

Effect on Quality of life of slum Dwellers due to PMAY In-Situ Slum Redevelopment

Vivek Garg¹, Shraddha Garg²

¹Assistant Professor UTD CSVTU Bhilai, Urban Planning Department

²Block Technology Manager ATMA Bhagalpur

Abstract - Pradhan Mantri Awas Yojana In-situ Slum Redevelopment scheme using Land as Resource approach aims to leverage the locked potential of land under slums to provide houses to the eligible slum dwellers bringing them into the formal urban settlement. The main aim is to provide better pucca house with water connection, toilet facilities, 24x7 electricity supply and access. As the quality of life is being assessed by various indicators and dimensions in which housing is the major issue affecting the quality of life. The aim of the paper is to define the concept of assessment of housing the quality of life index and to define the main indicators for assessment of housing impact on quality of life. Housing quality refers to the physical condition of a person's home as well as the quality of the social and physical environment in which the home is located. Poor-quality housing is associated with various negative health outcomes, including chronic disease, injury and poor mental health.

Key Words: Slum, Poverty, Housing, Health, Hygiene, PMAY

1. INTRODUCTION

The unparalleled growth of slums in urban centres reflects both on the poor housing conditions of a large section of the society and the massive shortfall of affordable homes near economic clusters. Lack of developable land parcels in city centres is one of the significant challenges towards the development of such homes in metros. In order to address all housing associated concerns, the government included a plan to develop existing slums 'in situ' in PMAY, implying on the same land. The approach aims at leveraging the potential of land parcels locked under slums to provide formal urban settlements to slum dwellers by using land as a resource with private participation. "In-situ" slum rehabilitation using land as a resource with private participation for providing houses to eligible slum dwellers is an important component of the "Pradhan Mantri Awas Yojana (Urban) – Housing for All" mission. This approach aims to leverage the locked potential of land under slums to provide houses to the eligible slum dwellers bringing them into the formal urban settlement.

This is not the first time that a housing project is being implemented by the central government. Similar attempts were made by past governments as well. From Indira Awas Yojana (IAY) launched in 1990 to Rajiv Awas Yojana (RAY) in 2009 and a host of different housing schemes in between this period, attempts were made by successive governments to improve basic services, provide tenure security, upgrade existing infrastructure and create new housing units with a vision of creating a 'Slum Free India'. In-situ upgradation should be detailed outlining BLC with upgradation and provision of basic services such as water

Supply, sanitation, sewage, various social amenities etc. Along with this, BLC should be allowed for individual households.

In India out of 4,041 Statutory Towns in Census 2011 Slums reported from 2,543 Towns (63%). Total Slum Enumeration Blocks (SEBs) in Census 2011 is about 1.08 lakh in the country. The largest number of Slum as per EBs reported from Maharashtra (21,359). As per Census 2011, there are 37,072 notified slums are there in the country with 30,846 recognized slums and 40,309 identified slums. There are 137.49 lakh households are living different types of slums all over the India such as 49.65 lakh households are living in Notified slums, 37.96 lakh in Recognized slums and 49.88 lakh in Identified slums.

The problems faced by the people living in the urban areas of India have become major concerns for the government. Slums are considered to be the major issue within many urban areas; problems related to transportation, population, health and safety. Considering today's poor urban environmental quality in India, the majority of families affected by urban development projects are located in slum areas which are under consideration for resettlement and/ or rehabilitation. This study attempts to examine the relationship between housing conditions and the quality of life of the urban poor. Quality of life is measured by various items on self-reported health status, Water Supply, personal safety, Housing Condition, Drainage, social support, and involvement in social activities, which represent these independent but interrelated qualitative dimensions.

2. In situ Houses Sanctioned under PMAY Yojana

In situ Slum Redevelopment			
S.No	Name of the state/UTs	Construction of incomplete houses of old scheme taken up after 2014	Houses sanctioned after 2015
1	Maharashtra	72,557	2,22,303
2	Uttar Pradesh	31,324	8,409
3	Tamil Nadu	40,696	4,880
4	West Bengal	36,101	472
5	Andhra Pradesh	15,820	1617
6	Gujarat	23,119	86,520
7	Karnataka	5,396	23,125
8	Madhya Pradesh	15,719	10,295
9	Rajasthan	28,768	21,908
10	Kerla	7,291	2,118
11	Delhi(UT)	40,580	00
12	Orissa	5,886	18,535
13	Assam	3,469	00
14	Total of 13 State	3,26,726	4,00,182
(Total including state and UTs)		4,04,920	4,52,137

Table -1 House sanctioned under each component of PMAY (U), State-wise till December 2018

Till December 2018, the highest numbers of houses have been sanctioned in Andhra Pradesh, followed by Maharashtra, Gujarat and Karnataka. These four states account for 60% of the houses sanctioned under this component. Under the In Situ Slum Redevelopment vertical, state governments are considering only notified slums to be redeveloped. According to the Census of India,

out of the total slums households, 36.1% are notified. Till December 2018, only 4,52,137 houses have been sanctioned under the In Situ Slum Redevelopment component, out of which 49% of houses are sanctioned in Maharashtra alone, making its share the largest among all states.



Fig -1: An under construction slum relocation site for Pradhan mantra Awas Yojana at Bhuri Tekri in Indore

2. 1. The aspects and components used to measure the quality of life have been listed down in the following table:

PARAMETER	INDICATOR	MEASURING ITEMS
Housing	Type Of Dwelling Piped Water In The House Electricity For Lighting Type Of Sanitation Satisfaction With Dwelling	quantitative data- mean and standard deviation used categoric data and dichotomous data set- % used
Income/GDP Per Person	Income Per Month Satisfaction With Money Available Satisfaction With Standard Of Living Perceived Socio-Economic Status	quantitative data- mean and standard deviation used categoric data and dichotomous data set- % used
Jobs/Employment	Type Of Employment Satisfaction With Working Conditions	quantitative data- mean and standard deviation used categoric data and dichotomous data set- % used
Education	Years Of Education Literacy Rate School Enrolment Rate	quantitative data- mean and standard deviation used categoric data and dichotomous data set- % used
Civic Engagement/ Good Governance	Participation In Elections Satisfaction With Local Government	quantitative data- mean and standard deviation used categoric data and dichotomous data set- % used
Life Satisfaction	comes from within an individual based on the individual's personal values	Perceived Life Satisfaction Perceived Happiness
Housing	Type Of Dwelling Piped Water In The House Electricity For Lighting Type Of Sanitation Satisfaction With Dwelling	quantitative data- mean and standard deviation used categoric data and dichotomous data set- % used
Safety	Crime Rate	quantitative data- mean and standard deviation used categoric data and dichotomous data set- % used
Age, Gender	Respondent's Age Respondent's Gender	quantitative data- mean and standard deviation used categoric data and dichotomous data set- % used

Table -2: Aspects and indicator of quality of life

2. 2. The slum site and PMAY Relocated site have some Life-altering characteristics:

PARAMETER	SLUM SITE	PMAY RELOCATED SITE
Housing	Dwelling- semi-pucca Piped Water- no Electricity- illegal Sanitation- no Satisfaction With Dwelling	Dwelling- pucca Piped Water-yes Electricity-legal Sanitation- toilet and bath in each unit Satisfaction With Dwelling
Income/GDP Per Person	Income Per Month-low Satisfaction With Money Available-no Satisfaction With Standard Of Living- no Perceived Socio-Economic Status-poor	Income Per Month-assumed to be better Satisfaction With Money Available-yes Satisfaction With Standard Of Living- yes Perceived Socio-Economic Status- better
Jobs/Employment	Type Of Employment-rag pickers, labours, daily wage workers Satisfaction With Working Conditions- no	Type Of Employment-labour Satisfaction With Working Conditions- yes
Education	Years Of Education-8-10 Literacy Rate-low School Enrolment Rate-less	Years Of Education-increase Literacy Rate-better School Enrolment Rate-increase
Life Satisfaction	Perceived Life Satisfaction-no Perceived Happiness-no	Perceived Life Satisfaction-yes Perceived Happiness-yes
Safety	Crime Rate- more	Crime Rate- gated community
water	Water supply-No	Piped water supply in each house

Table -3: Present and past indicator of In-Situ redeveloped site under PMAY



Fig -2: An In-Situ Slum Redevelopment (ISSR) Project with 105 houses built in Bharatnagar, Rajkot, Gujarat

3. CONCLUSIONS

The policies aiming to provide better housing and quality of life to all slums. Those proper and regulated basic amenities will be provided them with all required infrastructure. Education and skill development centre to initiate and enhance their skills and create awareness about their livelihood and living conditions so they improve their literacy rate, education is the sole parameter of progress. Community area and open parks for leisure and recreation, a way to build up their social life as well. Measuring housing conditions and their effects on people's well-being is a complex task because there are very few comparable indicators. The proposed system of housing indicators relevant to quality of life includes housing quality, housing environment and housing cost burden indicators.

The government through various schemes previously also tried to relocate slums to suburban area. But the problem is that, when they received an apartment from the government, tried to sell them and again they are coming to slums. It can be identified as a cycle of culture of poverty. Because of their culture or life style they can't take on to new society or new culture. There are evident on this kind of purchasing since last four decades even today also. Hence in situ redevelopment is adopted to use land as source to convert same area in quality housing with providing various amenities to make their life happier.

Rapid growth in the urban population leading to housing shortages and poor urban living conditions is a prime challenge for the government. While analyzing the review of various related literature it was observed that in India, a number of housing programmes have been implemented since independence by different governments. However, these programmes lacked continuity and interconnectedness, which has drawn attention of the earlier researches to assess housing policies and programmes in India.

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