



# ADDRESSING POVERTY THROUGH ARCHITECTURAL

<sup>1</sup> Rohit Kumawat , <sup>2</sup> Ar. Prateek Ahirwar

<sup>1</sup>Student , <sup>2</sup>Assistant professor

<sup>1</sup>School of Architecture

<sup>1</sup>IPS ACADEMY, Indore, India

**Abstract :** Providing adequate housing for economically weaker sections (EWS) of society presents a multifaceted challenge that requires careful consideration of various factors, including site suitability, resource availability, and community needs. This abstract explores the importance of integrating surveying techniques into the design process of EWS housing projects to ensure the creation of sustainable and resilient living environments. By accurately assessing land topography, soil conditions, and infrastructure requirements, surveying facilitates informed decision-making and optimal resource utilization. However, the implementation of surveying in EWS housing design is not without its limitations, including resource constraints, technical challenges, and regulatory hurdles.

Despite these challenges, the aim, need, and limitations of surveying in EWS housing design underscore its significance in addressing the housing needs of vulnerable populations.

Through effective collaboration, community engagement, and leveraging technological advancements, surveying can play a vital role in creating inclusive and sustainable housing solutions for economically disadvantaged communities. This abstract highlights the importance of adopting a comprehensive approach that integrates surveying as a fundamental tool in the design and implementation of EWS housing projects, ultimately contributing to the overarching goal of sustainable development and social equity.

**Keywords:** EWS housing design, Sustainable development, Resource utilization, Community engagement.

## I. INTRODUCTION

Few in India can deny that the country is facing an intense crisis due to rising population (with a present population count of 1.21 billion). There severe competition for the nation's limited natural resources is leading to quarrels between states, communities and even families. Our land and water resources are being exploited to the hilt.

Even as sections of India's middle-class struggle with scarcities - it is the poor and vulnerable sections of society who suffer most. Needless to say shortage of adequate housing has and continues to be a gnawing pain for people as well as for the government.

According to Article 21 of the Constitution of India, each and every citizen has a right to shelter where he can live and prosper. Even though shelter is a fundamental right in our country, still a large chunk of our population are homeless and another large chunk live in inhabitable conditions of the slums.

Most of the housings which have come up in our country in the past few decades cater largely to the richer class. Though, there have been a few cases of housings being built for the poor, still they have not been able to address the acute shortage.

The problem is not just that the demand for EWS housing out numbers the supply, inferior quality as well as the mindset of the poor in the country amplifies the issue. Some of the predominant reasons leading to the failure of the initiative of creating adequate housing for the poorer section have been:

- Severe Poverty forces these people to sell off their home and go back to their slums.
- The spaces created don't match with the lifestyle of the poor. In most cases the family size is too large to live a healthy life in the space provided (twenty five square meters).

Most of the Government policies, fall short beyond a point and fail to benefit the segment that it is supposed to focus at. The City and Town Planning schemes which are proposed for the future, do not have any reference about the existence of a large population of slum dwellers in our country. For example the whole proposal of Mumbai being converted into Shanghai was made without any reference to the fact that around 50% of Mumbai's population lives in the slums (A Bombay First - McKinsey Report, 2003).

This study aims at identifying the present scenario of EWS housing in India. As well as, point out the perceived ambiguity behind the present understanding and evolution of EWS housing. It aims at answering the following questions: Article 11(1) of ICESCR (International Covenant on Economic, Social and Cultural Rights) "The States Parties to the present Covenant recognize the right of everyone to an adequate standard of living for himself and his family, including adequate food, clothing and housing, and to the continuous improvement of living conditions. The States Parties will take appropriate steps to ensure the realization of this right, recognizing to this effect the essential importance of international co-operation based on free consent." This particular article contains seven essential components which defines the concept of adequacy. They are:

- Legal security of tenure
- Availability of services, materials, facilities and infrastructure.
- Affordability
- Habitability

- Accessibility
- Location
- Cultural adequacy

### 'How far do EWS housing schemes fulfill the needs of its users?'

'Are the EWS housing schemes successful?'

'How the spaces designed for the EWS changes over the years?'

#### SCOPE

The study will explore few of the EWS housing schemes which are implemented in India. A basic understanding of EWS housing, why it is needed and the main problems faced by this field would be discussed.

Understanding the gaps at the various levels, that is, the policy level, the design proposals and their implementations would be discussed.

Identifying the gaps in what the end user requires and what the scheme provides. Thus, evolution of the housing spaces over the years, to fulfill or suit the lifestyle of the resident.

The study will include a basic understanding of the services and amenities provided along with the housings, as it is a very important aspect when it comes to housing the poor.

#### LIMITATIONS

The study is limited to an urban level.

The study will focus on the EWS housings, built under the Government schemes designed by architects.

The aspect of slums is not included in this study.

Due to the limited amount of time, the area of case studies is restricted to various parts of the city of Indore only.

## II. EWS HOUSING

### WHAT IS EWS HOUSING?

The EWS or Economically Weaker Sections of the society are defined on the basis of their income level. In India, according to the Ministry of Urban Development, all those people whose monthly income is within Rs.5000, belong to the EWS category. It is observed that this section of the population faces an acute problem in housing. This is because, the people are too poor to buy houses in the cities and the cities on the other hand cannot suffice without these people.

### HISTORICAL OVERVIEW

With the onset of the Industrial Revolution, more and more people started migrating from the rural areas to the cities in search of jobs. These people, in most cases, worked as the laborers in the factories with little income. Thus, they lived near their places of work, that is, around the unhealthy environment of the industries in unpleasant conditions. The condition of the factory workers was pitiable with unhygienic and squalid living conditions. Slums and squatter settlements thus, came into existence (Abrams, 1945).

It was during this time when various reform movements introduced light wells, better sanitation and other design improvements for tenement housing. In 1898, Ebenezer Howard proposed the Garden City concept for a better planned healthier city.

In the Indian context, one of the first governing bodies to be set up was the Improvement Trust, which was involved in developing the cities. These Trusts cleared the slum areas and built houses to rehabilitate the people.

Town planning laws emerged in the early 1900s which aimed at mending a few unpopular practices of the Improvement Trusts. Finally, after independence the Planning Commission of India formulated the Five Year Plans which deals with the country's budget allocations in various sectors.

### NEED FOR EWS HOUSING

With rapid urbanization, increase in labor mobility and a shift from agrarian economy to industrial economy there is a shortage in housing for the EWS. The total housing shortage at the end of tenth plan has officially been assessed as 25 million dwelling units for 67.4 million households. 98% of this shortage was in the Low Income and Economically Weaker Sections (EWS) segment. The situation even at the end of 11th Plan, despite efforts envisaged to be implemented, did not improve, but rather is expected to escalate to 26.53 million houses for 75.01 million households.

A number of housing clusters have mushroomed in and around various metropolitan centers in haphazard and unplanned manner, without a proper layout and devoid of service lines and other essential facilities. Therefore, these unplanned settlements need to be catered and effective housing should be provided to people living in such dilapidated housing condition. (Ministry of Housing and Urban Poverty Alleviation, UNDP, 2009).

## MAJOR ISSUES OF EWS HOUSING

Non availability of developed land and ineffective land management.

As the housings should be affordable, the land on which the housings would be constructed has to be of a more affordable cost. This would be possible only if it is located in the suburbs. This would again create an issue as the people would not be able to bear the travelling cost to the city where, they would have to come as their sole occupations are situated in the urban centers itself.

"Housing defined as being a package of multiple characteristics including location, tenure, size, infrastructure etc. - compromise is made mainly on locations and size. The issue of affordability, especially for the poor is closely linked with location of housing."

- Inadequate Financial facilities.

There is a lack of fiscal incentives to encourage housing sector in general. This sector does not get the preferred funding treatment from financial institutions for not being defined as an

"industry". There should be suitable financial concession for developing the housing sector and special financial incentives should be given for the housing the EWS.

## POLICIES REGARDING THIS ISSUE

The Indian Government has formulated various policies for housing the poorer sections of the society. Many of these policies have been relatively successful in providing some amenities for the poor, whereas few of them have been quite a failure.

## CONSTITUTIONAL PROVISIONS

Article 21 of the Constitution of India (Right to Life)

No person shall be deprived of his life or personal liberty except according to procedure by law.

The Article 21 of the Constitution of India states that the right to shelter is a fundamental right of every human being. For a human being, the need for a shelter is not ensured by meeting only the animal needs of a man. It is ensured only when he is assured of all the facilities to benefit himself and grow, for example, food, water, decent environment, education, medical care and shelter.

Supreme Court decisions on Right to Housing

"The right to life would take within its sweep the right to food, the right to clothing, the right to decent environment and a reasonable accommodation to live in. The difference between the need of an animal and a human being for shelter has to be kept in view. For the animal, it is the bare protection of the body, for a human being it has to be a suitable accommodation, which would allow him to grow in every aspect - physical, mental and intellectual. The Constitution aims at ensuring fuller development of every child. That would be possible only if the child is in a proper home."

Article 11(1) of ICESCR (International Covenant on Economic, Social and Cultural Rights)

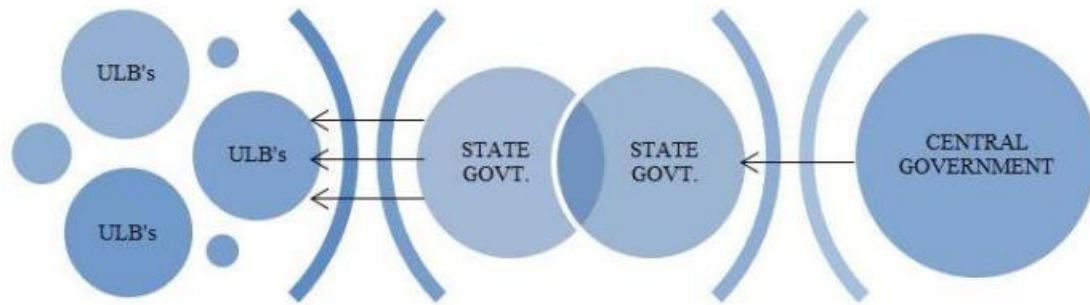
"The States Parties to the present Covenant recognize the right of everyone to an adequate standard of living for himself and his family, including adequate food, clothing and housing, and to the continuous improvement of living conditions. The States Parties will take appropriate steps to ensure the realization of this right, recognizing to this effect the essential importance of international co-operation based on free consent." This particular article contains seven essential components which defines the concept of adequacy. They are:

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  - Accessibility
  - Location
  - Cultural adequacy

## THE GOVERNMENT POLICIES

National Urban Housing and Habitat Policy (NUHHP), 2007 The National Urban Housing and Habitat Policy, 2007 aims to ensure equitable distribution of land, shelter, and services by promoting "various types of public-private partnerships (PPP) for realizing the goal of affordable housing for all." (Jarvis, 2008). The NUHHP outlines the responsibilities of governing bodies at various levels involved in housing the poor. They can be categorized into three heads:

- Central Government -to guide the state governments on planning and regional development, economically viable housing models.
- State Government - formulating the State Urban Housing and Habitat policies. It also acts as a facilitator to the ULB"s.
- ULB (Urban Local Bodies) - to implement the central and state housing schemes and ensure adequate provisions for EWS/LIG groups.



Areas of action of NUHHP, 2007:

- Every housing project, should have 10-15% of land or 20-25% FAR (whichever is greater) reserved for EWS/LIG.
- The EWS/LIG housings should be made affordable for its users.
- The legal procedure should be streamlined and simplified for better understanding.
- The final area of action is involved in slum improvement and upgradation.

#### ANALYSIS OF THE GOVERNMENT SCHEMES

Though the government policies aim towards alleviating poverty and providing adequate housing to all, but there are various loopholes in them.

Some of the major pitfalls in the above stated housing policies are as follows

- The NUHHP 2007 addresses shelter to be a need but does not recognize housing to be a 22 fundamental right. “Whereas shelter tends to denote merely a covering over one’s dwelling place and minimal protection from nature’s elements, housing constitutes a broader concept of essential components that comprise one’s living situation and contribute significantly to the impact on one’s quality of life”. (Jarvis, 2008). Thus, the government cannot be held responsible, and charged with the obligatory duty, if it fails to provide housing to all, in the context of human rights.
- According to the policy 10-15% of land or 20-25% of FSI, whichever is greater, should be reserved for the EWS and LIG category while designing a housing complex. it is evident that 99% of housing shortage pertains to the EWS and LIG sectors. Therefore, the policy would be insufficient even if the whole of the 20-25% of FSI is given to the EWS as it would not be able to fulfill the acute shortage.

#### Analysis of JNNURM Guidelines for Affordable Housing

The main objective of JNNURM is to:

“To provide stimulus to economic activities through affordable housing programs in partnership. Its immediate objective is employment generation to the urban poor. The Scheme will also strive to ensure equitable supply of land, shelter and services at affordable prices to all sections of society, and thereby to prevent the growth of slums in urban areas.”

The people belonging to the EWS category cannot travel to far off places in search of employment as their finances do not allow them to. Even then, according to the JNNURM guidelines the only requirement for the selection of a site for such housing is that it has to be 25 within the municipal limits. It can be anywhere on the periphery or outskirts of the city. By allowing such locations, the whole point of providing affordable housing is a failure.

To make such housings affordable, it is provided to the EWS at loans which permits repayment in monthly installments. The guidelines state that these amounts should be within 30-40% of the monthly income of the buyer. (Ministry of Housing & Urban Poverty Alleviation, 2000). The monthly income of an EWS is Rs.5000. If 40% of such a small amount is given away every month for the repayment of loan, then how does a person lead his life in an urban area where the cost of living is quite high.

For private developers to get involved in this field, the Government grants additional FAR, allows conversion of land-use etc. (Ministry of Housing & Urban Poverty Alleviation, 2000). Increasing the FAR, means increasing the built-up area, which in turn would mean a higher structure. Now, it is of common knowledge that the EWS, mainly consisting of the slum dwellers are more accustomed to live closer to the ground. They find it difficult to cope with a high-rise as even the lift maintenance charges are high.

It is true that India requires a large number of affordable housings and having a public-private partnership in this process would be very beneficial. But, the present approach of the government towards private participation in this field is somewhat like a “special offer” scheme with incentives and profits. The issue of housing shortage is a matter of national concern and should be

dealt with a more strict approach.

City	City's area in sq km (2001).	% of city's land area: range under different FAR/FSI options:
Mumbai	437	6.12 to 8.50
Delhi	1483	0.52 to 0.93
Kolkata	185	3.27 to 4.09
Chennai	174	2.43 to 3.20
Bangalore	225	0.79 to 1.87
Hyderabad	173	1.50 to 4.22
Ahmedabad	198	0.99 to 2.37

The above table shows that slums can get rehabilitated within the premises of the city, as the area required for this purpose is very less. So, relocation and rehabilitation of slums is possible in the city itself. It does not need to be pushed to the outskirts or periphery. Contradictory to this, one of the main objectives of the JNNURM guidelines is to somehow get land for affordable housing. Hence, it allows the site to be located on the outskirts or if within the city then offers attractive incentives such as additional FAR, TDR rights etc.

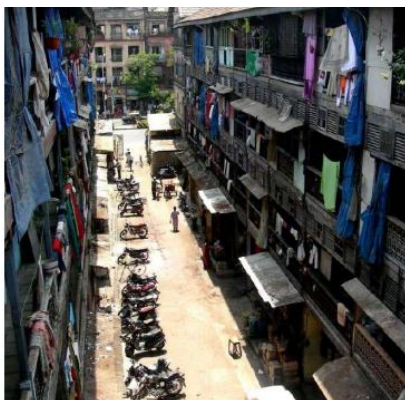
### III. THE CASE OF MUMBAI INTRODUCTION

Mumbai, being the commercial capital of India, has always attracted people from all over the country in search of livelihood. The combined effect of in-migration with severe land shortage has resulted in Mumbai having one of the most expensive real estate in the world. As a result the city faces acute housing shortages. Slums and squatters are situated all over the city which house almost 50% of Mumbai's population and take up only 8% of the city's land area. (Nikhil Anand, 2007).

Year	Total population of Bombay (in lakhs)	Year (slum census)	Slum population	Share of slum population in total population
1951	29.67	1951	-	-
1961	41.52	1961	4.98	12%
1971	59.71	1968	10.00	20%
1981	82.42	1976	32.50	41%
1991	99.00	1981	42.00	51%
2001	119.90	2001	75.00	63%

#### History of housing the poor in Mumbai Colonial era

During the colonial era, Bombay became a very important trading port. People from the interiors of Maharashtra started migrating into the city in search of a job. The Indian traders, set up buildings just outside the walled city for the labors and other workers to stay. These buildings came to be known as the Wadis, which consisted of single rooms lined along a common corridor, with common toilets at the ends.



#### Mid-nineteenth century

The cotton boom followed by the rapid growth of mills drew large populations from the rest of the country into a city ill-equipped to deal with them. It was during this period when chawls came into existence. Chawls comprised of several single units, all strung along one common access corridor leading into the shared toilet. These were very high density structures with densities as high as 3000 persons/hectare.

- First Slum Clearance Plan, 1956

Bombay's first Slum Clearance Plan was passed in 1956. This authorized aggressive bulldozing

and eviction of the poor from the reclaimed government lands. (Burra, 2003). There was no sort of resettlement or rehabilitation provided to the evicted slum dwellers.

- Maharashtra Slum Areas Act, 1971



In 1971, the state government passed the Maharashtra Slum Areas (Improvement, Clearance and Redevelopment) Act. A census of the slum dwellers was carried out and identity cards were issued to the slum dwellers. This act stated that if a slum needs to be removed for public purposes, then the slum dwellers need to be resettled somewhere else.

## CASE STUDIES

### 1. ARTIST'S VILLAGE (Belapur Housing)

#### Introduction

The Belapur Housing, generally known as the Artist's Village, was a project done by CIDCO in Navi Mumbai. It is called the Artist's Village because it was proposed to be a residential complex for mainly the artists. Being situated so far away from the main centre of Mumbai, very few artists were interested in buying these houses. As a result the sale of these houses was finally opened for the public, and not just restricted for artists. Located on six hectares of land, this project attempts to demonstrate how high densities can be easily achieved within the context of a low-rise typology. The site plan was generated by a hierarchy of community spaces. Each of these houses is on its own piece of land, so that the families can have the advantage of open-to-sky spaces. "This housing project offers the quality of life of a village with the sophistication of a city. Each cluster permits the emergence of a hyperlocal community feeling, while integrating each house to the whole settlement at different levels. The hierarchy itself is very organic."



#### Project Data:

Year of construction: 1986

Architect: Charles Correa

Developer: CIDCO

Land Area: 5.4 hectares

Built up Area: 33000 sqmt (approx.)

Number of Dwelling Units: 550 (approx.)

Density: 100units/hectare (500 people/hectare)

Height: Ground+1 storey

FSI (Floor Space Index) consumed: 0.5 to 0.6

#### Objectives

The project had one overriding principle: each unit would have its own individual site to allow for expansion. The scheme catered to a wide range of income groups, from the lowest with budgets of Rs.20,000, to middle income groups (unit costs Rs.30-50,000), upto upper income levels with unit cost around Rs.1,80,000. 32 "Belapur makes a statement which combines those principles Correa believes to be most important in housing, namely: Equity, Incrementality, Pluralism, having Open-to-Sky spaces and Disaggregation of spaces to allow for participation in forming one's own environment, and to facilitate income generating activities."

#### Site allocate

The site, a 5.4 hectares land area, in Belapur, is situated 2kms from the centre of New Bombay. It is set in the midst of the Belapur hills. The clusters are arranged in such a way that the neighborhood spaces open to a small stream which runs through the centre of the site. This stream drains the surface water during the monsoon rains.

#### Design Proposal

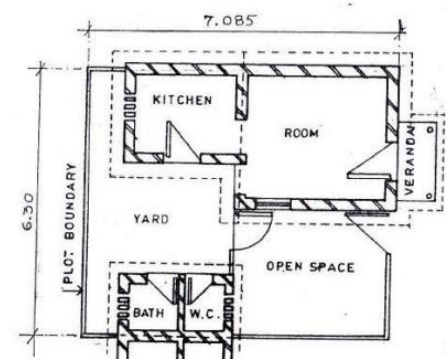
The architect, Charles Correa, through this project demonstrated how high densities (500 persons per hectare, including open spaces, schools, etc.) can be achieved within the context of a low-rise typology.

#### Household level planning

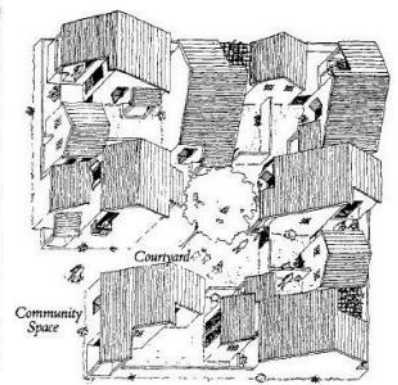
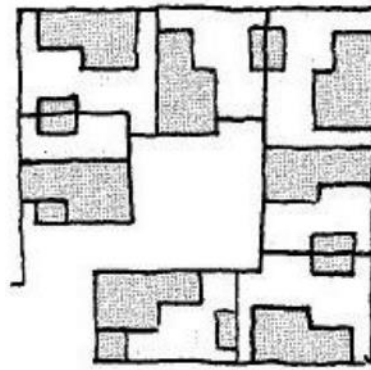
Each house was sited on its own piece of land. Only two of the sides had mandatory setbacks to follow, the other two sides could be built right upto the boundary line.

Windows and other openings were permitted on any external wall that abutted the courtyard, but none opened onto a neighboring house. Therefore, each house was freestanding and did not share any walls with its neighbors, making it truly incremental

The layouts of these houses were simple, so that they could be built and extended by traditional masons and craftsmen, thus generating employment in the bazaar sector of the urban economy

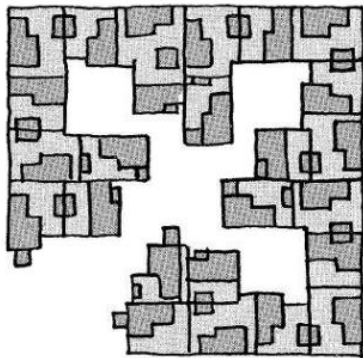


Statement of Areas	Plot Area	46.25sqm.
	Built-up Area	26.55sqm.
Description	Carpet Area (sqm.)	
Living Room	11.86	
Kitchen	4.99	
Bath and W.C.	2.87	
Verandah	1.62	
Total	21.34	



#### Cluster level planning

The low-rise high-density scheme utilized a cluster arrangement around small community spaces. At the smaller scale, seven units were grouped around an intimate courtyard of about 8 X 8 metres.

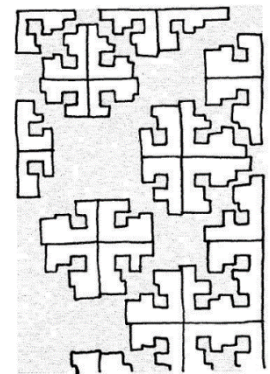


#### Sector level planning

Three of such clusters were combined to form a larger module of 25 houses surrounding an open space of 12 X 12 metres (including an additional 4 houses located at the open corners).

#### Sub-Urban level planning

Three of such larger modules were interlocked to define the next scale of community space, approximately 20 X 20 metres. The spatial hierarchy continued till the neighborhood spaces were formed, where the schools and other public-use facilities were located.



## 2. SANGHARSH NAGAR (Slum Rehabilitation Project)

### Introduction

The Sanjay Gandhi National Park, situated in the northern part of Mumbai, has a large number of slums situated along its fringes. In the year 1995, the Bombay Environmental Action Group filed a Public Interest Litigation for the eviction of the slum dwellers from the national park. It was at this time when a NGO, named Nivara Hakk, came into the scenario and it demanded that the poor, be properly rehabilitated. But, the state government could not locate any land for this purpose. In 1999, Nivara Hakk proposed a rehabilitation project at Chandivili, Mumbai which would house 33000 of these slum dwellers on 34 hectares of land. The state government approved the project in 2000 and the construction began. 50 "This housing project underlines the relationship of social movements, democracy, architecture and urban planning. With a long fight against forced evictions and active participation in rehabilitation planning, the residents of the area successfully exercised their fundamental right of living as dignified citizens.



### Project Data:

Year of construction: 2007

Architect: P.K.Das and Associates

Developer: Sumer Corporation

Land Area: 313621sqmt. (34hectares)

Built up Area: 658604 sqmt.

Number of Dwelling Units: 18362

Density: 550units/hectare

Height: Ground+7 storeys

FSI (Floor Space Index)

consumed: 2.1

Cost of project: Rs.40,000 lakhs

**Objectives**

The main objective of this design project was to provide a habitable housing along with other community and commercial facilities to the slum dwellers of Sanjay Gandhi National Park.

**Site allocate**

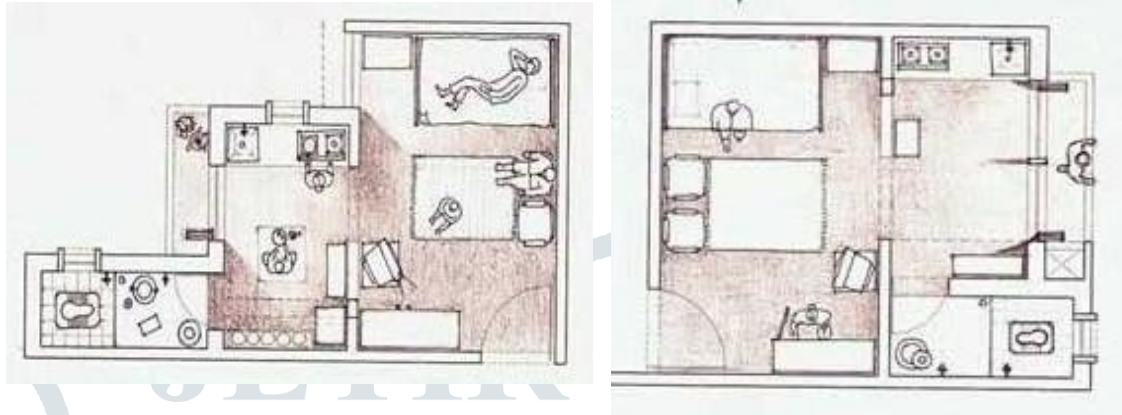
The site, a 34 hectares land area, in Chandivili, is situated 10kms to the south of Sanjay Gandhi National Park. It has a very central location in the city of Mumbai. Previously used as a quarrying zone, had large craters in the land before construction.

**Design Proposal**

The architect, Mr.P.K.Das proposed a design which would substantially suit the lifestyle of the EWS, keeping in mind the SRA guidelines. He designed Sangharsh Nagar to be an all-inclusive, self-sustaining township.

**Household level planning**

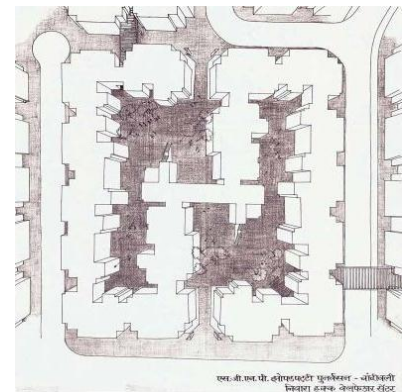
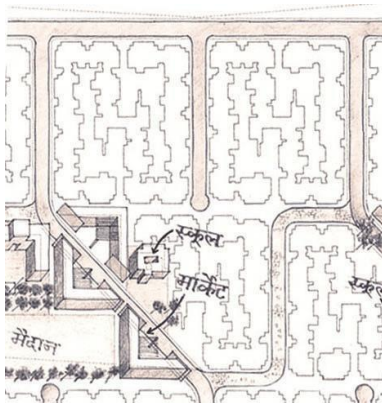
Each individual household would be a well-lit and ventilated 22.5 sqmt area space. It consisted of a room, a kitchen, a toilet and a balcony. The balcony was provided to be a place for household work and convenience. The windows were designed to allow more light into the house. The balcony would allow easy access to the bathroom shaft hence facilitating easy maintenance.



Statement of Area		
Description	Carpet Area (sqm.)	Area
Room	12.75	
Kitchen	6.47	
Bath & W.C.	2.58	
Verandah	1.06	
Total	22.86	

**Cluster level planning**

Each cluster would consist of 550 houses and 16 units for the common facilities, such as, balwaris, welfare centres, society offices and crèches. There would be a central court which would provide light and ventilation. The common units would be around this court. Entrance to each building would have to have a sitting area or „Baithak“. The cluster would be surrounded by motor able roads on three of its sides and pedestrian connections to the next cluster on the remaining side. It was proposed to have low-rise clusters, that is, ground+four storeys.



**Sub-Urban level planning**

Along with designing individual dwelling units for the people he even provided a list of amenities needed by the EWS to uplift their condition.



## Design Implemented

The Sangharsh Nagar project, which finally got implemented, differs drastically from what was proposed. During a first-hand survey of the area it was observed that the original design has been reduced to one driven by the profit-making motives of the developer.

## IV. CONCLUSION

After studying the various government policies and reviewing a few case studies of housing for the lower income, the following conclusions were derived at. The conclusions are sub-divided under the following heads:

### POLICY INITIATIVES

- **Reviewing the existing policies**

Most of the policies which have been drafted by the government for housing the lower income have not been very successful. This is mainly because of the various shortcomings and mismatches between the different policies. For example, though the Article 21 of the Constitution states that every human being has a fundamental right to a shelter, the NUHHP addresses housing as a need but not a right.

- **Micro-level approach**

The JNNURM guidelines and the Five Year Plans give various welfare housing schemes. But, the truth is that these schemes meet a very tiny share of the demand and that also in very few parts of the country. The success of such schemes is localized. One of the main reasons for this failure is that these guidelines look into the issue at a very general level. What is more important is to have a micro-level approach with a mention of all the minute requirements for housing the poor.

- **Provision of Incrementality**

SRA buildings usually offer no possibility for residents to make their homes larger to accommodate growing families or paying tenants. It is always advisable to have some sort of incrementality when it comes to housing the poor. The people add on to their houses as their finances increase.

- **Bridging the gaps in the policies**

It is observed that most of the policies regarding the issue of housing the poor have considerable gaps in them due to which it is not able to achieve its ultimate goal. Therefore, the policy makers should devise methods which would aim at solving these issues in a simplistic way.

### AFFORDABILITY INITIATIVES

The housings for the EWS need to be affordable. It was seen in the previous case studies, how the developer changed the proposed designs in order to make it more affordable. Therefore, there should be an attempt to make these projects more affordable.

- **Bringing down the miscellaneous expenses**

Miscellaneous expenses, which include the cost of building materials, construction labor, outdated technologies, high capital cost due to long-drawn construction process increases the cost of constructions. Various fees and taxes payable by the developer during production process increase the cost still further. When it comes to affordable housing, to bring down the cost, it is not always necessary to compromise with the size and the location. Each of the factors mentioned in the above statement can be reviewed individually and these can bring down the cost considerably.

- **Use of durable and reasonable priced materials**

Such projects should be built using locally available construction materials. This would not only bring down the cost of construction but even help in booming the economy. For example, extensive use of bamboo, hand-made tiles, and locally available stones can be used.

### MAXIMIZING INVOLVEMENT

- **Role of an architect**

In our present times, it is generally observed that architecture has become an occupation which is driven by the rich. Architects should realize their social responsibilities and contribute to these sectors. The study showed various gaps at the policy, proposal and the implementation level. By having an effective design solution, all these gaps, if not abolished, at least can be reduced. Thus, a greater „pro-poor“ approach by architects would help in alleviating this issue of housing the EWS.

- **Community Participation**

The target people should be involved in the planning process of these housings. On doing so the needs of the people would be understood better. This would help in getting a better planned habitable space for the people to stay in.

### SUCCESSFUL OR UNSUCCESSFUL?

From the case studies discussed in the previous few chapters, it is evident that the EWS housing schemes implemented have not been a very great success as they do not completely fulfill all the requirements of its users. Out of the three schemes discussed, each scheme has its own drawback. Maybe, at a household level they still have fared better, but the poor condition of the common amenities has been a major issue.

The deviations at every stage of execution of an EWS housing scheme is the main reason for it not being able to fulfill its ultimate aim of uplifting the people for whom it's built. For example, in the case of Sangharsh Nagar, the vision of the architect was to rehabilitate the people by giving them various community facilities and a good quality habitable place to dwell. But, the execution happened in such a way that what came up in the end failed to fulfill the needs of the users. Therefore, so as to have a successful EWS housing scheme, the first step would be to review the existing policies, and have a pro-poor approach while formulating laws and policies for the future.

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