

SUBJECT NO : 467

Sub:- WDA, Vsp. - Allotments - Allotment of houses in Kuramannapalem (Rajeevnagar) Housing Colony - Fixation of final cost - Perusal - Reg.

AGENDA NOTE

The WDA, Visakhapatnam has taken up Kuramannapalem Housing Scheme and the project was completed in all respects in Aug. 1993 with the financial assistance of HUDCO and the houses were also handed over to the respective allottees in September, 1993. The total No. of houses constructed in each category in this project are as follows :

	<u>Category</u>	<u>No. of Units</u>	<u>Tentative cost of each unit fixed.</u>
1.	M.I.G.II	368	Rs.1,29,720/-
2.	MIG.I	314	Rs. 79,890/-
3.	L.I.G.	110	Rs. 60,880/-

The quarterly instalments for payment of the balance cost of the house after deducting the initial deposit amount, were also fixed at Rs.3,400/- for MIG.II, Rs.1,910/- for MIG.I and Rs.1,525/- for LIG houses payable in 52 quarterly instalments (13 years).

Now the final cost for the above houses has been worked out by taking all expenditure involved in development of land and construction of the houses and the final cost of the houses are fixed at Rs.1,54,000/- for MIG.II, Rs.97,000/- for MIG.I and Rs.65,000/- for LIG units and instalment amounts are also proportionately revised to Rs.4,251/- for MIG.II, Rs.2,484/- for MIG.I and Rs. ~~1,790~~ /- for LIG units.

1604/-

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The increase in the cost of the above units in Kuramanna-
palem is due to increase in land development cost, payment of
enhanced compensation to land owners as per civil courts awards
and escalation in construction costs such as increase in basement
heights to the houses in low lying areas, change of flooring into
ellish pattern, usage of white cement instead of white washing,
increase additional provision of construction of drains to
LIG Units, formation of approach road with bridge, in payment
of APSEB charges for layout electrification etc.,

The matter is placed before the Board for its perusal
and approval of final cost and instalments.

SUBJECT NO : 467: Approved.

