

No. G-16014/6/2015-HFA-V (FTS-13711)
Government of India
Ministry of Housing and Urban Poverty Alleviation
HFA-V Section

Room No. 220-C, Nirman Bhawan,
New Delhi

Dated the 5th November, 2015

OFFICE MEMORANDUM

Subject: **Minutes of the first meeting of the Committee on Monitoring the Credit Linked Subsidy Scheme (CLSS) for Housing for All (Urban) Mission of Pradhan Mantri Awas Yojana (PMAY) - reg.**

The undersigned is directed to enclose herewith a copy of the minutes of the above said meeting held with Secretary, Ministry of Housing and Urban Poverty Alleviation and Secretary, Department of Financial Services as Co-Chairs on 8th October, 2015 at 1230 hours in the Conference Hall, Room No.120, G-Wing, Nirman Bhawan, New Delhi for information and necessary action.

B.K. Mandal
5/11/15
(B.K. Mandal)

Under Secretary to the Government of India

Tel: 23063285

d/c

Encl.: As above.

To

1. Secretary, Department of Financial Services, Ministry of Finance, Jeevan Deep Building, New Delhi-110001
2. CMD, HUDCO, HUDCO Bhawan, Core-7A, India Habitat Centre, Lodi Road, New Delhi-110003
3. MD & CEO, NHB, Core 5-A, 4th Floor, India Habitat Centre, Lodi Road, New Delhi-110003

Copy to:

1. PPS to Secretary (HUPA)
2. Sr. PPS to JS (Housing) — *5/11/15*
3. PPS to JS(UPA)
4. PS to JS & MD (HFA) — *5/11/15*
5. PS to JS&FA
6. DS (Housing & IFD) — *5/11/15*
7. DS (HFA-IV) — *5/11/15*

B.K. Mandal
5/11/15
(B.K. Mandal)

Under Secretary to the Government of India

Committee on Monitoring
CREDIT LINKED SUBSIDY SCHEME (CLSS)
Housing for All (Urban) Mission, Pradhan Mantri Awas Yojana

Minutes of the First Meeting of the Committee

1. The first meeting of the Committee on Monitoring the Credit Linked Subsidy Scheme (CLSS) for Housing for All (Urban) Mission of Pradhan Mantri Awas Yojana (PMAY) constituted as per paragraph 16.2 of the Scheme Guidelines, was held with Secretary, Ministry of Housing and Urban Poverty Alleviation and Secretary, Department of Financial Services as Co-Chairs on **8 October, 2015 at 1230 hours** in the Conference Hall, Room No.120, G-Wing, Nirman Bhawan, New Delhi. The list of participants is enclosed at **Annexure I**.
2. Secretary (HUPA) welcomed all the participants and briefly introduced the Housing for All (Urban) Mission and the background to the constitution of the committee. This was followed by a brief presentation by Deputy Secretary (HFA-IV) on the main features of the HFA (Urban) Mission and, in particular, the Credit Linked Subsidy Scheme.
3. The Committee thereafter took up the agenda and the following decisions were recorded:

Sl.No.	Agenda Item	Decision
(i)	<ol style="list-style-type: none"> 1. Simplification and standarisation of Application Form. 2. Preparing a simplified checklist of documentation for beneficiaries belonging to EWS/LIG segments under CLSS. 	<p>The Committee was apprised that a meeting was held with Indian Banks' Association (IBA) by MoHUPA and CNAs on the need for simplifying the application form and documentation procedure to be adopted for beneficiaries under Credit Linked Subsidy Scheme. Based on the inputs provided by CNAs, IBA has brought out a simplified application form and simplified checklist on the documentation requirement to be complied.</p> <p>The Committee decided to adopt these documents provided by IBA. The Committee further indicated that feedback be obtained from stakeholders on the operationalisation of the scheme and placed before the Committee in its next meeting.</p>
(ii)	<ol style="list-style-type: none"> 3. Setting up dedicated housing finance facilitation desks for CLSS in the respective banks. 	<p>It was felt that as banks operate several government schemes at a time and there is generally a nodal officer system in the banks for Government schemes, therefore, for the</p>

Sl.No.	Agenda Item	Decision
		present, a decision to set up dedicated housing finance facilitation desks for CLSS or opening of specialized Housing Finance Branches may be best left to the banks.
(iii)	4. Shift in documentation based appraisal approach to simplified approach of assessment of credit worthiness of beneficiaries, especially for beneficiaries falling under EWS category under CLSS.	It was noted that the home loan portfolio allocation by PLIs to the below Rs. 10 lakhs category is less than 2%. The need for banks to cater to this segment was noted.
(iv)	5. Earmarking a part of the Priority Sector lending for extending home loans to beneficiaries belonging to EWS/LIG segments under CLSS.	In order to increase banks' lending towards low ticket loans, it was decided that DFS will examine the issue of inclusion (with due weightage) of lending of home loans less than Rs. 15 lakhs or loans under CLSS component as a part of KPIs of banks.
(v)	6. Disseminating the CLS Scheme through wide network of bank branches. 7. Banks to review progress of implementation of CLSS at their Board Meetings.	DFS has apprised MoHUPA that quarterly review of banks are held in which all banks are represented by their CEOs/CMDs. It was decided that DFS will allocate a time slot to MoHUPA in the forthcoming Quarterly Review Meeting scheduled on 20 November, 2015 for making a brief presentation.
(vi)	8. Inclusion of CLSS in the agenda of meetings of State Level Bankers Committees and to monitor the progress thereof.	DFS agreed to instruct State SLBC convenors to include this as a agenda item.
(vii)	9. Allocation of year - wise targets to PLIs (banks and HFCs) for extending home loans under CLSS vertical.	It was decided that the two CNAs will consult select PLIs who have signed MOUs with them to formulate the year-wise targets and submit proposals to MoHUPA within the next 15 days.
(viii)	10. Any other agenda / item with the approval of the Co-chairs: Policy interventions related to increasing credit flow to urban poor towards housing and livelihoods/employment pertaining to RBI/DFS	It was decided that the Ministry may take up policy matters related to the housing separately with DFS through the sub-group formed under the Additional Secretary (FS), as the matter was already being pursued. Issues regarding NULM were noted and the convergence with PMMY was advised.

4. The Committee desired that the critical issues relating to Credit Linked Subsidy Scheme as well as the progress / follow up actions taken, could be introduced in the next meeting of the Committee.

5. The meeting ended with a vote of thanks to the Co-Chairs.

LIST OF PARTICIPANTS

Sl.No.	Name and Designation	Organisation
<u>MINISTRIES</u>		
01.	Dr. N. Chatterjee, Secretary (HUPA)	M/o HUPA, In Co-Chair
02.	Ms. Anjuly Chib Duggal, Secretary (DFS)	DFS, In Co-Chair
03.	Shri Rajiv Ranjan Mishra, JS (Housing) – Member-Convener	M/o HUPA
04.	Shri B.K. Agarwal, JS (UPA)	M/o HUPA
05.	Shri Sanjeev Kumar, JS & MD (HFA)	M/o HUPA
06.	Shri V.L.V.S.S. Subba Rao, Economic Advisor	DFS
07.	Shri Ateesh Singh, Director	DFS
08.	Shri Angna Ram, Deputy Secretary (Housing & IFD)	M/o HUPA
09.	Shri S.K. Valiathan, Deputy Secretary (HFA-IV)	M/o HUPA
10.	Shri B.K. Mandal, Under Secretary (HFA-V)	M/o HUPA
<u>PSUs AND OTHER ORGANISATIONS</u>		
01.	Dr. M. Ravi Kanth, CMD	HUDCO
02.	Shri D. Subrahmanyam, Senior ED	HUDCO
03.	Shri Sriram Kalyanraman, MD & CEO	NHB
04.	Shri V. Rajan, General Manager	NHB
<u>PROJECT MANAGEMENT/SUPPORT TEAM</u>		
01.	Shri P.K. Agrawal, Lead Housing Finance	PMU, HFA, M/o HUPA
02.	Ms. Nitika Krishan, Lead Affordable Housing and Urban Specialist	PMU, HFA, M/o HUPA
03.	Shri Kiran Avadhanula, Affordable Housing Specialist	SNPUPR, M/o HUPA