

GOVERNMENT OF INDIA
MINISTRY OF HOUSING AND URBAN POVERTY ALLEVIATION

LOK SABHA

UNSTARRED QUESTION NO. 4124

TO BE ANSWERED ON AUGUST 10, 2016

REDUCTION IN STAMP DUTY

No. 4124 SHRI SUDHEER GUPTA :
 SHRI BIDYUT BARAN MAHATO :
 SHRI GAJANAN KIRTIKAR :
 KUNWAR HARIBANSH SINGH :
 DR. SUNIL BALIRAM GAIKWAD :

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

- (a) whether the Government has recently written to the State Chief Ministers to reduce stamp duty on registration of houses for poor;
- (b) if so, the details thereof along with the aims and objectives thereto;
- (c) the response of the State Governments thereto, State/UT-wise;
- (d) whether the Government has provided assistance to States for modernization and digitization of land records, if so, the details thereof along with the status thereto, State/UT-wise; and
- (e) the other steps taken/being taken by the Government to promote housing sector in the country?

ANSWER

THE MINISTER OF STATE IN THE MINISTRY OF HOUSING & URBAN
POVERTY ALLEVIATION
(RAO INDERJIT SINGH)

- (a) to (c): Housing for All by 2022 is one of the important agendas before the Government and there is a need to build an enabling environment for catalyzing the market for Affordable Housing through various measures.

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In order to facilitate supply of affordable houses to the targeted segments of the society as well as to increase the stock of affordable houses in the country, all the Chief Ministers of States/UTs have been requested in May, 2016 to consider rationalization of stamp duty or waiver of the same for affordable housing projects.

In addition, the Department of Revenue, Ministry of Finance has written letters to Chief Secretaries of all the States/UTs with a request to consider lowering of stamp duty for mortgage registration to 1% for the first tranche of housing loans and also to exempt affordable housing projects from payment of stamp duty.

(d): The Department of Land Resources is implementing the scheme Digital India Land Records Modernization Programme (DILRMP) under which the States and UTs are provided financial assistance for implementation of various components under the Scheme. The present status of physical and financial progress made in the Scheme as reported by the States/UTs concerned is Annexed.

(e): 'Land' and 'Colonisation' are State subjects, therefore it is the responsibility of States/UTs to ensure housing to all citizens. In order to supplement the efforts of States/UTs and promote the housing sector in the country, this Ministry has launched the Pradhan Mantri Awas Yojana (PMAY) (Urban) with the components - Slum rehabilitation of Slum Dwellers; Promotion of Affordable Housing for weaker sections through Credit Linked Subsidy; Affordable Housing in Partnership with public & private sectors; and Subsidy for beneficiary-led individual house construction or enhancement.

Apart from this, some of the policy/legislative initiatives taken by the Ministry to augment the housing stock in the country are as under:

- The Ministry has started the process to update/revise the National Urban Housing & Habitat Policy (NUHHP), 2007.

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- A 'Template for Preparation of State Housing Policy for Urban Areas' has been released in June, 2016 to assist States in formulating housing policies to address the current requirements of the sector.
- This Ministry is in the process of finalisation of the National Urban Rental Housing Policy in order to create a vibrant, sustainable and inclusive rental housing market in India.
- Approval procedures for housing and construction projects have been simplified and streamlined in consultation with other line Ministries. PMAY(Urban) Guidelines also mandate certain steps in this direction, such as setting up of online single window for construction permits and concept of deemed building permission and layout approval in certain circumstances.
- In order to bring accountability and transparency in the sector for improving governance, for protecting consumer interest, and speedy mechanism for adjudication of disputes, this Ministry has piloted the Real Estate (Regulation and Development) Act, 2016; specified sections of which have come into effect from 01st May, 2016.
- In order to provide a framework for regulation of tenancy for commercial and residential properties, this Ministry has drafted a Model Tenancy Act and shared the same with States/UTs.

STATE: MAHARASTRA

S.No.	District	Villages (No)	CLR Completed	CLR Ongoing	CLR Not Started	No of Villages Mutation Computerized	Issuance of digitally signed ROR	ROR Linkage With Aadhaar Completed	ROR Linkage With Aadhaar Ongoing
1	2	3	4	5	6	7	8	9	10
1	Ahmadnagar	1590	1583(99.56%)	3(0.19%)	4(0.25%)	1580(99.37%)	1(0.06%)	0(0%)	1(0.06%)
2	Akola	1053	1038(98.58%)	2(0.19%)	13(1.23%)	1038(98.58%)	1(0.09%)	0(0%)	1(0.09%)
3	Amravati	1998	1233(61.71%)	722(36.14%)	43(2.15%)	1943(97.25%)	141(7.06%)	0(0%)	7(0.35%)
4	Aurangabad	1351	1275(94.37%)	18(1.33%)	58(4.29%)	1277(94.52%)	13(0.96%)	2(0.15%)	11(0.81%)
5	Bhandara	914	876(95.84%)	4(0.44%)	34(3.72%)	878(96.06%)	0	0(0%)	0(0%)
6	Bid	1364	1167(85.56%)	43(3.15%)	154(11.29%)	1187(87.02%)	12(0.88%)	0(0%)	12(0.88%)
7	Buldana	1434	1386(96.65%)	2(0.14%)	46(3.21%)	1388(96.79%)	0	0(0%)	0(0%)
8	Chandrapur	1808	1684(93.14%)	116(6.42%)	8(0.44%)	1728(95.58%)	0	0(0%)	0(0%)
9	Dhule	688	651(94.62%)	32(4.65%)	5(0.73%)	654(95.06%)	1(0.15%)	0(0%)	0(0%)
10	Gadchiroli	1679	1678(99.94%)	0	1(0.06%)	1678(99.94%)	1(0.06%)	0(0%)	1(0.15%)
11	Gondiya *	951	881(92.64%)	27(2.84%)	43(4.52%)	876(92.11%)	0	0(0%)	0(0%)
12	Hingoli *	712	688(96.63%)	1(0.14%)	23(3.23%)	683(95.93%)	0	0(0%)	0(0%)
13	Jalgaon	1517	1500(98.88%)	1(0.07%)	16(1.05%)	1481(97.63%)	1(0.07%)	0(0%)	0(0%)
14	Jalna	990	985(99.49%)	1(0.1%)	4(0.4%)	983(99.29%)	0	0(0%)	1(0.07%)
15	Kolhapur	1275	1251(98.12%)	11(0.86%)	13(1.02%)	1229(96.39%)	4(0.31%)	0(0%)	0(0%)
16	Latur	950	926(97.47%)	3(0.32%)	21(2.21%)	927(97.58%)	9(0.95%)	0(0%)	4(0.31%)
17	Mumbai (Suburban) *	89	84(94.38%)	2(2.25%)	3(3.37%)	86(96.63%)	0	0(0%)	8(0.84%)
18	Nagpur	1942	1182(60.87%)	649(33.42%)	111(5.72%)	1823(93.87%)	246(12.67%)	0(0%)	0(0%)
19	Nanded	1656	1605(96.92%)	13(0.79%)	38(2.29%)	1572(94.93%)	2(0.12%)	0(0%)	9(0.46%)
20	Nandurbar *	1011	887(87.73%)	0	124(12.27%)	870(86.05%)	4(0.4%)	1(0.1%)	2(0.12%)
21	Nashik	1939	1922(99.12%)	11(0.57%)	6(0.31%)	1910(98.5%)	2(0.1%)	0(0%)	3(0.3%)
22	Osmanabad	738	732(99.19%)	0	6(0.81%)	732(99.19%)	4(0.54%)	0(0%)	2(0.1%)
23	Palghar	1013	937(92.5%)	3(0.3%)	73(7.21%)	934(92.2%)	3(0.3%)	0(0%)	4(0.54%)
24	Parbhani	888	829(93.36%)	52(5.86%)	7(0.79%)	829(93.36%)	0	0(0%)	3(0.3%)
25	Pune	2011	1929(95.92%)	15(0.75%)	67(3.33%)	1911(95.03%)	6(0.3%)	0(0%)	0(0%)
26	Raigarh	1957	1921(98.16%)	8(0.41%)	28(1.43%)	1917(97.96%)	4(0.2%)	0(0%)	6(0.3%)
27	Ratnagiri	1583	1566(98.93%)	11(0.69%)	6(0.38%)	1569(99.12%)	0	0(0%)	4(0.2%)
28	Sangli	730	714(97.81%)	3(0.41%)	13(1.78%)	699(95.75%)	0	0(0%)	0(0%)
29	Satara	1758	1376(78.27%)	375(21.33%)	7(0.4%)	1366(77.7%)	5(0.28%)	0(0%)	0(0%)
30	Sindhudurg	752	745(99.07%)	2(0.27%)	5(0.66%)	730(97.07%)	2(0.27%)	0(0%)	5(0.28%)
31	Solapur	1156	1092(94.46%)	61(5.28%)	3(0.26%)	1128(97.58%)	0	0(0%)	2(0.27%)
32	Thane	1013	946(93.39%)	22(2.17%)	45(4.44%)	966(95.36%)	0	0(0%)	0(0%)
33	Wardha	1405	1396(99.36%)	5(0.36%)	4(0.28%)	1398(99.5%)	159(11.32%)	0(0%)	0(0%)
34	Washim *	797	784(98.37%)	11(1.38%)	2(0.25%)	786(98.62%)	2(0.25%)	0(0%)	4(0.28%)
35	Yavatmal	2146	2069(96.41%)	37(1.72%)	40(1.86%)	2073(96.6%)	7(0.33%)	0(0%)	2(0.25%)
	Total	44858	41518	2266	1074	42829	630	0(0%)	5(0.23%)

FINANCIAL PROGRESS (Release of Funds & Utilization reported) under the DILMP 2008-09 to 2015-16
(As on 31.03.2016)

Sl. No.	States/UTs	Year																Rs. in lakh			
		2008-09		2009-10		2010-11		2011-12		2012-13		2013-14		2014-15		2015-16		Total		Utilization Reported	Unspent Balance
		Funds released	Districts covered	Funds released	Districts covered	Funds released	Districts covered	Funds released	Districts covered	Funds released	Districts covered	Funds released	Districts covered	Funds released	Districts covered	Funds released	Districts covered	Funds released	Districts covered		
1	Andhra Pradesh	3356.60	5			117.64		900.00	1	1131.20								5505.44	13	2204.19	3301.25
2	Arunachal Pradesh					48.60	1											1207.42	3	0.00	1207.42
3	Assam*			1806.12	20	329.63	7							1011.48	2	147.34		2137.56	27	46.68	2090.88
4	Bihar	748.48	2	720.80	3	744.43	5	1623.23	11	1606.67	6	2327.82	11					7771.42	38	5766.85	2004.57
5	Chhattisgarh			553.86	2	414.71	3	1500.00	8	877.00								3345.57	13	1935.62	1409.95
6	Gujarat	715.45	3			5527.24	12			214.07	7	1511.00	4	1641.990	6	2700.00		12309.75	32	8216.66	4093.09
7	Goa																	398.55	2	51.30	347.25
8	Haryana	285.06	2	1374.94	8	2101.48	11			124.95		30.00		99.20		80.00		4095.63	21	2489.00	1606.63
9	Himachal Pradesh	488.95	3	326.82				500.00	4	1004.80		10.78		1949.10	5	50.00		4330.45	12	1938.24	2392.21
10	Jammu & Kashmir**	65.63	2			235.20			7	589.05		333.88	3					988.56	12	795.69	192.87
11	Jharkhand					162.25	4	2227.66	16			117.64						2507.55	20	1172.28	1335.27
12	Karnataka									2451.20	6							2451.20	6	22.56	2428.64
13	Kerala			700.79	3			225.45	4			632.00	4					1558.24	11	1558.24	0.00
14	Madhya Pradesh	1266.33	5	4168.04	15	3031.83		1602.59	7	33.85		47.00		4.86		4.00		10158.50	27	8576.96	1581.54
15	Maharashtra	3693.01	6	788.78		117.64	10	117.00		0.72		1819.01	18					6536.16	34	1673.67	4862.48
16	Manipur	168.53	4															168.53	4	0.00	168.53
17	Meghalaya	431.43	3	192.32	2													623.75	5	78.07	545.68
18	Mizoram					323.72	1	265.24	1	177.81	1	661.31		90.00		119.55		1637.63	3	1518.08	119.55
19	Nagaland	58.97	2			181.63	2	574.54	2			612.49	3			120.00		1547.62	9	1277.62	270.00
20	Odisha	924.27	4	1467.22	3	147.05				41.87	8	7047.62	15					9528.04	30	6750.56	2877.48
21	Punjab	814.17	2			585.61	3			40.28		39.20		1317.00				2796.26	5	1050.09	1746.17
22	Rajasthan			3901.94	4	235.27						4137.34	7					8274.55	11	928.12	7346.43
23	Sikkim	9.36	3			65.70	1	156.84				594.29		116.00				942.19	4	197.15	745.04
24	Tamil Nadu							281.14	2			1101.46	30	1502.00		277.13		3161.73	32	1427.94	1733.79
25	Telangana													8385.21	10			8385.21	10	1111.00	7274.21
26	Tripura	271.68	4			385.65		117.63		820.39	3	57.28		581.73		13.11		2247.47	7	1223.74	1023.73
27	Uttar Pradesh	1346.50	5	70.86		435.13	3				18							1852.49	26	538.35	1314.14
28	Uttarakhand													762.17	13			762.17	13	0.00	762.17
29	West Bengal	3991.55	10	3264.54	9			235.28		39.20								7530.57	19	4679.10	2851.47
30	A & N Islands	25.71	1	28.39		12.15		6.00										72.25	1	53.49	18.76
31	Chandigarh																				
32	D & N Haveli***	24.29	1	33.68		33.68				4.39		3.42				50.00		50.00	0	0.00	50.00
33	Delhi									132.07	1							65.78	1	24.29	41.49
34	Daman & Diu			103.72	2													132.07	1	0.00	132.07
35	Lakshdweep			4.21	1	162.20												103.72	2	68.60	35.12
36	Puducherry	190.00	2	36.93				117.64										166.41	1	166.41	0.00
37	Misc.					80.00		155.00		195.60		-222.69		220.14		437.00		344.57	2	94.23	250.34
Total All States/UTs		18875.96	69	19543.96	72	15478.43	63	10605.24	63	9485.12	50	21308.03	92	18079.43	45	3998.13		117105.42	457	57920.35	59185.07
* committed - The amount will be paid after acquisition of work. Provisionally utilize Rs.32 lakh																					

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**J&K Rs.235.20 lakh the demand draft got cancelled.

***Rs.33.68 lakh got revalidated.

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housingministry @ gmail . com .