

MANIPAL UNIVERSITY

SEVENTH SEMESTER B. ARCH. DEGREE EXAMINATION – FEBRUARY 2016

SUBJECT: ARC 405 – HOUSING
(2010 SCHEME)

Wednesday, February 17, 2016

Time: 10:00 – 13:00 Hrs.

Max. Marks: 50

- ✍ Answer any FIVE questions.
✍ Answer all parts of a question.

- 1A. What were the objectives of ULCRA? How did the implementation of this act lead to a shortage in supply of land in the cities?
1B. Why is housing as an economic activity considered an engine of growth for our nation? Also describe “Hedonic pricing mechanism” in housing market.
(5+5 = 10 marks)
2. The Indian Government’s attitude and approach towards housing has evolved ever since the country’s independence. Elaborate on this evolution in stages.
(10 marks)
- 3A. Discuss the features of Dharavi as a self-sustainable slum. Explain why the proposals by the government have failed in the case of Dharavi.
3B. Compare key features of housing micro-loans against housing loans of formal credit institutions.
(5+5 = 10 marks)
- 4A. Differentiate between the terms “housing need” and “housing demand”. Also describe the factors that affect housing supply.
4B. What are some of the concerns of the stakeholders – namely the government, real estate developers and financial institutions – with respect to affordable housing projects?
(5+5 = 10 marks)
- 5A. Give a brief outline of the changes in the National Housing Policy over time. Discuss the salient features and initiatives of NUHHP.
5B. How does Census of India define a house and a household? How is housing shortage calculated?
(5+5 = 10 marks)
6. Write short notes on:
6A. Aided Self-help housing
6B. BSUP
6C. Role of Co-operative societies in housing
6D. Housing bubble characteristics
(3+3+2+2 = 10 marks)

