

Government of India
Ministry of Housing and Urban Affairs
(HFA-V Division)

Room No. 118-G, NBO Building,
Nirman Bhawan, New Delhi-110011
Dated: 31.05.2023

To,

The Principal Secretaries/Secretaries (States/UTs as per list attached)

Sub: **Amendments in guidelines of Pradhan Mantri Awas Yojana (Urban) Mission - reg.**

Sir/Madam,

I am directed to say that certain amendments have been carried out in the PMAY-U Mission Guidelines. A table of the amendments is annexed herewith.

2. The State Governments/Union Territories may note the amendments for necessary action at their end.
3. This issues with the approval of the competent authority.

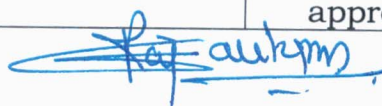
Yours sincerely,


(R.K. Gautam) 31/5/2023
Director (HFA-V)
Tel.: 011-23063266

Copy for information:

- i. PS to Hon'ble Minister, HUA
- ii. PS to Hon'ble MoS, HUA
- iii. PSO to Secretary (HUA)
- iv. PPS to JS&MD (HFA)
- v. PPS to JS & FA
- vi. PS to DDG (HFA)
- vii. PA to Director (HFA-III & V)/PA to DS (HFA-I)/PPS to DS (HFA-4)/PS to Joint Director (NBO).
- viii. SO (IT) Cell for uploading the letter on the e-office portal of the Ministry.
- ix. Dy. Chief (MIS), HFA Mission Directorate, New Delhi with the request for uploading it on the Ministry's website immediately.

Para Number	Existing Provision	Amended Provision
14.8	The final instalment of 20% of central assistance will be released subject to at least 70% utilization of earlier central releases along with corresponding State's releases and completion of projects including construction of houses and infrastructure, as may be applicable, in each project. The 3rd & final instalment of 20% of central assistance would also be contingent of achieving mandatory reforms. States/UTs will be required to submit project completion reports for all approved projects as per Annexure 9. Criteria for release of 3rd & final instalment are mentioned in Annexure 9A. In case, all houses in a BLC project are not completed due to unavoidable circumstances, 3rd & final instalment for the project will be released upon furnishing the completion certificate of at least 90% of the houses in that project. The release at this stage will be restricted to maximum admissible central assistance for these completed houses after reconciliation/adjustment of earlier releases.	The final instalment of 20% of central assistance will be released for AHP/ISSR projects subject to at least 70% utilization of earlier central releases along with corresponding State's releases and completion of projects including construction of houses and infrastructure, as may be applicable, in each project. The 3rd & final instalment of 20% of central assistance would also be contingent of achieving mandatory reforms. States/UTs will be required to submit project completion reports for all approved projects as per Annexure 9. Criteria for release of 3rd & final instalment are mentioned in Annexure 9A. If all houses in a BLC project are not completed due to unavoidable circumstances, the following criteria may be adopted for release of 3rd installment in two tranches: a) First tranche of 3rd installment for the project will be released upon completion of at least 70% of the houses in that project, after adjustment of 1st/2nd installment already released for houses which are not geo-tagged and houses which are geo-tagged but not started. Other compliances for release of first tranche of 3rd installment will include following: - Submission of UCs of at least 70% utilization of earlier Central releases along with States/UTs releases - Action Taken Reports (ATRs) on the recommendations by Third-Party Quality Monitoring Agencies (TPQMA) in their 2nd/3rd visits duly approved by SLSMC



		iii. Geo-tagging of current stage of construction of projects/houses. (b) Second and final tranche of 3rd Installment for the remaining houses in that project will be released after adjustment of already released funds/excess Central Assistance against that project and achievement of all other compliances as required in Annexure 9A (Criteria for Final Instalment) of the scheme guidelines.
	The States/UTs may ensure completion of remaining houses by using the provisions of para 14.7 of the scheme guidelines, at the earliest but not later than the end of Mission period and accordingly claim for central assistance for final settlement as a one-time measure upon submission of completion certificate.	The States/UTs may ensure completion of remaining houses by using the provisions of para 14.7 of the scheme guidelines, at the earliest but not later than the end of Mission period and accordingly claim for central assistance for final settlement as a one-time measure upon submission of completion certificate.

