be taken up under the Non-Plan State Housing Schemes, in view of lack of State funds owing to the National Emergency. Already committed schemes will, however, be completed during 1963-64.

(Sd.) M. RAMACHANDRA RAO, B. A.,

Administrative officer,

Madras Housing Unit.

# APPENDIX-I

## SLUM IMPROVEMENT SCHEMES — SANCTIONED & UNDER EXECUTION (YEAR-WAR EXPENDITURE FROM THE COMMENCEMENT OF THE SCHEME AND STAGE)

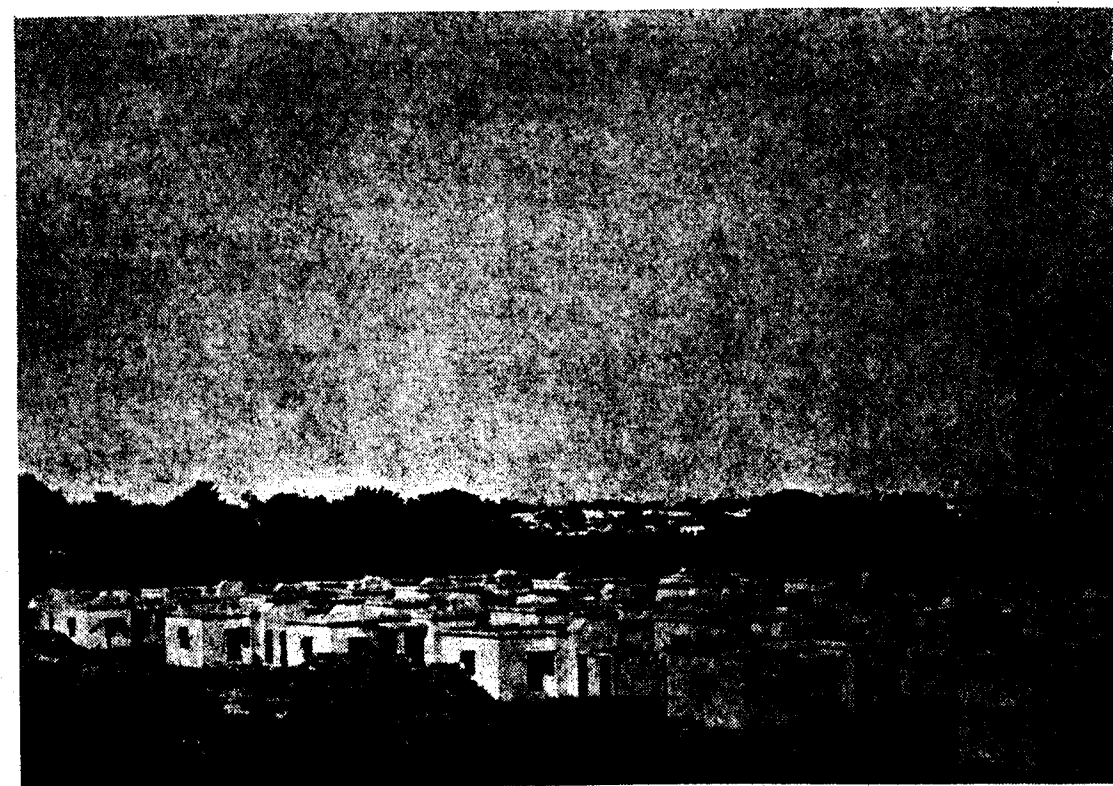
### AMOUNT SPENT

| Sl. No. | Name of Slum                           | No. of |          | Amount Spent |          |             |             |             |           |             |             |             |                                                                         |          | Total Expenditure. | Work done |
|---------|----------------------------------------|--------|----------|--------------|----------|-------------|-------------|-------------|-----------|-------------|-------------|-------------|-------------------------------------------------------------------------|----------|--------------------|-----------|
|         |                                        | O.D.P. | Tenement | 1956-57.     | 1957-58. | 1958-59.    | 1959-60.    | 1960-61.    | 1961-62.  | 1962-63.    | 1963-64.    | 1964-65.    | 1965-66.                                                                | 1966-67. |                    |           |
| 1.      | 2.                                     | 3.     | 4.       | 5.           | 6.       | 7.          | 8.          | 9.          | 10.       | 11.         | 12.         | 13.         | 14.                                                                     | 15.      | 16.                | 17.       |
| 1.      | Namasivayapuram                        | 532    | —        | 7,12,350     | —        | 1,29,219.63 | 2,62,146.20 | 1,65,049.75 | 66,846.53 | 74,239.11   | 50,131.57   | 7,47,632.79 | Scheme almost completed. Roads are nearing completion.                  |          |                    |           |
| 2.      | Kamarajapuram-cum Pushpanagar.         | 212    | —        | 5,26,000     | —        | 18,000.00   | 44,283.33   | 49,549.90   | 56,685.68 | 1,05,886.31 | 1,13,835.59 | 3,88,240.81 | Tenements are under construction. Open developed plots fully developed. |          |                    |           |
| 3.      | Kamarajapuram Extension                | 106    | —        | 1,65,450     | —        | —           | —           | —           | 47,701.96 | 51,157.35   | 11,411.37   | 1,10,270.68 | Scheme nearing completion.                                              |          |                    |           |
| 4.      | Gajapathy Lala                         | 69     | —        | 86,250       | 464.81   | 2,164.32    | 4,465.50    | 95.00       | —         | —           | —           | 7,189.63    | Execution of the Scheme stayed pending the disposal of a Suit Notice.   |          |                    |           |
| 5.      | Raju Pillai Garden                     | 120    | —        | 2,34,500     | —        | 44,281.02   | 417.20      | —           | 802.48    | 21,250.16   | 93,821.96   | 1,60,572.82 | Scheme nearing completion.                                              |          |                    |           |
| 6.      | Govt. Channel Lane Hutting Ground Area | 104    | —        | 1,66,000     | 464.81   | 14,000.00   | 5,493.29    | 82,272.50   | 23,665.45 | 6,608.57    | 22,929.08   | 1,55,433.70 | Do                                                                      |          |                    |           |

|     |                          |      |     |           |   |           |          |           |             |             |              |              |                                                                                      |  |  |  |
|-----|--------------------------|------|-----|-----------|---|-----------|----------|-----------|-------------|-------------|--------------|--------------|--------------------------------------------------------------------------------------|--|--|--|
| 7.  | New Kannappa Nagar       | 1200 | —   | 15,90,000 | — | —         | —        | 8,703.59  | 3,50,350.75 | 2,33,657.94 | 18,44,070.28 | 24,36,782.56 | 1158 O. D. Ps. have been developed so far. Works are in progress                     |  |  |  |
| 8.  | Ellisuram                | 54   | 30  | 2,70,500  | — | 32,150.54 | —        | 20,709.20 | 11,591.15   | 29,293.18   | 8,839.34     | 1,02,583.41  | 30 O. D. Ps. completed. Tenements are under various stages of construction.          |  |  |  |
| 9.  | Ramakamathapuram         | 148  | 72  | 4,69,950  | — | 16,25     | 9,822.13 | 4,121.78  | 3,576.74    | 41,258.28   | 54,450.85    | 1,13,246.03  | 72 O. D. Ps. developed so far. Tenements are under construction.                     |  |  |  |
| 10. | Venkatapuram             | 132  | 86  | 8,50,000  | — | —         | —        | —         | —           | —           | 1,282.64     | 1,282.64     | Estimates are under preparation for the construction of tenements.                   |  |  |  |
| 11. | Vannanthurai Road        | 171  | —   | 2,13,750  | — | —         | —        | —         | 1,23,887.39 | 6,14,862.48 | 7,38,749.87  | 7,38,749.87  | Scheme almost completed.                                                             |  |  |  |
| 12. | Omnibus                  | 850  | —   | 10,41,500 | — | —         | —        | —         | 65,282.53   | 1,74,398.88 | 8,55,429.40  | 10,95,110.81 | 270 O. D. Ps. have been developed so far. Works in respect of others are in progress |  |  |  |
| 13. | Kapaleeswarar Koil lands | 220  | 80  | 5,71,000  | — | —         | —        | —         | —           | 315.75      | 625.00       | 940.75       | Lands are under Acquisition.                                                         |  |  |  |
| 14. | Visalakshiammal          | 230  | 120 | 9,64,500  | — | —         | —        | —         | —           | —           | 99,858.29    | 99,858.29    | Lands since taken over. Scheme is under revision.                                    |  |  |  |
| 15. | Urur Part I & II.        | 100  | 40  | 3,10,000  | — | —         | —        | —         | —           | 40,911.04   | 4,947.25     | 45,858.29    | Scheme is under revision.                                                            |  |  |  |
| 16. | Appavu Nagar             | 332  | 64  | 9,57,200  | — | —         | —        | —         | —           | —           | 1,58,696.49  | 1,58,696.49  | Due to writ petition filed works could not be taken up.                              |  |  |  |
| 17. | Jaganathapuram           | —    | 32  | 1,79,200  | — | —         | —        | —         | —           | —           | 65.14        | 65.14        | Scheme pending revision.                                                             |  |  |  |
| 18. | Bhoopathy Nagar          | —    | —   | —         | — | —         | —        | —         | —           | —           | 46,755.93    | 46,755.93    | Lands since taken over. Scheme is under revision.                                    |  |  |  |

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| Sl. No. | Name of Slum                       | No. of |              | Appd cost. | Total Expenditure. |          |          |          |          |           |             |             |                                                     |  | Work done |
|---------|------------------------------------|--------|--------------|------------|--------------------|----------|----------|----------|----------|-----------|-------------|-------------|-----------------------------------------------------|--|-----------|
|         |                                    | O.D.P. | Tenement     |            | 1956-57.           | 1957-58. | 1958-59. | 1959-60. | 1960-61. | 1961-62.  | 1962-63.    | 13.         | 14.                                                 |  |           |
| 1.      | 2.                                 | 3.     | 4.           | 5.         | 6.                 | 7.       | 8.       | 9.       | 10.      | 11.       | 12.         | 13.         | 14.                                                 |  |           |
| 19.     | Ayanavaram Road                    | —      | 96           | 5,10,000   | —                  | —        | —        | —        | —        | —         | 225.00      | 225.00      | Works will be started shortly.                      |  |           |
| 20.     | Chandrayogi Samadhi                | —      | 96           | 5,40,000   | —                  | —        | —        | —        | —        | —         | 381.20      | 381.20      | do                                                  |  |           |
| 21.     | Pavement Dwellers<br>338 families  | 338    | —            | 4,22,500   | —                  | —        | —        | —        | —        | —         | 275.23      | 275.23      | 338 have been rehabilitated so far.                 |  |           |
| 22.     | Pavement Dwellers<br>3200 families | 3200   | —            | 40,00,000  | —                  | —        | —        | —        | —        | —         | 76,648.42   | 76,648.42   | Lands are under acquisition.                        |  |           |
| 23.     | Vazhaippucheri                     | 191    | —            | 2,61,000   | —                  | —        | —        | —        | —        | —         | 2,817.18    | 2,817.18    | Works will be taken up shortly.                     |  |           |
| 24.     | Kasipuram 'A' Block                | —      | 59           | 3,19,595   | —                  | —        | —        | —        | —        | —         | 1,34,149.45 | 1,34,149.45 | 40 tenements nearing completion.                    |  |           |
| 25.     | Thandavarayachatram.               | —      | Revised 1222 | 63,00,000  | —                  | —        | —        | —        | —        | —         | 6,31,722.17 | 6,31,722.17 | 250 tenements completed 254 are under construction. |  |           |
| 26.     | Venkatesapuram                     | 242    | 136          | 9,44,800   | —                  | —        | —        | —        | —        | —         | 83,418.79   | 83,418.79   | 56 tenements completed so far.                      |  |           |
| 27.     | Grey Nargar Pallam                 | 234    | 52           | 7,80,000   | —                  | —        | —        | —        | —        | —         | 85,030.42   | 85,030.42   | Works are in progress.                              |  |           |
| 28.     | Karimedu Cheri Dn. 33              | 229    | 52           | 7,76,000   | —                  | —        | —        | —        | —        | —         | 66,119.05   | 66,119.05   | do                                                  |  |           |
| 29.     | Palaktumanyam                      | 152    | 144          | 12,60,000  | —                  | —        | —        | —        | —        | 35,555.00 | 61,257.32   | 96,821.32   | Lands are being taken possession.                   |  |           |



A view of the 58 tenements under the Slum Improvement Scheme, recently completed at Thandavarayachatram.

## APPENDIX — II

### SLUM IMPROVEMENT SCHEME—PROGRAMME FOR 1963-'64.

| Sl. No. | Name of the Scheme                          | No. of Plot/Tenement |                  | Physical target<br>(5)                                                              | Financial Target<br>(6)    |
|---------|---------------------------------------------|----------------------|------------------|-------------------------------------------------------------------------------------|----------------------------|
|         |                                             | O.D.Ps.<br>(3)       | Tenements<br>(4) |                                                                                     |                            |
| (1)     | (2)                                         | (3)                  | (4)              | (5)                                                                                 | (6)                        |
| 1.      | Namasivayapuram                             | 539                  | —                | Completion of Road Works                                                            | 50,000                     |
| 2.      | Kamarajapuram-cum-Pushpanagar               | 212                  | 32               | Construction of 32 tenements and provision of amenities                             | 1,40,000                   |
| 3.      | Government Channel Lane Hutting Ground area | 104                  | —                | Completion of Road and other remaining works                                        | 22,000                     |
| 4.      | Gajapathi Lala area                         | 69                   | —                | Works stayed pending final orders of Government on the suit notice filed            | 1,000<br>(Token Provision) |
| 5.      | Raju Pillai Garden                          | 120                  | —                | Completion of the remaining 40 open developed plots                                 | 73,000                     |
| 6.      | New Kannappa Nagar                          | 1200                 | —                | Completion of the remaining 420 open developed plots and completion of the scheme   | 3,50,000                   |
| 7.      | Ellisapuram                                 | 54                   | 30               | Provision of 24 open developed plots and construction of 30 tenements               | 1,01,000                   |
| 8.      | Kamarajapuram Extension                     | 106                  | —                | Completion of the remaining work                                                    | 41,000                     |
| 9.      | Omnibus Scheme                              | 850                  | —                | Provision of about 400 open developed plots and construction of about 150 tenements | 2,70,000                   |
| 10.     | Ramakamathpuram                             | 151                  | 72               | 72 tenements, 151 open developed plots                                              | 2,58,000                   |
| 11.     | Vannanthurai Road                           | 171                  | —                | Completion of the remaining works                                                   | 10,000                     |
| 12.     | Subedar Garden                              | 200                  | —                | Scheme since revised. Lands are still under acquisition                             | 2,70,000                   |
| 13.     | Urur (Mandavelipakkam Slum families)        | 110                  | 40               | Scheme undergoing revision. 120 hire purchase skeletal houses                       | 1,00,000                   |
| 14.     | Kannikapuram                                | 150                  | —                | Lands are still under acquisition                                                   | 50,000                     |
| 15.     | Kapaleeswarar Koil Lands                    | 220                  | 80               | Lands are still under acquisition                                                   | 1,43,000                   |

| Sl. No. | Name of the Scheme                                                | No. of Plot/Tenement |                       | Physical Target<br>(5)                                                   | Financial Target<br>(6) |
|---------|-------------------------------------------------------------------|----------------------|-----------------------|--------------------------------------------------------------------------|-------------------------|
|         |                                                                   | O.D.Ps.              | Tenements             |                                                                          |                         |
| (1)     | (2)                                                               | (3)                  | (4)                   |                                                                          |                         |
| 16.     | Visalakshiammal Estate                                            | 230                  | 120                   | Lands since taken over. About 112 tenements and 116 open developed plots | 1,50,000                |
| 17.     | Pallakkumanyam                                                    |                      | Scheme under revision |                                                                          | Nil.                    |
| 18.     | Osankulam                                                         | —                    | 368                   | Scheme undergoing revision. Lands are under acquisition                  | 1,00,000                |
| 19.     | Jagannathapuram                                                   | —                    | 32                    | Scheme undergoing revision. 32 tenements                                 | 50,000                  |
| 20.     | Goyyathope                                                        | —                    | 88                    | Scheme undergoing revision. About 80 tenements                           | 50,000                  |
| 21.     | Foreshore Tenements                                               | —                    | 1100                  | About 350 tenements                                                      | 16,00,000               |
| 22.     | Mambalam Tank Bund                                                | —                    | 1422                  | Lands are yet to be taken possession of—about 325 tenements              | 15,00,000               |
| 23.     | Appavu Nagar                                                      | 332                  | 64                    | Due to writ petition filed works are stayed.                             | 2,00,000                |
| 24.     | Venkatapuram                                                      | 132                  | 86                    | About 100 open developed plots and 86 tenements                          | 3,00,000                |
| 25.     | Thandavaraya Chatram                                              | —                    | 1222                  | Completion of 204 tenements and construction of about 200 tenements      | 13,00,000               |
| 26.     | Venkatesapuram                                                    | 246                  | 136                   | Completion of 80 tenements and 246 open developed plots                  | 1,00,000                |
| 27.     | Kasipuram 'A' Block                                               | —                    | 59                    | Completion of 46 tenements                                               | 25,000                  |
| 28.     | Tondiarkuppam                                                     | —                    | 375                   | To be completed by Corporation and handed over to Madras Housing Unit    |                         |
| 29.     | Karimedu Colony (Divn. 9)                                         | 256                  | 64                    | 64 tenements and 256 open developed plots                                | 2,90,000                |
| 30.     | Coronation Nagar                                                  | 140                  | —                     | Scheme yet to be revised                                                 | —                       |
| 31.     | Kalyanapuram                                                      | 371                  | —                     | Scheme yet to be revised                                                 | —                       |
| 32.     | Mallima Colony                                                    | 217                  | —                     | Completion of the scheme                                                 | 50,000                  |
| 33.     | Grey Nagar Pallam (Divn. 33)                                      | 286                  | —                     | Scheme undergoing revision                                               | 2,90,000                |
| 34.     | Karimedu Colony (Divn. 33)                                        | 281                  | —                     |                                                                          | 2,90,000                |
| 35.     | Vazhaina Nagar                                                    | 191                  |                       | Completion of the scheme                                                 | 50,000                  |
| 36.     | Aynavaram Road                                                    | —                    | 96                    | Construction of 96 tenements                                             | 20,000                  |
| 37.     | Chandrayogi Samadhi                                               | —                    | 96                    | Construction of 96 tenements                                             | 4,00,000                |
| 38.     | Pensioners' Line                                                  | —                    | 112                   | Construction of 112 tenements (Scheme undergoing revision)               | —                       |
| 39.     | Pavement Dwellers 3200 families                                   | 3200                 | —                     | Lands under acquisition                                                  | —                       |
| 40.     | Pavement Dwellers 338 families                                    | 338                  | —                     | 5 open developed plots—Completion of the scheme                          | 30,000                  |
| 41.     | Meenambal Sivaraj Nagar                                           | 450                  | —                     | To be completed by Corporation                                           | —                       |
| 42.     | Housing Pavement Dwellers in R. S. No. 3977/1 and 2 of Tondiarpet | 90                   | —                     | To be completed by Corporation                                           | —                       |
| 43.     | Pavement Dwellers Ophthalmic Hospital                             | 67                   | —                     | All the 67 families have been rehabilitated.                             |                         |
| 44.     | Mandavelipakkam Slum                                              | 233                  | —                     |                                                                          |                         |
| 45.     | C. I. T. Nagar Slum                                               | 252                  | —                     | Construction of 485 Baths and F. O. Ls. etc.,                            | 2,90,000                |
| 46.     | Alandur Road                                                      | —                    | 280                   | Lands are under acquisition                                              | 25,000                  |
| 47.     | Bhoopathy Nagar                                                   | —                    | 112                   | Construction of about 112 tenements                                      | 50,000                  |

# APPENDIX—III

## MADRAS CITY IMPROVEMENT TRUST 1948—49 TO 1955—56. SLUMS CLEARED OR IMPROVED.

| YEAR    | NAME                                                                                                           | Extent of the Scheme Area | Number of families rehabilitated. | Remarks.                                                                                                               |
|---------|----------------------------------------------------------------------------------------------------------------|---------------------------|-----------------------------------|------------------------------------------------------------------------------------------------------------------------|
| 1.      | 2.                                                                                                             | 3.                        | 4.                                | 5                                                                                                                      |
| 1948—49 | Nil                                                                                                            | —                         | —                                 |                                                                                                                        |
| 1949—50 | Nil                                                                                                            | —                         | —                                 |                                                                                                                        |
| 1950—51 | Sakthi Ganapathipuram Slum, C. I. T. Nagar (Mambalam South Schemes) and part of Cox Square (ex-Cox Cheri)      | 65 Grounds                | 100                               | About 40 families rehoused in Kodambakkam.                                                                             |
| 1951—52 | Mandaveli Scheme area (now known as Mandavelipakkam).                                                          | 1000 Grounds              | 250                               | All the families were rehabilitated.                                                                                   |
| 1952—53 | (a) Sreerampet slum in Mambalam South Scheme area (now known as C. I. T. Nagar).<br>(b) Soosaha Makkan Scheme. | 250 Grounds               | 300                               | All the amenities were provided.                                                                                       |
| 1953—54 | (Masthan Garden Slum Mambalam South Scheme area (now known as C. I. T. Nagar).                                 | 250 Grounds               | 300                               | do                                                                                                                     |
| 1954—55 | Cox Colony (ex-Cox Cheri)                                                                                      | —                         | 40                                | —                                                                                                                      |
| 1955—56 | Cox Colony (ex-Cox Cheri)                                                                                      | —                         | 40                                | Out of 80 families only 40 had been rehoused during the previous year. The remaining 40 were rehoused during the year. |

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## APPENDIX—IV

### PROGRESS OF TREE PLANTING WORK IN THE SCHEME AREA. (Trees Planted by the Corporation of Madras have not been included).

| Sl. No. | Scheme Area | Trees planted upto |         |          |         |          |
|---------|-------------|--------------------|---------|----------|---------|----------|
|         |             | March 62           | June 62 | Sept. 62 | Dec. 62 | March 63 |
| (1)     | (2)         | (3)                | (4)     | (5)      | (6)     | (7)      |

|                 |                                                         |     |     |     |                       |     |
|-----------------|---------------------------------------------------------|-----|-----|-----|-----------------------|-----|
| GENERAL SCHEMES |                                                         |     |     |     |                       |     |
| 1.              | C. I. T. Nagar, Mambalam South                          | ... | 650 | 650 | 650                   | 650 |
|                 | Issued to tenants                                       | ... | 36  | 36  | 36                    | 36  |
| 2.              | C. I. T. Nagar Extension                                | ... | 80  | 80  | 80                    | 80  |
| 3.              | C. I. T. Nagar Colony, Mowbray's Road                   | ... | 490 | 393 | 393                   | 393 |
|                 | Issued to tenants                                       | ... | 6   | 6   | 6                     | 6   |
| 4.              | Nandanam Colony                                         | ... | 211 | 211 | 215                   | 215 |
|                 | Issued to tenants                                       | ... | 32  | 32  | 32                    | 32  |
| 5.              | Cox Square                                              | ... | 18  | 18  | 18                    | 18  |
| 6.              | Mandavelipakkam                                         | ... | 920 | 920 | Handed over to Corpn. |     |
|                 | Raja Annamalaipuram                                     | ... | 20  | 20  |                       |     |
|                 | Issued to tenants                                       | ... |     |     |                       |     |
| 7.              | Sylvan Lodge Garden                                     | ... | 170 | 124 | 124                   | Do. |
|                 | Issued to tenants                                       | ... | 2   | 2   | 2                     |     |
| 8.              | Office Compound                                         | ... | 44  | 44  | 44                    | 44  |
| 9.              | Fruit trees planted in the office compound and Nandanam | ... | 100 | 100 | 100                   | 100 |
| 10.             | Trustpuram Major                                        | ... | 680 | 521 | 680                   | 680 |
| 11.             | Trustpuram Minor                                        | ... | 130 | 130 | 130                   | 130 |
|                 |                                                         |     |     |     | Handed over to Corpn. |     |
| 12.             | Trustpakkam, St. Mary's Road                            | ... | 70  | 70  | 70                    | 70  |
| 13.             | Trust Square, Ayanavaram                                | ... | 65  | 50  | 50                    | 50  |
| 14.             | Kilpauk Garden Road                                     | ... | 600 | 450 | 475                   | 475 |
| 15.             | North Saidapet                                          | ... | 15  | 15  | 31                    | 151 |
| 16.             | East Abiramapuram                                       | ... | 240 | 225 | 225                   | 225 |
| 17.             | West C. I. T. Nagar                                     | ... | 400 | 400 | 400                   | 380 |
| 18.             | Nandanam Extension                                      | ... | 201 | 205 | 205                   | 210 |
| 19.             | Seethamma Road                                          | ... | 290 | 309 | 309                   | 300 |
|                 |                                                         |     |     |     |                       | 290 |

|                                                                  |             |             |             |             |             |
|------------------------------------------------------------------|-------------|-------------|-------------|-------------|-------------|
| 20. Aspiran Garden Scheme                                        | 142         | 142         | 142         | 142         | 141         |
| 21. Seethamma Colony Extension Scheme                            | 200         | 200         | 200         | 190         | 190         |
| 22. Ramakrishna Mutt Scheme                                      | 125         | 160         | 200         | 200         | 200         |
| 23. N. G. G. Os' Nandanam Extension Scheme                       | 75          | 85          | 100         | 105         | 117         |
| <b>SLUM IMPROVEMENT SCHEMES</b>                                  |             |             |             |             |             |
| 24. Namasivayapuram (Part I)                                     | 435         | 415         | 430         | 430         | 435         |
| 25. Namasivayapuram (Part II)                                    | 255         | 176         | 240         | 240         | 240         |
| 26. Kamarajapuram-Pushpa Nagar                                   | 125         | 110         | 125         | 120         | 125         |
| 27. Kamarajapuram Extension                                      | 180         | 143         | 160         | 160         | 160         |
| 28. Government Channel Lane<br>Hutting Ground (Alternative site) | 120         | 80          | 95          | 95          | 95          |
| 29. New Kanniappa Nagar, Kodambakkam-Pudoor                      | 140         | 140         | 140         | 140         | 140         |
| 30. Omnibus Scheme, Kodambakkam-Pudoor                           | 250         | 250         | 250         | 250         | 250         |
| 31. Thandavarayachatram                                          | —           | —           | —           | 100         | 100         |
| 32. Raju Pillai Garden                                           | —           | —           | —           | 40          | 41          |
| <b>Total</b>                                                     | <b>7517</b> | <b>6912</b> | <b>6357</b> | <b>6583</b> | <b>6241</b> |

The decrease in the figure is due to handing over of the roads in Mandavelipakkam, Sylvan Lodge Colony and Trustpuram (Minor) to the Corporation of Madras.

## APPENDIX - V

## LOW INCOME GROUP HOUSING SCHEME BATCH V.

COST Rs. 12.95 Lakhs.

| S. No.       | Scheme Area.             | No. of houses for which tenders invited. | Sites handed over. | Basement level | Plastering, white washing etc., done | Completed  | Total      |
|--------------|--------------------------|------------------------------------------|--------------------|----------------|--------------------------------------|------------|------------|
| 1.           | C. I. T. Nagar Extension | 1                                        | 1                  | —              | —                                    | 1          | 1          |
| 2.           | West C. I. T. Nagar      | 67                                       | 67                 | —              | —                                    | 67         | 67         |
| 3.           | C. I. T. Colony          | 2                                        | 2                  | —              | —                                    | 2          | 2          |
| 4.           | Nandanam Extension       | 18                                       | 18                 | —              | 2                                    | 16         | 18         |
| 5.           | East Abiramapuram        | 18                                       | 18                 | —              | —                                    | 18         | 18         |
| 6.           | Aspiran Garden           | 29                                       | 29                 | —              | —                                    | 29         | 29         |
| 7.           | Seethamma Road           | 20                                       | 20                 | —              | —                                    | 20         | 20         |
| 8.           | Kilpauk Garden           | 10                                       | 10                 | —              | —                                    | 10         | 10         |
| <b>Total</b> | <b>...</b>               | <b>165</b>                               | <b>165</b>         | <b>—</b>       | <b>2</b>                             | <b>163</b> | <b>165</b> |

## APPENDIX — VI-(a)

Cost : 5.60 lakhs }  
Houses : 70 }

L. I. G. H. Scheme—Batch VI.

| S. No. | Scheme Area         | No. of tenders invited | Sites handed over | Basement level | Roof level | Plastering, white washing, etc. | Completed. | Total |
|--------|---------------------|------------------------|-------------------|----------------|------------|---------------------------------|------------|-------|
| 1.     | 2                   | 3                      | 4                 | 5              | 6          | 7                               | 8          | 9     |
| 1.     | West C I. T. Nagar  | 5                      | 5                 | —              | —          | —                               | 5          | 5     |
| 2.     | Nandanam Extension  | 2                      | 2                 | —              | —          | —                               | 2          | 2     |
| 3.     | Trust Square        | 1                      | 1                 | —              | —          | —                               | 1          | 1     |
| 4.     | Aspiran Garden      | 3                      | 3                 | —              | —          | —                               | 3          | 3     |
| 5.     | Kilpauk Garden      | 23                     | 23                | —              | —          | —                               | 23         | 23    |
| 6.     | Kodambakkam Pudoor  | 8                      | 8                 | —              | —          | —                               | 8          | 8     |
| 7.     | Seethamma Extension | 16                     | 16                | —              | —          | —                               | 16         | 16    |
| 8.     | Trustpuram          | 8                      | 8                 | —              | —          | —                               | 8          | 8     |
|        |                     | 66                     | 66                | —              | —          | —                               | 66         | 66    |

Out of the targetted number of 70 houses 66 have been completed and the scheme area in which the other 4 houses to be constructed is yet to be decided.

## APPENDIX — VI-(b)

| Scheme Area                             | No. of tenders invited | Sites handed over | Basement level | Lintel level | Roof level | Plastering, white washing, fixing of shutters, finishing, completion etc. | Completed | Total |
|-----------------------------------------|------------------------|-------------------|----------------|--------------|------------|---------------------------------------------------------------------------|-----------|-------|
| 1                                       | 2                      | 3                 | 4              | 5            | 6          | 7                                                                         | 8         | 9     |
| Kodambakkam Pudoor (L. I. G. H. Scheme) |                        |                   |                |              |            |                                                                           |           |       |
| Batch VII                               | 75                     | 75                | 10             | 2            | 14         | 12                                                                        | 37        | 75    |
| „ IX                                    | 55                     | 55                | —              | 12           | 22         | 12                                                                        | 9         | 55    |
| „ X                                     | 54                     | 54                | —              | 2            | 20         | —                                                                         | —         | 22    |
| „ XV                                    | 13                     | 13                | —              | —            | —          | —                                                                         | —         | —     |
| Puliyur XIV                             | 32                     | 32                | 4              | 10           | 10         | —                                                                         | —         | 24    |
| Trustpuram X                            | 6                      | 6                 | 5              | —            | —          | —                                                                         | 1         | 6     |

## APPENDIX — VII

L. I. G. H. SCHEME — VIII BATCH.

Progress Report for the period upto 31st March 1963. The Scheme was approved by the State Housing Board in Resolution No. 398, dated 2—12—61. Rs. 4.80 lakhs.

NO. OF HOUSES : 60

| S. No. | Scheme Area | Number of tenders invited | Sites handed over | Basement level | Lintel level | Roof level/<br>Roof slab laid | Plastering, white washing, fixing of shutters, finishing completion etc. | Completed (Houses) | Approximate value of work done | Expenditure. |
|--------|-------------|---------------------------|-------------------|----------------|--------------|-------------------------------|--------------------------------------------------------------------------|--------------------|--------------------------------|--------------|
| 1.     | 2.          | 3.                        | 4                 | 5              | 6.           | 7                             | 8.                                                                       | 9.                 | 10.                            | 11.          |

1. Seethamma Road

Extension (37 houses)

7 \*

2. Seethamma Colony (2 houses)

2

\* Tender fixed for 7 houses, Sites for other houses are under writ.  
Contract Fixed.

# APPENDIX — VIII

## L. I. G. H. SCHEME — BATCH XIII

Progress Report for the period upto 31st March 1963. The Scheme was approved by the State Housing Board in Resolution No. 260 dated 16—7—62.

Rs. 3.81 lakhs. No. of houses 20

| Sl. No. | Scheme Area                    | Number of tenders invited | Sites handed over | Basement level | Lintel level | Roof slab laid | Plastering white washing fixing of shutters, finishing, completion etc. | Completed (Houses) | Approximate value of work done | Expenditure. |
|---------|--------------------------------|---------------------------|-------------------|----------------|--------------|----------------|-------------------------------------------------------------------------|--------------------|--------------------------------|--------------|
| 1.      | 2.                             | 3.                        | 4.                | 5.             | 6.           | 7.             | 8.                                                                      | 9.                 | 10.                            | 11.          |
| 1.      | Seethamma Colony (1 house)     | 1                         | —                 | 1              | —            | —              | —                                                                       | —                  | —                              | —            |
| 2.      | West C. I. T. Nagar (3 houses) | 3                         | —                 | 3 (Houses)     | —            | —              | —                                                                       | —                  | Rs. 6,000/—                    | Rs. 5,090/—  |
| 3.      | Nandanam Extension (1 house) * | 1                         | —                 | —              | —            | —              | —                                                                       | —                  | —                              | —            |

\* Contract settled.

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# APPENDIX — IX

## PROGRESS REPORT FOR THE PERIOD ENDING 31ST MARCH 1963.

L. I. G. H. Scheme. Batch XI — Urur. Sanctioned in Board's Resolution No. 401, dated 2—12—1961. 4.96 lakhs.  
Batch XII — Ramakrishna Nagar. Sanctioned in Board's Resolution No. 427, dated 16—12—1961. 18 Flats — 3.06 Lakhs.

| Sl. No. | Scheme Area                                 | No. of tenders invited | Sites handed over | Basement level | Lintel Level | Ro of level | Nearing completion | Completed | Total |
|---------|---------------------------------------------|------------------------|-------------------|----------------|--------------|-------------|--------------------|-----------|-------|
| 1.      | South Madras Neighbourhood Urur, XI Batch.  | 62                     | 52                | 42             | —            | —           | —                  | —         | —     |
| 2.      | R. K. Nagar XII Batch.                      | 18                     | 18                | —              | —            | —           | —                  | —         | —     |
| 3.      | R. K. Nagar — XIII Batch on sold out plots. | —                      | —                 | —              | —            | —           | —                  | —         | —     |
| 4.      | Urur — XV Batch 20 Houses                   | —                      | —                 | —              | —            | —           | —                  | —         | —     |
| 5.      | Urur — XVI Batch 60 Houses.                 | —                      | —                 | —              | —            | —           | —                  | —         | —     |

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## APPENDIX — X

## HOUSING

## LOW INCOME GROUP HOUSING

| S. No. | Batch No. | Estimated cost Rs. | No. of houses proposed to be constructed |     | G. O. No. or SHB Res. No.          | Achievements upto 31—3—63 |                                        |                   |
|--------|-----------|--------------------|------------------------------------------|-----|------------------------------------|---------------------------|----------------------------------------|-------------------|
|        |           |                    | Place                                    | No. |                                    | No. of houses constructed | No. in different stage of construction | No. not taken up. |
| 1      | 2         | 3                  | 4                                        | 5   | 6                                  | 7                         | 8                                      | 9                 |
| 1.     | VI        | 5.60 lakhs         | West C. I. T. Nagar                      | 5   | G. O. 5341 I. L. C. dated 18—11—60 | 5                         |                                        |                   |
|        |           |                    | Nandanam Extension                       | 2   |                                    | 2                         |                                        |                   |
|        |           |                    | Trust Square                             | 1   |                                    | 1                         |                                        |                   |
|        |           |                    | Trustpuram                               | 8   |                                    | 8                         |                                        |                   |
|        |           |                    | Aspiran Gardens                          | 3   |                                    | 3                         |                                        |                   |
|        |           |                    | Kilpauk Gardens                          | 23  |                                    | 23                        |                                        |                   |
|        |           |                    | Seethamma Extension                      | 16  |                                    | 16                        |                                        |                   |
|        |           |                    | Kodambakkam Pudoor                       | 8   |                                    | 8                         |                                        |                   |
|        |           |                    |                                          | 66  |                                    | 66                        |                                        |                   |

The scheme provides for the construction of 70 houses. The scheme area in which the remaining four houses are to be constructed is yet to be decided.

|    |      |            |                                   |    |                                   |    |    |    |
|----|------|------------|-----------------------------------|----|-----------------------------------|----|----|----|
| 2. | VII  | 9.06 lakhs | Kodambakkam Pudoor                | 75 | SHB Resolution 364 dated 21—11—61 | 37 | 38 | —  |
| 3. | VIII | 7.50 lakhs | Seethamma Extension               | 37 | SHB Resolution 398 dated 2—12—61  | 17 |    | 20 |
|    |      |            | Kilpauk Gardens (sold out plots)  | 3  |                                   | 3  |    | —  |
|    |      |            | Seethamma Colony (sold out plots) | 2  |                                   | 2  |    | —  |
|    |      |            |                                   | 42 |                                   | 22 |    | 20 |
| 4. | IX   | 6.58 lakhs | Kodambakkam Pudoor                | 55 | SHB Resolution 399 dated 2—12—61  | —  | 55 | —  |
| 5. | X    | 7.76 lakhs | Kodambakkam Pudoor                | 54 | SHB Resolution 400 dated 2—12—61  | —  | 54 | —  |
|    |      |            | Trustpuram                        | 6  |                                   | —  | 6  | —  |
|    |      |            |                                   | 60 |                                   | 60 |    | —  |
| 6. | XI   | 7.62 lakhs | Urur                              | 62 | SHB Resolution 401 dated 2—12—61  | —  | 62 | —  |
|    |      |            |                                   |    |                                   | —  | 18 | —  |

| S. No. | Batch No. | Estimated cost Rs. | No. of houses proposed to be constructed |     | G. O. No. or SHB Res. No.               | Achievements upto 31—3—63 |                                        |                   |
|--------|-----------|--------------------|------------------------------------------|-----|-----------------------------------------|---------------------------|----------------------------------------|-------------------|
|        |           |                    | Place                                    | No. |                                         | No. of houses constructed | No. in different stage of construction | No. not taken up. |
| 1      | 2         | 3                  | 4                                        | 5   | 6                                       | 7                         | 8                                      | 9                 |
| 7.     | XII       | 3.07 lakhs         | R. K. Nagar                              | 18  | SHB Resolution flats 427 dated 16—12—61 | 6                         | —                                      | —                 |
| 8.     | XIII      | 3.81 lakhs         | North Saidapet                           | 20  | SHB Resolution 260 dated 16—12—61       | —                         | 6                                      | 14                |
|        |           |                    | Seethamma Road                           | 1   |                                         | —                         | 1                                      | —                 |
|        |           |                    | Kilpauk                                  | 10  |                                         | —                         | 10                                     | —                 |
|        |           |                    | R. K. Nagar                              | 2   |                                         | —                         | 2                                      | —                 |
|        |           |                    | West C. I. T.                            | 3   |                                         | —                         | 3                                      | —                 |
|        |           |                    | Trust Square                             | 2   |                                         | —                         | 2                                      | —                 |
|        |           |                    | Aspiran Gardens                          | 1   |                                         | —                         | 1                                      | —                 |
|        |           |                    | Nandanam Extension                       | 1   |                                         | —                         | 1                                      | —                 |
|        |           |                    |                                          | 40  |                                         | —                         | 26                                     | 14                |
| 9.     | XIV       | 3.02 lakhs         | Puliyur Part III                         | 52  |                                         |                           | 32                                     | —                 |
| 10.    | XV        | 3.09 lakhs         | Kodambakkam Pudoor                       | 13  | SHB Resolution 545 dated 4—12—62        | —                         | 6                                      | —                 |
|        |           |                    | Urur                                     | 20  |                                         | —                         | —                                      | 20                |
|        |           |                    |                                          | 33  |                                         | —                         | 6                                      | 27                |

## HOUSING : NON-PLAN SCHEMES : (a) M. I. G. H.

|    |     |             |                      |          |                                        |    |    |   |
|----|-----|-------------|----------------------|----------|----------------------------------------|----|----|---|
| 1. | I   | 20.00 lakhs | West C. I. T. Nagar  | 17       | G. O. 5398 I. L. C. dated 23—11—60     | 17 | —  | — |
|    |     |             | C. I. T. Nagar Extn. | 3        |                                        | 2  | 1  | — |
|    |     |             | Kilpauk Gardens.     | 34       |                                        | 34 | —  | — |
|    |     |             | Aspiran Gardens.     | 6        |                                        | 6  | —  | — |
|    |     |             | Nandanam Extn.       |          |                                        |    |    |   |
|    |     |             | Kodambakkam Pudoor   | 6        |                                        | 6  | —  | — |
|    |     |             | Seethamma Extn.      | 46       |                                        | 21 | 17 | 8 |
| 2. | II  | 15.84 lakhs | Ramakrishna Nagar    | 54 flats | G. O. Ms. 5550 I. L. C. dated 14—11—62 |    |    |   |
| 3. | III | 18.36 lakhs | Foreshore            | 72 flats | G. O. Ms. 2470 I. L. C. dated 29—4—63  |    |    |   |

| S. No. | Batch No. | Estimated cost Rs. | No. of houses proposed to be constructed  |         | G. O. No. or SHB Res. No.                                  | Achievements upto 31-3-63 |                                        |                   |
|--------|-----------|--------------------|-------------------------------------------|---------|------------------------------------------------------------|---------------------------|----------------------------------------|-------------------|
|        |           |                    | Place                                     | No.     |                                                            | No. of houses constructed | No. in different stage of construction | No. not taken up. |
| 1      | 2         | 3                  | 4                                         | 5       | 6                                                          | 7                         | 8                                      | 9                 |
| 4.     | IV        | 7.81 lakhs         | (South Madras. Urur-Adyar)<br>R. K. Nakar | 20<br>6 | SHB Resolution 434 dated 16-12-61                          | —                         | 18                                     | 2                 |
|        |           |                    |                                           | 26      |                                                            | —                         | —                                      | 6                 |
|        |           |                    |                                           |         |                                                            | —                         | 18                                     | 8                 |
| 5.     | V         | 9.08 lakhs         | Urur                                      | 30      | SHB Resolution 514 dated 2-2-62                            | —                         | 30                                     | —                 |
| 6.     | VI        | 9.08 lakhs         | Kodambakkam Pudoor                        | 30      | SHB Resolution 433 dated 16-12-61                          | —                         | 14                                     | 16                |
| 7.     | VII       | 9.08 lakhs         | Kodambakkam Pudoor                        | 20      | SHB Resolution 431 dated 16-12-61                          | —                         | 14                                     | 6                 |
|        |           |                    | R. K. Nagar                               | 5       |                                                            | —                         | 2                                      | 3                 |
|        |           |                    | Kilpauk Gardens                           | 4       |                                                            | —                         | 4                                      | —                 |
|        |           |                    | Aspiran Gardens                           | 1       |                                                            | —                         | 1                                      | —                 |
|        |           |                    |                                           | 30      |                                                            | —                         | 21                                     | 9                 |
| 8.     | VIII      | 2.45 lakhs         | Sold out Plots.<br>R. K. Nagar<br>Kilpauk | 2<br>4  | SHB Resolution 323 dated 1-9-62                            | —                         | —                                      | 2                 |
|        |           |                    | West C. I. T.                             | 1       |                                                            | —                         | 2                                      | 2                 |
|        |           |                    | Trustpuram                                | 1       |                                                            | —                         | —                                      | 1                 |
|        |           |                    | Trust Square                              | 1       |                                                            | —                         | —                                      | 1                 |
|        |           |                    |                                           | 9       |                                                            | —                         | 2                                      | 7                 |
| 9.     | IX        | 2.24 lakhs         | Puliyur<br>Kilpauk                        | 8<br>1  | SHB Resolution 448 dated 12-10-62                          | —                         | —                                      | 8                 |
|        |           |                    |                                           | 9       |                                                            | —                         | —                                      | 1                 |
|        |           |                    |                                           |         |                                                            | —                         | —                                      | 9                 |
| 10.    | X         | 6.46 lakhs         | Urur<br>Kodambakkam Pudoor                | 20<br>6 | SHB Resolution 447 dated 12-10-62                          | —                         | 20                                     | —                 |
|        |           |                    |                                           | 26      |                                                            | —                         | —                                      | 6                 |
|        |           |                    |                                           |         |                                                            | —                         | 20                                     | 6                 |
| 11.    | XI        | 28.00 lakhs        | Nandana Extension<br>one Tower Block      |         | Scheme taken up for execution. Pile foundations completed. |                           |                                        |                   |

## APPENDIX — XI

Revised Statement Showing the Balance from the Statutory Grants Received upto the end of 1954-55, and the Rental Income as on 31st March 1962.

Rupees  
(in lakhs)

## PART I - STATUTORY GRANTS:

|                                                                                                                                |       |
|--------------------------------------------------------------------------------------------------------------------------------|-------|
| Annual recurring grants from the Government and the Corporation of Madras from 26-10-1946 to 31-3-1955 (8 years and 5 months). | 42.15 |
| Revenue expenditure upto 31st of March 1963                                                                                    | 16.28 |
| Revenue Balance                                                                                                                | 25.87 |

## AMOUNT SPENT ON CAPITAL WORKS BY DIVERSION OF BALANCE UPTO 31-3-1962

Rupees (in lakhs)

|                                                                                                                                   |              |
|-----------------------------------------------------------------------------------------------------------------------------------|--------------|
| (a) Rental Buildings in the Scheme areas including Remunerative Enterprises, and cost of development of lands in Nandanam Colony. | 8.65         |
| (b) Nine Hire-purchase buildings (Rs. 1.03 lakhs less receipts upto 31-3-1962).<br>Office Building.                               | 0.62<br>1.28 |
| (c) Cox Square & Cox Colony (in excess of loans and grants)                                                                       | 0.32         |
| (d) Land development scheme (over and above loans drawn)                                                                          |              |
| 1. Mandavelipakkam                                                                                                                | 4.68         |
| 2. C. I. T. Nagar.                                                                                                                | 8.22         |
|                                                                                                                                   | 23.77        |
| Total Capital expenditure incurred out of the balance                                                                             | 23.77        |
| Net balance out of the statutory grants.                                                                                          | 2.10         |

## PART II - RENTAL INCOME.

|                                                                                  |        |
|----------------------------------------------------------------------------------|--------|
| Total rental income upto 31-3-62, including developed plots in the scheme areas. | 11.54  |
| Less, earmarked expenditure for :—                                               |        |
| 1. Rates and Taxes                                                               | 2.54   |
| 2. Maintenance and Improvements.                                                 | 1.76   |
| 3. Annuities.                                                                    | 3.58   |
|                                                                                  | 7.88   |
|                                                                                  | 7.88   |
|                                                                                  | * 3.66 |

\* NOTE: The net rental income may be allocated as follows :—

1. Rental buildings, constructed out of Revenue surplus funds (Rs. 8.65 lakhs) fetching annual rental income of Rs. 52,000/- approximately.

2.20

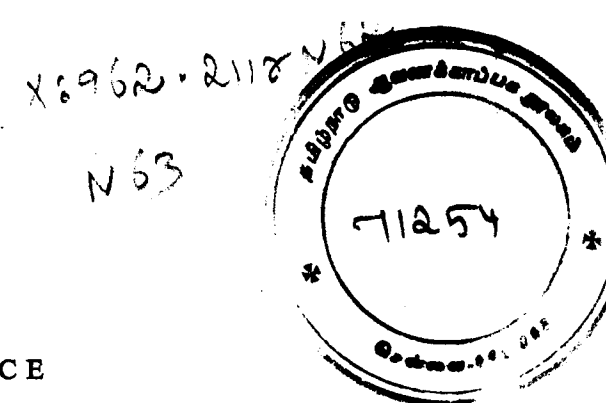
2. Rental Buildings and Remunerative Enterprises constructed and executed out of loan funds. (Rs. 19.15 lakhs).

1.46

3.66 lakhs.

\* \* \*

ADMINISTRATION REPORT  
OF  
**The Madurai Housing Unit**  
OF  
(THE MADRAS STATE HOUSING BOARD)  
FOR  
**1962 - '63**



## P R E F A C E

Sri M. Sanjeeva Talwar, B.A., B.L., continued as Administrative Officer of the Madurai Housing Unit upto 5th of March, 1963. Sri K. Krishnamoorthy, Deputy Collector, whose services were lent by the State Government, assumed charge as the Administrative Officer of this Unit on the 6th of March, 1963. Sri G. A. Venkatachalam, Divisional Engineer deputed by the Highways and Rural Works Department, was appointed as the Executive Engineer of this Unit. He assumed charge on 13-6-62 and continues in the post. The Office of this Unit is now located in three rented buildings in Melur Road.

The jurisdiction of this Unit first extended over the districts of Madurai, Ramanathapuram, and Tiruchi. In April 1962, the district of Tirunelveli was also included. Subsequently, when the Tiruchi Housing Unit was formed with jurisdiction over Tiruchirapalli, Thanjavur, and South Arcot districts, the district of Kanyakumari was added to this Unit, excluding Tiruchirapalli district.

## LOW INCOME GROUP HOUSING

This Unit took possession of about five acres of lands in Gnanaolivupuram from the Madurai Municipality, for constructing storeyed L.I.G. (rental) apartments, subject to the fixation of market price by the Collector. In addition it is proposed to acquire 68 cents of the private lands in T. S. No. 967/3A & 3C in the same place (Gnanaolivupuram). The entire area has since been grouped into 3 blocks for construction of 48 two-storeyed Low Income Group apartments and of three-storeyed Low Income Group apartments for 160 families, at an estimated cost of Rs. 14.55 lakhs. The work will be taken up for execution shortly.

## SLUM IMPROVEMENT SCHEME

In March 1962, the State Housing Board agreed to take over from the Tirunelveli Municipal Council, five slum improvement projects, viz., Chikkalnaraisaiyan Village slum, South Mount Road slum, Taikal slum, Kailasapuram slum, and Pillaiyankattalai slum, for execution by the Madurai Housing Unit. The matter is under correspondence with the Municipal Commissioner.

## MIDDLE INCOME GROUP SCHEME

Lands measuring about 2 acres and 1250 sq.ft. in T. S. No. 967/3A & 3C, Gnanaolivupuram, Madurai, were taken over from the Municipality pending fixation of the market price by the Collector. 2 blocks of M.I.G. storeyed rental flats, 'A' type will be put up by the Madurai Housing Unit at an approximate cost of Rs. 2.52 lakhs.

## INDUSTRIAL HOUSING SCHEME

In G. O. Ms No. 6822 (Housing). I. L. & C., dated 6-12-61, the Government ordered the transfer of the execution of a Subsidised Industrial Housing project (Public sector) to the Madurai Housing Unit. The lands, about 8 acres close to Pasumalai, were handed over to this Unit on 7-4-62, and the construction of tenements was started in the month of June, 1962. The estimated value of the work is Rs. 12.15 lakhs, exclusive of the cost of land and development works. The scheme provides for 50 blocks (200 tenements), each having 2 tenements in the ground floor, and 2 in the first floor, as per B. P. S H B. No. 15/61.

This Unit is also in charge of the maintenance of the 156 tenements in the Subsidised Industrial Housing Colonies at Sivakasi, Ramanathapuram district.

The allotment of the tenements in the three Sivakasi Colonies to various workers continues to be made by the Labour Department. The annual maintenance and repairs to the colonies have been made by the Unit at a cost of Rs. 20,585.34 nP., for the year 1962—'63.

**VIRUDHUNAGAR HOUSING COLONY**

The Govt. in G.O. Ms. No. 1570 (Housing), I.L.&C., dated 15—3—62, ordered the transfer of 58 twin houses constructed by the Public Works Dept. under the Subsidised Industrial Housing Scheme (Public Sector) at Virudhunagar to the State Housing Board for allotment on rent or hire purchase, through its Unit at Madurai. Accordingly, the colony was taken over by this Unit on 5—5—62. The Commissioner, Virudhunagar Municipality, was addressed to extend the Municipal limits to the colony area, with a view to provide, in due course common amenities like water supply, etc. The Municipal Council has in its M. C. R. No. 37, dated 28—4—62, resolved accordingly, and the orders of Government are awaited. In July, 1962, the Board resolved to sell the houses on hire purchase. Action is being taken to allot these houses under the Lower Middle Class Housing Scheme (through a Committee formed for this purpose).

## LAND ACQUISITION & DEVELOPMENT SCHEME

Originally acquisition proceedings for an area of 148.98 acres in Sathamangalam Village were initiated invoking the urgency clause of the Land Acquisition Act. As ordered by the Government, the proceedings are now taken under the ordinary provisions of the Act. The Special Deputy Collector (Land Acquisition) will be conducting the 5-A enquiry, after which the Draft Declaration will be sent up. This area to be acquired has since been revised by the State Housing Board to 250 acres as the Phase I of the Madurai Housing Neighbourhood Project. Besides this, another 250 acres in Avaniapuram, Villapuram, and Managiri village under Phase II, will be acquired. The proposals are being finalised.

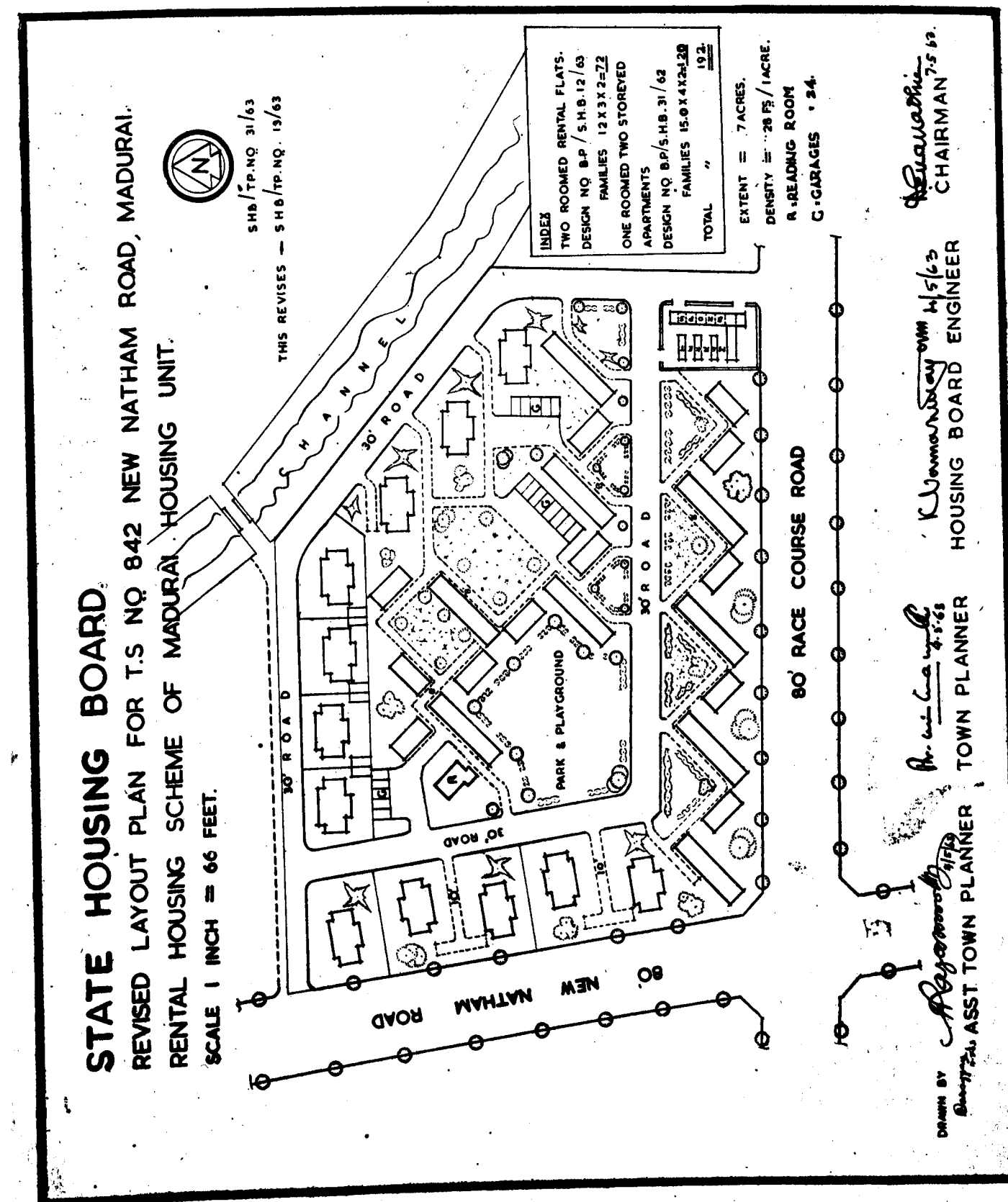
In July 1962, the Commissioner of Labour, applied to the District Revenue Officer, Ramanathapuram at Madurai, for initiating proceedings for the acquisition of 8.06 acres of lands in Rajapalayam for the construction of 100 tenements for Industrial workers under the Subsidised Industrial Housing Scheme. The Government approved the Draft Notification under section 4 (1) of the Land Acquisition Act submitted by the D. R. O., Ramanathapuram at Madurai.

**UNION GOVERNMENT RENTAL SCHEME  
FOR STATE GOVERNMENT LOW PAID EMPLOYEES**

The Chairman, in consultation with the Collectors of Madurai and Ramanathapuram, submitted proposals for getting certain Government lands placed at the disposal of the Board for the construction of rental houses for the low paid employees of the State Government (with pay of less than Rs. 500) under the Union Government Rental Housing Scheme. In september 1962, the Government placed at the disposal of the Board seven acres of land in T. S. No. 842 touching the Race Course, for the purpose. A layout has been prepared, and 150 storeyed apartments, at a total cost of Rs. 23.15 lakhs, will be put up.

## TIRUNELVELI

A scheme for the construction of 50 rental houses in Mullikulam Tank in Tirunelveli, will be formulated after the lands are taken over from the District Revenue Officer, Tirunelveli. A layout providing for 208 families has been prepared in respect of the lands (about 6 acres), which the Palayamkottai Municipality has agreed to sell to the Board. A rental project will be formulated soon.

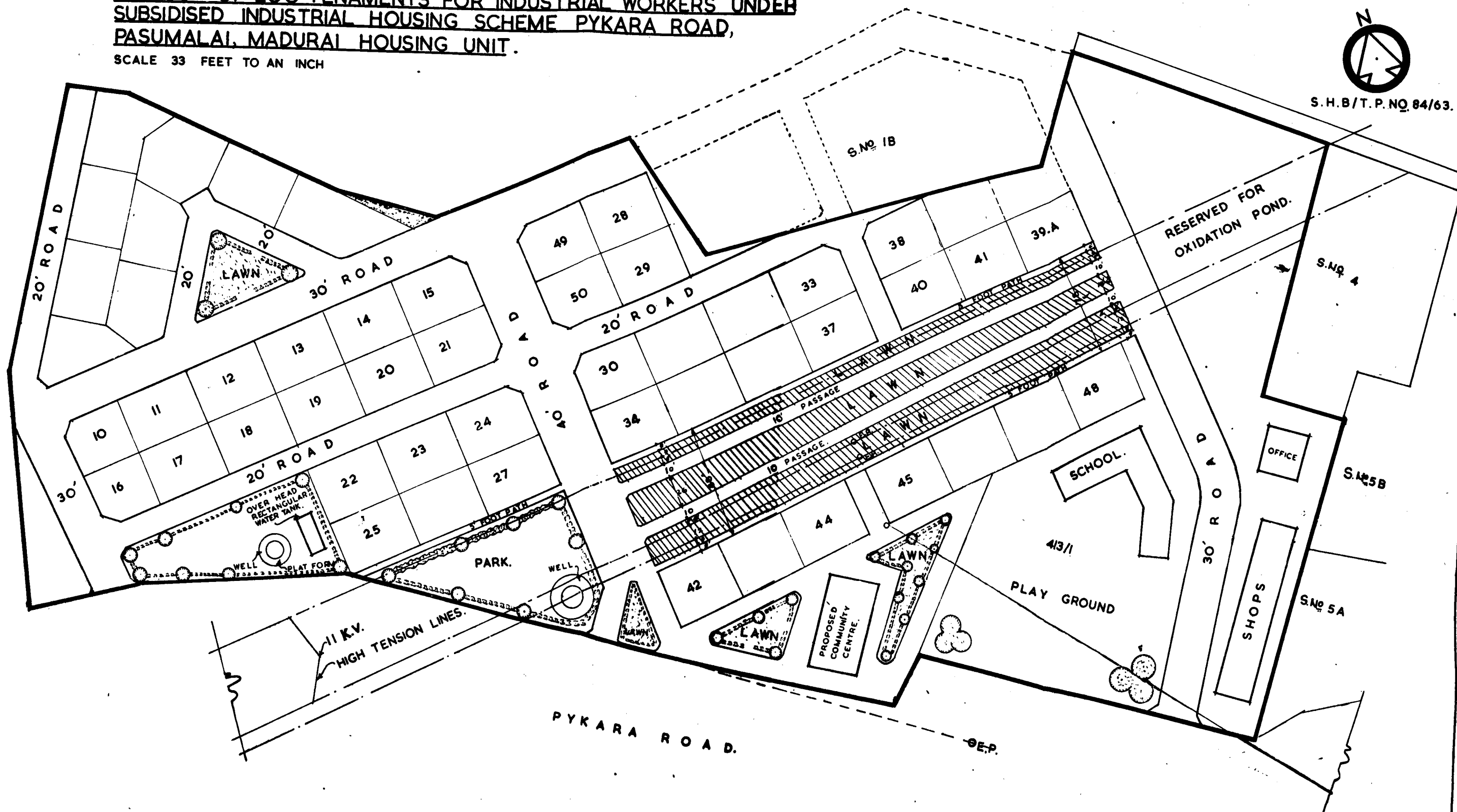


**STATE HOUSING BOARD.**  
**LAY-OUT OF 200 TENEMENTS FOR INDUSTRIAL WORKERS UNDER**  
**SUBSIDISED INDUSTRIAL HOUSING SCHEME PYKARA ROAD,**  
**PASUMALAI, MADURAI HOUSING UNIT.**

SCALE 33 FEET TO AN INCH



S.H.B/T.P.NO.84/63.



PREPARED BY.  
*S. P. M. K.*  
 7.10.63.

*Rajaraman*  
 7/10/63  
 ASST. TOWN PLANNER.

*R. V. S. S.*  
 8.10.63  
 TOWN PLANNER.

*V. Manikavellu*  
 8/10  
 HOUSING BOARD ENGINEER.

*V. Manikavellu*  
 9.10.63  
 CHAIRMAN.

STATE HOUSING BOARD

RENTAL HOUSING SCHEME

LAY-OUT. PLAN FOR S. NO 967/3A &  
967/3C, GNANAOLIVUPURAM, MADURAI.

(MADURAI HOUSING UNIT'S SCHEME)

SCALE :: 1 INCH = 33 FEET.

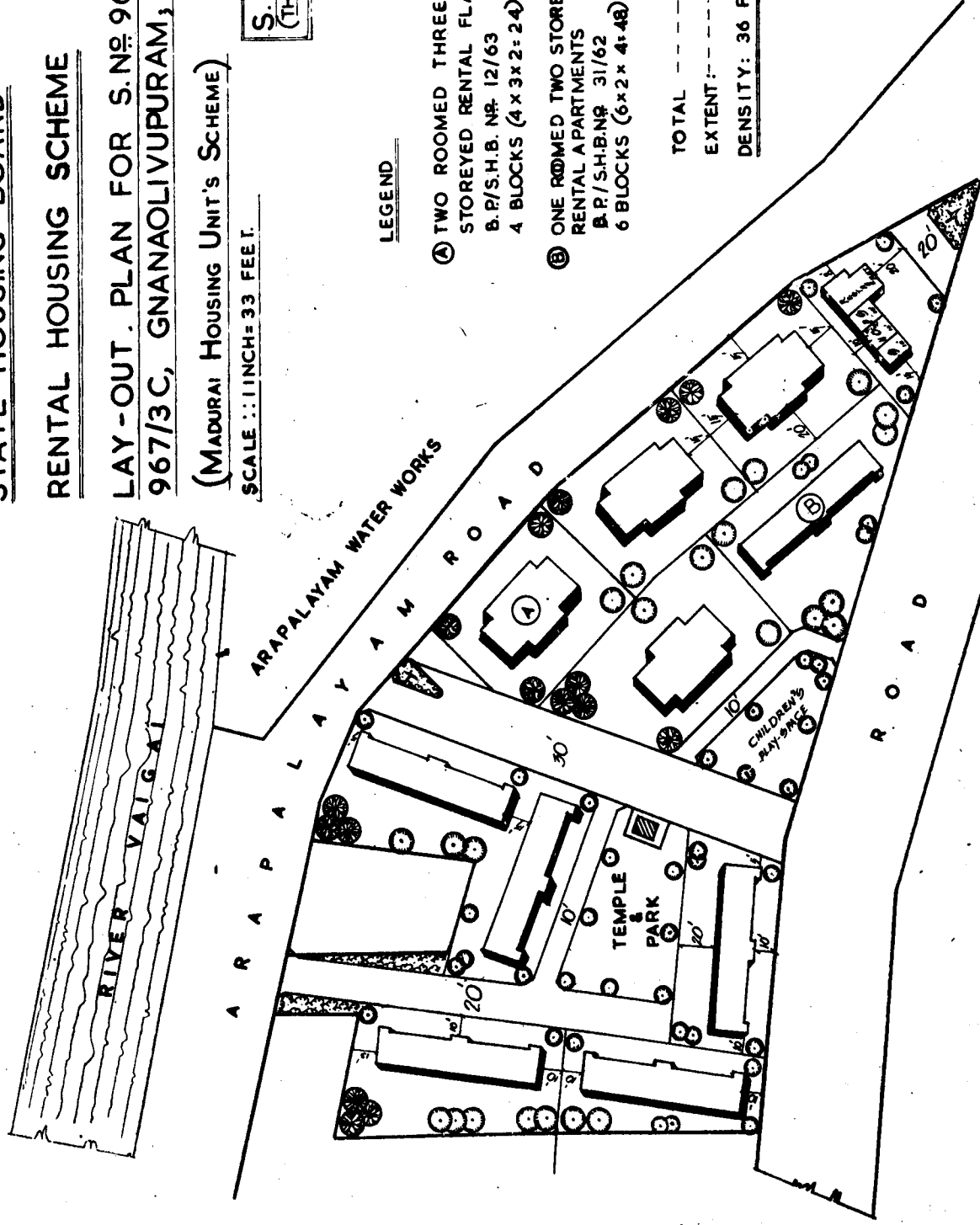


S. H. B/ T. P. NO 2663  
(THIS REVISES S.H.B.T. P. NO 1163)

LEGEND

- ① TWO ROOMED THREE STOREYED RENTAL FLATS  
B.P./S.H.B. NO. 12/63  
4 BLOCKS (4 x 3 x 2 = 24) 24 FLATS
- ② ONE ROOMED TWO STOREYED RENTAL APARTMENTS  
B.P./S.H.B. NO. 31/62  
6 BLOCKS (6 x 2 x 4 = 48) 48 APARTMENTS

|                               |    |          |
|-------------------------------|----|----------|
| TOTAL                         | 72 | FAMILIES |
| EXTENT                        | 2  | ACRES    |
| DENSITY: 36 FAMILIES PER ACRE |    |          |



ASST. TOWN PLANNER

TOWN PLANNER

HOUSING BOARD ENGINEER

CHAIRMAN

## KODAIKANAL HOUSING SCHEME

As per the instructions of the Chairman, the Administrative Officer, Madurai Housing Unit, inspected the Government and the Township lands at Kodaikanal in January 1962, and reported that there will be demand at Kodaikanal for about 40 rental houses under the Low Income Group Housing Scheme and for 40 houses under the Middle Income Group Housing Scheme on hire purchase system, and that construction of houses could be taken up immediately on 'French Land', situated near the Town area. The Chairman instructed him to negotiate with the Executive Officer, Kodaikanal Township, for the transfer of the 'French Land' to the State Housing Board, free, or on payment of cost. The Kodaikanal Township Committee, however, resolved to sell the plots Nos. 42 to 44, and 46 to 82 at the prevailing market value, and obtained orders of the Government in G. O. Ms. No. 52, R. D. & L. A. Dept., dated 5—1—63, for such sale. The Board has decided to take over the land on payment of Rs. 12,040/- at the rate of Rs. 56 per cent.

## NON—MECHANISED BRICK KILN

The Board's Chairman, wanted the Administrative Officer, Madurai to examine the feasibility of opening a non-mechanised brick kiln. The question of selecting and taking possession of a suitable land for brick manufacture by this Unit, is receiving due attention.

## CONSTRUCTION OF OFFICE BUILDING

In accordance with the State Housing Board's Resolution No. 235, dated 2—1—62, the Administrative Officer applied to the Collector of Madurai for alienation of two acres of land in T. S. No. 816/1 (Sengulam Taluk) of North Madurai Village, for the proposed new Madurai Housing Unit's Office Building. The Collector addressed the Government through the Board of Revenue, recommending the alienation of an extent of one acre 39,909 sq. feet of R. S. No. 816/12 (newly sub-divided) in favour of the State Housing Board. The orders of the Government are awaited. An estimate for Rupees two lakhs for Office Building and another estimate for Rs. 10,000 for providing barbed wire fencing along the boundary and construction of garages in this site have been prepared. The technical sanction is awaited.

## FINANCIAL ASPECTS

An expenditure of Rs. 4,67,085/- was incurred during the year on capital works, out of which the major amount relates to the construction of 200 tenements under the Subsidised Industrial Housing Scheme at Pasumalai. The expenditure incurred on the annual maintenance and special repairs of the Subsidised Industrial Housing Scheme Colonies under the control of this Unit is Rs. 1,13,673/-. The Establishment and contingent expenditure, amount to Rs. 1,27,501/-. The Revenue receipts under Miscellaneous revenue is Rs. 1,830/-, and Supervision charges is Rs. 82,465/-.

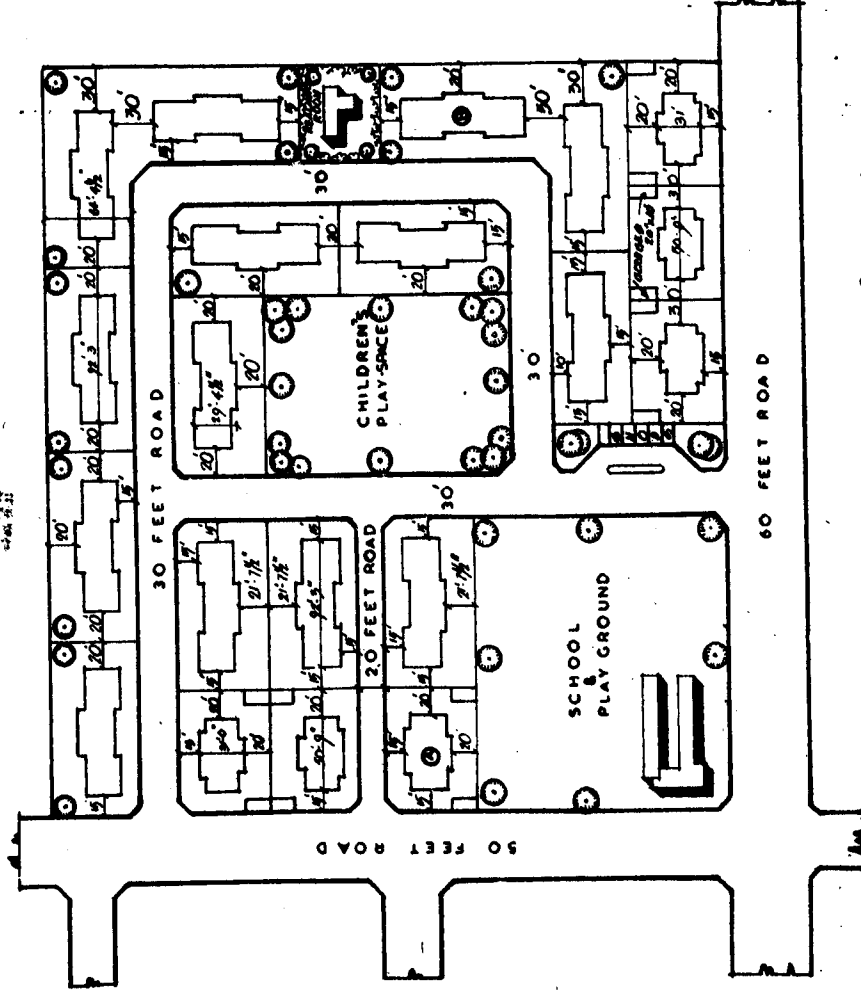
The Revenue receipts were not sufficient to cover the Establishment expenditure for the year under report, as the Unit was started only in November 1961, and schemes and plans were formulated only during 1962—'63. The capital expenditure on works could not be as high as anticipated, because some of the schemes could not be carried out in the year 1962—'63 owing to delay in getting sites for the work. The short-fall will be made good in 1963—'64.

(Sd.) K. KRISHNAMOORTHY,  
Administrative Officer,  
MADURAI HOUSING UNIT.

STATE HOUSING BOARD.  
RENTAL HOUSING SCHEME.  
REVISED PART LAY-OUT FOR  
MAHARAJANAGAR COLONY, PALAYAMKOTTAI.  
/MADURAI HOUSING UNIT'S SCHEME/  
SCALE: 66 FEET TO AN INCH



S.H.B. / T.P.No. 63/63.  
(THIS REVISES S.H. Q/T.P. No 76/63)



| INDEX                                                         | EXTENT:                                                                                                                    | 6.38 ACRES. |
|---------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------|-------------|
| (A)                                                           | TWO ROOMED<br>THREE STOREYED<br>RENTAL FLATS.<br>6 BLOCKS.<br>(6 x 3 x 2 = 36)<br>B.P./S.H.B.No.12/63.                     | 36 FLATS    |
| (B)                                                           | ONE ROOMED<br>THREE STOREYED<br>RENTAL APARTMENTS 252 APARTMENTS<br>14 BLOCKS<br>(14 x 3 x 6 = 252)<br>B.P./SH.B.No.48/63. |             |
| TOTAL No. OF FAMILIES: 288.<br>DENSITY: 45 FAMILIES PER ACRE. |                                                                                                                            |             |

*Rajagopal*  
ASST. TOWN PLANNER

*P. V. S. S. S.*  
TOWN PLANNER

*V. S. S. S.*  
HOUSING BOARD ENGINEER

*P. S. S. S.*  
CHAIRMAN

ADMINISTRATION REPORT  
OF  
**The Coimbatore Housing Unit**  
OF  
(THE MADRAS STATE HOUSING BOARD)  
FOR  
**1962 - '63**

## CONSTITUTION & JURISDICTION

The Unit was constituted as per orders of the Government issued in G.O.Ms. No. 6883, I. L. C. Department, dated 11-12-1961 under Section 21 of the Madras State Housing Board Act, 1961, with jurisdiction over Coimbatore and Salem districts. Later, in 1962, the Nilgiris district also was included.

The Unit commenced to function from 4-1-1962, and this is the second year after its inception.

## OFFICE

A site measuring 0.55 acre in T. S. Nos. 7/24-part, 25 to 28 of Coimbatore Town in West Ramalingam Road, R. S. Puram, has been purchased from the Coimbatore Municipality for the construction of the Unit's Office.

## ADMINISTRATIVE & EXECUTIVE OFFICERS

Sri S. Muthuramalingam, formerly Regional Inspector of Municipal Councils & Local Boards and Selection Grade Municipal Commissioner, was functioning as Administrative Officer till 8-8-1962 forenoon from which date Sri K. B. Kumaraswami, a permanent Deputy Collector, assumed office and continued till the end of the year. Sri M. A. Hafi-zk-han, Divisional Engineer (Highways and Rural Works), continued as Executive Engineer of the Unit till the end of the year.

## SCHEMES UNDERTAKEN

### I—PLAN SCHEMES

#### (A) LOW INCOME GROUP HOUSING SCHEME :

An extent of 28 cents in T. S. No. 8/116, of Coimbatore Town has been taken over from the Coimbatore Municipal Council and construction of 24 three-storeyed, rental flats facing Punniyakoti Road at an estimated cost of Rs. 1,62,500/- commenced. It has come upto the basement level at the end of the year. An expenditure of Rs. 59,602/- (including cost of land) has been incurred.

#### (B) SUBSIDISED INDUSTRIAL HOUSING SCHEME:

##### SINGANALLUR - PHASE I PROJECT:

(a) One hundred completed houses constructed by the Public Works Department were taken over for maintenance in accordance with G. O. Ms. No. 2747, I. L. C. dated 24-5-62 in September 1962. Electric service connections to all the tenements have been given. They were allotted to industrial workers for occupation from 1-12-1962.

An expenditure of Rs. 2,255/- has been incurred during the year.

(b) The remaining 100 houses are not yet complete.

(c) The question of opening an Elementary School for the benefit of the children of the colony, is under correspondence with the Executive Officer of Singanallur Panchayat Board.

##### SINGANALLUR - PHASE II PROJECT:

The construction of 100 houses is under various stages.

## SINGANALLUR - PHASE III PROJECT :

The proposal to construct 100 tenements at an estimated cost of Rs. 6,70,300/- was deferred by the Government due to National Emergency.

The work of digging the fourth bore-well at an estimated cost of Rs. 29,100/- was entrusted to Messrs. Selvaraj & Co., Coimbatore. They have dug upto 200 feet till the end of the year. An expenditure of Rs. 3,449/- has been incurred.

## TIRUPPUR :

Land measuring 5 acres and 32 cents in S. F. No. 69 of Thottipalayam Village, was taken over on 2-7-1962. An estimate for Rs. 6,43,000/- for constructing 100 tenements was sanctioned by the State Housing Board. The Local Municipal Authorities have agreed to supply the required quantity of protected water. The project was however deferred due to National Emergency by the Government.

## PEELAMEDU :

Land measuring 2.72 acres in S. F. Nos. 278/2, 279/2 and 280 was taken possession of from the Peelamedu Industrial Workers' Co-operative House Construction Society Ltd.

## (C) SLUM IMPROVEMENT SCHEMES :

## COIMBATORE :

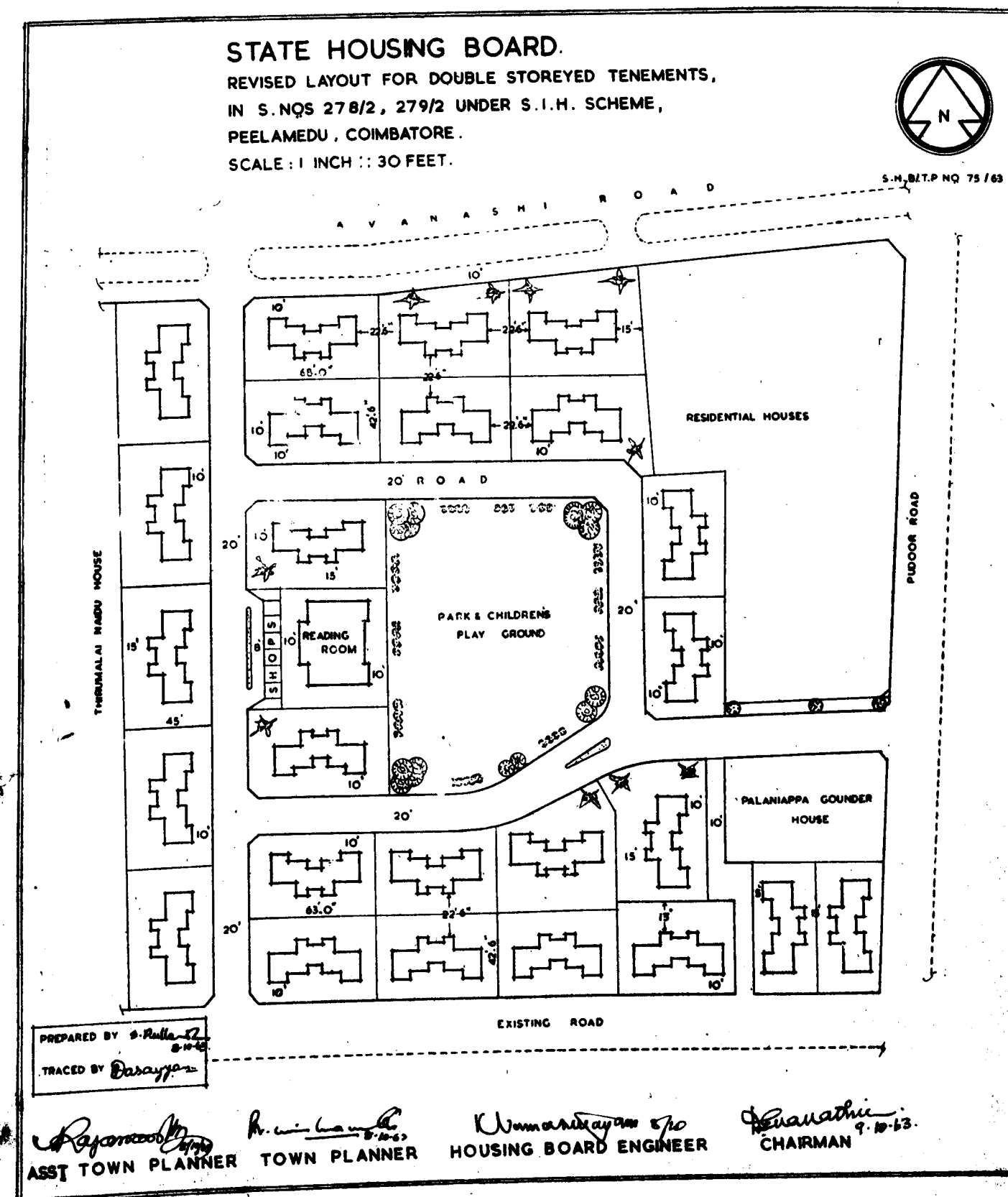
The Government in their order Ms. No. 2048, Housing, dated 3-4-1962, agreed to the execution by the Coimbatore Housing Unit, the following three slum improvement schemes already formulated by the Municipal Council, Coimbatore, and sanctioned by the Government, at a total cost of Rs. 18,48,750/-.

| Name of the Slum          | Cost of the Scheme     |
|---------------------------|------------------------|
| 1. Slaughter House area   | Rs. 4,03,750/-         |
| 2. Lingai Gownder Thottam | Rs. 5,81,250/-         |
| 3. Balaiyan Thottam       | Rs. 8,63,750/-         |
| <b>Total</b>              | <b>Rs. 18,48,750/-</b> |

These schemes contemplate provision of 360 open plots in the existing slum sites and 1119 open plots in the sites selected on the north and south of Perur Road for rehabilitating the surplus slum dwellers.

The slaughter house slum site belongs to the Municipal Council, Coimbatore. The two other slum sites belong to private parties. The work of acquiring the Balaiyan Thottam and Lingai Gownder Thottam slum sites has been entrusted to the Special Deputy Collector and he is going ahead with the work. The acquisition of alternate sites on the north and south of Perur Road, has reached the stage of passing awards.

These schemes formulated by the Municipal Council long back contemplate provision of open plots only for 1479 families then living in these slums. The number of families has increased and it has become necessary to revise the schemes to accommodate the increased number of families also. The Chairman inspected the slums on 22-1-63, and gave instructions to revise the schemes. It is proposed to provide two-storeyed tenements in the existing slum sites for 257 of the slum dwellers. The surplus families will be rehabilitated in open plots in the sites under acquisition on the north and south of Perur Road and in the proposed Sundakkamuthur or "C. H. U. Township".



An extent of 3.49 acres of land in the Slaughter House slum has been taken over from the Municipal Council, Coimbatore. Pending acquisition of the two other existing slum sites and the alternate sites, action is pursued now to push through the slum improvement work in the Slaughter House slum. An estimate already prepared for Rs. 6,68,645.70 is now being recast with reference to the revised layout since received.

Socio-economic survey of the slums was taken up during the year and the work is in progress.

#### SALEM

The Government in their order No. 1965, Housing, date 29—3—1962, have approved the execution by the Board of the following slum improvement schemes as already formulated by the Municipal Council, Salem, and sanctioned by the Government.

| Name of the Slum             | Cost of the Scheme |
|------------------------------|--------------------|
| 1. Annadanapatty             | Rs. 1,10,000       |
| 2. Nalukalmandapam           | Rs. 82,400         |
| 3. Narayanaswamipuram        | Rs. 1,21,200       |
| 4. Raghava Reddi Road        | Rs. 1,24,800       |
| 5. North of Victoria Talkies | Rs. 79,000         |
| Total                        | Rs. 5,17,400       |

The schemes formulated by the Municipal Council long back, contemplate provision of only open plots for 526 families then living in the slums. It was then proposed to rehouse 121 families in existing slum sites and rehabilitate 405 families in the three alternate sites Erumapalayam, Court Road area and Ponnammampet belonging to the Municipal Council. All the slum sites except Nalukalmandapam and the alternate sites belonging to the Municipal Council. [Salem, measuring a total extent of 28.48 acres have been taken over. As the number of families in the slums has now increased, the schemes have necessarily to be revised.

The Chairman, inspected the slum areas on 23—1—1963 and gave instructions to revise the schemes according to the pattern followed in the Madras City. Accordingly it is proposed to provide two-storeyed tenements and some pucca twin-houses in the existing slum sites for 25% of the total number of families. The remaining families will be rehabilitated in open plots in the three alternate sites. As the Nalukalmandapam slum site belongs to the Government, the District Collector has been requested to place the land at the disposal of the Coimbatore Housing Unit. The slum, north of Victoria Talkies alone will be cleared as the land is required for expansion of the existing bus-stand.

The socio-economic survey work was taken up during the year and it is in progress. A Section Office was opened at Salem on 1—11—1962 consisting of a Section Officer, with necessary staff to attend to the preliminaries connected with the execution of the schemes.

An estimate for Rs. 5,15,300/- for provision of 362 open plots in the Erumapalayam alternate site has been sanctioned and tenders have been called for laying roads.

An estimate for Rs. 2,33,000/- for provision of 162 plots in Court Road area and another estimate for Rs. 1,50,000/- for provision of 96 plots in Ponnammampet layout have been sanctioned by the State Housing Board.

**(D) LAND ACQUISITION & DEVELOPMENT SCHEME:****BULK ACQUISITION - SUNDAKKAMUTHUR (COIMBATORE TALUK)**

It has been proposed to form the "C. H. U. Township", in Sundakkamuthur by acquiring 500 acres of land. Out of this, 250.68 acres of land were proposed for acquisition under Phase I and Draft Notification has been published in respect of the entire area. The Draft Declaration for 55.49 acres has also been published.

Regarding Phase II, Draft Notification for 133.99 acres has been published out of 249.32 acres of land.

The Special Deputy Collector (Land Acquisition) Neighbourhood Projects, is attending to the preliminary enquiries for the lands for which Draft Notification has to be published under Phase I

**ACQUISITION OF LANDS :**

Proposals for the acquisition of 11.53 acres in Sahadevapuram area, Salem, have been sent to the Board and the Collector of Salem has been addressed to furnish the approximate cost of acquisition.

**II—NON-PLAN SCHEMES****(A) MIDDLE INCOME GROUP:****COIMBATORE TOWN:**

Construction of four blocks (24 houses) of three-storeyed buildings in R. S. Puram, facing Cowley Brown Road and Bashiakaralu Road at an estimated cost of Rs. 3,92,175/- on an extent of 0.56 acre handed over to this Unit by the Coimbatore Municipal Council, was taken up. The work reached upto lintel level by the end of the year. An expenditure of Rs. 1,65,455/- including cost of land has been incurred.

**OOTACAMUND:**

1.57 acres of land in T. S. No. 3681/4B1 belonging to the Municipality has been taken over after paying Rs. 15,700/- and a project is being formulated.

**(B) RENTAL HOUSING SCHEME FOR STATE GOVERNMENT  
LOW-PAID EMPLOYEES:**

The Government have passed orders in G. O. Ms. No. 4833 (Housing), dated 27th September 1962, for placing at the disposal of this Unit an extent of 4.09 acres of land in T. S. Nos. 1423 and 1424 in Red Fields area, Coimbatore. Since the Collector of Coimbatore reported to the Government that T. S. No. 1423 was required by the Military authorities, the orders of Government were awaited for taking over possession of the lands.

In Kavundampalayam, lands measuring 10.67 acres have been taken possession of from the Collector of Coimbatore in S. Nos. 49/2, 49/3, and 52 (Part). Particulars regarding soil and topo levels have been taken and the layout is under preparation.

The lands available in the compound of the District Officers' residential bungalows at Salem were selected and the subject is pending correspondence with the Revenue Department and the Public Works Department.

The Government have been requested to place, S. Nos. 4069/1 and 3986 1.00+15.00 acres at Ootacamund and S. Nos. 1196 & 2316/1A-1 2.34-1/16+2.00 acres at Coonoor, at the disposal of the Housing Board. Their orders are awaited.

**(C) REMUNERATIVE ENTERPRISES:****COIMBATORE TOWN:**

Proposal for the construction of single-persons quarters' (one-romed tenements), shops, restaurants, etc., at an estimated cost of Rs. 1,38,500/- in R. S. Puram on an extent of 0.13 acre in T. S. No. 8/1005 (Part) which was taken possession from the Coimbatore Municipal Council was taken up but dropped due to National Emergency. An expenditure of Rs. 14,612.05 has been incurred towards the cost of site.

N.B. It is now proposed to put up rental flats on the site.

**(D) BRICK-KILN - (NON-MECHANISED):**

The Unit has formulated proposals for running a non-mechanised Brick-kiln in Seera-naickenpalayam, hamlet of Telungupalayam Village, Coimbatore Taluk. For this, proposals for acquiring 4.84 acres of lands and alienation of 10.18 acres were also formulated. Draft notification for the acquisition of an extent of 4.84 acres has been sent to Government for approval and publication. Revised proposals relating to lease of 10 acres instead of alienation proposed are pending with the Superintending Engineer, Public Works Department, Coimbatore, on a reference made to the Executive Engineer by the Joint Collector. The Executive Engineer has recommended the lease. Alienation in respect of 0.18 acre is under correspondence with the Joint Collector, Coimbatore.

**GENERAL**

Most of the schemes proposed by this Unit could not be pushed through due to National Emergency. But a good start has been made.

(Sd.) K. B. KUMARASWAMY,  
Administrative Officer,

COIMBATORE HOUSING UNIT.

ADMINISTRATION REPORT  
OF  
**The Tiruchi Housing Unit**  
OF  
(THE MADRAS STATE HOUSING BOARD)  
FOR  
**1962 - '63**

# STATE HOUSING BOARD.

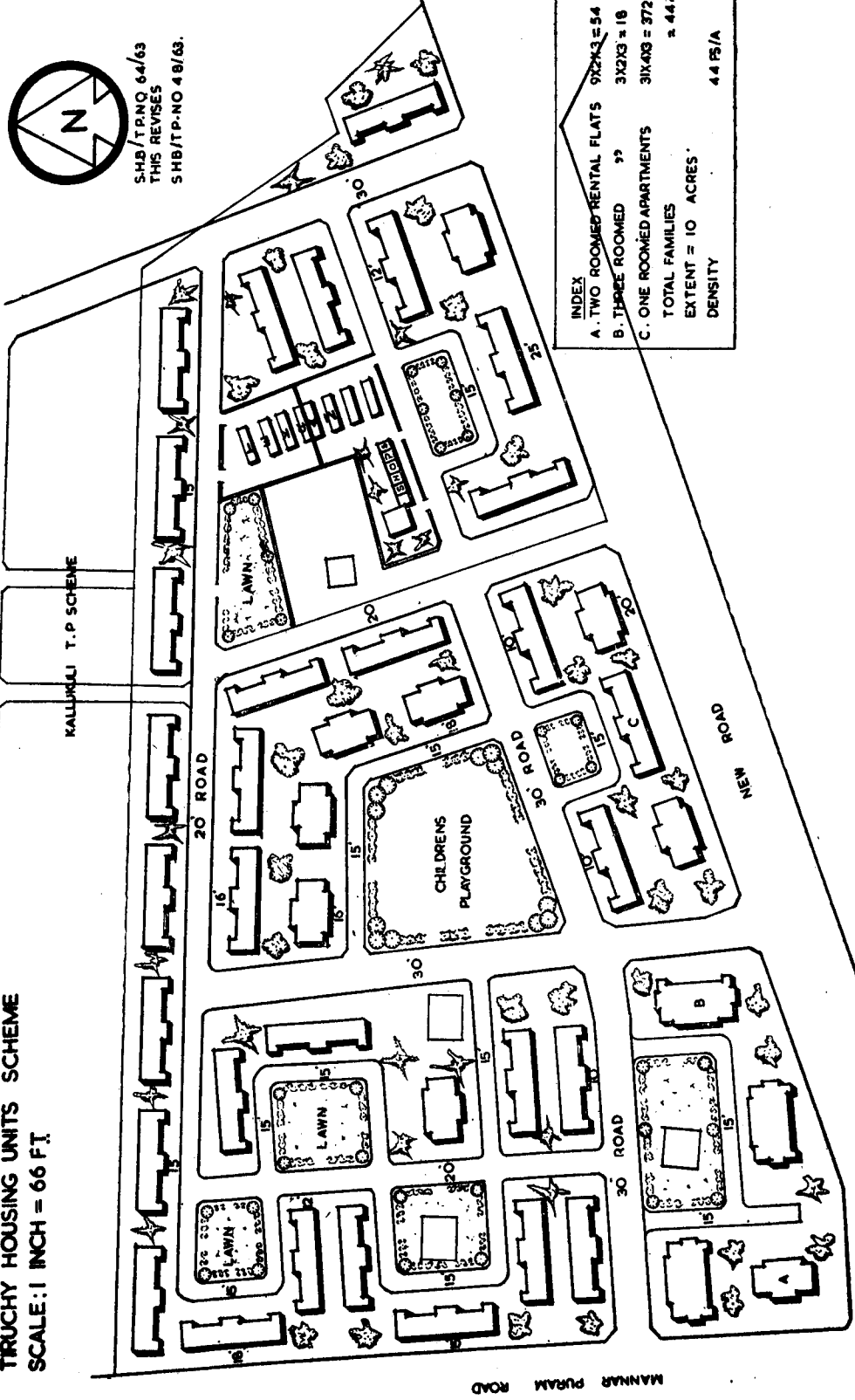
RENTAL HOUSING SCHEME.

PROPOSED LAYOUT IN T.S. NO 202/1 IN WARD NO.1 &

S.F. NO.38/1 PT SENGULAM VILLAGE, TIRUCHY.

TRUCHY HOUSING UNITS SCHEME

SCALE: 1 INCH = 66 FT.



| INDEX                      |           |       |         |
|----------------------------|-----------|-------|---------|
| A. TWO ROOMED RENTAL FLATS | 9'x12'3"  | = 54  |         |
| B. THREE ROOMED            | 12'x12'3" | = 16  |         |
| C. ONE ROOMED APARTMENTS   | 3'x12'3"  | = 372 |         |
| TOTAL FAMILIES             |           |       | ~ 444   |
| EXTENT = 10 ACRES          |           |       |         |
| DENSITY                    |           |       | 44 FS/A |

DRAWN BY *Sabapathy* 18.7.63  
 ASST TOWN PLANNER  
*An. un. h. un. l.* 18.7.63  
 TOWN PLANNER  
*Umarisayam* 18.7.63  
 HOUSING BOARD ENGINEER  
*Chairman* 18.7.63  
 CHAIRMAN

## ESTABLISHMENT AND JURISDICTION

Under Section 21 of the Madras State Housing Board Act, 1961, the Government approved the establishment of a Housing Unit at Tiruchirapalli with jurisdiction over Tiruchirapalli, Thanjavur, and South Arcot districts.

## PERSONNEL

Sri S. Muthuramalingam, Administrative Officer of the Coimbatore Housing Unit (and Rtd. Municipal Commissioner and Regional Inspector of Municipal Councils and Local Boards), was posted as Administrative Officer, Tiruchi Housing Unit. He assumed charge on 10-8-62 after-noon, and continued as such. Sri K. Ananthapadmanabhan, who was posted as Executive Engineer of this Unit, assumed charge on 7-1-63. They both continued in their posts during the year. The Office is located in a rented building in Thillai Nagar, Salai Road.

## ORGANISATION

During the year under report, the Chairman, State Housing Board, and the Housing Board Engineer, visited this Unit once in 4 or 5 weeks, and gave detailed instructions regarding the various schemes and projects to be undertaken by this Unit. The Joint Director of Town-Planning, along with the Town Planner, State Housing Board, also paid a visit to the Unit.

## SCHEMES UNDERTAKEN

### M. I. G. H. AND L. I. G. H. SCHEMES

As suggested by the Chairman and the Housing Board Engineer, after their inspections, the Collector of Tiruchirapalli was addressed to alienate thirteen acres of Government lands lying vacant on the west and behind the Collector's bungalow in Tiruchirapalli, for the construction of rental houses under M.I.G.H. and L.I.G.H. Schemes. The Collector of Tiruchirapalli was also in favour of the proposals. The Government, agreeing with their views passed orders in G. O. Ms. 4833 (Housing), I.L.C., dated 27-9-62, to place these lands at the disposal of the State Housing Board, and they have since been handed over on 1-7-63.

### RENTAL HOUSING SCHEME FOR LOW-PAID EMPLOYEES OF THE STATE GOVERNMENT

In pursuance of the policy of the Government, that fifty houses for low-paid employees of the State Government (on pay of less than Rs. 500 p. m.) under the Union Rental Housing Scheme, should be constructed in each of the Districts, the Collector of Tiruchirapalli suggested that an extent of about ten acres of land in the ex-Ceylon Labour Commissioner's Office compound (since called Sengulam Colony), was suitable for the purpose. The Chairman, the Housing Board Engineer, and the Joint Director of Town Planning, also discussed with the Collector regarding the utilisation of the lands. The Government were requested to place them at the disposal of the State Housing Board, for construction of rental storeyed flats for low-paid employees of the State Government. Accordingly, the Government passed orders in G.O. Ms. No. 4833 (Housing), I. L. C. dated 27-9-62. The lands have since been handed over to the Tiruchi Housing Unit on 8-5-63.

Similarly, the District Revenue Officer, Thanjavur, suggested that about three acres in T. S. No. 3111 within the Thanjavur Municipal limits, which are classified as Public Works Department Poromboke, might be utilised for the construction of rental houses for low-paid State Government Employees under the Union Government Rental Housing Scheme. The site in question was inspected by the Administrative Officer, and the Housing Board Engineer. In its Resolution No. 10, dated 3-4-63, the State Housing Board, approved the proposal, though the Chief Engineer (General), Public Works Department, is not for it.

#### MUNICIPAL SCHEMES TRANSFERRED TO THE UNIT :

On the formation of the Tiruchi Housing Unit, the Administrative Officer addressed on 29-8-62, the Municipal Commissioner, Tiruchirapalli, requesting him to indicate the various housing schemes undertaken by the Municipal Council, and informing him that, if the Municipal Council was not able to take up any housing scheme for execution, the State Housing Board would be prepared to do it. As a consequence, the following three Low Income Group Housing Schemes were transferred to the Tiruchi Housing Unit, on 22-11-62, as per the Tiruchi Municipal Council's resolution No. 875, dated 25-10-62.

##### (i) SALAI ROAD TOWN PLANNING SCHEME :

The area measuring an extent of 7 acres and 34,189 sq. ft. abuts the Salai Road from the West Boulevard Road to Woraiyur, near the Fort Station Overbridge. The acquisition of the lands was approved by Government in January, 1961. For this Scheme, the Government had sanctioned a loan of Rs. 1,45,900/- to the Municipality.

##### (ii) EAST BOULEVARD ROAD TOWN PLANNING SCHEME :

The area lies in the two villages of Daranallur and Devadanam, measuring an extent of 59 acres and 4,170 sq. ft. in all. The acquisition of these lands was approved by Government in November and December 1961. The alternative site for Kalandai surplus Slum-dwellers is provided in this scheme area.

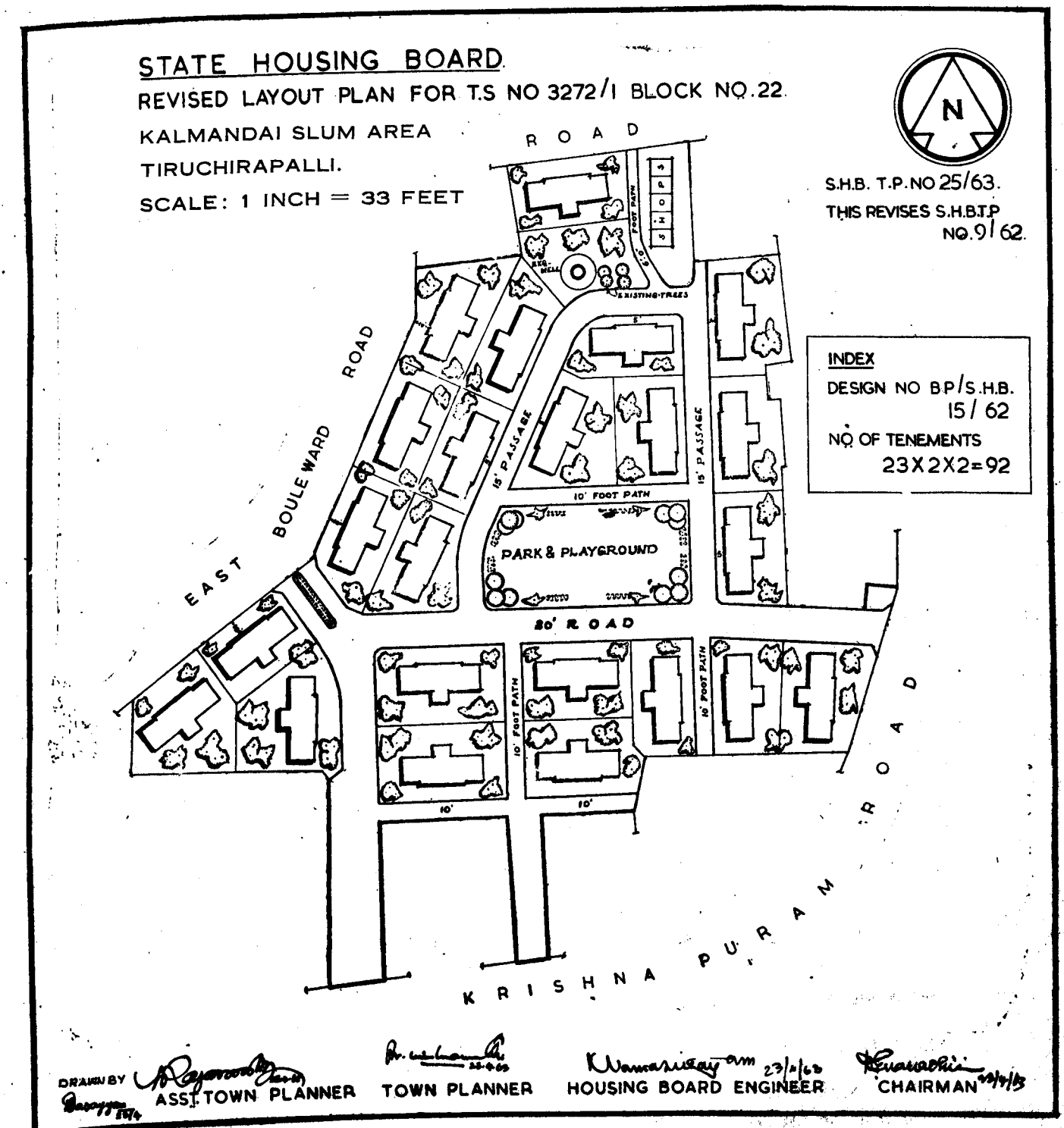
##### (iii) TENNUR SOUTH PLANNING SCHEME :

The area lies in Tennur and Puthur villages, measuring an extent of 122 acres and 16,397 sq. ft. in all. The acquisition of these lands was approved by Government in May 1961, (in respect of lands in Tennur village), and December 1961 (in respect of lands in Puthur village). After further correspondence, the State Housing Board, has accepted the transfer of the above schemes to the Tiruchi Housing Unit in its resolution No. 67, dated 3-5-63.

The Joint Director of Town Planning, also emphasised the need, in public interests, to take over the Scheme for execution as offered by the Tiruchirapalli Municipal Council. In order to implement the three Schemes, further action is being taken by the Unit, and the acquisition proceedings are in progress.

#### OFFICE BUILDING SITE :

At the instance of the Administrative Officer, the Municipal Council, Tiruchi, resolved to place at the disposal of the Tiruchi Housing Unit, at a price to be fixed by the Collector, the Municipal land measuring 1 acre 84 cents in S. F. Nos. 138/6 & 7 of Varaganeri village on the Thanjavur Road for the construction of the Unit Office building. The site abuts the Tiruchirapalli-Thanjavur Road, and is just opposite the land to be acquired for the Tiruchi East Neighbourhood ("Pudoor"). The site was also inspected by the Chairman and the Housing Board Engineer. The proposal has been accepted by the Board in its Resolution No. 750, dated 6-3-63.



Pending fixation of the price, the site was taken possession on 16-3-63 from the Municipal Council. The jungle clearance work was done. Boundaries were surveyed and demarcated. A. & G. sheets have been purchased and tubular trusses were received from State Housing Board for the construction of sheds. A sum of Rs. 11,085/- was spent upto 31-3-63.

## NEIGHBOURHOOD SCHEME

### THE "TIRUCHI EAST" SCHEME

In connection with the proposal for bulk acquisition of lands in and around Tiruchirapalli under the Land Acquisition and Development Scheme of the Government of India, the following areas were selected for acquisition :—

Phase-I about 220 acres in Dharanallur village.

Phase-II about 280 acres in Devadanam village.

At the request of the State Housing Board, the Government issued orders in April '62, to the Collector of Tiruchi to submit proposals to acquire 220 acres in Dharanallur village under Phase-I and merely publish Draft Notification under Section 4 (1) of the Land Acquisition Act in respect of the remaining 280 acres in Devadanam village. Accordingly, proposals were submitted for acquisition of these lands. The acquisition of an extent of 155.74 acres has been notified. The question of taking up an extent of 250 acres under Phase-I, and another extent of 250 acres under Phase-II, the total extent being 500 acres, is under consideration.

## SUBSIDISED INDUSTRIAL HOUSING SCHEME

The Industrial Colony at Vellanoor, handed over to the State Housing Board by the Public Works Department, continued to be under the control of the State Housing Board (Tiruchi Housing Unit), and maintained by the Tiruchi Housing Unit from the date of formation, i. e., 11-8-'62. The allotment of the houses here to workers, as usual, is in charge of the Labour Department. The Colonies are provided with water supply, drainage arrangements, electric lighting, and sanitary amenities. Water supply is made available by pumping water from the well. There is copious supply. To provide a sufficient supply, arrangements are being made to improve the system of distribution. Each house is provided with a flush-out lavatory and bath.

The special repair works are in progress. A sum of Rs. 14,787/- was spent till 31-3-63.

## SLUM IMPROVEMENT SCHEME

In September 1962, the Government approved the transfer proposal of the two Slum Improvement Schemes, viz., Kalmandai and Peechankulam Schemes, formulated by the Municipal Council, Tiruchi, and sanctioned in April 1961 at an estimated cost of Rs. 5,98,976/- subject to mutual agreement between the State Housing Board and the Municipal Council. These projects have since been handed over to the Tiruchi Housing Unit of the State Housing Board for execution.

The Administrative Officer has taken up the Kalmandai Slum Improvement Project for execution. The Kalmandai Project has been revised to provide 23 two-storeyed blocks, consisting of four tenements in each, to re-house 92 families. The work has been entrusted to the contractors for execution, after calling for tenders.

OTHER COUNCILS: Proposals for taking up Housing Schemes have also been received from the Municipal Councils of Kumbakonam, Chidambaram, and Nagapattinam, and they are under consideration.

#### GENERAL

Preliminaries for initiating various schemes, covered a major portion of the period of the seven months' existence of the Tiruchi Housing Unit, and it was a matter for satisfaction that, by the end of the year under report, it was possible to prepare detailed plans and estimates for the construction of tenements at Kalmandai to re-house the slum-dwellers, and, in fact, only Slum Improvement work received first and foremost attention in the new Tiruchi Housing Unit.

(Sd.) S. MUTHURAMALINGAM,  
Administrative Officer,  
TIRUCHI HOUSING UNIT.



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