

**GOVERNMENT OF INDIA
MINISTRY OF HOUSING AND URBAN AFFAIRS
RAJYA SABHA
UNSTARRED QUESTION NO. 2437
ANSWERED ON 10/08/2026**

**AFFORDABLE RENTAL HOUSING AND GENDER INCLUSION IN URBAN
DEVELOPMENT**

2437. SMT. GEETA ALIAS CHANDRAPRABHA:

Will the Minister of *Housing and Urban Affairs* be pleased to state:

- a) the national progress of the PM Awas Yojana-Urban's (PMAY-U) Affordable Rental Housing Complexes (ARHCs), including gender-inclusive guidelines;
- b) the extension of ARHCs to peri-urban areas in the State of Uttar Pradesh, including efforts to address housing shortages for migrant workers, promote inclusive urban development and ensure access to basic amenities in newly developed residential areas; and
- c) the extension of ARHCs to Auraiya-Etawah's peri-urban areas for seasonal migrant workers, with at least 25 per cent of units reserved for women-headed households?

ANSWER

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

(a) to (c): Ministry of Housing and Urban Affairs (MoHUA) launched Affordable Rental Housing Complexes (ARHCs) as a sub-scheme of Pradhan Mantri Awas Yojana - Urban (PMAY-U) in July 2020 to address the housing need faced by migrant workers, urban poor and informal sector labourers from Economically Weaker Section (EWS)/Low Income Group (LIG) category across the country including Uttar Pradesh. This scheme has been implemented through two models. Under Model-1, a total of 5,783 Government funded vacant houses have been converted into ARHCs, so far. Additionally, proposals for converting 7,413 existing Government funded vacant houses into ARHC units have been processed in the States of Gujarat, Himachal Pradesh, Haryana, Madhya Pradesh and Rajasthan. Further, based on the proposals submitted by States/Union Territories (UTs) under Model 2, MoHUA has approved proposals for construction of 83,298 new ARHC units. Out of total approved units, 40,630 ARHC units have been completed. The State/UT-wise details of ARHCs are at Annexure-I.

Further, based on the learnings of ARHCs, a dedicated vertical of Affordable Rental Housing (ARH) has been provisioned under PMAY-U 2.0 which aims to promote construction of affordable rental housing close to the workplaces of the intended beneficiaries including urban migrants/ industrial workers/ working women/students/urban poor etc. The ARH vertical is implemented through two models:

Model-1: Converting existing Government funded vacant houses into ARH through Public Private Partnership mode or by Public Agencies.

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Model-2: Construct, Operate and Maintain rental housing by Private/Public Entities for urban poor, working women, employees of Industries, Industrial Estates, Institutions and other eligible EWS/LIG families.

As per the scheme guidelines of PMAY-U 2.0, all Statutory Towns as per Census 2011 and towns notified subsequently and areas falling within the boundary of Notified Planning Areas, Notified Planning/ Development area under the jurisdiction of Industrial Development Authority/Special Area Development Authority/Urban Development Authority or any such Authority under State legislation which is entrusted with the functions of urban planning and regulations shall be included for the coverage under the Scheme including ARH vertical. The Scheme Guidelines of PMAY-U 2.0 are available at <https://pmay-urban.gov.in/uploads/guidelines/Operational-Guidelines-of-PMAY-U-2.pdf>.

In this regard, an Expression of Interest (EOI) has been issued by the Ministry for submission of project proposals for construction of new ARH units by all interested Public/Private Entities under PMAY-U 2.0. The web link for EOI is at <https://pmay-urban.gov.in/ARH-EOI.pdf>. So far, based on the project proposal submitted by States/UTs/Private Entities, the Ministry has sanctioned 12,846 ARH units in the country. The Ministry has so far not received any proposal for construction of ARH units from State of Uttar Pradesh.

A. State/UT-wise details of the existing Government funded vacant houses converted into ARHCs for the beneficiaries under Model-1 of the scheme:

S. No.	Name of State/UT	Name of City	No. of vacant houses converted into ARHCs
1	Chandigarh	Chandigarh	2,195
2	Gujarat	Surat	528
3		Ahmedabad	1,376
4		Rajkot	698
5	Rajasthan	Chittorgarh	480
6	Jammu & Kashmir	Jammu	336
7	Uttarakhand	Lalkuan	100
8		Dehradun	70
Total			5,783

B. State/UT-wise details of ARHC units sanctioned and construction completed by Public/Private Entities under Model-2 of the scheme:

S. No	Name of		Name of Entity	Total Units	Construction completed
	State	City			
1	Tamil Nadu	Sriperumbudur	SPR City Estates Pvt. Ltd.	18,112	6,160
2		Sriperumbudur	SPR Construction Pvt. Ltd.	4,994	4,994
3		Hosur	Tata Electronic Pvt. Ltd.	13,500	10,756
4		Chennai	State Industries Promotion Corporation of Tamil Nadu	18,720	18,720
5		Chennai	Chennai Petroleum Corporation Ltd.	1,040	-
6		Chennai	SPR Construction Pvt. Ltd.	5,045	-
7	Chhattisgarh	Raipur	Indian Oil Corporation Ltd.	2,222	-
8	Assam	Kampur Town	Guwahati Refinery Indian Oil Corporation Ltd.	2,222	-
9	Uttar Pradesh	Prayagraj	Indian Oil Corporation Ltd.	1,112	-
10	Gujarat	Surat	Mitsumi Housing Pvt. Ltd.	453	-
11	Telangana	Nizampet	Sivani Infra Pvt. Ltd.	14,490	-
12	Andhra Pradesh	Kakinada	Coastal Developers Pvt. Ltd.	736	-
13		Vizianagram	Coastal Developers Pvt. Ltd.	652	-
Total				83,298	40,630