

**GOVERNMENT OF INDIA
MINISTRY OF HOUSING AND URBAN AFFAIRS
RAJYA SABHA
UNSTARRED QUESTION NO. 1673**

ANSWERED ON 15/12/2025

UTILISATION OF GOVERNMENT-FUNDED HOUSING UNITS IN DELHI

1673. MS. SWATI MALIWAL:

Will the Minister of HOUSING AND URBAN AFFAIRS be pleased to state:

- (a) the number of housing units constructed in Delhi over the last five years under the Central and State Government programmes, including JNNURM, along with project-wise cost incurred year-wise and scheme-wise;
- (b) the number and location of housing units that remain unoccupied, along with the reasons for the same;
- (c) the details of steps taken to repurpose or reallocate vacant units, including departments involved and beneficiaries targeted;
- (d) the current occupancy rate of repurposed units and challenges faced in utilisation; and
- (e) the measures adopted to prevent future vacancies and improve utilisation efficiency of public housing stock in Delhi?

ANSWER

**THE MINISTER OF STATE IN THE MINISTRY OF HOUSING AND URBAN AFFAIRS
(SHRI TOKHAN SAHU)**

- (a) to (e): 'Land' and 'Colonisation' are State subjects. Therefore, schemes related to housing for their citizens including slum dwellers are implemented by States/Union Territories (UTs) in their respective areas. However, Government of India launched Jawaharlal Nehru National Urban Renewal Mission (JnNURM) in December 2005 for assisting States/UTs by extending Central Assistance for providing houses and related civic amenities to slum dwellers across the country including Delhi. The period of JnNURM was up to March 2012. However, to complete the on-going projects sanctioned up to 31.03.2012, the period was extended, and funds were released up to March 2017. A total of 52,344 houses were sanctioned under 14 projects under JnNURM during 2007-2012 in Delhi, out of which 35,744 have been completed and 4,871 were allotted to the beneficiaries. Government of National Capital Territory of Delhi (GNCTD) has been advised to repair/retrofit and complete the remaining under construction houses of JnNURM in Delhi from its own resources and make them liveable/habitable for the allotment under PMAY-U 2.0 or eligible slum dwellers as per Delhi Slum & JJ Rehabilitation and Relocation Policy, 2015. Unoccupied JnNURM houses in Delhi are in various projects located at Bawana, Baprola, Bhogarh, Sultanpuri, Bhalsswa, Savda Ghevra, Dwarka etc.

Further, Ministry of Housing and Urban Affairs (MoHUA) has been implementing Pradhan Mantri Awas Yojana - Urban (PMAY-U) since 25.06.2015 with an aim to provide all weather pucca houses with basic civic amenities to eligible urban beneficiaries across the country through four verticals i.e., Beneficiary Led Construction (BLC), Affordable Housing in Partnership (AHP), In-Situ Slum Redevelopment (ISSR) and Credit Linked Subsidy Scheme (CLSS). The scheme period has been extended up to 31.12.2025 to complete sanctioned houses without changing the funding pattern and implementation methodology. In Delhi, 29,976 beneficiaries have availed the benefit under CLSS component of PMAY-U. Moreover, the CLSS vertical under PMAY-U ended on 31.03.2022. GNCTD did not submit any proposal under remaining three verticals of PMAY-U. During last five years, ₹144.15 crore, ₹46.85 crore and ₹66.52 crore were released for 6,271, 1,807 and 2,669 houses for CLSS beneficiaries of PMAY-U respectively in FY 2020-21, 2021-22 and 2022-23 for beneficiaries of Delhi.

Based on the learnings from the experiences of implementation of PMAY-U, MoHUA has revamped the scheme and launched PMAY-U 2.0 'Housing for All' Mission with effect from 01.09.2024 for implementation in urban areas across the country to support 1 crore additional eligible beneficiaries in next five years. PMAY-U 2.0 is implemented through four verticals i.e., Beneficiary Led Construction (BLC), Affordable Housing in Partnership (AHP), Affordable Rental Housing (ARH) and Interest Subsidy Scheme (ISS). Under PMAY-U 2.0, Govt. of NCT has signed the Memorandum of Agreement (MoA) with MoHUA for implementation of the scheme and GNCTD is in the process of submission of proposal to MoHUA. In Delhi, ₹4.84 crore has been released for 1,370 beneficiaries under ISS vertical of PMAY-U 2.0 during FY 2025-26.
