

(c) whether Government has put out the draft rules in public domain for comments, and by when the final Rules would come out given that May 1, 2016 was the date when 69 of 92 Sections of RERA have come into effect?

THE MINISTER OF STATE IN THE MINISTRY OF HOUSING AND URBAN POVERTY ALLEVIATION (RAO INDERJIT SINGH): (a) to (c) In order to establish the Real Estate Regulatory Authority for regulation and promotion of the Real Estate Sector in an efficient and transparent manner, to protect the interest of consumers, and to establish an adjudicating mechanism for speedy dispute redressal, the Ministry of Housing and Urban Poverty Alleviation piloted the Real Estate (Regulation and Development) Act, 2016. Specified Sections of the Act have come into effect from 01st May, 2016.

As per Section 2(g) of the Real Estate Act, 2016 “appropriate Government” is defined as follows:

“appropriate Government” means in respect of matters relating to:—

- (i) the Union Territory without Legislature, the Central Government;
- (ii) the Union Territory of Puducherry, the Union Territory Government;
- (iii) the Union Territory of Delhi, the Central Ministry of Urban Development;
- (iv) the State, the State Government.

As per Section 20 of the Real Estate Act the ‘appropriate Government’ can designate an existing Regulatory Authority or any officer as the regulator until the establishment of the Regulatory Authority.

As per Section 84 of the Real Estate (Regulation and Development) Act, 2016, six months’ time is provided for framing and notification of the Rules by the ‘appropriate Government’ *i.e.* by October 31, 2016.

The Ministry of Housing and Urban Poverty Alleviation being the ‘appropriate Government’ for UTs without legislature, has prepared the draft rules, which have been uploaded on the Ministry’s website on 24th June, 2016 inviting comments/suggestions thereupon.

Construction of houses for urban poor in Tamil Nadu

1216. SHRI TIRUCHI SIVA: Will the Minister of HOUSING AND URBAN POVERTY ALLEVIATION be pleased to state:

(a) the various Central housing schemes that are presently in operation in Tamil Nadu;

(b) the details regarding the cities and towns identified for construction of houses for urban poor under the 'Housing for All' by 2022; and

(c) the details regarding the number of houses built in Tamil Nadu under the 'Housing for All by 2022' Scheme since its inception?

THE MINISTER OF STATE IN THE MINISTRY OF HOUSING AND URBAN POVERTY ALLEVIATION (RAO INDERJIT SINGH): (a) The following Central housing schemes are presently in operation in Tamil Nadu:

- (i) **Pradhan Mantri Awas Yojana (Urban)-** Housing for All [PMAY(U)-HFA] for facilitating housing to all by 2022;
- (ii) **Rajiv Awas Yojana (RAY)** which has been subsumed in Pradhan Mantri Awas Yojana (Urban) Mission; and
- (iii) **Basic Services to the Urban Poor (BSUP)** and Integrated Housing and Slum Development Programme (IHSDP) components of Jawaharlal Nehru National Urban Renewal Mission (JNNURM), which has been extended upto 31.03.2017 for completing on-going work only in the projects sanctioned upto 31.03.2012.

(b) Based on the request received from the State Government of Tamil Nadu, this Ministry has included 191 cities/towns of Tamil Nadu under PMAY (U)-HFA. The details of these cities/towns are given in the Statement (*See below*).

(c) A total of 234 projects (including 15 RAY projects) of Tamil Nadu has been considered for Central assistance for construction of 49379 houses of EWS category under the 'Housing for All by 2022' Scheme since its inception. Construction of 2763 houses has since been completed under the scheme. In addition, 666 beneficiary households in Tamil Nadu have been disbursed subsidy for construction of houses including acquisition of new houses under the Credit Linked Subsidy Scheme (CLSS) of the PMAY(U)-HFA.

Statement

List of Cities/towns of Tamil Nadu included under HFA (Urban) Mission

1. Abiramam	6. Aloor
2. Achanpudur	7. Alwarkurichi
3. Adigaratty	8. Alwarthirunagiri
4. Azhagappapuram	9. Andipatti Jakkampatti
5. Alangudi	10. Aravakurichi

11. Ariyalur	42. Hulical
12. Arumuganeri	43. Ilanji
13. Athanur	44. Illayankudi
14. Authoor (TP)	45. Irugur
15. Attayampatty	46. Jegathala
16. Aygudy	47. Jalagandapuram
17. B. Meenatchipuram	48. Kadathur
18. B. Mallapuram	49. Kalakad
19. Bikkatty	50. Kallidaikurichi
20. Boothipuram	51. Kalugumalai
21. Chennai	52. Kamayagoundanpatti
22. Cheranmahadevi	53. Kambainallur
23. Chettipalayam	54. Kanadukathan
24. Chinnakkampalayam	55. Kanchipuram
25. Chitalapakkam	56. Kandanur
26. Coimbatore	57. Kannamangalam
27. Cuddalore	58. Kannampalayam
28. Devadanapatti	59. Kannivadi (Dindigul)
29. Dhali	60. Kannivadi (Tiruppur)
30. Dharmapuri	61. Kappiyarai
31. Dindigul	62. Karungal
32. Eral	63. Karur
33. Eriodu	64. Kasipalayam (G)
34. Erode	65. Kaveripakkam
35. Erumapatty	66. Kaveripattinam
36. Ettimadai	67. Kayathar
37. Ezhudeesam	68. Keeranur
38. Gangaikondan	69. Kelamangalam
39. Genguvarpatti	70. Kinathukadavu
40. Hanumanthapatti	71. Kolappalur
41. Hosur	72. Kombai

73.	Konganapuram	104.	Nilakkottai
74.	Koothappar	105.	Odaipatti
75.	Kottaiyur	106.	Omalur
76.	Krishnagiri	107.	Orathanadu
77.	Kutchanur	108.	Palani Chettipatti
78.	Kunnathur	109.	Pallapalayam
79.	Labbaikudikadu	110.	Pallathur
80.	Lalpettai	111.	Pannaipuram
81.	Madambakkam	112.	Papanasam
82.	Madathukulam	113.	Paramathy
83.	Madurai	114.	Pasur
84.	Mallasamudram	115.	Pathamadai
85.	Mamallapuram	116.	Peerankaranai
86.	Manamadurai	117.	Peraiyur
87.	Mangalampettai	118.	Peralam
88.	Manimuthar	119.	Perambalur
89.	Marandahalli	120.	Peranamallur
90.	Markayankottai	121.	Periya Negamam
91.	Marungoor	122.	Perumagalur
92.	Melachokkanathapuram	123.	Perungalathur
93.	Melgaram	124.	Perungulam
94.	Mohanur	125.	Pothanur
95.	Nagapattinam	126.	Pudukkottai
96.	Nagercoil	127.	Pudupatti
97.	Nagojanahalli	128.	Pudur (V)
98.	Namakkal	129.	Puduvayal
99.	N-Guduvancheri	130.	R. S. Mangalam
100.	Nanguneri	131.	Ramanathapuram
101.	Naranamallapuram	132.	Ranipet
102.	Nattarasankottai	133.	Salem
103.	Nazareth	134.	Samathur

135.	Sankar Nagar	163.	Thiruvallur
136.	Sathankulam	164.	Thiruvarur
137.	Sawyerpuram	165.	Thiruvidaïmaruthur
138.	Sevugampatti	166.	Thisyanvilai
139.	Singampunari	167.	Thoothukkudi
140.	Sivagangai	168.	Tiruchirappalli
141.	Srivaikuntam	169.	Thirukkoilur
142.	Suchindrum	170.	Tirunelveli
143.	Sulur	171.	Tiruppur
144.	Sundarapandiyam	172.	Tiruvannamalai
145.	Sundrapandiapuram	173.	TNPL Pugalur
146.	Swamimalai	174.	Udangudi
147.	T. Kallupatti	175.	Udhagamandalam
148.	Thadikombu	176.	Uppidamangalam
149.	Thamaraikulam	177.	Uthamapalayam
150.	Thanjavur	178.	V. Pudur
151.	Thedavur	179.	W. Pudupatti
152.	Theni	180.	Vadakarai Keelpidagai
153.	Thenkarai	181.	Vadugapatti
154.	Thenthiruparai	182.	Veerapandi
155.	Thirukkurungudi	183.	Veeravanallur
156.	Thirukkattipalli	184.	Vellore
157.	Thirumalayampalayam	185.	Velur
158.	Thirumuruganpoondi	186.	Vennandur
159.	Thirunindravur	187.	Vilapakkam
160.	Thiruporur	188.	Vilathikulam
161.	Thiruppananthai	189.	Viluppuram
162.	Thiruvalam	190.	Virudhunagar
		191.	Zamin Uthukuli
