

Report on Evaluation Study of the Scheme of “Qaumi Waqf Board Taraqqiati Scheme” & “Shahari Waqf Sampatti Vikas Yojana”

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ABBREVIATIONS

CCF	Centralized Computing Facility
CWC	Central Waqf Council
GIS	Geographic Information System
GoI	Government of India
GPS	Global Positioning System
IT	Information Technology
MoMA	Ministry of Minority Affairs
NAWADCO	National Waqf Development Corporation Limited
NIC	National Informatics Center
QWBTS	Qaumi Waqf Board Taraqqiati Scheme
SWB	State Waqf Board
SWSVY	Shahari Waqf Sampatti Vikas Yojana
UT	Union Territory
WAMSI	Waqf Assets Management System of India

TABLE OF CONTENTS

EXECUTIVE SUMMARY	13
CHAPTER 1 INTRODUCTION	22
1.1 Overview of the Study	23
1.2 Overview of the Schemes	24
1.2.1 Qaumi Waqf Board Taraqqiati Scheme (QWBTS)	24
1.2.2 Shahari Waqf Sampatti Vikas Yojana (SWSVY)	29
1.2.3 Major Stakeholders Involved in the Scheme Implementation	31
1.3 Objectives of the Study	32
CHAPTER 2 STUDY METHODOLOGY	33
2.1 Selection of States	34
2.2 Study Phases	35
2.3 Data Collection Overview	36
2.4 Technical Approach	36
2.5 Sample for the Analysis	38
CHAPTER 3 QAUMI WAQF BOARD TARAQQIATI SCHEME	39
3.1 Whether all the Objectives of the Scheme has been met	40
3.1.1 Computerization of records	40
3.1.2 Strengthening of SWBs	49
3.2 Challenges being Faced by SWBs in the Implementation of the Scheme	54
3.3 How Effective (Impact) is the Operation of the Scheme in the SWBs	55
3.4 Development of the SWB Properties	64
3.5 Encroachment and Retrieval of Waqf properties	68
3.6 Impact of Scheme on Employment	70
3.7 Modification in the Scheme and Mode of Implementation Suggested by SWBs	73
CHAPTER 4 SHAHARI WAQF SAMPATTI VIKAS YOJANA	77
4.1 Whether the Scheme has met all the Objectives	78
4.2 Challenges Being Faced by the SWBs in the Implementation of the Scheme	83
4.3 How Effective is the Operation of the Scheme in State/UT Waqf Boards	94
4.4 Whether the Waqf Properties are Developed from the Loan Assistance of CWC	105
4.5 Whether the Income of the Developed Properties have been Augmented	107
4.6 Whether the Scheme has Helped in Enlarging the Welfare Activities and Generating Employment	108
CHAPTER 5 STATE WISE ANALYSIS	113
5.1 Bihar State Sunni Waqf Board (BSSWB)	114
5.1.1 Qaumi Waqf Board Taraqqiati Scheme	114
5.1.2 Shahari Waqf Sampatti Vikas Yojana	124
5.1.3 Case Study of Daudi Waqf Estate	124
5.2 Bihar State Shia Waqf Board	125
5.2.1 Qaumi Waqf Board Taraqqiati Scheme	125
5.3 Gujarat State Waqf Board	134

5.3.1 Qaumi Waqf Board Taraqqiati Scheme	134
5.3.2 Shahari Waqf Sampatti Vikas Yojana	142
5.4 Haryana State Waqf Board	143
5.4.1 Qaumi Waqf Board Taraqqiati Scheme	143
5.4.2 Shahari Waqf Sampatti Vikas Yojana	151
5.5 Himachal Pradesh Waqf Board	152
5.5.1 Qaumi Waqf Board Taraqqiati Scheme	152
5.5.2 Shahari Waqf Sampatti Vikas Yojana	158
5.6 Kerala State Waqf Board	159
5.6.1 Qaumi Waqf Board Taraqqiati Scheme	159
5.6.2 Shahari Waqf Sampatti Vikas Yojana	167
5.7 Manipur Waqf Board	167
5.7.1 Qaumi Waqf Board Taraqqiati Scheme	167
5.7.2 Shahari Waqf Sampatti Vikas Yojana	175
5.8 Odisha Board of Waqf	175
5.8.1 Qaumi Waqf Board Taraqqiati Scheme	175
5.8.2 Shahari Waqf Sampatti Vikas Yojana	185
5.9 Punjab Waqf Board	185
5.9.1 Qaumi Waqf Board Taraqqiati Scheme	185
5.9.2 Shahari Waqf Sampatti Vikas Yojana	193
5.10 Assam Board of Waqf	193
5.10.1 Qaumi Waqf Board Taraqqiati Scheme	193
5.11 Karnataka State Board of Waqf	201
5.11.1 Qaumi Waqf Board Taraqqiati Scheme	201
5.11.2 Shahari Waqf Sampatti Vikas Yojana	211
5.12 Maharashtra State Board of Waqf	211
5.12.1 Qaumi Waqf Board Taraqqiati Scheme	211
5.13 Uttarakhand Waqf Board	220
5.13.1 Qaumi Waqf Board Taraqqiati Scheme	220
5.13.2 Shahari Waqf Sampatti Vikas Yojana	228
CHAPTER 6 STATE WISE COMPARISON	229
6.1 Qaumi Waqf Board Taraqqiati Scheme	230
6.2 Shahari Waqf Sampatti Vikas Yojana	237
CHAPTER 7 OUTCOMES OF THE SCHEME	239
7.1 Qaumi Waqf Board Taraqqiati Scheme	240
7.2 Shahari Waqf Sampatti Vikas Yojana	240
7.3 Summary of discussion with NIC officials	241
7.4 Summary of discussion with NAWADCO officials	241
CHAPTER 8 WAQF ASSETS MANAGEMENT SYSTEM OF INDIA (WAMSI) PROJECT	242
8.1 Activities of WAMSI Project	243

8.1.1 Digitization Work	243
8.1.2 WAMSI Portal	244
8.2 Technology Features	245
8.3 Implementation of the WAMSI Project	246
8.3.1 Registration Module	246
8.3.2 Leasing Module	250
8.3.3 Return Module	251
8.3.4 Litigation Module	252
8.3.5 Training on WAMSI portal	253
8.4 Issues and Challenges in the WAMSI Portal	255
CHAPTER 9 EMPIRICAL IMPACT ASSESSMENT OF THE SCHEMES	257
9.1 Qaumi Waqf Board Taraqqiati Scheme	258
9.2 Shahari Waqf Sampatti Vikas Yojana	264
9.2.1 State Waqf Boards	264
9.2.2 Mutawallis	267
CHAPTER 10 DISCUSSION AND RECOMMENDATIONS	273
10.1 Discussion	274
10.1.1 Qaumi Waqf Board Taraqqiati Scheme	274
10.1.2 Shahari Waqf Sampatti Vikas Yojana	275
10.2 Recommendations	276
10.2.1 Qaumi Waqf Board Taraqqiati Scheme	276
10.2.2 Shahari Waqf Sampatti Vikas Yojana	296
APPENDIX 1	306
A. Questionnaire for State Waqf Board on Qaumi Waqf Board Taraqqiati Scheme	306
APPENDIX 2	318
B. Questionnaire for State Waqf Board on Shahari Waqf Sampatti Vikas Yojana	318
APPENDIX 3	327
C. Questionnaire on Shahari Waqf Sampatti Vikas Yojana for Mutawallis	327
APPENDIX 4	339
APPENDIX 5	352

LIST OF TABLES

Table 1. Details of all the states within each zone as per ToR	34
Table 2. Details of selected states within each zone as per discussion	34
Table 3. Study phases	35
Table 4. Technical approach adopted	36
Table 5. Fund Utilization by SWB	64
Table 6. Details of IT, Legal, and Inspection personnel in 12 states	66
Table 7. Fund utilization by CWC	105
Table 8. List of few projects that are under progress under the current scheme	106
Table 9. Grant-in-Aid provided to Bihar (Sunni) Waqf Board under the QWBTS	114
Table 10. WAMSI Data Entry Progress Details of Bihar (Sunni) Waqf Board	115
Table 11. List of immovable properties of Bihar (Sunni) Waqf Board	118
Table 12. Grant-in-Aid provided to the Bihar (Shia) Waqf Board under the QWBTS	125
Table 13. WAMSI Data Entry Progress Details of Bihar (Shia) Waqf Board	126
Table 14. List of immovable properties of Bihar (Shia) Waqf Board	129
Table 15. Grant-in-Aid provided to Gujarat Waqf Board under the QWBTS	134
Table 16. WAMSI Data Entry Progress Details of Gujarat Waqf Board	135
Table 17. List of immovable properties of Gujarat Waqf Board	137
Table 18. Grant-in-Aid provided to the Haryana Waqf Board under the QWBTS	143
Table 19. WAMSI Data Entry Progress of Haryana Waqf Board	144
Table 20. List of immovable properties of Haryana Waqf Board	147
Table 21. Grant-in-Aid provided to the Himachal Pradesh Waqf Board under the QWBTS	152
Table 22. WAMSI Data Entry Progress Details of Himachal Pradesh Waqf Board	153
Table 23. List of immovable properties of Himachal Pradesh Waqf Board	156
Table 24. Grant-in-Aid provided to the Kerala Waqf Board under the QWBTS	159
Table 25. WAMSI Data Entry Progress Details of Kerala Waqf Board	160
Table 26. List of immovable properties of Kerala Waqf Board	162
Table 27. Grant-in-Aid provided to the Manipur Waqf Board under the QWBTS	167
Table 28. WAMSI Data Entry Progress Details of Manipur Waqf Board	168
Table 29. List of immovable properties of Manipur Waqf Board	171
Table 30. Grant-in-Aid provided to the Odisha Waqf Board under the QWBTS	176
Table 31. WAMSI Data Entry Progress Details of Odisha Waqf Board	176
Table 32. List of immovable properties of Odisha Waqf Board	179
Table 33. Grant-in-Aid provided to Punjab Waqf Board under QWBTS	185
Table 34. WAMSI Data Entry Progress Details of Punjab Waqf Board	186
Table 35. List of immovable properties of Punjab Waqf Board	189
Table 36. Grant-in-aid provided to the Assam Waqf Board under QWBTS	193
Table 37. WAMSI Data Entry Progress Details of Assam Waqf Board	194
Table 38. List of immovable properties of Assam Waqf Board	196
Table 39. Grant-in-aid provided to the Karnataka State Board under the QWBTS	201
Table 40. WAMSI Data Entry Progress Details of Karnataka Waqf Board	202
Table 41. List of immovable properties of Karnataka Waqf Board	204
Table 42. Grant-in-aid provided to the Maharashtra Waqf Board under the QWBTS	211
Table 43. WAMSI Data Entry Progress Details of Maharashtra Waqf Board	212
Table 44. List of immovable properties of Maharashtra Waqf Board	214
Table 45. Grant-in-Aid provided to the Uttarakhand Waqf Board under the QWBTS	220
Table 46. WAMSI Data Entry Progress Details of Uttarakhand Waqf Board	221
Table 47. List of immovable properties of Uttarakhand Waqf Board	223
Table 48. State-wise comparison (QWBTS)	230
Table 49. Issues and Challenges in the QWBTS	235
Table 50. State-wise comparison of various components under the SWSVY	237
Table 51. Outcomes and indicators of QWBTS	240
Table 52. Outcomes and indicators of SWSVY	240
Table 53. NetCreative Mind Pvt. Ltd. New Delhi	254

Table 54. Datapro Computer Pvt. Ltd. Hyderabad	254
Table 55. Challenges and Solution of WAMSI	255
Table 56. Paired Sample T-test Statistics and results for QWBTS	259
Table 57. Paired Sample T-test Statistics and results for SWSVY (Views of SWBs)	265
Table 58. Paired Sample T-test Statistics and results for SWSVY (Views of Mutawallis)	267
Table 59. Summary of pair sample t-test of QWBTS	271
Table 60. Summary of pair sample t-test of SWSVY (Views of SWBs)	272
Table 61. Summary of pair sample t-test of SWSVY (Views of Mutawallis)	272
Table 62. Recommendation for improvement in the WAMSI portal	279
Table 63. Training for stakeholders	287
Table 64. Positions and roles of personnel for validation of records	291
Table 65. Positions and roles of personnel for PMU under QWBTS	294
Table 66. The business model for the development of the Waqf properties	299
Table 67. Positions and roles of personnel for PMU under SWSVY	302

LIST OF FIGURES

Figure 1. Funds sufficiency to meet the SWB's requirements under QWBTS	41
Figure 2. The scheme has helped in setting up of CCF under QWBTS	41
Figure 3. Awareness about the availability of a one-time grant to implement an ERP Solution in SWB under QWBTS	42
Figure 4. ERP installed by SWB under QWBTS	43
Figure 5. Awareness about the eligibility of financial assistance for setting up of video conferencing facility in SWB under QWBTS	44
Figure 6. Existence of video conferencing facility in the SWB under QWBTS	45
Figure 7. Regular updates are undertaken on the WAMSI module under QWBTS	45
Figure 8. The QWBTS has benefited in streamlining record-keeping, introducing transparency, and computerization the various functions of the SWBs	46
Figure 9. The financial assistance provided to SWBs for GIS mapping is sufficient under QWBTS	47
Figure 10. GIS mapping completion status under QWBTS	48
Figure 11. Existence of Award for Mutawallis/Management Committee under QWBTS	49
Figure 12. Scheme impact in winning lawsuits under QWBTS	50
Figure 13. Provision of training on WAMSI modules for the staff under QWBTS	51
Figure 14. Availability of survey commissioner under QWBTS	52
Figure 15. Financial assistance has helped in the capacity building of the Mutawallis/ Management committee under QWBTS	53
Figure 16. Overall feedback on the success of the QWBTS	53
Figure 17. The major challenges faced in the proper implementation of the WAMSI Module under QWBTS	54
Figure 18. Main reasons for losing litigations related to Waqf properties under QWBTS	54
Figure 19. The challenges faced by the SWBs in the implementation of QWBTS	55
Figure 20. Completion of GIS mapping for your state under QWBTS	56
Figure 21. The quality of data for digitized record satisfactory	57
Figure 22. Proper data entry and regular updates are undertaken in the WAMSI module under QWBTS	58
Figure 23. Whether training on WAMSI modules has been provided to the staff under QWBTS	58
Figure 24. The computerization of State Waqf records have helped to bring transparency to the system under QWBTS	59
Figure 25. SWBs satisfaction with the process of litigation handling under QWBTS	60
Figure 26. Impact of the QWBTS on the functioning of the SWBs	61
Figure 27. Financial assistance has helped the SWBs to strengthen the legal and accounting section under QWBTS	62
Figure 28. Sufficiency of Funds for up-gradation and maintenance of IT equipment under QWBTS	63
Figure 29. Availability of CEO under QWBTS	65
Figure 30. Percentage of CEO (full time/ part-time) in SWBs under QWBTS	65
Figure 31. Status of completion of the digitization of the SWBs record under QWBTS	67
Figure 32. Issue of encroachment of properties in SWBs under QWBTS	69
Figure 33. Periodical reports are sent on action taken on encroached Waqf properties under QWBTS	69
Figure 34. External lawyers are appointed for high-value properties under QWBTS	70
Figure 35. The scheme has helped in the creation of employment under QWBTS	71
Figure 36. Adequacy of Financial assistance provided for the deployment of manpower as an assistant programmer is sufficient under QWBTS	72
Figure 37. Salary proposed for the position of assistant programmer under QWBTS	73
Figure 38. Changes suggested in the financial assistance received from SWBs under QWBTS	74
Figure 39. Need a change in the structure of the scheme under QWBTS	75
Figure 40. Need for capacity building under QWBTS	75
Figure 41. Challenges for SWBs under QWBTS	76
Figure 42. Solutions recommended under QWBTS	76
Figure 43. Encroachment problems in Waqf properties faced by Mutawalli/Management committee under SWSVY	78

Figure 44. View of Mutawallis and SWBs on the loan categories generating more revenue under SWSVY	79
Figure 45. View of Mutawallis and SWBs on the category of the Waqf Property generating maximum return on investment under SWSVY	79
Figure 46. The Scheme helps in employment generation under SWSVY	80
Figure 47. The scheme has benefited the society at large under SWSVY	81
Figure 48. The scheme has been able to create a few commercial properties under SWSVY	82
Figure 49. Overall feedback on the success of the scheme under SWSVY	83
Figure 50. Suggestion by SWBs for converting Non-performing properties to performing assets under SWSVY	84
Figure 51. Suggestion by Mutawallis for converting Non-performing properties to performing assets under SWSVY	84
Figure 52. Training provided to Mutawallis on a regular basis under SWSVY	85
Figure 53. Training participation mandatory under SWSVY	86
Figure 54. Suggestions to improve Capacity Development under SWSVY	87
Figure 55. The governance mechanism is efficient in the SWBs under SWSVY	88
Figure 56. The IEC activities carried out helps in building awareness under SWSVY	89
Figure 57. The stakeholders are committed to the development of the State Waqf Board under the SWSVY	90
Figure 58. State Waqf Board currently operates at full capacity under SWSVY	91
Figure 59. Technology is used appropriately under the Scheme under SWSVY	92
Figure 60. The major challenges under the scheme under SWSVY	94
Figure 61. Utilization of earned income by SWBs and Mutawallis from the commercialized Waqf properties under SWSVY	95
Figure 62. Return of investment on Waqf properties under SWSVY	96
Figure 63. The time is taken by SWB and Mutawallis to plan the conduct of IEC activities under SWSVY	97
Figure 64. Frequency of IEC activities that are carried out by SWBs and Mutawallis under SWSVY	98
Figure 65. Manpower is used to conduct IEC activities under SWSVY	99
Figure 66. Outcomes of IEC activities by SWBs and Mutawallis under SWSVY	100
Figure 67. Annual return to SWB from Mutawallis / Management Committee under SWSVY	100
Figure 68. An up-to-date audit of the accounts of the Mutawallis/ Management committee under SWSVY	101
Figure 69. Cases of defaulters in the rent payment of Waqf properties under SWSVY	102
Figure 70. Training provided to Mutawallis on a regular basis from the SWB or Central Waqf Board under SWSVY	103
Figure 71. Mandatory participation in training for Mutawallis under SWSVY	104
Figure 72. Suggestions of Mutawallis for improvement in Capacity development under SWSVY	104
Figure 73. Utilization of income by SWBs that are generated from the Waqf properties under SWSVY	107
Figure 74. Welfare activities are done by Mutawallis from the income from Waqf properties under SWSVY	108
Figure 75. Welfare activities are done by SWBs from the income earned from Waqf properties under SWSVY	108
Figure 76. Utilization of income earned from the commercialized Waqf properties under SWSVY	109
Figure 77. View of SWBs and Mutawallis on loan provided for commercial property development assistance in employment generation under SWSVY	110
Figure 78. The perspective of SWBs and Mutawallis on the benefits of the scheme on society under SWSVY	111
Figure 79. Digitized Waqf States on WAMSI Portal of Bihar (Sunni) Waqf Board	116
Figure 80. Immovable properties record on the registration module of Bihar (Sunni) Waqf Board	117
Figure 81. Records of movable properties in WAMSI portal of Bihar (Sunni) Waqf Board	119
Figure 82. Progress under Annual Return Filing of Bihar (Sunni) Waqf Board	120
Figure 83. Progress of Leasing Module of Bihar (Sunni) Waqf Board	121
Figure 84. Progress of Litigation Module of Bihar (Sunni) Waqf Board	122
Figure 85. Progress in GIS Mapping of Bihar (Sunni) Waqf Board	123
Figure 86. Waqf Estate records on WAMSI Portal of Bihar (Shia) Waqf Board	127
Figure 87. Records on immovable properties of Bihar (Shia) Waqf Board	128
Figure 88. Records of movable properties in WAMSI portal of Bihar (Shia) Waqf Board	130
Figure 89. Progress under Annual Return Filing of Bihar (Shia) Waqf Board	131
Figure 90. Progress under Litigation Module of Bihar (Shia) Waqf Board	132
Figure 91. Progress in GIS Mapping of Bihar (Shia) Waqf Board	133

Figure 92. Registration of Estates and Properties of Gujarat Waqf Board	136
Figure 93. Records for immovable properties of Gujarat Waqf Board	137
Figure 94. Records of movable properties of Gujarat Waqf Board	139
Figure 95. Progress under Annual Return Filing of Gujarat Waqf Board	140
Figure 96. Progress under Litigation Module of Gujarat Waqf Board	141
Figure 97. Progress in GIS Mapping of Gujarat Waqf Board	142
Figure 98. Waqf Estate records on WAMSI portal of Haryana Waqf Board	145
Figure 99. Records of immovable properties of Haryana Waqf Board	146
Figure 100. Progress under Leasing Module of Haryana Waqf Board	148
Figure 101. Progress under Litigation Module of Haryana Waqf Board	149
Figure 102. Progress in GIS Mapping of Haryana Waqf Board	151
Figure 103. Waqf Estate records on WAMSI registration module of Himachal Pradesh Waqf Board	154
Figure 104. Records of immovable properties on the registration module of Himachal Pradesh Waqf Board	155
Figure 105. Progress in GIS Mapping of Himachal Pradesh Waqf Board	158
Figure 106. Waqf Estate records on WAMSI portal of Kerala Waqf Board	161
Figure 107. Immovable property records on the registration module of Kerala Waqf Board	161
Figure 108. Progress under Annual Return Filing of Kerala Waqf Board	163
Figure 109. Progress under Leasing Module of Kerala Waqf Board	164
Figure 110. Progress under Litigation Module of Kerala Waqf Board	165
Figure 111. Progress in GIS Mapping of Kerala Waqf Board	166
Figure 112. Digitized Waqf Estate records on WAMSI registration module of Manipur Waqf Board	169
Figure 113. registration of immovable properties of Manipur Waqf Board	170
Figure 114. Progress under Annual Return Filing of Manipur Waqf Board	172
Figure 115. Progress under Litigation Module of Manipur Waqf Board	173
Figure 116. Progress in GIS Mapping of Manipur Waqf Board	175
Figure 117. Digitized Waqf Estate records on WAMSI registration module of Odisha Waqf Board	177
Figure 118. Registration of immovable properties of Odisha Waqf Board	178
Figure 119. Records of movable properties on WAMSI portal of Odisha Waqf Board	180
Figure 120. Progress under Annual Return Filing of Odisha Waqf Board	181
Figure 121. Progress under Leasing Module of Odisha Waqf Board	182
Figure 122. Progress under Litigation Module of Odisha Waqf Board	183
Figure 123. Progress in GIS Mapping of Odisha Waqf Board	184
Figure 124. Digitized Waqf Estate records on WAMSI registration module of Punjab Waqf Board	187
Figure 125. Records of immovable properties of Punjab Waqf Board	188
Figure 126. Progress under Leasing Module of Punjab Waqf Board	190
Figure 127. Progress under Litigation Module of Punjab Waqf Board	191
Figure 128. Progress in GIS Mapping of Punjab Waqf Board	192
Figure 129. Waqf Estate records on WAMSI registration module of Assam Waqf Board	195
Figure 130. Records of immovable properties of Assam Waqf Board	196
Figure 131. Progress under Annual Return Filing of Assam Waqf Board	197
Figure 132. Progress under Leasing Module of Assam Waqf Board	198
Figure 133. Progress under Litigation Module of Assam Waqf Board	199
Figure 134. Progress in GIS Mapping of Assam Waqf Board	200
Figure 135. Digitized Waqf Estate records on WAMSI registration module of Karnataka Waqf Board	203
Figure 136. Records of immovable properties of Karnataka Waqf Board	204
Figure 137. Records of movable assets on WAMSI portal of Karnataka Waqf Board	206
Figure 138. Progress under Annual Return Filing of Karnataka Waqf Board	207
Figure 139. Progress under Leasing Module of Karnataka Waqf Board	208
Figure 140. Progress under Litigation Module of Karnataka Waqf Board	209
Figure 141. Progress in GIS Mapping of Karnataka Waqf Board	210
Figure 142. Waqf Estate records on WAMSI registration module	213
Figure 143. Records of the immovable properties on WAMSI Portal of Maharashtra Waqf Board	214
Figure 144. Records of movable properties of Maharashtra Waqf Board	216
Figure 145. Progress under Annual Return Filing of Maharashtra Waqf Board	217
Figure 146. Progress under Leasing Module of Maharashtra Waqf Board	218

Figure 147. Progress under Litigation Module of Maharashtra Waqf Board	219
Figure 148. Progress in GIS Mapping of Maharashtra Waqf Board	220
Figure 149. Waqf Estate records on WAMSI registration module of Uttarakhand Waqf Board	222
Figure 150. Records of the immovable properties on WAMSI portal of Uttarakhand Waqf Board	223
Figure 151. Progress under Annual Return Filing of Uttarakhand Waqf Board	225
Figure 152. Progress under Leasing Module of Uttarakhand Waqf Board	226
Figure 153. Progress under Litigation Module of Uttarakhand Waqf Board	227
Figure 154. Progress in GIS Mapping of Uttarakhand Waqf Board	228
Figure 155. WAMSI Project	243
Figure 156. Status of Digitized Waqf Estates Entered in Online Registration Module	247
Figure 157. Status of Immovable and movable Properties Entered in Online Registration Module	248
Figure 158. Status of GIS Mapping Entered in Online Registration Module	250
Figure 159. Status of Leasing module Entered in WAMSI Portal	251
Figure 160. Status of Return Module Entered in WAMSI Portal	252
Figure 161. Status of Litigation Module Entered in WAMSI Portal	253
Figure 162. Steps for the training plan	288
Figure 163. The hierarchy for PMU under QWBTS	294
Figure 164. The hierarchy for PMU under SWSVY	301

EXECUTIVE SUMMARY

The Quami Waqf Board Taraqqiati Scheme (QWBTS) and Shahari Waqf Sampatti Vikas Yojana (SWSVY) are being implemented through the Ministry of Minority Affairs (MoMA), Government of India. The overall aim of QWBTS is to ensure computerizations of records of State/UT Waqf Boards (SWBs) and strengthening of SWBs. The SWSVY aims to protect vacant Waqf properties (immovable) from encroachment and provide funds for development of economically viable projects in these properties and generating more income to fund welfare activities.

The evaluation study of QWBTS and SWSVY was undertaken by the Indian Institute of Technology, Delhi. The objective of the evaluation study concerns with exploring whether these schemes have met their objective, the implementation of schemes in SWBs, and the challenges faced by it. The study has also examined the impact of the scheme on employment generation and welfare of the community. The data analysis was performed based on data obtained through field surveys, interviews with different stakeholders, and data available from in public domain. The field survey was performed in 12 States North & Central Zone (Haryana and Punjab), South Zone (Karnataka and Kerala), East Zone (Odisha and Bihar), West Zone (Gujarat and Maharashtra), North East Zone (Manipur and Assam), and Northern Hilly States (Uttarakhand and Himachal Pradesh).

The evaluation study of the QWBTS found that for strengthening of SWBs, funds are provided for proper maintenance of centralized computing facilities (CCF), implementing ERP solutions, setting up Video Conferencing Facility (VCF), enumerating GIS coordinates for properties under each SWB, and facilitating data entry in WAMSI module through the deployment of skilled manpower. For strengthening of SWBs, funds are provided through this scheme for strengthening the legal and accounting section, training & administrative cost of SWBs, capacity building of Mutawallis/ Management Committee, and provision of support for involving Survey Commissioner in the SWBs. 81% of SBWs have agreed that funds provided by the MoMA are sufficient for meeting the SWBs requirements. All the SWBs have installed CCF. Despite the awareness about the eligibility of financial assistance for ERP, only 5% of the SWBs have installed ERP solution. All the SWBs have installed VCF facilities under this scheme. It is observed that QWBTS has benefited in streamlining record-keeping, introducing transparency, and computerization of the various functions of the SWBs. 57% of the SWBs have agreed that the financial assistance provided to SWBs for GIS mapping is sufficient. The

GIS mapping for the SWBs is not yet complete. 76% of the SWBs have agreed that this scheme has helped in winning lawsuits. 43% of the SWBs have agreed that financial assistance has helped in the capacity building of the Mutawallis/ Management committee. The challenges affecting the scheme implementation include limited funds, issues in properties identification, difficulty in editing incorrect data, shortage of staff, mismatch in revenue collection records, delay in detection of encroachments on Waqf properties, and frequent server downtime. The main reason for losing litigations related to Waqf properties include lack of cooperation from the local authority, lack of legal expertise, the nonexistence of full-time legal expert, mismatch in Waqf property and revenue record, surveys of properties are incomplete, and lack of streamlining of records. In 90% of the SWBs, regular data entry and updates are done in the WAMSI module. A total of 76% SWBs agreed that proper training is provided to their staff. The SWBs have agreed that the computerization of State Waqf records has helped to bring transparency to the system. Financial assistance to SWBs has helped to strengthen the legal and accounting section of SWBs. However, it is noticed that the majority of the SWBs are not able to utilize the fund provided to them. It is observed that all the states have a designated CEO; however, 76% of them have part-time CEO. It is observed that the scheme has helped in the creation of employment. The factors including funds availability, the status of CEO, availability of Survey Commissioner, the sufficiency of financial assistance for GIS mapping, the sufficiency of financial assistance for Assistant Programmer, setup of CCF, video conferencing facility, financial assistance for setting up of video conferencing facility, award the best practices of Mutawalli/ Management Committee, GIS mapping, digitization status, quality of data, proper data entry and regularly updating WAMSI, training for using WAMSI modules, encroachment of properties, winning pending legal cases, external lawyers appointment, satisfaction with the process of litigation handling, periodical reports on action taken regarding encroached Waqf properties, and functioning of SWBs will have a significant influence on the QWBTS impact on the effective administration of Waqf properties, the benefit to the community, and employment creation. Predominantly, the feedback about the success of the scheme from SWBs is positive.

The evaluation study of the SWSVY observed that in order to protect the Waqf land from encroachers, loan assistance is provided through this scheme for developing the Waqf properties and making them economically viable. It is noted that maximum revenue can be generated from the commercial & shopping complexes, consultancy services, opening schools/institutions, and rent from buildings. 53.8% of SWBs and 37.5% of Mutawallis agreed

that the current scheme benefited the society at large. The revenue generated from the projects has been utilized in education for the poor, the marriage of poor girls, health, scholarship, etc. The scheme has been able to create a few commercial properties. The major challenges faced by the SWBs are issues with local land grabbers, encroachments, and litigations. It has also been observed that funds provided by MoMA and CWC for the developmental projects are very less amount compared to the number of vacant Waqf properties. The major challenge in the development of non-performing assets includes lack of regular meetings, lack of training, lack of awareness about new rules, and lack of regular staff. The key suggestions for converting non-performing properties into performing are regular monitoring, evaluation of proposals based on the capability to generate returns, proper negotiations with encroachers, regular meetings with Mutawallis, generating awareness about the scheme, interim evaluation activities, and regular training programmes to enhance the earning capacity of Mutawallis. 38.5% of SWBs currently do not operate at full capacity. Regular training programs on SWSVY are not conducted with mandatory participation of Mutawallis. SWBs and Mutawallis agree that the scheme has benefited the society at large. The factors (of SWBs) including Return on Investment (RoI) from Waqf Properties, annual return from Mutawallis, up-to-date audit, governance mechanism, IEC activities, commitment, operational at full capacity, and usage of technology will have a significant influence on the SWSVY impact on the effective administration of Waqf properties, the benefit to the community, and employment creation. Therefore, the factors (Mutawallis) including payment of rent, cases of defaulters, encroachment problems, periodical report send for encroachments, welfare activities, training, participation mandatory in training, governance mechanism, IEC activities, commitment, SWBs operational at full capacity, and usage of technology will have a significant influence on the SWSVY impact on the effective administration of Waqf properties, the benefit to the community, and employment creation. Overall, the feedback about the success of the scheme from SWBs is positive.

The findings and results show that the QWBTS and SWSVY have met their objective to the maximum possible level. However, to improve the utility of these schemes, MoMA must resolve the challenges in its implementation. This study suggests a few recommendations that can help MoMA in overcoming the challenges.

Qaumi Waqf Board Taraqqiati Scheme

The recommendations for the QWBTS are divided into three perspectives – short-term, medium-term, and long-term. The key recommendations for QWBTS include:

(A) Short Term Perspective

Financial Assistance: Currently, the categorization for providing assistance for the survey commissioner or CCF is based on the number of properties. However, it is suggested to categorize this into three ranges, i.e., 6000 and above (4 lakhs per SWB), 4000 to 5999 properties (3 lakhs per SWB), and less than 4000 (2 lakhs per SWB). Similarly, the financial assistance provided for CCF can be provided under three categories, i.e., 6000 and above (4 lakhs per annum), 4000 to 5999 properties (3 lakhs per annum), and less than 4000 (2 lakhs per annum). Also, it is suggested to increase the financial assistance provided for the collection of coordinates of Waqf properties to Rs. 650 per Waqf property.

Excellence Award: Mutawallis are important stakeholders of the scheme. In order to motivate them to perform better, it is suggested to provide excellence awards to best performing Mutawallis at two-levels, i.e., one at CWC and another at SWB level.

Increase in Number of Employees: It is suggested that for SWBs, the number of personnel should be decided basis the quantum of work involved and the number of Waqf properties governed by the SWBs. The recruitment of the personnel should can be coordinated by CWC to maintain the quality of the workforce in the SWBs and to increase their efficiency.

Increase in Salary of Employees/Senior and Junior Associate: The salary should be made at par with industry standards. For instance, the salary for the assistant programmer/senior associate/junior associate should be increased. It is highly recommended to appoint full-time staffs, CEOs, and legal experts at the state level. Also, the salary of the staff working under the current scheme should be disbursed by CWC.

Awareness about the 'Edit' Option in the WAMSI Portal: There are EDIT options available in the WAMSI portal, but there is a lack of awareness among the data entry operators. Therefore, there is a need to create awareness about technical specifications, functions, and features of the WAMSI portal.

Incorporate the Location Data in the WAMSI Portal: The main challenges in the location data include lack of standards, inaccurate interpretations, and lack of accuracy. In order to filter out inaccurate locations, initially the uploaded data on the WAMSI portal should be verified by the

revenue official of that district/village. Moreover, the current initiative by the Central Government, like Property Card under Survey of Villages and Mapping with Improved Technology in Village Areas (SVAMITVA) scheme, can be used to map the waqf properties across India.

User-Friendliness for the WAMSI Module: There is a need for improvement in the technological advancement in the portal in order to make the WAMSI portal user-friendly. Various sections in the WAMSI portal like Home, About, Steer Comm, Manage Comm, FAQs, Data Verify Form, Feedback, Progress, News watch, Legislations, and Sample Waqf Deeds needs to be upgraded. Detailed suggestions are provided in the report.

Availability of Permanent Staff to Handle/Monitor the WAMSI Portal Functions: It is recommended that experienced and permanent staffs to be hired by CWC/MoMA for each SWB for the computerization and uploading records in the WAMSI portal. The permanent staff should be responsible for ensuring that the Waqf records uploaded in the WAMSI portal are authentic and accurate. The permanent staff should ensure that the documents/files handed over to them from Mutawallis/SWBs/CWC/MoMA are kept in proper condition, and no documents are lost/damaged/misplaced.

(B) Medium Term Perspective

Fund Utilization: It has been observed that the states are not able to utilize the amount provided to them as they have a limited scope of activities to which the resources extended by QWBTS may be used. Therefore, it is suggested to increase the components under which the SWBs can utilize the amount. The array of activities should include office automation, maintenance of ERP, internet facilities, etc.

Training for WAMSI portal: It is suggested that continuous trainings to be provided from NIC to facilitate the data entry process in WAMSI Module. Further, for providing training, academic institutions such as the Indian Institute of Technology/ Indian Institute of Management could be consulted.

Functional Unit: There should be separate data operators or assistant developers for WAMSI in all four modules named Registration, Return, Leasing, and Litigation. The responsibility of each data operator should be fixed and monitored by CWC. Also, there should be separate GIS Technical assistant for monitoring GIS Mapping in all SWBs.

Internship Program: MoMA can start internship programs for graduates with stipends. The internship program should focus on research-related projects to identify challenges and issues at ground level in each SWBs.

Validation of Records on the WAMSI Portal: It is recommended to validate the existing data on the WAMSI portal to ensure the correctness of data provided by the SWBs. It can be done through complete monitoring, internal audits, and usage of technologies.

(C) Long Term Perspective

Continuation of Scheme: Though substantial progress has been made in the scheme on computerization of records maintained by SWBs, Waqf properties registration management, Mutawalli returns management, leasing of properties management, litigations tracking management system, documents archiving & retrieval management system, GIS mapping of Waqf properties to develop co-ordinates to prevent encroachment, funds management, loan management, and employment generation; there still remains a lot of things to be done. The progress of implementation of various steps taken by SWBs has slowed due to the COVID-19 pandemic. Further, strengthening the Waqf board is required to improve the administrative efficiency in managing Waqf properties. Hence, the QWBTS has to be continued with recommended modifications for at least another ten years. After every five years, there should be a detailed evaluation to assess the impact of the scheme in the computerization of SWBs records and strengthening of SWBs.

Litigation Management: According to the findings of the study, the entries in the WAMSI litigation module has increased substantially. It has been observed that most of the litigations of the waqf properties are related to vacant land/immovable property. Therefore, a multi-pronged approach needs to be adopted like the creation of an exhaustive database of all disputed waqf land or properties, digitization of legal records, costs of litigation, details of cases, details of parties involved in the litigation, judicial pronouncements, upcoming case hearings, and details of hearings with the Hon'ble Court on WAMSI portal to monitor the entire life cycle of a case and ensure that no case remains unnoticed.

Awareness about the Scheme: The general awareness for the details of the scheme among various stakeholders seems to be limited. There is a need to undertake a general awareness campaign at the national level about the current schemes to achieve the objectives of the scheme. There should be a provision to create awareness about the utility/importance of the current scheme.

Monitoring Mechanism: A proper monitoring mechanism should be devised to check the progress of the scheme for the computerization of records and strengthening of SWBs. Regular monitoring can be undertaken through meetings and video conferencing with the officials from MoMA and CWC.

Project Management Unit (PMU): The PMU proposed under CWC will be responsible for the implementation of the current scheme. The technological advancements & training should be imparted to all the stakeholders via PMU. Complete reporting and monitoring should be done via PMU to achieve better control over the system. The process flow can be designed, and detailed SOPs created for each SWBs.

Increasing Coordination among Stakeholders: The roles and responsibilities of stakeholders, including MoMA, SWBs, CWC, and NIC, are specified for the implementation of the current scheme. However, there is a lack of coordination among these agencies in monitoring the progress and supervising the implementation of the scheme. Therefore, it is suggested that periodic meetings should be conducted (probably every 45 days) to discuss the status and challenges faced during the implementation of the scheme by each SWB.

Shahari Waqf Sampatti Vikas Yojana

The recommendations for the SWSVY are divided into three perspectives – short-term, medium-term, and long-term. The key recommendations for SWSVY include:

(A) Short Term Perspective

Increase in the Grant-in-aid: Currently, the proposals received by CWC in the scheme are more than the actual grant provided. Due to this, only a limited number of projects are sponsored. Therefore, it is suggested that the MoMA should increase the grant-in-aid limit to Rs. 6 crores. Thus, CWC will be able to support the development of greater number of Waqf properties.

Funds to Commercially Viable Properties: Funds should be prioritized and provided to commercially viable Waqf properties. Several Waqf properties (see Appendix 5) have been identified from different states that can be developed under the current scheme. Hence, these Waqf properties should be encouraged for funding and further development.

Reduction in Administrative Charges: The current administrative charges under the scheme is 8%. However, for large projects, Mutawallis are not capable of paying the amount. The

administrative charges should be based on Tier I cities & Metropolitan areas, Tier II Cities/Towns, and Tier III Towns & other Villages.

(B) Medium Term Perspective

Appointment of Auditors: Very few Mutawallis show an annual income over one lakh per annum. Therefore, there should be a provision in the scheme for appointment of auditors in SWBs to validate the income from Waqf properties developed under the existing scheme.

Training and Skill Development: It is suggested that continuous training to be provided to the Mutawallis/Management committee for the efficient management of Waqf properties. It is suggested that once every 6 months, training should be conducted for making aware the Mutawallis/Management committee about the benefit of the schemes handled by SWBs and CWC. The CWC can plan for experience sharing sessions by inviting/connecting best performing Mutawallis/Management committees to another Mutawallis/Management committees.

Internship Program: The MoMA/CWC can start internship programs for graduates with stipends. The internship program should focus on research-related projects to identify challenges and issues in the current scheme. Projects may be given to interns to create awareness about the current scheme to Mutawallis/Management committee in different states.

(C) Long Term Perspective

Continuation of Scheme: Based on the analysis and findings, the SWSVY is recommended to be continued with suggested modifications for at least next 10 years. It has further been observed that CWC has few unfunded proposals for the development of Waqf properties from previous years. It is suggested to fund and develop them on commercial lines for generating more income in order to increase welfare activities.

Awareness regarding the Current Scheme: There should be a provision to create awareness about the utility/importance of the current scheme. The awareness activity at the state-level should be conducted on a frequent interval.

Alliance/Collaboration for the development of the Waqf properties: The CWC should examine the various Waqf properties that can be developed to generate income. Based on the commercial viability of the identified property, the CWC can ask to collaborate Mutawallis/SWBs with other agencies or Multinational Corporations (MNCs) to develop the property.

Monitoring of the Income and Status of the Developed Properties: The mapping and monitoring has to be encouraged for the funded proposals by Mutawallis for property development, the status of the developed properties, and income generated from the developed properties. This can be done through online mode by having continuous/real time updates by applicants and monitored by higher authorities. Thus can even be monitored by PMU at CWC level as mentioned below.

Project Management Unit (PMU): The technological skills' training should be imparted to all stakeholders via PMU. Holistic reporting & monitoring should be done to achieve better returns from the scheme for community welfare and PMU can facilitate this.

Improvement in the Transparency of the Revenue Generation by Mutawallis on the Developed Project: It is recommended to increase the transparency of the revenue generated from the developed properties by motivating Mutawallis for computerization of records of income from the developed properties, giving priority for the proposals of best performing Mutawallis, a provision of penalty for not updating the status of the properties on the WAMSI portal, frequent meetings, and inspection by MoMA officials.

Ways for Proper Audit Mechanism for Developed Properties: Currently, there is no audit mechanism for properties and income generated from them. As a percentage of income goes to SWBs, its important to have quarterly audit for these properties and thus helping to enhance the impact of the scheme.

CHAPTER 1

INTRODUCTION

1.1 Overview of the Study

1.2 Overview of the Schemes

1.3 Objectives of the Study

1.1 Overview of the Study

Waqf properties are those lands that are allotted for religious and charitable purposes and are recognized by Islamic law. The word Waqf refers to a philanthropic deed in permanence that involves donating movable or immovable properties. In India, the Waqf properties are governed by the Wakf Act 1995 and Wakf (Amendment) Act 2013. The Wakf Act provides provisions for the development and protection of the Waqf properties.

India has more than 5.5 lakhs¹ registered Waqf properties distributed across states and Union Territories (UT). These Waqf properties are generating less than average returns as compared to market standards. If managed efficiently, these properties have the potential of generating more than a 20% annual rate of return² that could only be achieved through proper administrative support by the Government of India (GoI). Sachar Committee Report (2006) also suggests that better utilization of Waqf properties can help the community in a significant manner. Ministry of Minority Affairs (MoMA) has established the Waqf Board to control and manage the Waqf properties. The Waqf board constituted have differentiated administrative and operational duties at the central and state level.

MoMA has initiated the Qaumi Waqf Board Taraqqiati Scheme (QWBTS) and Shahari Waqf Sampatti Vikas Yojana (SWSVY) to improve the efficiency of State Waqf Boards (SWBs) and UT Waqf Boards (included in the term SWBs from now on). This aim of QWBTS is to provide financial assistance to SWBs for strengthening the Waqf Boards and computerization of their records. Through this scheme, MoMA offers financial aid to the SWBs for covering the expenses incurred in various activities such as the hiring of manpower to enter the data related to the Waqf properties in the Waqf Assets Management System of India (WAMSI) portal, undertaking GIS mapping of properties, developing and maintaining a Centralized Computing Facility (CCF), implementing an ERP solution for better administrative management of SWBs, providing awards to Mutawallis in recognition of their efforts to manage the Waqf properties, augmenting the legal and accounting resource of each SWB (personnel) and to meet the training and administrative costs of SWBs. Due to various reasons, the majority of Auqaf have limited income. Most of the properties are not developed in order to earn revenue. The Mutawallis and SWBs do not have enough resources to develop the Waqf properties.

¹ CWC Record on Fund Utilization

² Sachar Committee Report, 2006

Therefore, with a view to improving the use of Waqf properties and provide support to develop it, SWSVY was formulated. The aim of SWSVY is to protect the vacant land from encroachers and to develop these properties commercially for generating more income, which could be utilized for the provision of welfare activities to the members of the community. Under SWSVY interest-free loan is provided for undertaking developmental projects for turning the Waqf properties to be used for commercial purposes.

MoMA is required to study the efficacy of the QWBTS and SWSVY in meeting respective scheme objectives, the implementation of schemes in SWBs, and the impact of these schemes in generating employment and performing welfare activities. This report is developed based on the study conducted by the IIT Delhi Team, given the responsibility for the evaluation study of the QWBTS and SWSVY.

This final report presents the findings of the evaluation and impact assessment, based on the study conducted by a field visit to SWBs/Mutawallis. This study is organized into six sections and annexures. Section 2 provides an overview of the methodology adopted for QWBTS and SWSVY. Section 3 covers the analysis of QWBTS. Section 4 covers the analysis of SWSVY. Section 5 presents the state-wise analysis of QWBTS and SWSVY. Section 6 presents the state-wise comparison of QWBTS and SWSVY. Section 7 presents the outcome of the SWSVY and QWBTS. Section 8 covers the analysis of WAMSI. Section 9 provides the empirical impact analysis of QWBTS and SWSVY. Section 10 summarizes the study and provides recommendations. The annexure includes the questionnaire used for data collection and photographs of field visits.

1.2 Overview of the Schemes

1.2.1 Qaumi Waqf Board Taraqqiati Scheme (QWBTS)

Qaumi Waqf Board Taraqqiati Scheme (QWBTS) was conceptualized by the MoMA in December 2009 based on the recommendation of The Joint Parliamentary Committee (JPC). Until 2018, QWBTS was referred to as Computerization of Records & Strengthening of State Waqf Boards. This scheme has been formulated to ensure better management and administration of Waqf properties for the overall development of the Muslim community. This scheme basically covers two major components Computerization of the records of the Waqf Board and Strengthening the State Waqf Boards. The Ministry of Minority Affairs has

formulated provisions, norms, and various processes for effective implementation of each objective and achieve its goal.

1.2.1.1 Computerization of the records of State Waqf Boards

Waqf Board, in its 9th report submitted to the Parliament scrutinized by the JPC, has recommended for computerization of all the records of Waqf properties in the country. The proposal for the computerization of the records was approved by the Government of India. The scheme facilitates streamlining of record-keeping in order to maintain transparency of the data, computerization of various functions and operational activities, and to have a single centralized web-based software for all the data related to the Waqf properties. This web-based software helps in various activities such as the registration of the Waqf properties, filling of the annual income of properties, transparency in the handling of leasing and litigations of the properties, and also to search the Waqf properties in a particular area for their information and locations. Moreover, it was recommended to provide central financial assistance to these SWBs as required. This initiative was necessary to create uniformity in all processes, to streamline record keeping, to maintain transparency, and to develop a single web-based centralized application.

To minimize the large-scale encroachment activities of Waqf properties, computerization of records of State Waqf Board also focused on providing other online facilities which include litigations tracking management, leasing of properties management GIS of Waqf properties, compliance of right to information act, 2005, Mutawalli returns management, funds management to Durgah Imams, etc.

Key Features of computerization of records

Keeping in view the objective, the Ministry of Minority Affairs (Govt. of India) has proposed various measures to ensure effective implementation of scheme provisions. Some of the key features of the scheme are:

- Uniformity in the computerization process across all States Waqf Boards: One of the important features of the scheme is to digitize all processes related to Waqf properties uniformly across all the State Waqf Boards. It requires setting up a CCF. In order to

meet the requirement of developing an online system, the government provides grants in aid and financial support for two years to hire some computer personnel by State/UT Waqf Boards.

- Online records of Waqf properties through Waqf Assets Management System of India (WAMSI): The WAMSI is an online portal developed by the National Informatics Center (NIC) to provide assistance in maintaining records by each State Waqf Boards easily. WAMSI portal consists of four modules named Registration, Return, Leasing, and Litigation modules. Under this scheme, all the 30 Waqf Boards have set up their CCF and required updating all data in four modules through the WAMSI portal.
- Provision to outsource the work to expedite the processes: In order to ensure complete digitalization of all records by each State Waqf Board, MoMA has also made provision to outsource the work by Central Waqf Council (CWC). Though MoMA has already allocated sufficient funds to the SWBs for setting up CCF, it is realized after continuous review and monitoring by the ministry that SWBs are unable to complete the work under the remaining three modules of the WAMSI portal. The MoMA has released funds to meet the requirement of the Waqf institution and effective implementation of the scheme.
- Award of excellence in computerization of operations by Waqf institution: MoMA has taken an excellent initiative to award those Waqf institutions who have adopted best practices in computerization of their operations. It is the way to encourage Waqf institutions who are contributing towards efficient functioning of all activities. This award is given once a year.
- Minimizing the incidence of encroachment of Waqf properties through GIS mapping: Encroachment of Waqf properties is such a major issue that a new provision for the removal of encroachment has been added. In this connection, to keep track of the all-encroached properties of SWBs new mechanism known as GIS mapping was developed. In this system, it was intended to map as much as possible all the Waqf properties during 2017-2020. It would help in the proper identification and removal of encroachments from these properties. Geographic Information System (GIS) has been introduced for locating the Waqf properties. It is an efficient way of bringing transparency in the location of the properties. This approach also helps in encroachment-free management and administration of the Waqf properties in the country.

- Manpower recruitment to facilitate digitalization work: With a view to facilitating SWBs to finish all data entry work in the WAMSI module, the ministry has made provision to recruit assistants for the remuneration as prescribed under the scheme.
- Financial assistance for maintenance of CCF in SWBs: Government has assured to provide financial assistance for proper monitoring and maintenance of centralized computing facilities in SWBs etc.
- Release of funds: Under this scheme, a set proforma is given on the manner of releasing funds to the SWBs. It is mentioned that CWC will be the main Nodal Agency with regard to the implementation of the computerization scheme. MoMA would release the funds to CWC, which in turn would release the funds to SWBs/NIC after following necessary guidelines as prescribed under this scheme. It is required that the Utilization Certificate would be provided by the CWC to the MoMA after receiving UCs from SWBs in the prescribed format.

1.2.1.2 Strengthening of State Waqf Boards

To strengthen the State Waqf Boards, MoMA has come up with the idea of providing some funds to these institutions. The objective behind this idea is that the ministry intends to make these SWBs capable enough to generate a source of income over the period of time and assist them in becoming self-sufficient. To fulfill this objective, the State Government has considered it as a primary responsibility to provide support to these SWBs so as to make them self-sufficient and remove the dependency on outside funds. Funds are provided to SWBs subject to certain conditions, such as it would be utilized for the better functioning of and development SWBs. Under this scheme, the role of the State government is to assist in the proper administration and maintenance of SWBs in its region. The financial assistance would be provided to SWBs upon fulfilling the following conditions:

1. Waqf board must have been constituted legally
2. It must have a CEO in position
3. Book of Accounts of the Board must be audited on a regular basis by an authorized auditor
4. It must have a time-bound plan to get a survey of Waqf properties undertaken, registration of the properties regularly by authorized local authorities or land revenue officials.

Role of State Government in the development of SWBs

The state government is also a major stakeholder in the implementation of the scheme. It has a significant role to work for the upliftment of the status of SWBs and prevent their properties from encroachments. Its responsibilities include:

1. To appoint full-time CEO for SWBs
2. To ensure a timely audit of the Boards as well as Mutawalli's accounts by the authorized auditor of Waqf Boards
3. To maintain a proper lawsuit register, track the cases of encroachment of Waqf properties, Waqf register, and preserve documents related to Waqf Deed, etc.
4. To keep a proper record of retrieved properties from encroachment as well as records of unlawful encroachment of the Waqf properties
5. To provide guidelines on a regular interval and constitute the Waqf Board for effective implementation of scheme objectives
6. To ensure the computerization process takes place at each SWBs
7. To constitute the State-level coordination committee for effective execution of the scheme

Release of Fund

Under this scheme, in order to strengthen all SWBs, CWC is the agency entrusted with the responsibility to release of funds. The State /UT Waqf Board put forward the request to grant funds through State/UT Governments. Upon request to release funds and on receipt of an undertaking from SWBs that it has fulfilled all the conditions mentioned in the above paragraph, CWC disburses the amount as per the guidelines prescribed under this scheme. In case of further assistance needed, CWC provides support to those SWBs who have diligently furnished utilization certificates.

State Government is empowered to have a monitoring mechanism and inspection system to keep a check on the utilization of funds. Better management of resources and intention to become self-supportive, encourages CWC to provide better assistance to improve the conditions of SWBs with the help of the State/UT Government.

Training of SWBs Personnel

There is a provision under the scheme to provide training to the existing personnel in the Boards. This training is given to meet the requirement of the latest developments in the area of technology, accounting, legal and administrative work on regular intervals. This measure will improve the efficiency of the Board for maintaining records and improving the functionalities of all operational activities. In this connection, CWC will prepare an annual draft plan in advance and bring it to the notice of all SWBs. Training sessions will be organized in coordination with the SWBs training requirements and on mutually agreed formats.

Provide opportunities for income generation

To achieve the objective of the scheme, it has been considered that the role of Mutawallis/Management Committees is very significant. It helps in enhancing the profit of Waqf properties economically and generating a source of income for SWBs. In order to encourage their efforts, the best performers are selected every year and awarded cash prizes by the government. Approximately 10-12 best performers are chosen from different regions of the country based on various criteria like innovative practices, use of technology, financial performance, etc.

Proper monitoring of the scheme

Under this scheme, MoMA is the main stakeholder and Nodal Officer in-charge is empowered to evaluate/ inspect /monitor the scheme. MoMA and CWC are vested with the power to monitor at the Centre level and State/UT Governments at State/UT Level. CWC is required to provide a monthly progress report about the scheme to MoMA.

Provisions to conduct regular workshops and training camps

Under the provision of the scheme, CWC is authorized to prepare an annual plan after seeking approval from the Ministry and conduct regular workshops, training camps, and review meetings at the regional and national levels. A total of 10% administrative budget is allocated to meet the requirement of the expenditure incurred on it.

1.2.2 Shahari Waqf Sampatti Vikas Yojana (SWSVY)

Earlier, this scheme was known as the Scheme for grant-in-aid to Waqf- Development of Urban Waqf Properties. Waqf basically denotes movable and immovable properties dedicated

permanently for religious, charitable, or any purpose considered pious under Muslim Law. One of the important features of Waqf is that the dedication of property must be made for a purpose considered as religious or pious under Muslim Law. Waqf made for a limited period is not considered as valid Waqf. The intention behind creating Waqf must always be religious. Income generated from Waqf's property must be made available for charitable purposes only. Considering the legal implication attached to Waqf property, its management and administration is the responsibility of every government. To fulfill the objective, MoMA has outlined SWSVY for the welfare of the Muslim community.

The Scheme aims to protect vacant urban Waqf land from encroachers and to develop it on commercial lines for generating more income in order to widen welfare activities. Central Waqf Council is the implementing agency of the scheme. Under the Scheme, an interest-free loan is extended to various Waqf Institutions in the country for taking up economically viable development projects on Waqf land such as commercial complexes, marriage halls, hospitals, cold storage, etc. Key objectives of the scheme are:

1. To enable Mutawallis (Managers of Auqaf) to generate income from the Waqf properties for the welfare of the Muslim community
2. To protect the Waqf properties from unlawful encroachments
3. To develop projects that are economically viable to create profits and extend the scope of welfare activities
4. To remove the difficulty of Mutawallis who are unable to find sufficient resources for better utilization of land for good cause
5. To empower the managers of Waqf properties to accumulate resources for the construction of a modern structure on these lands for the well-being of the Muslim community

1.2.2.1 Operational Framework of the Scheme

Based on the rules and regulations stated in the Waqf Act, certain salient features have been listed which fall under the scheme:

Maximum Amount of Loan: The maximum amount of loan that can be awarded is 75% of the estimated project cost of Rs. 2 crores, whichever is less.

Tenure of Repayment: Half-yearly repayments of sixteen installments. The moratorium period of one year is provided.

Administrative Charges: 8% of the loan amount is charged as administrative charges/processing charges, and it will be collected prior to the release of the loan amount.

Revolving Fund: The loan (principal amount) is repaid in 16 equal half-yearly installments shall form a separate fund, and it is called “Revolving Fund.” It is utilized for the development of Urban Waqf properties for which loans of up to Rs. 75 lakhs are approved.

1.2.3 Major Stakeholders Involved in the Scheme Implementation

Major stakeholders in the Scheme are the MoMA, State Governments, SWBs, Central Waqf Council, and NIC. The major responsibilities for MoMA include overseeing the entire project and fund allocation and release to CWC, among others. The major responsibilities for State Governments include setting up a State Level Committee for co-ordination with field departments for effective implementation and monitoring progress at the state level. The major responsibilities of CWC are releasing funds to the State/UT Waqf Board/NIC etc., for completion of the remaining work and evaluation of the scheme. The major responsibilities of State/UT Waqf Boards include incurring expenditure as per rules/deadlines under the board supervision of the State Coordination Committee and implementation of the applications at the state level. The major responsibilities of NIC include implementation of the project (WAMSI) and extending technical advice to MoMA, Waqf Board, and CWC.

1.3 Objectives of the Study

The objectives of the evaluation study for QWBTS and SWSVY, as outlined in ToR, are listed below:

1. Whether the scheme has met all its objectives.
2. Challenges being faced by SWBs in the implementation of the scheme.
3. How effective is the operation of the Scheme in the State/UT Waqf Boards?
4. Whether the Waqf properties have been developed with the loan assistance of CWC and up to what extent as per the plan.
5. Whether the incomes of the developed properties have been augmented and up to what extent this has protected the property from encroachment and retrieval.
6. Whether the scheme has helped in enlarging the welfare activities and generating employment.
7. Whether the scheme needs any modification in its design and mode of implementation.
8. Whether the scheme may be continued further, if so, what should be the duration of the scheme.

CHAPTER 2

STUDY METHODOLOGY

2.1 Selection of States

2.2 Study Phases

2.3 Data Collection Overview

2.4 Technical Approach

2.1 Selection of States

The data for evaluating the impact of QWBTS and SWSVY are collected from 6 geographical zones, i.e., (i) North & Central, (ii) South, (iii) East, (iv) West, (v) North- East, (vi) Northern Hilly States (see Table 1). The 12 states (2 from each zone) have been selected based on the discussion with the Central Waqf Council (CWC) and MoMA for undertaking data collection (see Table 2).

Table 1. Details of all the states within each zone as per ToR

S. No.	Zone	States/UTs
1.	North & Central	Uttar Pradesh, Haryana, Punjab, Madhya Pradesh, Chhattisgarh, Delhi, Chandigarh
2.	South	Telangana, Andhra Pradesh, Karnataka, Kerala, Tamil Nadu, Puducherry, Lakshadweep
3.	East	Bihar, Orissa, Jharkhand, West Bengal, Andaman & Nicobar Islands
4.	West	Rajasthan, Gujarat, Goa, Maharashtra, Daman & Diu, Dadra & Nagar Haveli
5.	North East	Sikkim, Nagaland, Tripura, Arunachal Pradesh, Mizoram, Meghalaya, Manipur, Assam
6.	Northern Hilly States	Uttarakhand, Jammu & Kashmir, Himachal Pradesh

Table 2. Details of selected states within each zone as per discussion

S. No.	Zone	States/UTs
1.	North & Central	Haryana and Punjab
2.	South	Karnataka and Kerala
3.	East	Odisha and Bihar
4.	West	Gujarat and Maharashtra
5.	North East	Manipur and Assam
6.	Northern Hilly States	Uttarakhand and Himachal Pradesh

2.2 Study Phases

The detailed scheme of activities for carrying out the study was divided into four phases (Table 3):

(a) Preparatory Phase: In the preparatory phase, the target groups for data collection were finalized in consultation with the MoMA. The questionnaire for the QWBTS Scheme for SWBs was developed with the consent of officials from MoMA and CWC (Appendix A). The questionnaire for the SWSVY Scheme for SWBs and Mutawallis was developed with the consent of officials from MoMA and CWC (Appendix B and C).

(b) Data Collection Phase 1: Primary data was collected by field investigators from SWBs and Mutawallis for the respective schemes from Punjab, Karnataka, Odisha, Assam, Uttarakhand, and Himachal Pradesh. The secondary data was also collected from CWC in connection with the scheme.

Table 3. Study phases

Phase	Milestones Covered in Each Phase
Preparatory Phase	<ul style="list-style-type: none">● Finalization of the Plan● Designing of Data Collection Instrument● Recruitment of data collection executives
Data Collection Phase 1	<ul style="list-style-type: none">● Initiation & implementation of the plan● Data collection for six states: Punjab, Karnataka, Odisha, Assam, Uttarakhand, and Himachal Pradesh
Data Collection Phase 2	<ul style="list-style-type: none">● Data collection for the remaining six states: Haryana, Kerala, Bihar, Gujarat, Maharashtra, and Manipur● Mid Term Report is given to the Ministry (MoMA) for feedback
Data Compilation and Report Writing Phase	<ul style="list-style-type: none">● Data analysis, data interpretation, and graphical representations● Preparation of report

(c) Data Collection Phase 2: Primary data were collected by field investigators from SWBs and Mutawallis for the respective schemes from the states of Haryana, Kerala, Bihar, Gujarat, Maharashtra, and Manipur.

(d) Data Compilation and Report Writing Phase: The data collected for different QWBTS and SWSVY were analyzed on various parameters. The data is interpreted, and graphical representations are presented for QWBTS and SWSVY.

2.3 Data Collection Overview

A mixed methodology approach was followed with an aim to review the progress of QWBTS and SWSVY. Secondary data has been collected from the Central Waqf Council (CWC), MoMA, WAMSI portal, and other relevant offices/departments related to Waqf Boards at the State/UT level. Primary data was collected through a structured questionnaire/semi-structured interviews with SWBs and Mutawallis/Management committee. The feedback on the scheme implementation was also sought from NIC and National Waqf Development Corporation Limited (NAWADCO).

2.4 Technical Approach

Table 4. Technical approach adopted

S. No.	Objectives	Data required	Technical approach adopted
1	Whether the Scheme has met all its objectives	Secondary and Primary Data	This study has analyzed and reviewed each objective of the Scheme with the discussion with MoMA officials, CWC members, NAWADCO, NIC, SWB members, and secondary data from the WAMSI portal and other published reports
2	How effective is the operation of the Scheme in the State/UT Waqf Boards	Secondary and	The effectiveness of the operation of the scheme is reviewed by studying the Waqf Boards Annual Reports and other official

		Primary Data	secondary data from MoMA related to the functioning of SWBs. This study has also collected primary data through personal interviews from SWB members/ Mutawallis in a structured way.
3	Whether the Waqf properties have been developed and up to what extent as per the plan	Secondary and Primary Data	This study has reviewed the Waqf Boards Annual Reports and other official secondary data from MoMA related to the functioning of SWBs. This study has also collected primary data through personal interviews with SWB members.
4	Challenges being faced by SWBs in implementation of the Scheme	Primary Data	Problems and hindrances in the implementation of the Scheme have been analyzed based on the discussions and consultations with SWBs Officials, Mutawallis, NAWADCO officials, and NIC officials.
5	Whether the incomes of the developed properties have been augmented and up to what extent this has protected the property from encroachment and retrieval	Primary and Secondary Data	This study has checked data on the Grants released by MoMA under the various components in the QWBTS and SWSVY in each SWB.
6	Whether the Scheme has helped in enlarging the welfare activities and generating employment	Primary Data	Each aspect of the given objectives has been discussed with the SWB Officials. Field visits to the offices of Waqf Boards in the 12 states have been done.

7	Whether the Scheme needs any modification in its design and mode of implementation	Primary Data and Secondary Data	Data collected for Objective 1,2,3,4,5, and 6 have been analyzed to suggest any modifications in the structure/formulation of the current Scheme.
8	Whether the Scheme may be continued further, if so, what should be the duration of the Scheme?	Secondary and Primary Data	Data collected for Objective 1,2,3,4 and 5 have been analyzed to make recommendations on whether the Scheme should be continued further, with or without modification.

2.5 Sample for the Analysis

The sample for the analysis includes 12 states, i.e., North & Central Zone (Haryana and Punjab), South Zone (Karnataka and Kerala), East Zone (Odisha and Bihar), West Zone (Gujarat and Maharashtra), North East Zone (Manipur and Assam), and Northern Hilly States (Uttarakhand and Himachal Pradesh). The sample size of the QWBTS includes 21 SWB members. The sample size of the SWSVY includes 13 SWB members and 16 Mutawallis.

CHAPTER 3

QAUMI WAQF BOARD TARAQQIATI SCHEME

- 3.1 Whether all the Objectives of the Schemes has been met
- 3.2 Challenges being Faced by SWBs in the Implementation of the Scheme
- 3.3 How Effective (Impact) is the Operation of the Scheme in the SWBs
- 3.4 Development of the SWB Properties
- 3.5 Encroachment and Retrieval of Waqf properties
- 3.6 Impact of Scheme on Employment
- 3.7 Modification in the Scheme and Mode of Implementation Suggested by SWBs

3.1 Whether all the Objectives of the Scheme has been met

QWBTS provides funds for the computerization of records in SWBs and provides assistance for the strengthening of SWBs. For the computerization of records, funds are provided for maintenance of CCF, implementing ERP solution, setting up video conferencing facility, enumerating coordinates for properties under each SWBs, and facilitating data entry in WAMSI module through the deployment of skilled manpower. For strengthening of SWBs, funds are provided under this scheme for strengthening the legal and accounting section (primarily for establishing a panel of legal experts to support SWBs in lawsuits as well have adequate services of trained accountants for maintaining and auditing books of accounts), training & administrative cost of SWBs, capacity building (by conducting awareness building exercises and training programmes) of Mutawallis/ Management Committee, and support for Survey Commissioner in the SWB. Based on the field data collection, it has been observed that sufficient funds for SWBs (Figure 1). 81% of SBWs agreed that funds provided by the MoMA are sufficient for meeting the SWBs requirements, whereas 19% of them said that funds provided under this scheme are not sufficient for the functioning of SWBs.

3.1.1 Computerization of records

The number of persons to manage the Information Technology (IT) department in the SWBs varies between 1-12. IT personnel undertake data entry in the WAMSI portal. The number of inspectors in each SWB varies from 0 to 18.

Figure 2 illustrates that all the SWBs have a CCF. The activities included in the establishment of CCF include undertaking civil and electrical work to set up CCF, acquire computers and servers, employ an assistant programmer to manage the CCF, provision of broadband connection, and employ data entry operators. All the SWBs agreed that this scheme has helped them in setting up CCF facilities.

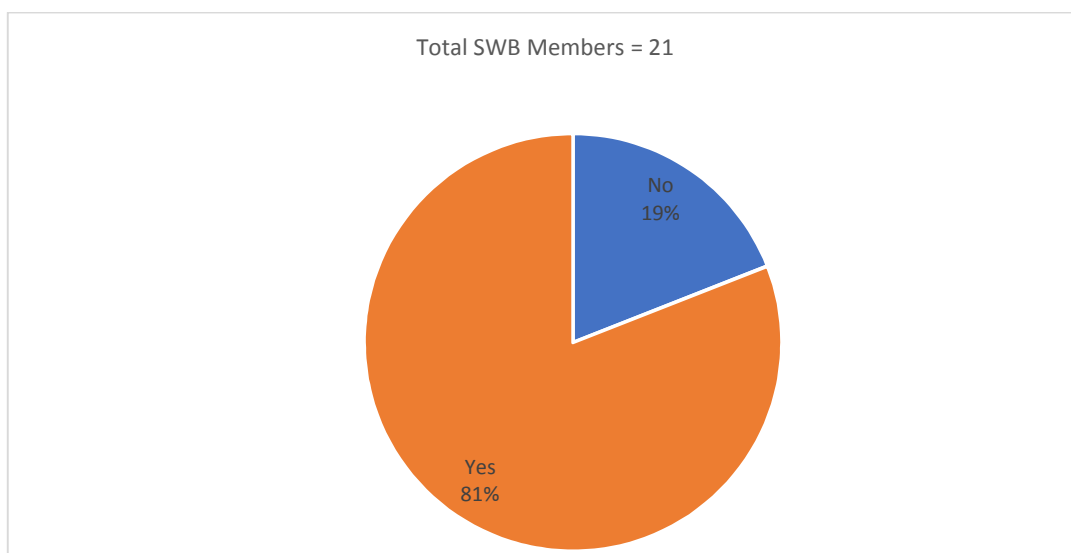


Figure 1. Funds sufficiency to meet the SWB's requirements under QWBTS

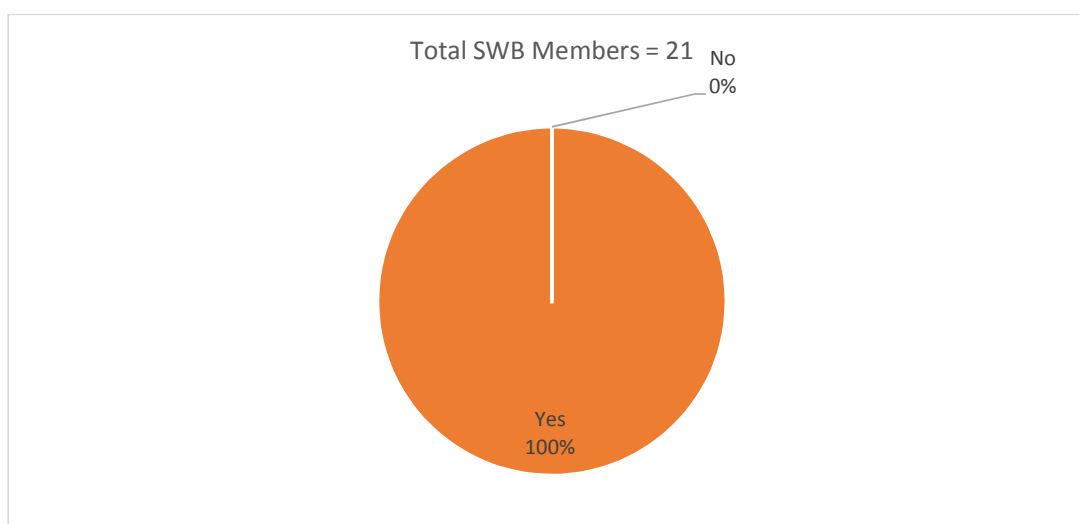


Figure 2. The scheme has helped in setting up of CCF under QWBTS

ERP solution is important for ensuring ease in administration and functioning of SWBs. Figure 3 illustrates that 38% SWBs part of the sample are not aware of the availability of a one-time grant to implement an ERP Solution. However, only 5% of SWBs have installed ERP for managing their activities (Figure 4).

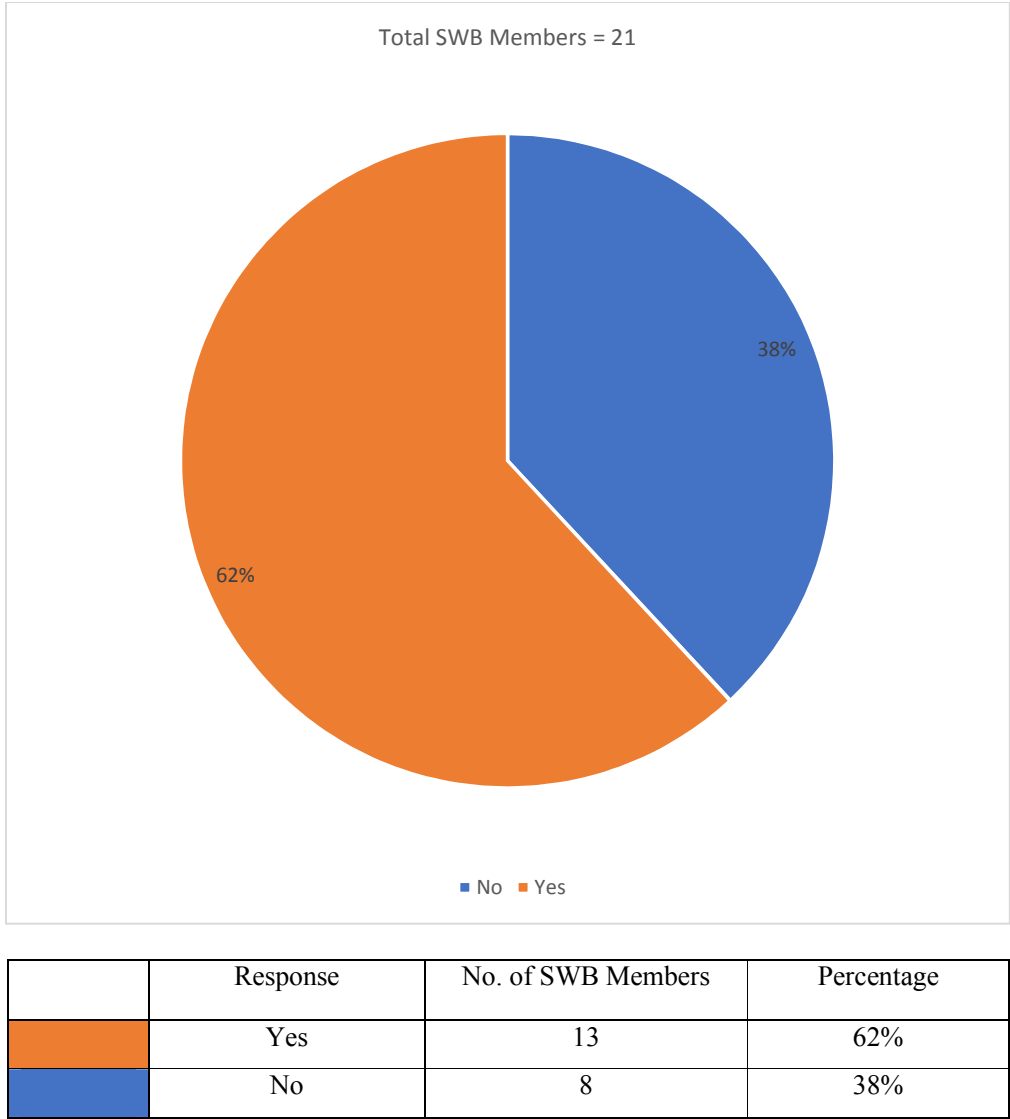


Figure 3. Awareness about the availability of a one-time grant to implement an ERP Solution in SWB under QWBTS

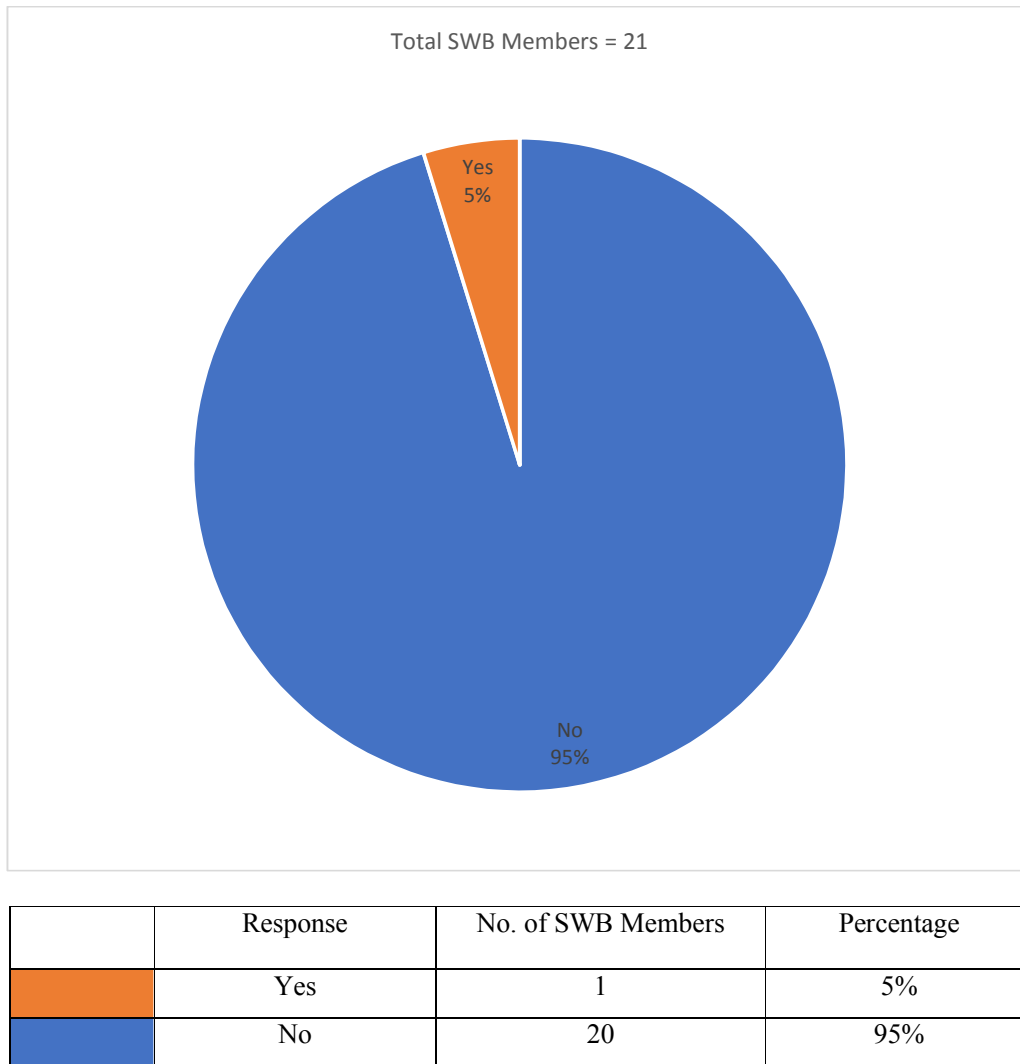
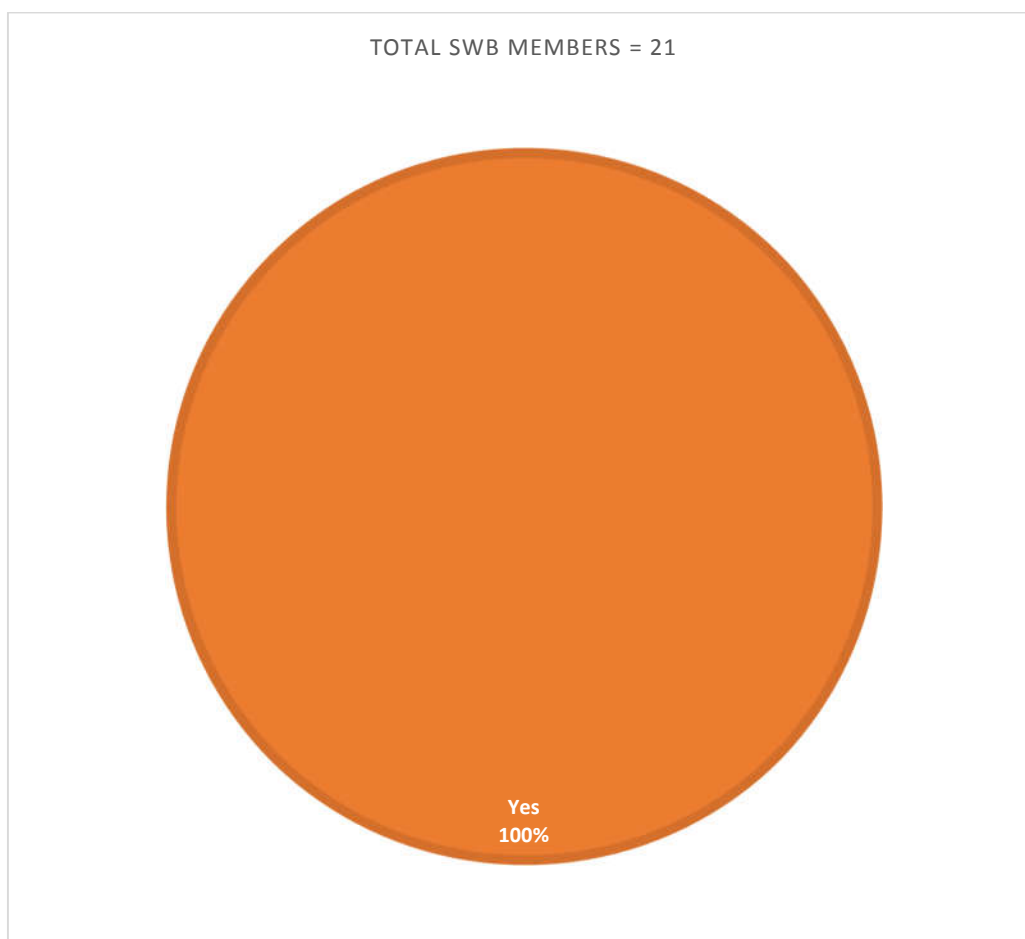


Figure 4. ERP installed by SWB under QWBTS

Figure 5 shows that all the SWBs in the sample are aware of eligibility for getting financial assistance for setting up a video conferencing facility. All states have utilized the availability of financial assistance and installed video conferencing facilities in their SWBs (Figure 6). SWBs pointed out the benefits of possessing the video conferencing facility:

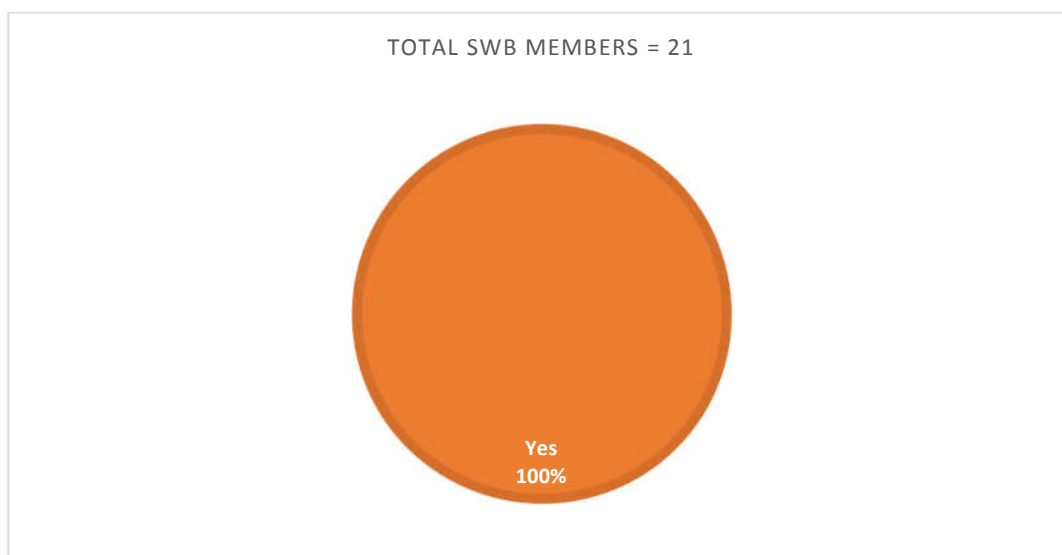
- a) It facilitates the interaction of with CEO and other members of the SWBs, thus helps in better supervision
- b) It saves time and cost of SWBs by minimizing travel times for meetings



	Response	No. of SWB Members	Percentage
	Yes	21	100%
	No	0	0%

Figure 5. Awareness about the eligibility of financial assistance for setting up of video conferencing facility in SWB under QWBTS

The WAMSI portal was developed by NIC for the maintenance of a central database for properties governed by each SWB. The four major modules in the WAMSI portal are the leasing module, litigation module, return module, and registration module. The study suggests that regular data entry and updates are not undertaken in the WAMSI module by 10% SWBs (Figure 7). Hence, this scheme should be continued until the next few years and facilitate the SWB with adequate resources for maintenance of property records on the WAMSI portal.



	Response	No. of SWB Members	Percentage
	Yes	21	100%
	No	0	0%

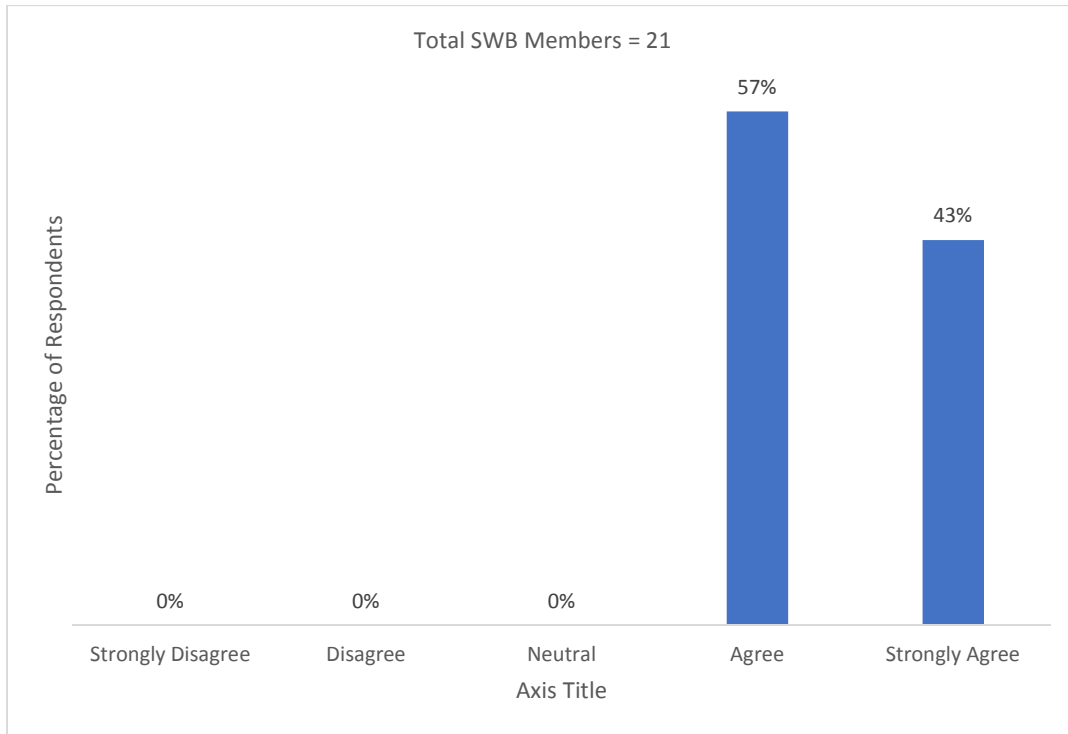
Figure 6. Existence of video conferencing facility in the SWB under QWBTS



	Response	No. of SWB Members	Percentage
	Yes	19	90%
	No	2	10%

Figure 7. Regular updates are undertaken on the WAMSI module under QWBTS

Further, it is observed that the scheme is helping SWBs in streamlining record-keeping of data maintained by them. All SWBs agreed that this scheme has helped in improving transparency and facilitating the computerization of physical records maintained by SWBs on the various functions performed by them (Figure 8).

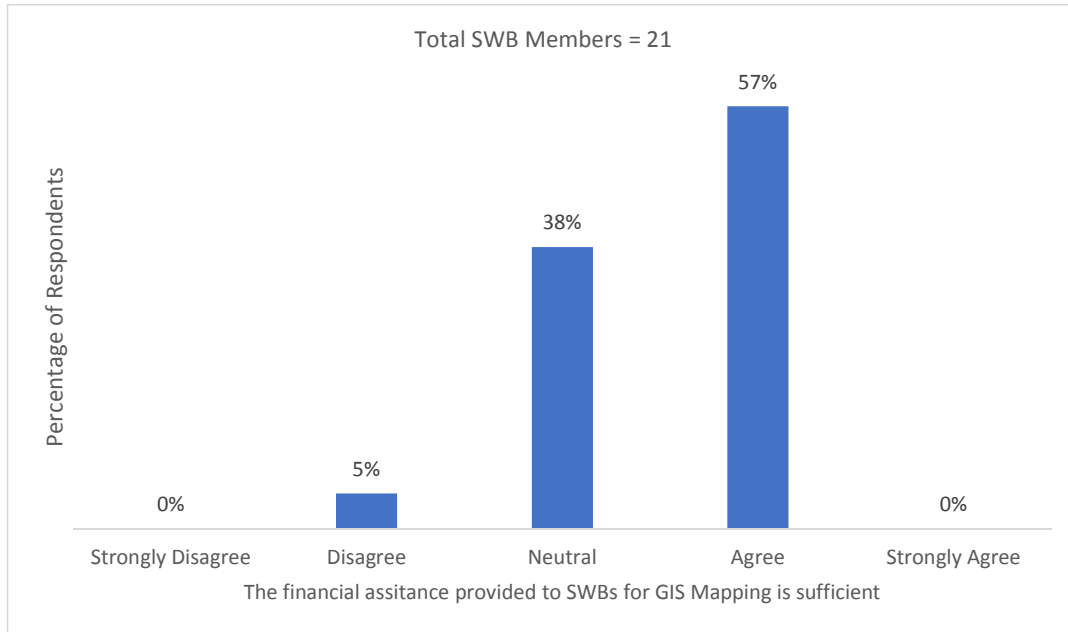


Response	No. of SWB Members	Percentage
Strongly Disagree	0	0%
Disagree	0	0%
Neutral	0	0%
Agree	12	57%
Strongly Agree	9	43%

Figure 8. The QWBTS has benefited in streamlining record-keeping, introducing transparency, and computerization the various functions of the SWBs

GIS mapping of all the Waqf properties in the country is being undertaken. GIS mapping helps in managing the Waqf properties more efficiently and brings transparency in land records and minimizes chances of encroachment, and facilitates computerized record-keeping of Waqf properties in the country. 57% SWBs in the sample agreed that financial assistance provided for GIS mapping of Waqf properties was sufficient, whereas and the rest 38% had a neutral

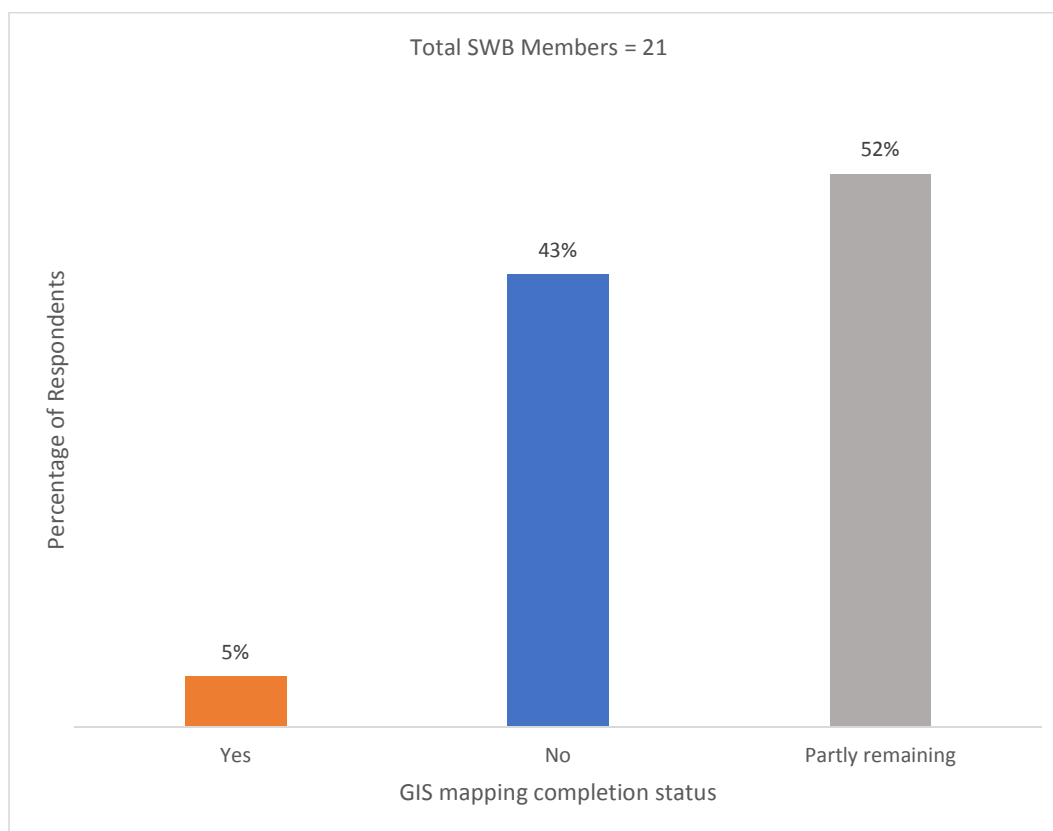
view on it (Figure 9). Only 5% of SWBs said that the funds provided are not sufficient for GIS mapping. They demanded an increase in the amount of GIS mapping.



Response	No. of SWB Members	Percentage
Strongly Disagree	0	0%
Disagree	1	5%
Neutral	8	38%
Agree	12	57%
Strongly Agree	0	0%

Figure 9. The financial assistance provided to SWBs for GIS mapping is sufficient under QWBTS

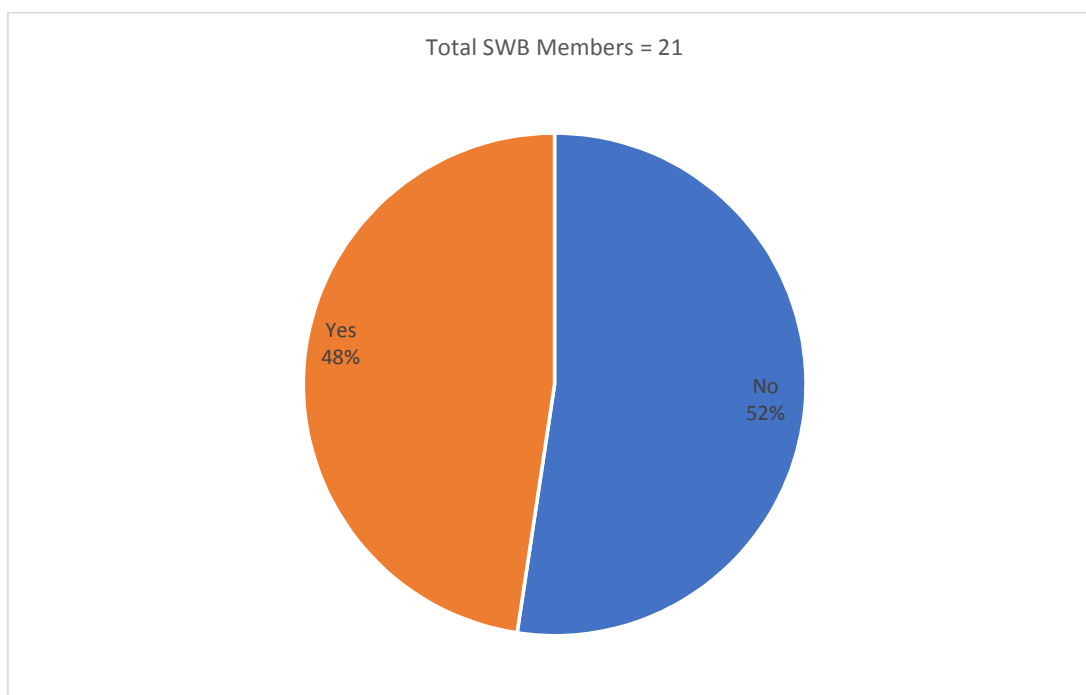
Figure 10 shows that 52% of the SWBs are still undertaking the process of GIS mapping of Waqf properties in their states, whereas 43% of SWBs have not completed the process of GIS mapping in their states. Only 5% of them have completed GIS mapping in their states. SWB members mentioned that the process for GIS mapping has lost its pace due to lockdown owing to the COVID-19 pandemic, lack of technical knowledge, and insufficient funds.



	Response	No. of SWB Members	Percentage
	Yes	1	5%
	No	9	43%
	Partly Remaining	11	52%

Figure 10. GIS mapping completion status under QWBTS

SWBs award best performing Mutawallis every year, thereby creating competition amongst them, leading to increased performance of each Mutawalli. 48% of the SWBs award Mutawallis for their Excellence in Management of Waqf properties (see Figure 11). The CWC decides the eligibility criteria for the award. The award provided is usually financial in nature or Memento showing the high-performance level. A total of 52% of SWB members stated that they do not award the Mutawallis for their performance.

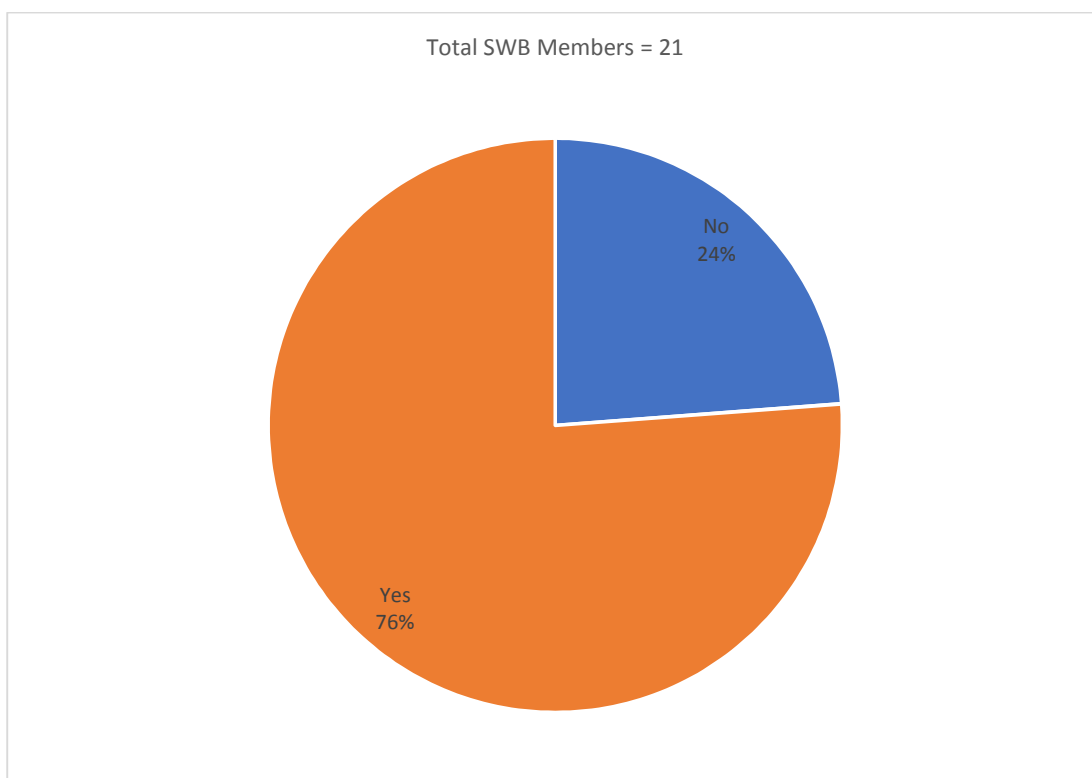


	Response	No. of SWB Members	Percentage
	Yes	10	48%
	No	11	52%

Figure 11. Existence of Award for Mutawallis/Management Committee under QWBTS

3.1.2 Strengthening of SWBs

The scheme has helped SWBs to adequately compete in the lawsuits filed against the encroachment of Waqf properties under their jurisdiction. 76% SWBs in the sample agreed that the scheme has helped them in winning the number of lawsuits (see Figure 12). Therefore, this scheme has an impact on the management of litigation by SWBs.



	Response	No. of SWB Members	Percentage
	Yes	16	76%
	No	5	24%

Figure 12. Scheme impact in winning lawsuits under QWBTS

SWBs suggested that a provision should be promulgated, allowing the encroacher to be brought under leasing agreement by mutual understanding. Few SWBs suggested that there should be a proper legal team with the knowledge of Waqf Act 1995 at Central Waqf Council (CWC) who can provide expert advice to each SWB on a case to case basis.

According to the data provided by SWBs in the 12 States, so far, the number of litigations registered is 10252, and a total of 1958 cases have been disposed of. The members of SWBs have stated that the entries in the WAMSI litigation module have increased substantially.

Figure 13 highlights that 76% of SWBs provided training to its staff to work on the WAMSI module. The trained staff work on the WAMSI portal and update all the Waqf property details on the portal. Further, there is a need for continuous training of staff to handle the WAMSI portal at the state level. About 24% of SWBs have not provided any kind of training for the

staff because of a lack of funds and work pressure owing to other activities. The SWBs agree to the fact that training will improve the skills of the staff and encourage the staff to maintain up to date records on the WAMSI portal. The SWBs requested additional financial support & incentives for conducting training on the WAMSI module and adequately reward the best performing staff.

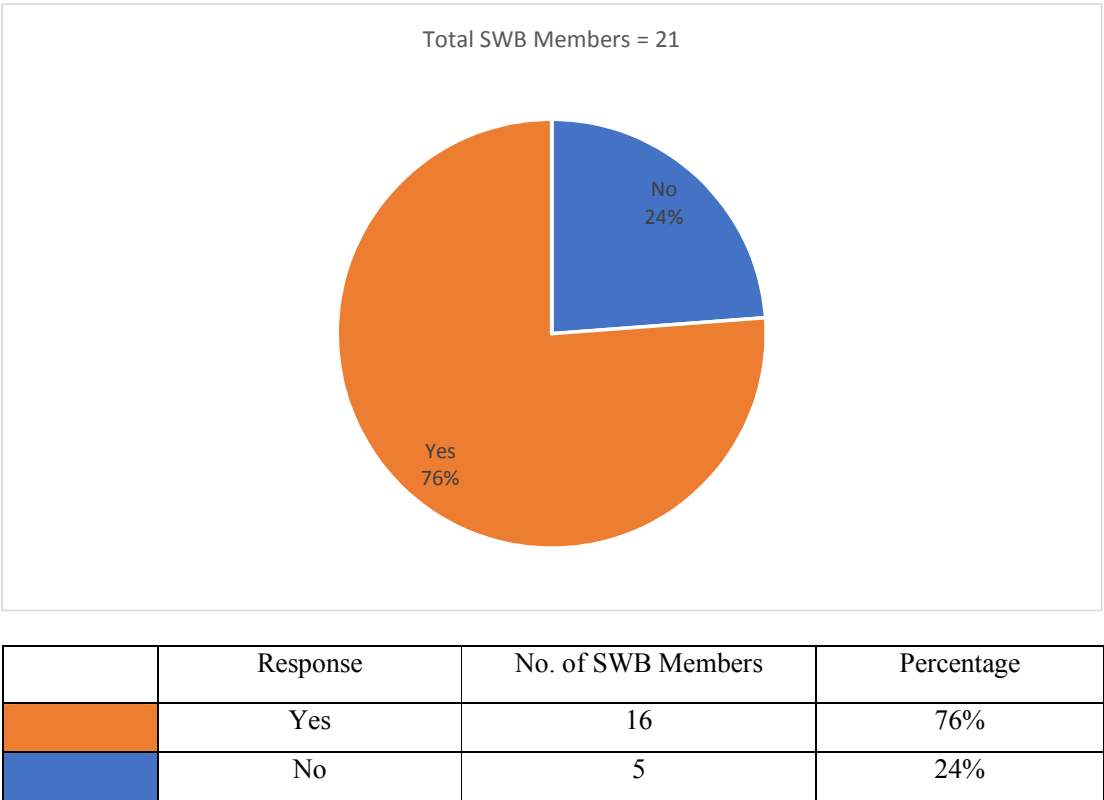


Figure 13. Provision of training on WAMSI modules for the staff under QWBTS

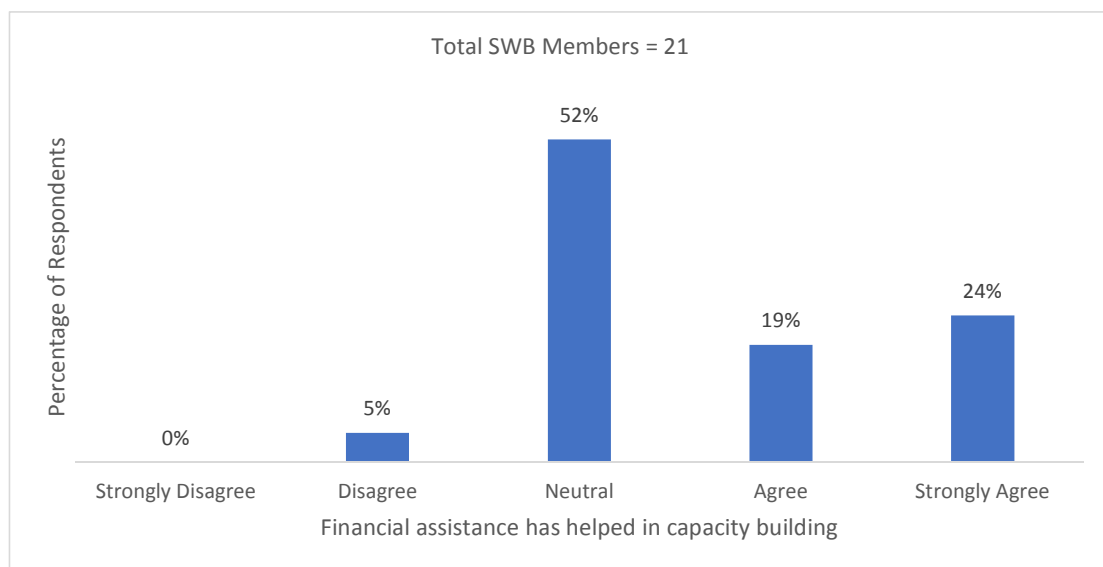
It has been observed that all the states have a survey commissioner (Figure 14). A survey commissioner undertakes a survey of all Waqf properties that exist in the state.



	Response	No. of SWB Members	Percentage
	Yes	21	100%
	No	0	0%

Figure 14. Availability of survey commissioner under QWBTS

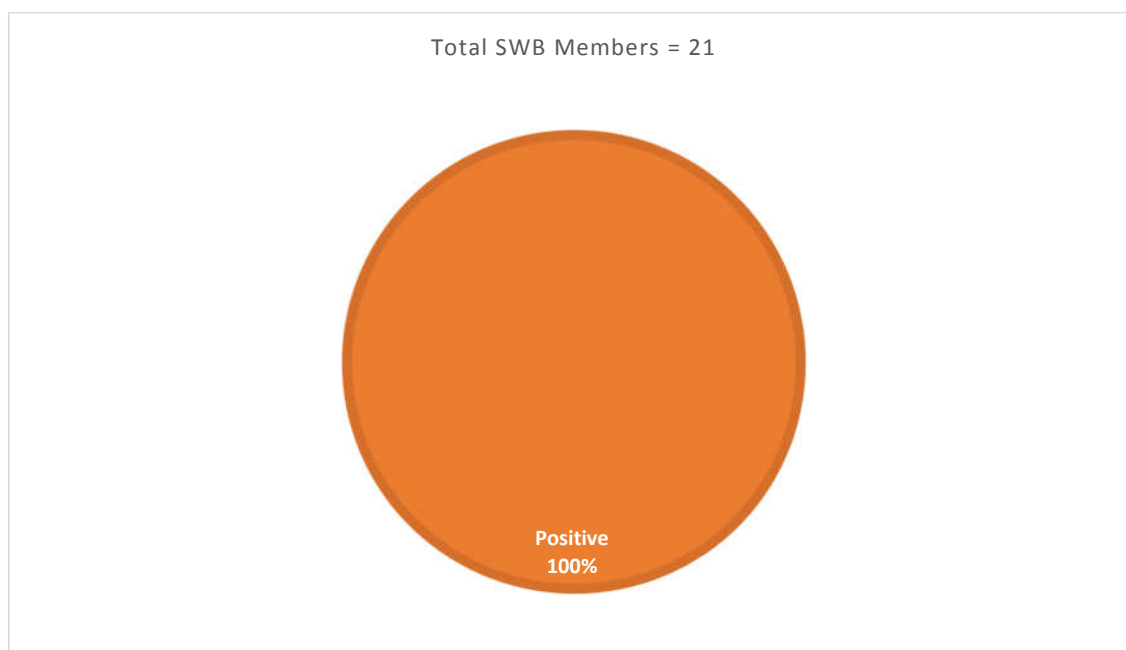
Financial assistance to SWBs has helped in the capacity building of Mutawallis/Management committee. Figure 15 shows the views of the SWBs on the financial assistance provided in this regard. A total of 43% of SWB members agreed that the financial assistance provided under the current scheme has helped them in the capacity building of the Mutawallis, whereas 52% of them had neutral views on it.



Response	No. of SWB Members	Percentage
Strongly Disagree	0	0%
Disagree	1	5%
Neutral	11	52%
Agree	4	19%
Strongly Agree	5	24%

**Figure 15. Financial assistance has helped in the capacity building of the Mutawallis/
Management committee under QWBTS**

Overall, SWBs have collectively agreed that this scheme has been successful in terms of meeting its objectives for computerization of Waqf records and strengthening of SWBs (Figure 16).



	Response	No. of SWB Members	Percentage
	Yes	21	100%
	No	0	0%

Figure 16. Overall feedback on the success of the QWBTS

3.2 Challenges being Faced by SWBs in the Implementation of the Scheme

The main challenges affecting the scheme are limited funds, issues in properties identification, difficulty in editing incorrect data, shortage of staff, mismatch in revenue collection records, delay in detection of encroachments on Waqf properties, and frequent server downtime (see Figure 17). SWBs suggest that MoMA and CWC should look into these challenges for better implementation of the scheme. There should be a continuous training program for assistant programmers and SWB staff to operate the WAMSI portal and to manage CCF.

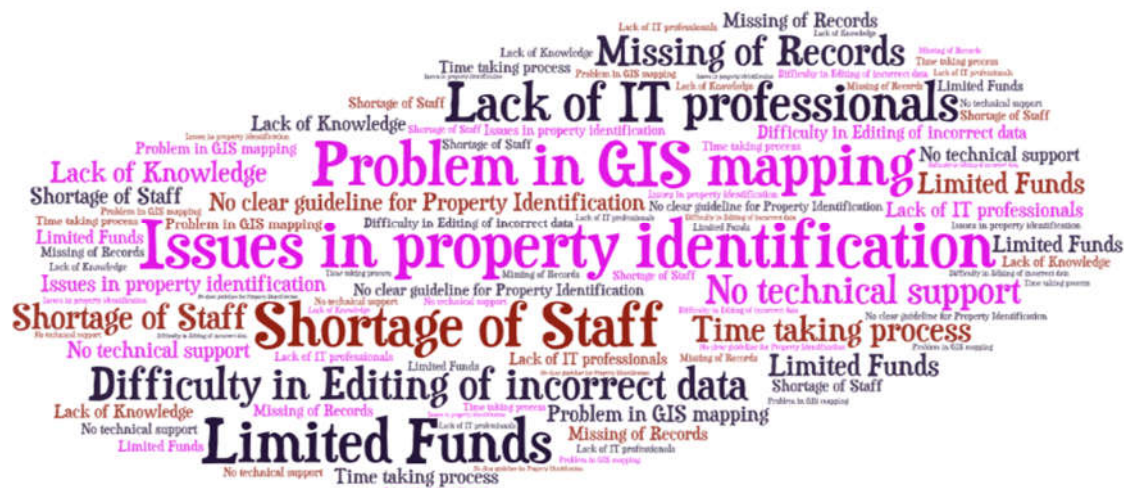
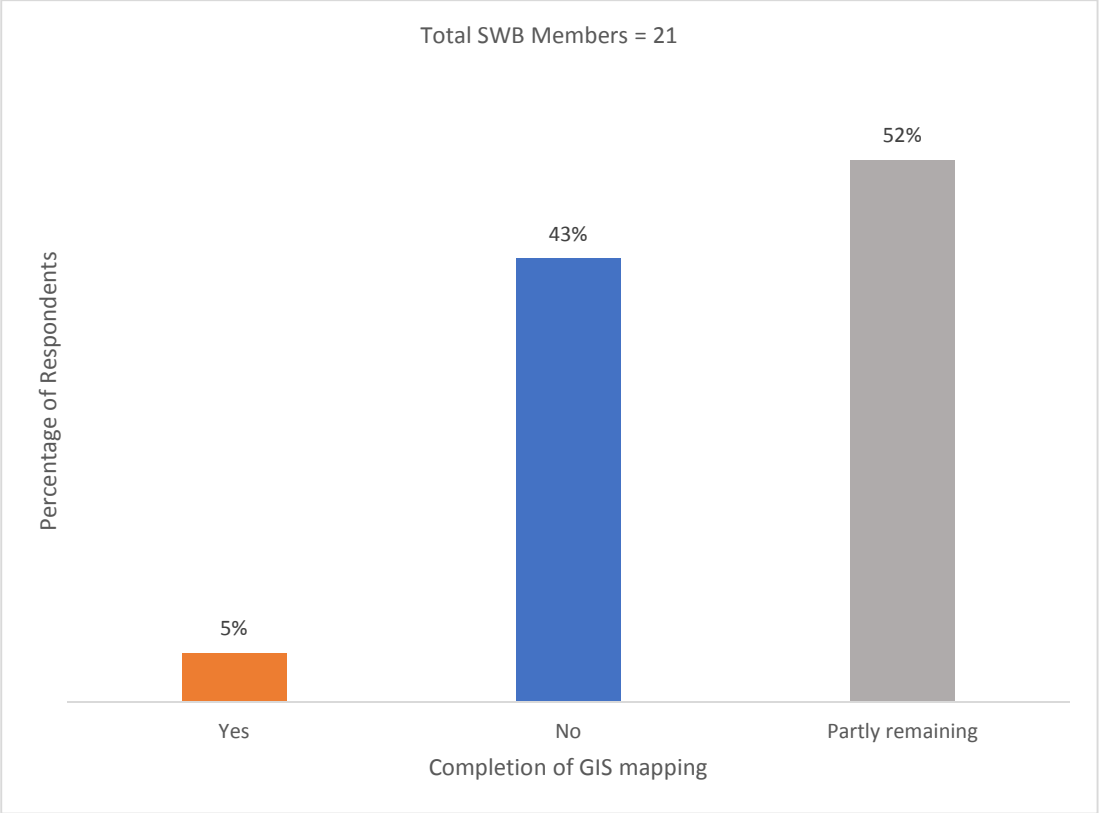


Figure 17. The major challenges faced in the proper implementation of the WAMSI Module under QWBTS



Figure 18. Main reasons for losing litigations related to Waqf properties under QWBTS

and notifies when that encroachment took place with the help of Historical Satellite Imaging. However, the implementation of the GPS Field Survey, along with photographs, is very poor across states. Most of the SWBs are working on GIS Mapping of Waqf properties, WAMSI portal Registration Module, and uploading photographs.

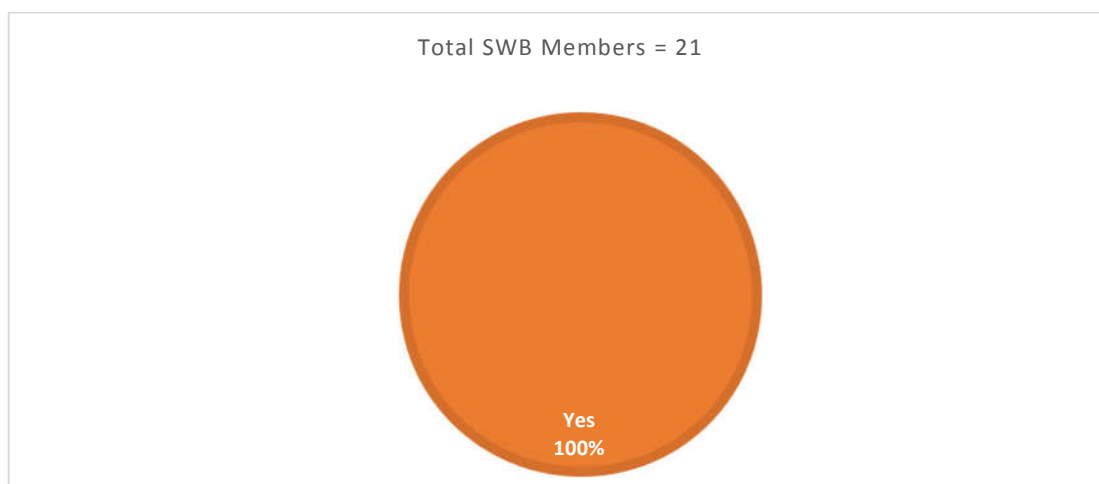


	Response	No. of SWB Members	Percentage
	Yes	1	5%
	No	9	43%
	Partly Remaining	11	52%

Figure 20. Completion of GIS mapping for your state under QWBTS

All the SWBs in the sample have agreed that the quality of data for the digitized record is satisfactory (Figure 21).

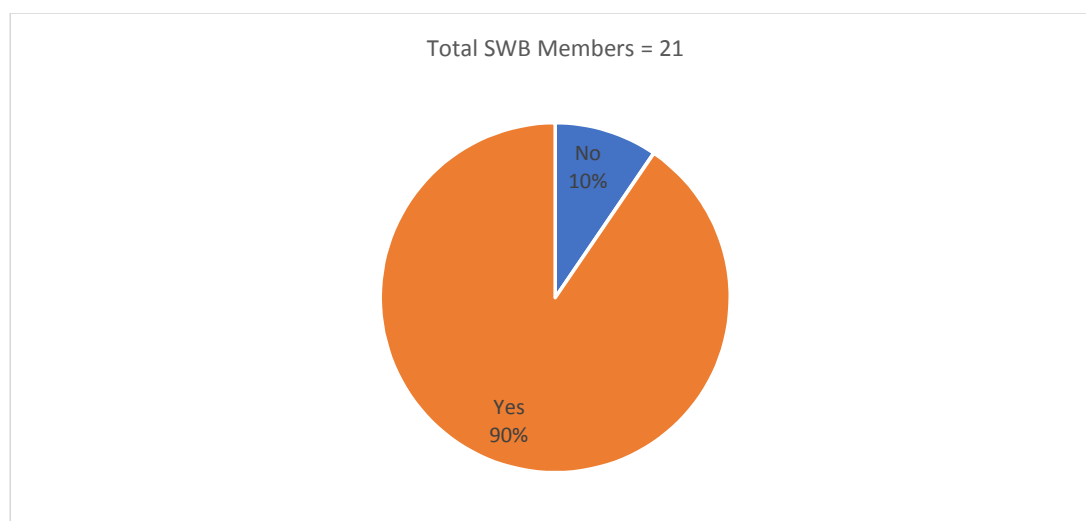
The objective of the scheme was also to facilitate public access to data and information and bring transparency in operations. 90% of SWBs agreed that the data entry and regular updates had been done in the WAMSI module (Figure 22).



	Response	No. of SWB Members	Percentage
	Yes	21	100%
	No	0	0%

Figure 21. The quality of data for digitized record satisfactory

The majority of the staff in SWBs are trained. The staff has been trained on the basics of computerization and different modules of the WAMSI portal. About 76% of the SWBs have sent their existing staff for training on the WAMSI portal (Figure 23). Regular training programs are being conducted for the staff of SWBs on different Modules of the WAMSI portal. There is a data entry demonstration as well as practice by the 4 participants. The trained staff has started working on the WAMSI portal and updating the Waqf property records.



	Response	No. of SWB Members	Percentage
	Yes	19	90%
	No	2	10%

Figure 22. Proper data entry and regular updates are undertaken in the WAMSI module under QWBTS

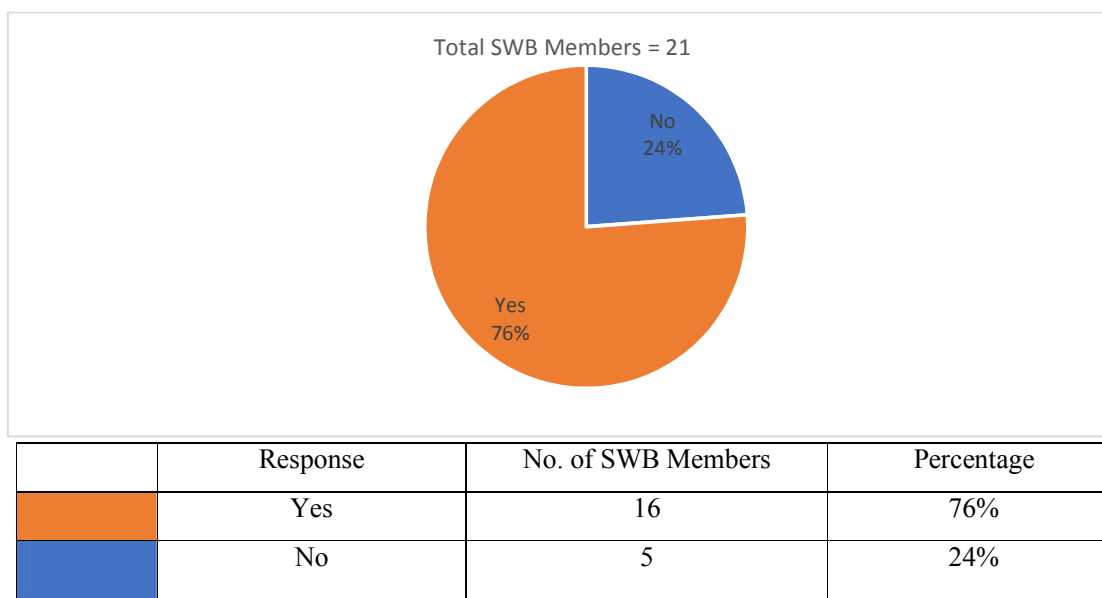


Figure 23. Whether training on WAMSI modules has been provided to the staff under QWBTS

95% of SWB members agree that the computerization of State Waqf records has helped to bring in transparency, efficiency in Waqf administration, and overall management of SWBs activities in all the states (Figure 24). This scheme provides all SWBs an online platform for registering the properties, annual income filing, transparency in leasing and litigation, searching Waqf properties in an area, and maintenance of the records.

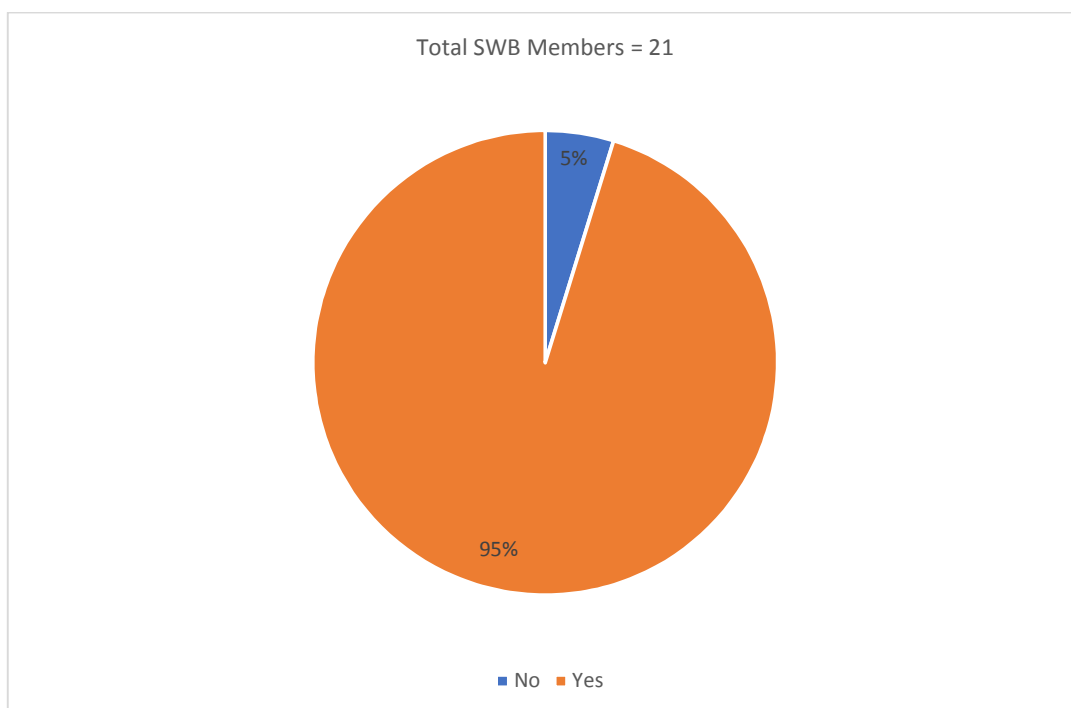
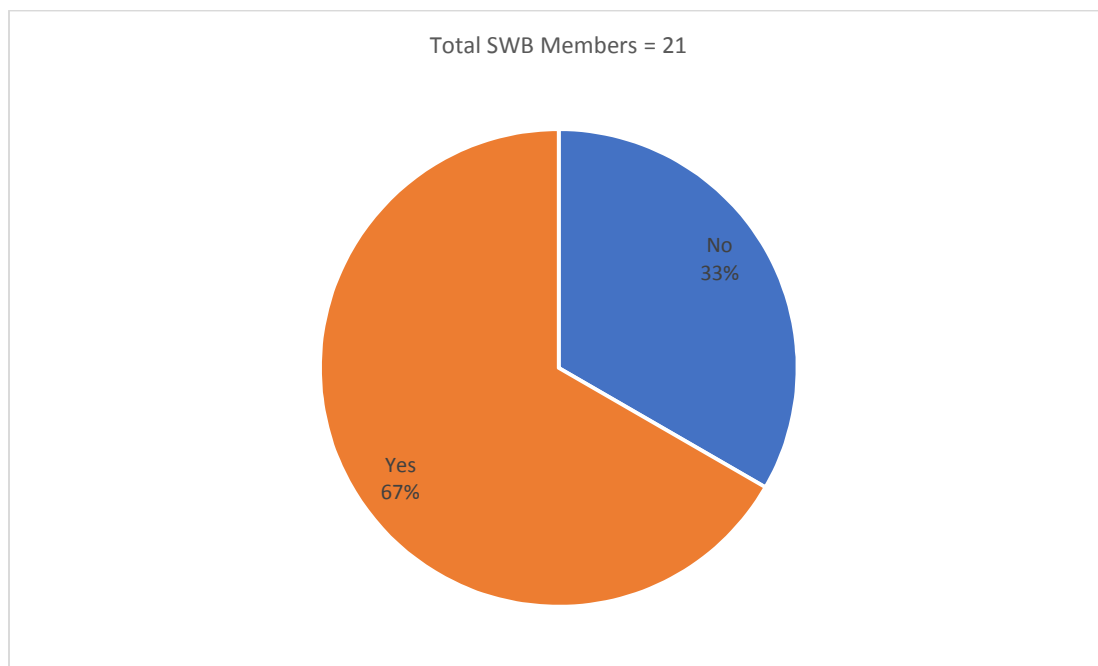


Figure 24. The computerization of State Waqf records have helped to bring transparency to the system under QWBTS

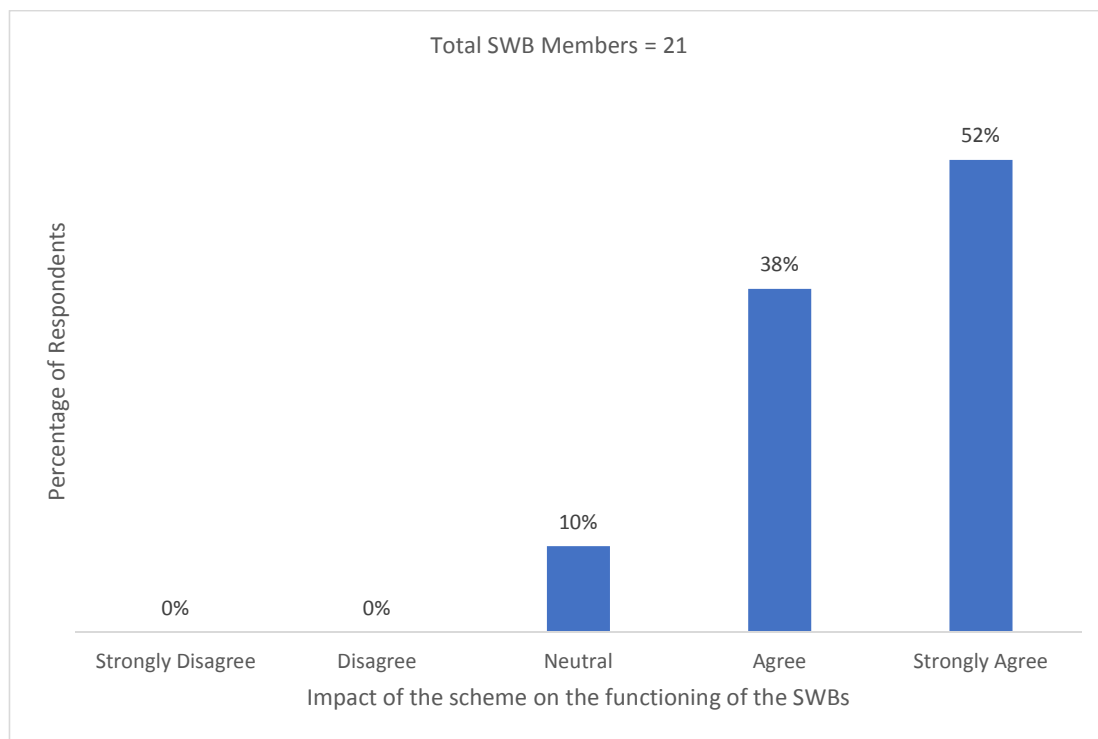
This scheme allows SWBs for transparency in leasing and litigation handling of Waqf properties in an area and getting information on their status. A total of 67% of SWBs agreed that they are satisfied with the process of litigation handling (Figure 25). A large proportion of the records in the WAMSI litigation module are accounted for by internal court cases involving CEOs and Mutawallis. The SWB members have mentioned that entries in the WAMSI litigation module have also increased substantially. It signifies that the scheme has an impact on the functioning of SWBs.



	Response	No. of SWB Members	Percentage
	Yes	14	67%
	No	7	33%

Figure 25. SWBs satisfaction with the process of litigation handling under QWBTS

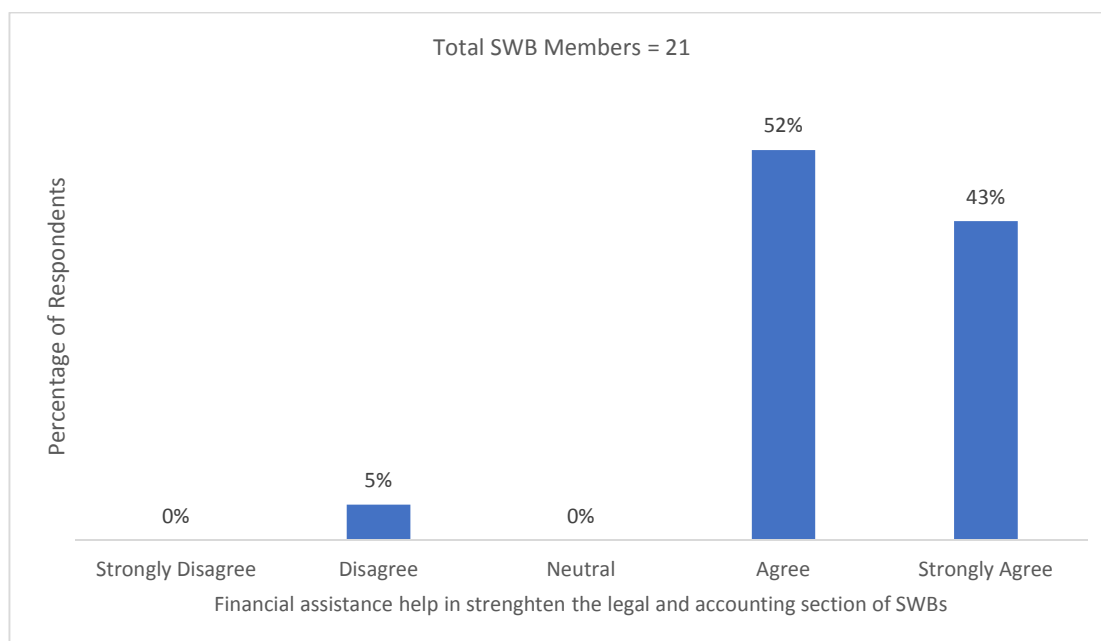
A total of 90% SWBs agreed that the scheme has a positive impact on their functioning (Figure 26). Most of the SWBs have uploaded the records of properties on their website to bring transparency in functioning and to preserve old records. This scheme not only helps people from across the world to easily access the data and information regarding Waqf properties in a state, but it also reduces queries, increases the pace of work, and most importantly, it allows the properties to be away from the clutches of illegal occupants allowing for proper and appropriate use of properties, i.e., contributing to the welfare of the Muslim community. Waqf properties are mobilized to build Schools, Colleges, Hospitals, etc., for the welfare of the Muslim population in the country.



Response	No. of SWB Members	Percentage
Strongly Disagree	0	0%
Disagree	0	0%
Neutral	2	10%
Agree	8	38%
Strongly Agree	11	52%

Figure 26. Impact of the QWBTS on the functioning of the SWBs

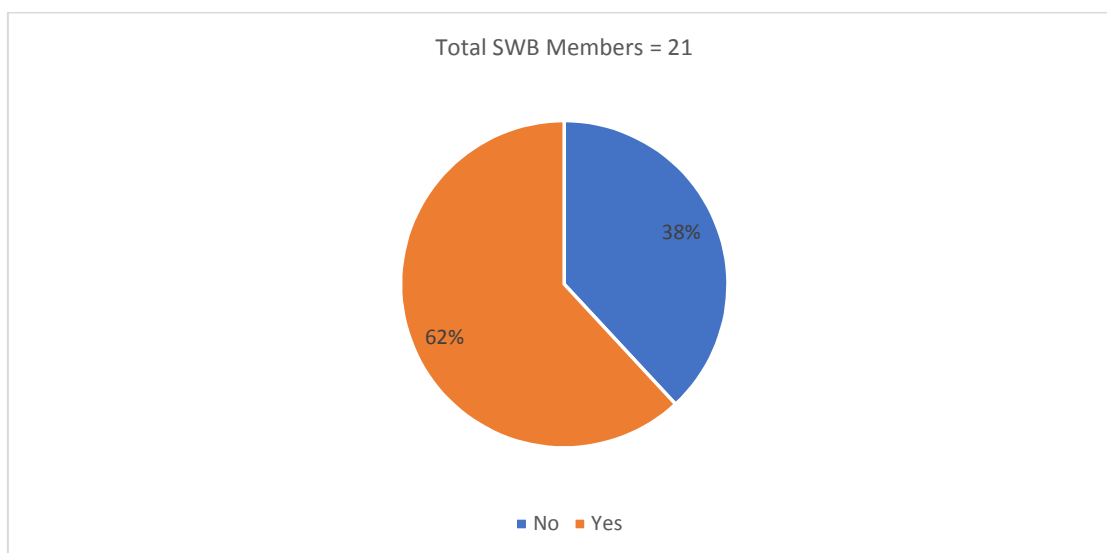
One of the broad objectives of this scheme is to strengthen the legal section of SWBs for proper management litigations on Waqf properties. A total of 95% SWBs agreed that the scheme has provided financial support to SWBs and helped to strengthen the legal and accounting section of SWBs (Figure 27).



Response	No. of SWB Members	Percentage
Strongly Disagree	0	0%
Disagree	1	5%
Neutral	0	0%
Agree	11	52%
Strongly Agree	9	43%

Figure 27. Financial assistance has helped the SWBs to strengthen the legal and accounting section under QWBTS

It has been observed that financial assistance provided by the MoMA under the scheme is meant for carrying out the directions of the SWBs in accordance with the provisions of the Waqf Act, furnish financial returns, and provide information to the CWC/SWBs from time to time, allowing for inspection of Waqf properties, accounts or records or deeds, and documents and discharging all public dues others action that is lawfully required as per the Act. This scheme helped SWBs in capacity building in terms of Waqf property development, modernization of CCF, ERP implementation for better administration, and GIS-based Waqf property management system to bring in transparency and efficient management of Waqf properties. Figure 28 highlights that 62% of SWBs in the sample have agreed that they have sufficient funds for the up-gradation and maintenance of IT equipment, whereas 38% are not satisfied by the fund provided by the MoMA for the same.



	Response	No. of SWB Members	Percentage
	Yes	13	62%
	No	8	38%

Figure 28. Sufficiency of Funds for up-gradation and maintenance of IT equipment under QWBTS

In the year 2017-18, the fund utilization of all the SWBs is not uniform. Few of the SWBs, such as Bihar (Shia), Gujarat, Karnataka, Uttarakhand, and Punjab, have almost utilized the funds received by MoMA. These states have utilized more than 75% of the fund provided by MoMA under the current scheme. However, SWBs like Haryana, Bihar (Sunni), Manipur, and Himachal Pradesh were not able to utilize the fund (Table 5).

In the year 2018-19 SWBs, including Karnataka, Haryana, and Bihar (Sunni), have utilized more than 70% of funds received by MoMA. Other SWBs, including Assam, Uttarakhand, and Kerala, have utilized less than 60% amount. For the other states, data is not available for fund utilization (Table 5).

Table 5. Fund Utilization by SWB³

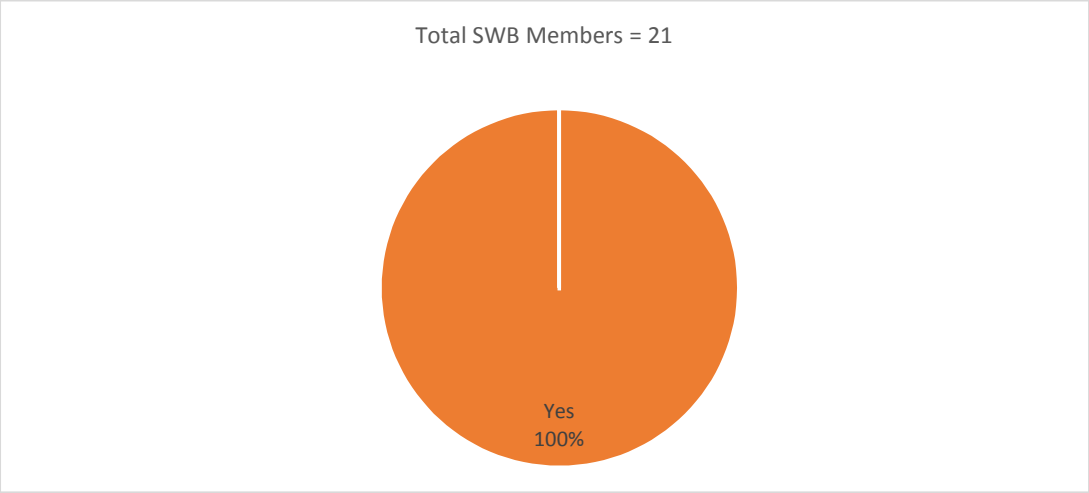
State/UT Waqf Board	Amount Utilized by Board	Amount Utilized by Board
	(2017-18)	(2018-19)
Assam	52.5%	49.5%
Bihar (Shia)	93.0%	67.0%
Bihar (Sunni)	42.0%	78.9%
Gujarat	83.8%	NA
Haryana	34.9%	81.0%
Himachal Pradesh	48.8%	NA
Karnataka	77.5%	97.1%
Kerala	63.6%	50.1%
Maharashtra	NA	NA
Manipur	46.3%	NA
Odisha	NA	NA
Punjab	76.1%	NA
Uttarakhand	79.8%	55.6%
NA = Data is not available about fund utilization in “Utilization of Fund”		

3.4 Development of the SWB Properties

All the SWBs should have a full-time/part-time Chief Executive Officer (CEO) for the development and maintenance of Waqf properties. It is observed that all SWBs have CEOs

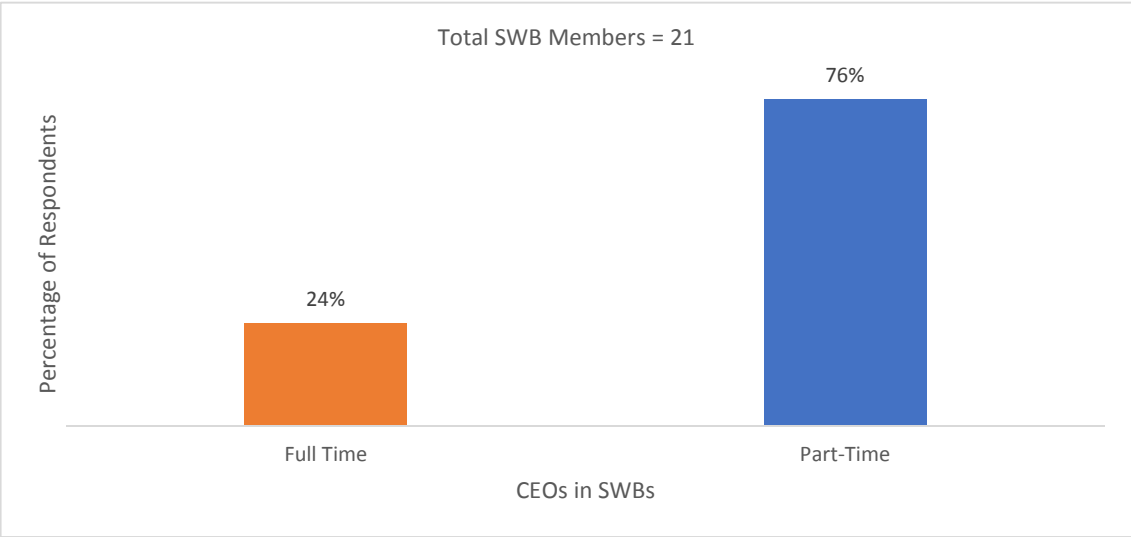
³ As per Utilization of Fund File Shared by CWC

(either Full-time or Part-time) (Figure 29). Only 24% of SWBs have full-time CEO, whereas 76% of states have part-time CEO (Figure 30).



	Response	No. of SWB Members	Percentage
	Yes	21	100%
	No	0	0%

Figure 29. Availability of CEO under QWBTS



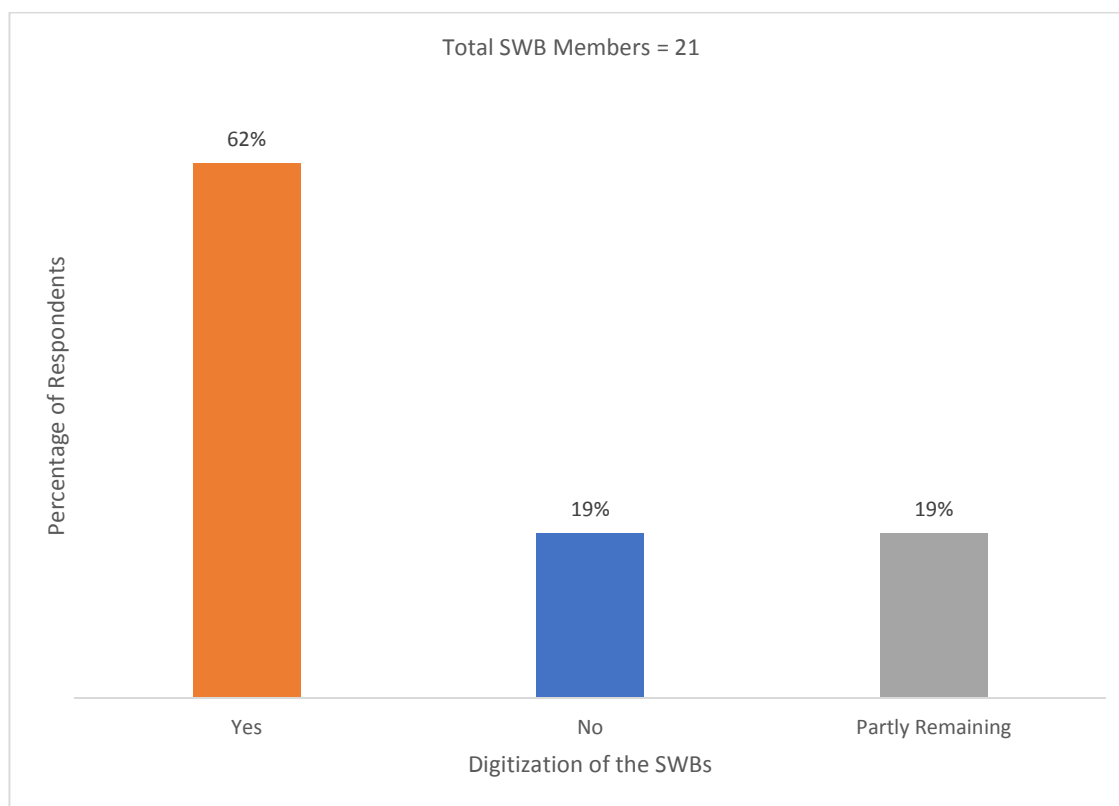
	Response	No. of SWB Members	Percentage
	Full Time	5	24%
	Part Time	16	76%

Figure 30. Percentage of CEO (full time/ part-time) in SWBs under QWBTS

Table 6 shows the number of IT personnel, the number of legal personnel, and the number of inspection personnel in 12 states - Himachal Pradesh, Karnataka, Manipur, Odisha, Punjab, Uttarakhand, Assam, Bihar, Gujarat, Kerala, Maharashtra, and Haryana.

Table 6. Details of IT, Legal, and Inspection personnel in 12 states

State	No. of IT personnel	No. of Legal personnel	No. of Inspection personnel
Himachal Pradesh	1	2	0
Karnataka	2	2	0
Manipur	3	1	1
Odisha	2	3	0
Punjab	12	7	18
Uttarakhand	9	1	1
Assam	1	1	2
Bihar	1	1	1
Gujarat	0	2	5
Kerala	1	0	0
Maharashtra	1	1	1
Haryana	2	20	18
Grand Total	35	41	47



	Response	No. of SWB Members	Percentage
	Yes	13	62%
	No	4	19%
	Partly Remaining	4	19%

Figure 31. Status of completion of the digitization of the SWBs record under QWBTS

Table 6 shows that Punjab and Haryana have the highest number of inspection personnel, whereas Himachal Pradesh, Karnataka, and Kerala have no inspection personnel. Further, Punjab has the highest number of IT personnel, whereas Haryana has the highest number of legal personnel. For the development of Waqf properties, office automation is essential for better administration in SWBs. ERP solutions can help SWBs in better resource tracking and reporting, database management and data sharing, and overall improvement of information systems. 62% SWBs in the sample agreed that they are aware of the eligibility for a one-time grant to implement an ERP solution in their board (Figure 4). But they have not installed an Enterprise resource planning (ERP) for managing the data of Waqf properties (Figure 5). However, SWBs have not installed ERP because of lack of information about the benefits of using ERP, lack of knowledge, lack of awareness, not received any notification about the

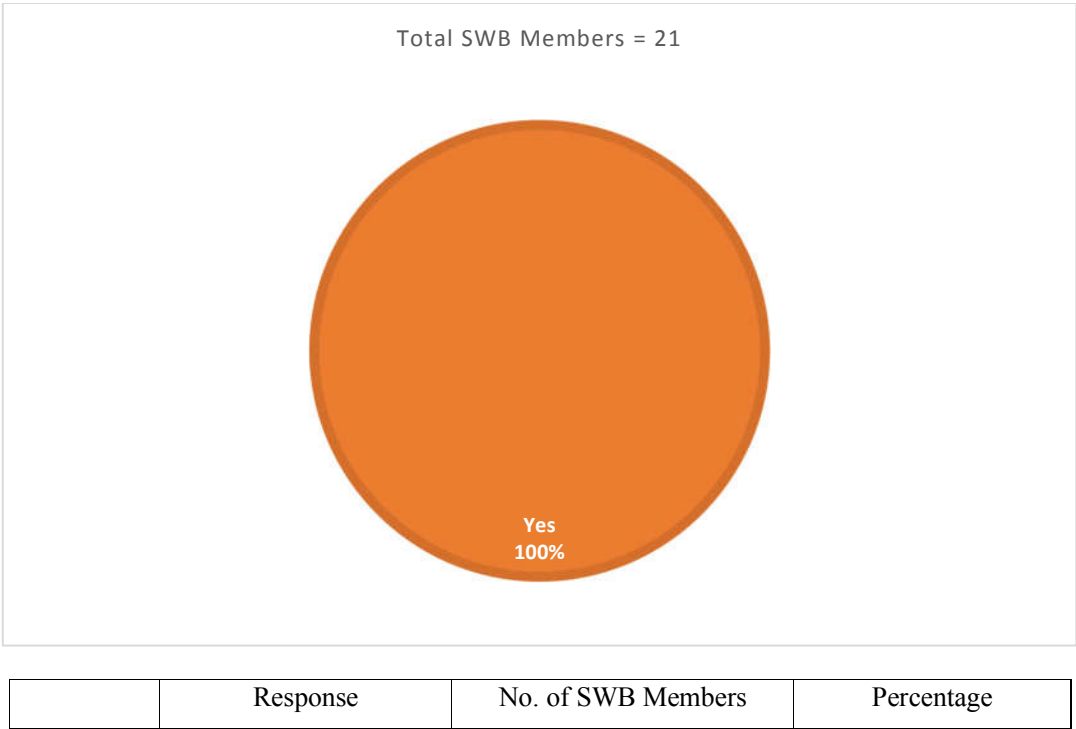
installing ERP, and requests for installation in under process. The SWBs should focus on installing ERP for better management of data of Waqf properties in their states.

Figure 31 highlights that 62% SWBs agreed that digitization of all the manual records, deeds, and legal documents had been completed in their states, whereas 19% of the SWBs mentioned that digitization of Waqf properties is in progress.

3.5 Encroachment and Retrieval of Waqf properties

One of the important mandates of the SWBs is to send the status of Waqf properties encroached and a periodical report of retrieval of properties from encroachment and unauthorized occupation to the CWC and MoMA. WAMSI online platform helps in tracking encroachments of Waqf properties through GIS mapping and Historical Satellite Imaging in all states.

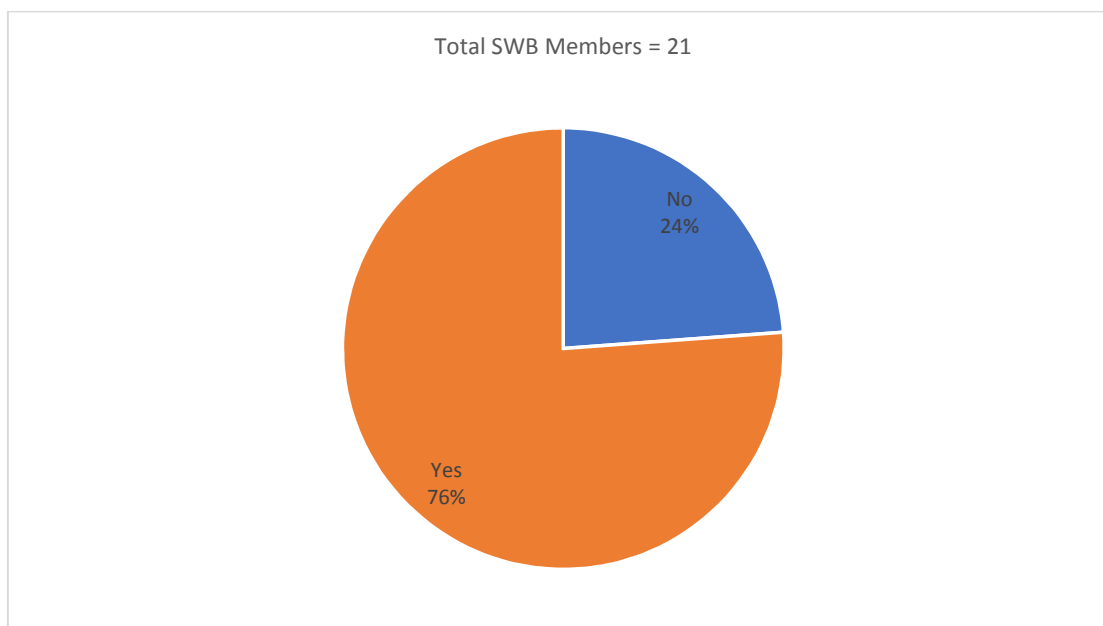
From the study, it has been observed that all the SWBs face the issue of encroachment of Waqf properties (Figure 32). This is due to the extensive mismanagement, lack of systematic documentation, lack of local administration support, lack of regular tracking of encroachments cases, and lack of legal experts. There is a need to develop a mechanism to ensure the timely detection of encroachments of Waqf properties.



	Yes	21	100%
	No	0	0%

Figure 32. Issue of encroachment of properties in SWBs under QWBTS

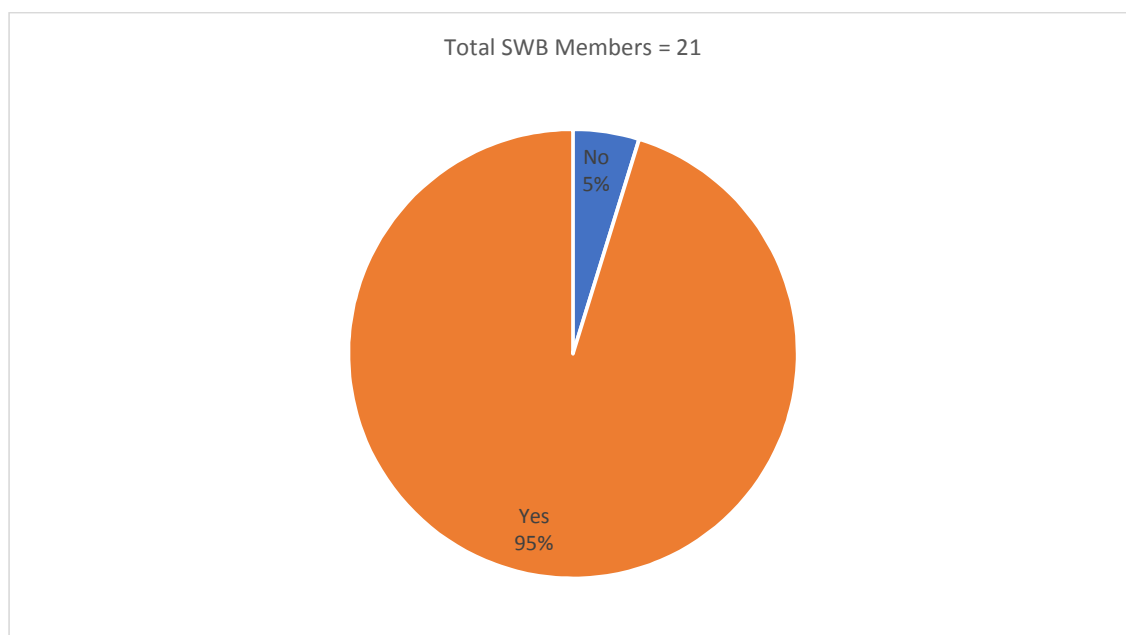
Among the SWBs in the sample, 76% agreed that they send periodical reports on action taken on encroached Waqf properties to the CWC and National Waqf Development Corporation Ltd. Only 24% of the SWBs do not send such periodical reports (Figure 33).



	Response	No. of SWB Members	Percentage
	Yes	16	76%
	No	5	24%

Figure 33. Periodical reports are sent on action taken on encroached Waqf properties under QWBTS

A total of 95% SWBs agreed that they had appointed an external lawyer to deal with legal matters for high-value Waqf properties (Figure 34).

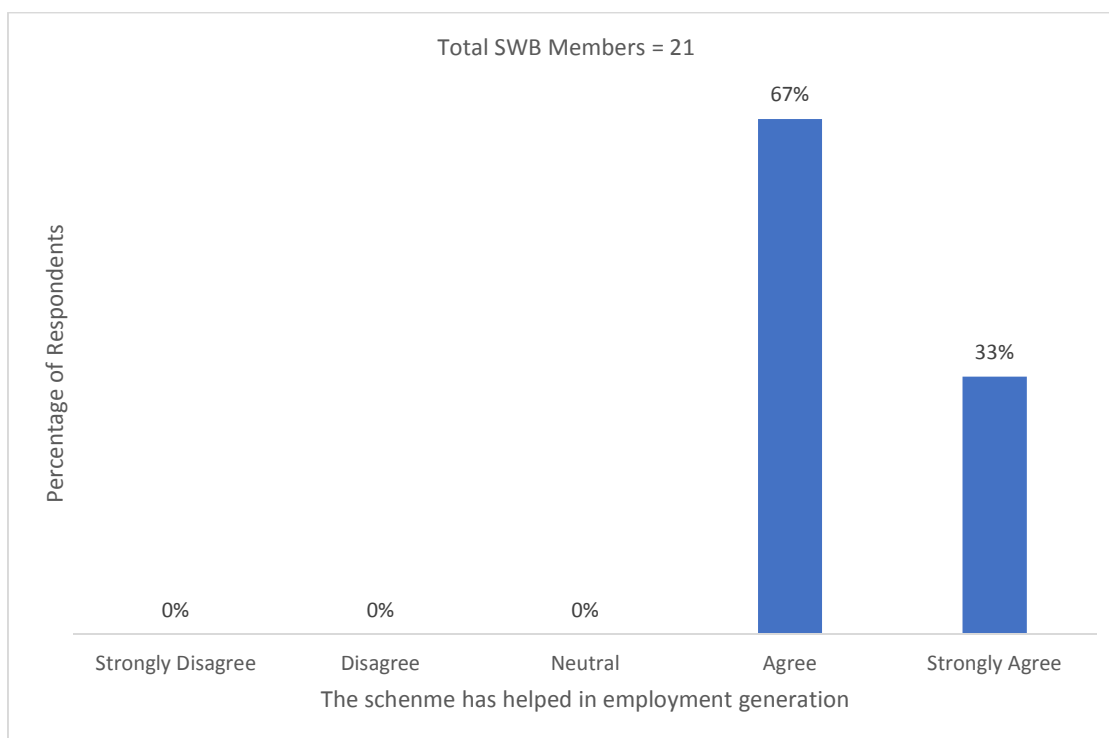


	Response	No. of SWB Members	Percentage
	Yes	20	95%
	No	1	5%

Figure 34. External lawyers are appointed for high-value properties under QWBTS

3.6 Impact of Scheme on Employment

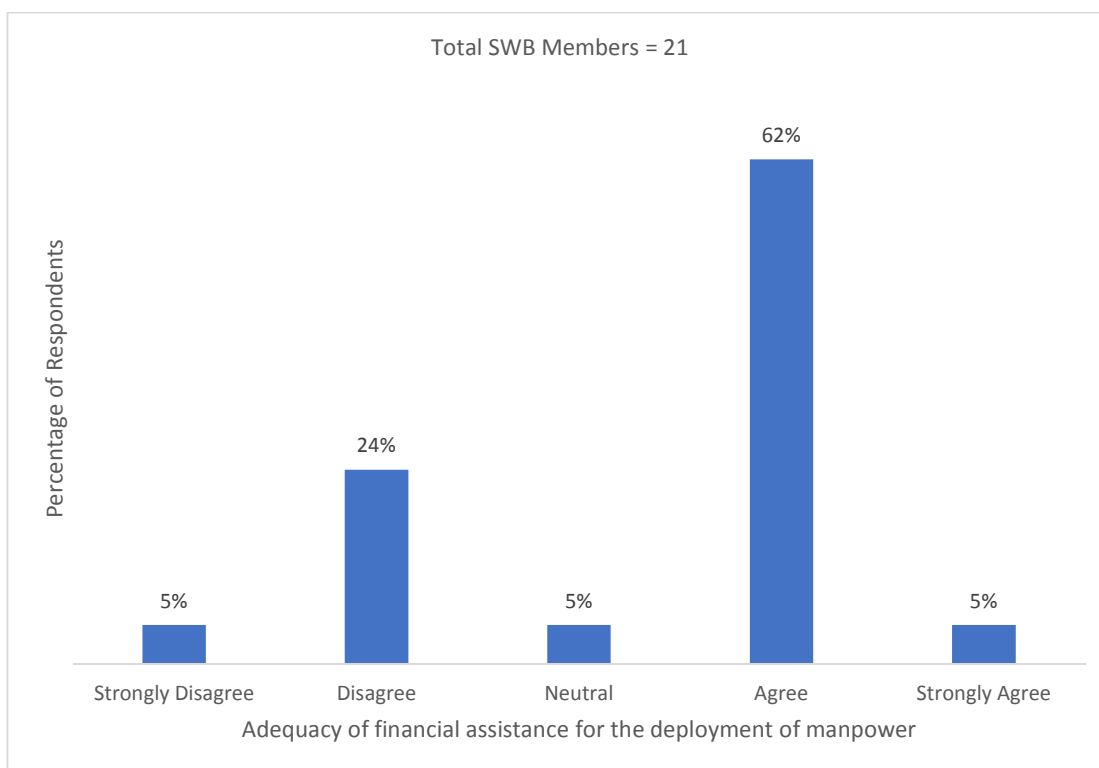
All SWBs agreed that the current scheme helps in creating jobs for numerous positions, including assistant programmers, technical staff, lawyers, and legal advisors. SWBs define these job responsibilities for these positions. For instance, the assistant programmers help in carrying out all data entry work on the WAMSI portal.



Response	No. of SWB Members	Percentage
Strongly Disagree	0	0%
Disagree	0	0%
Neutral	0	0%
Agree	14	67%
Strongly Agree	7	33%

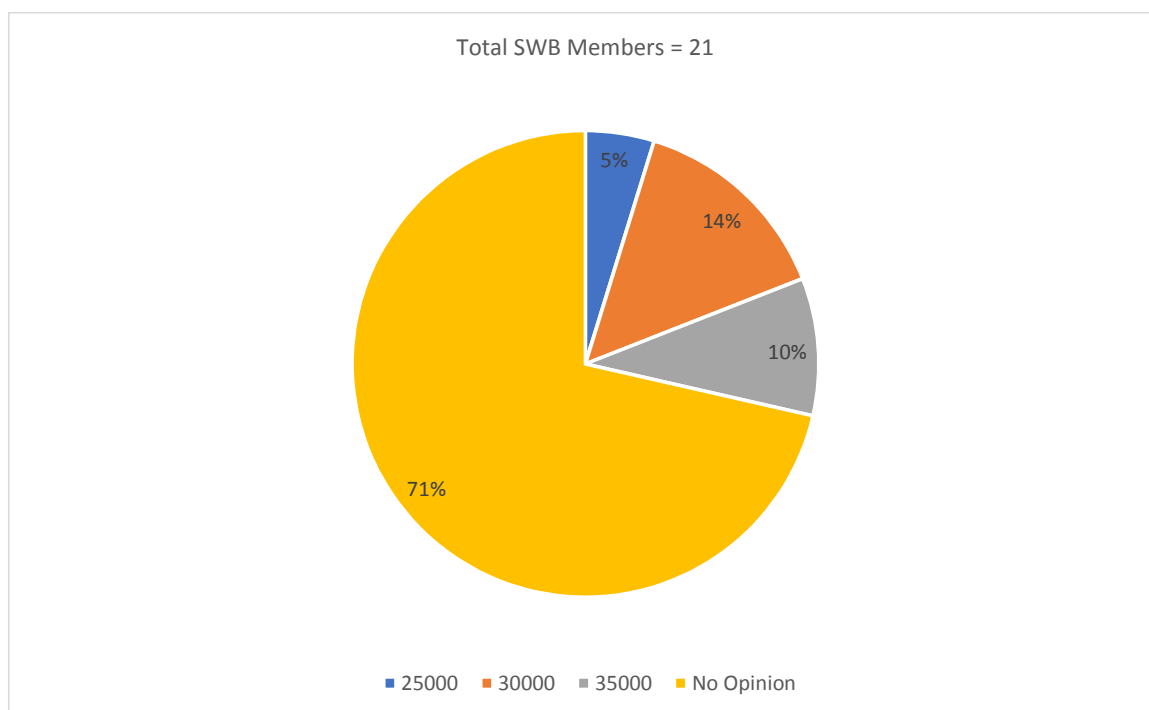
Figure 35. The scheme has helped in the creation of employment under QWBTS

Further, it has been observed that only 67% of the SWBs are satisfied with the funds that are provided for the deployment of manpower (Figure 36). However, 29% of the SWBs want an increase in the fund for the deployment of the manpower in SWBs. SWBs also suggested that the salary for the assistant programmer and other staff is inadequate. The salary for the staff and assistant programmer should be increased in the range of INR 25000 to 35000 (see Figure 37). Therefore, it is highly recommended that the salary of the staff/assistant programmer should be increased in order to encourage them to work efficiently and effectively.



Response	No. of SWB Members	Percentage
Strongly Disagree	1	5%
Disagree	5	24%
Neutral	1	5%
Agree	13	62%
Strongly Agree	1	5%

Figure 36. Adequacy of Financial assistance provided for the deployment of manpower as an assistant programmer is sufficient under QWBTS

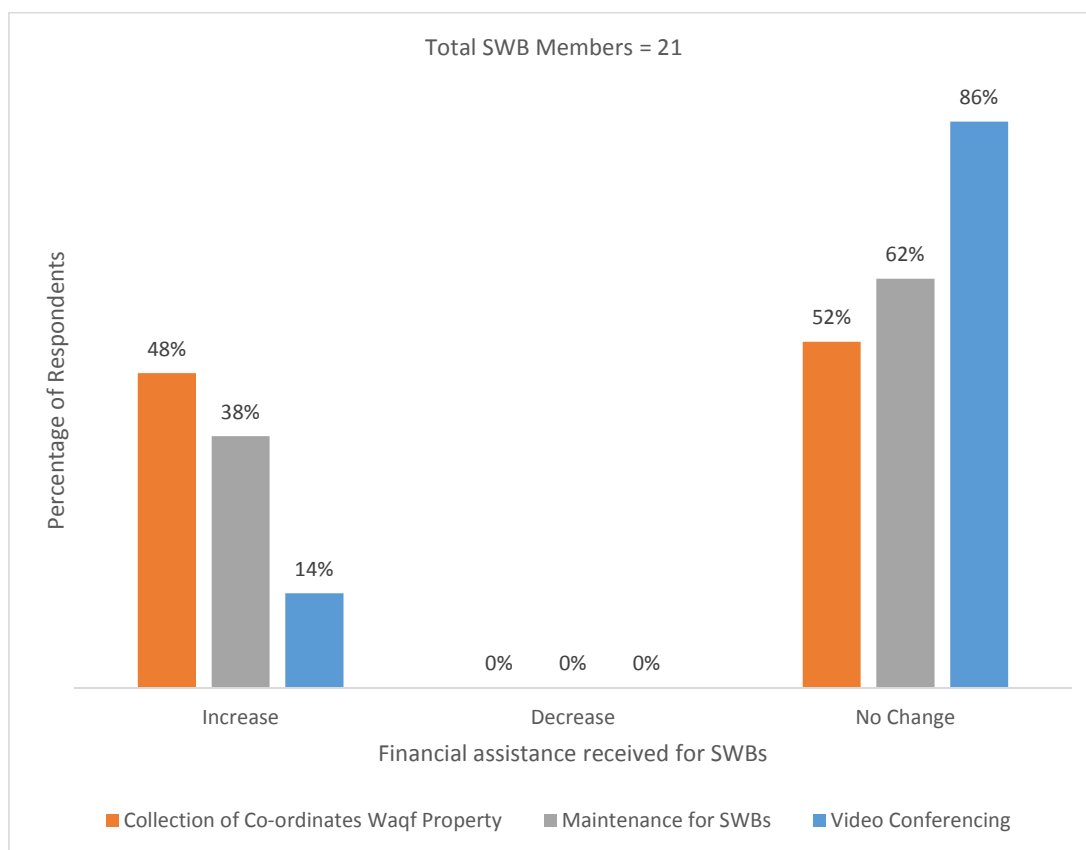


	Salary	No. of SWB Members	Percentage
	25,000	1	5%
	30,000	3	14%
	35,000	2	10%
	No opinion shared	15	71%

Figure 37. Salary proposed for the position of assistant programmer under QWBTS

3.7 Modification in the Scheme and Mode of Implementation Suggested by SWBs

From the discussion with SWBs, it has been observed that there should be an increase in the amount allocated for the collection of coordinates of Waqf properties and maintenance allowance in the range of INR 50,000 - 60,000. The majority of SWBs (86%) do not want any change in the amount allocated for establishing a video conferencing facility, whereas 14% of the SWBs want additional funds allocated for installing a video conference facility (Figure 38). They suggested that there should be an increase in the amount allocated for video conferencing, and it should be in the range of INR 5,00,000 to 8,00,000.



Changes required in Financial assistance		Percentage of Respondents			Number of Respondents		
		Increase	Decrease	No Change	Increase	Decrease	No Change
	Collection of co-ordinates of Waqf property	48%	0%	52%	10	0	11
	Maintenance of SWBs	38%	0%	62%	8	0	13
	Video Conferencing	14%	0%	86%	3	0	18

Figure 38. Changes suggested in the financial assistance received from SWBs under QWBTS

52% of SWBs suggest changes in the structure of the scheme to make it more effective and operational (Figure 39).

It is also observed that there is a lack of funding to SWBs for various projects under the scheme. The progress of the work can be strengthened by providing sufficient resources (both human and financial). 24% of the SWBs have a full-time CEO, and a large number of posts for Waqf inspector/auditor and legal assistants have been lying vacant for a long time.

SWB members mentioned there is a need for capacity building for the board. Hence, the SWBs require more technical staff, regular training should be provided, an awareness program should be periodically implemented, more funding should be provided, and there should be an increase in the salary of staff/assistant programmers (see Figure 40).

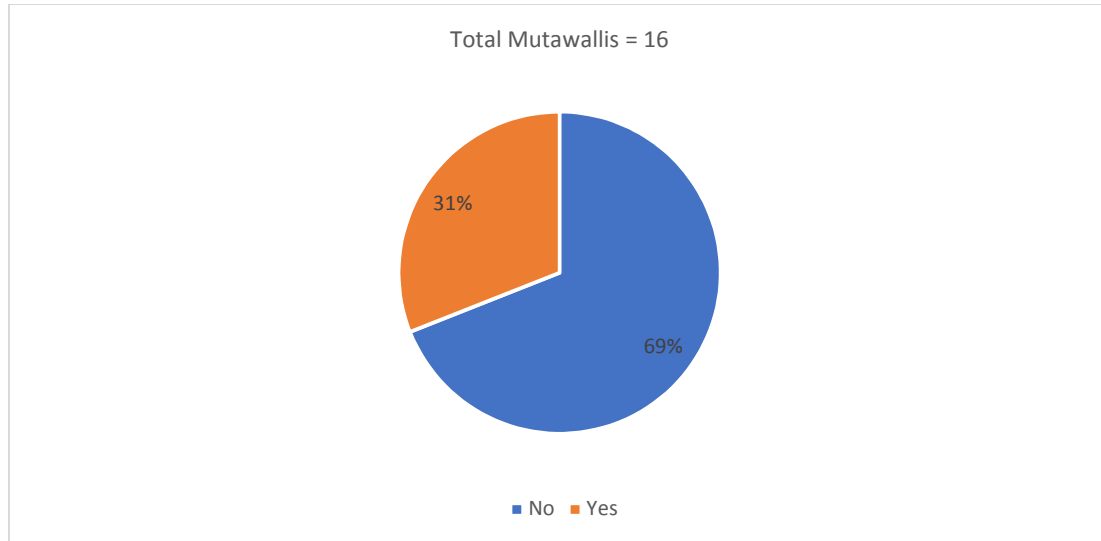
CHAPTER 4

SHAHARI WAQF SAMPATTI VIKAS YOJANA

- 4.1 Whether the Scheme has met all the Objectives
- 4.2 Challenges Being Faced by the SWBs in the Implementation of the Scheme
- 4.3 How Effective is the Operation of the Scheme in State/UT Waqf Boards
- 4.4 Whether the Waqf Properties are Developed from the Loan Assistance of CWC
- 4.5 Whether the Income of the Developed Properties have been Augmented
- 4.6 Whether the Scheme has Helped in Enlarging the Welfare Activities and Generating Employment

4.1 Whether the Scheme has met all the Objectives

The main objective of the SWSVY is to protect the vacant urban Waqf land from encroachment and development of the land for commercial purposes that can help in the generation of income. Figure 43 illustrates that 31% of Mutawallis/Management committees have faced the encroachment problem in the past.



	Response	No. of Mutawallis	Percentage
	Yes	5	31%
	No	11	69%

Figure 43. Encroachment problems in Waqf properties faced by Mutawalli/Management committee under SWSVY

To protect the land from encroachment, loan assistance is provided under this scheme for commercial development of Waqf properties for taking up economically viable projects on the Waqf land, such as commercial complex, marriage halls, hospitals, cold storage, etc. Figure 44 highlights the responses received from Mutawallis and SWBs. The maximum revenue can be generated from the commercial & shopping complexes, consultancy services, opening schools/institutions, and buildings are given on rent. There are several other categories, also from which loan revenue can be generated, including hospitals and clinics (Figure 44).

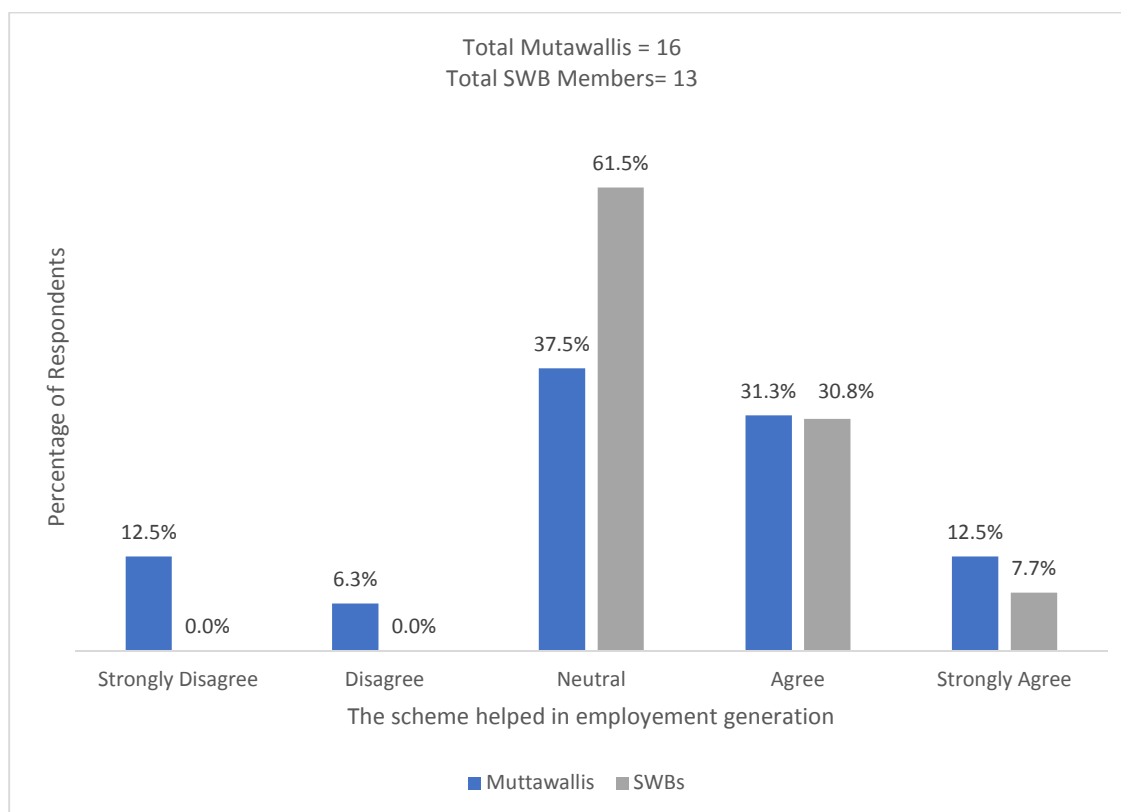


Figure 44. View of Mutawallis and SWBs on the loan categories generating more revenue under SWSVY



Figure 45. View of Mutawallis and SWBs on the category of the Waqf Property generating maximum return on investment under SWSVY

Also, the maximum return is generated on the commercial properties, office space, hotels, nursing homes, hotels, shopping centres, and retail stores (Figure 45). The scheme's primary objective was to provide funds for the development of Waqf properties and thereby minimizing encroachment and further augment the revenue for the Waqf Board that could be utilized for the welfare activities of the community.

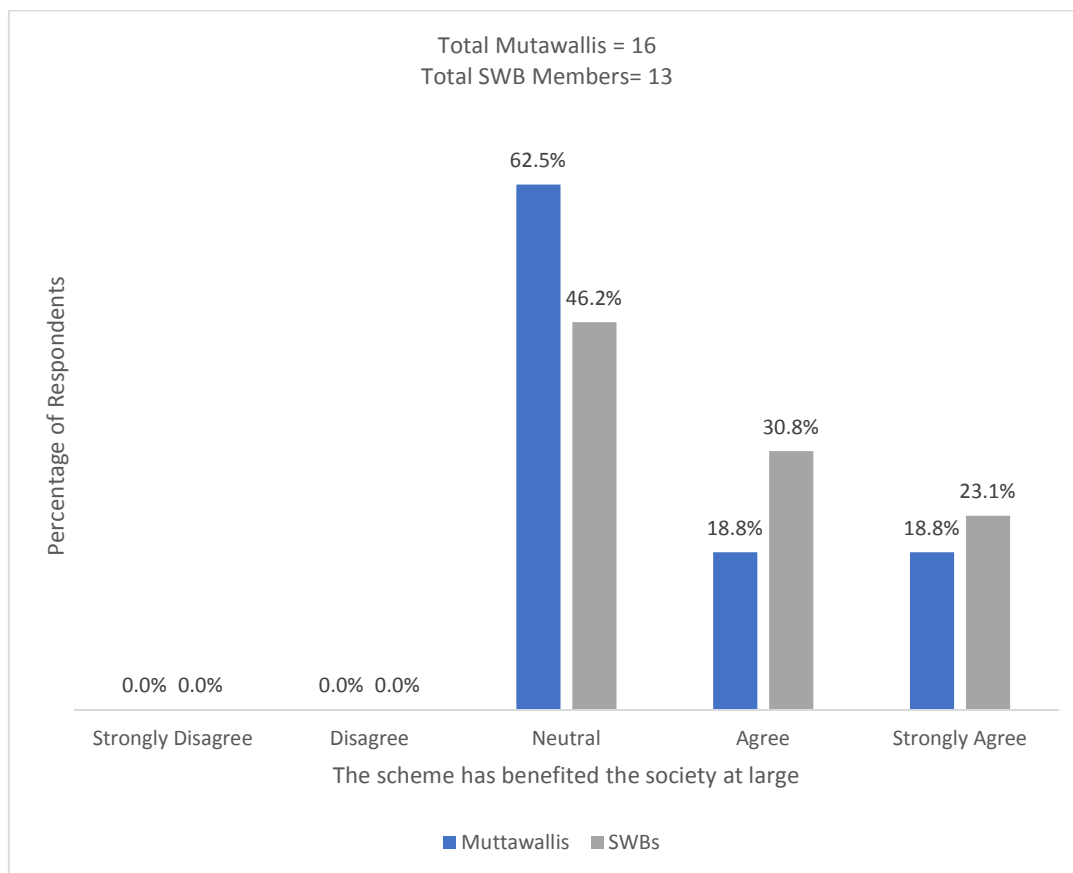


Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	2	12.5%	0	0.0%
Disagree	1	6.3%	0	0.0%
Neutral	6	37.5%	8	61.5%
Agree	5	31.3%	4	30.8%
Strongly Agree	2	12.5%	1	7.7%

Figure 46. The Scheme helps in employment generation under SWSVY

Figure 46 highlights that 38.5% of sample SWBs and 43.8% of sample Mutawallis agreed that the current scheme helps in the employment generation. The scheme may not have a direct effect on the employment generation but loan assistance for the development of the property; it can have an indirect impact on employment generation.

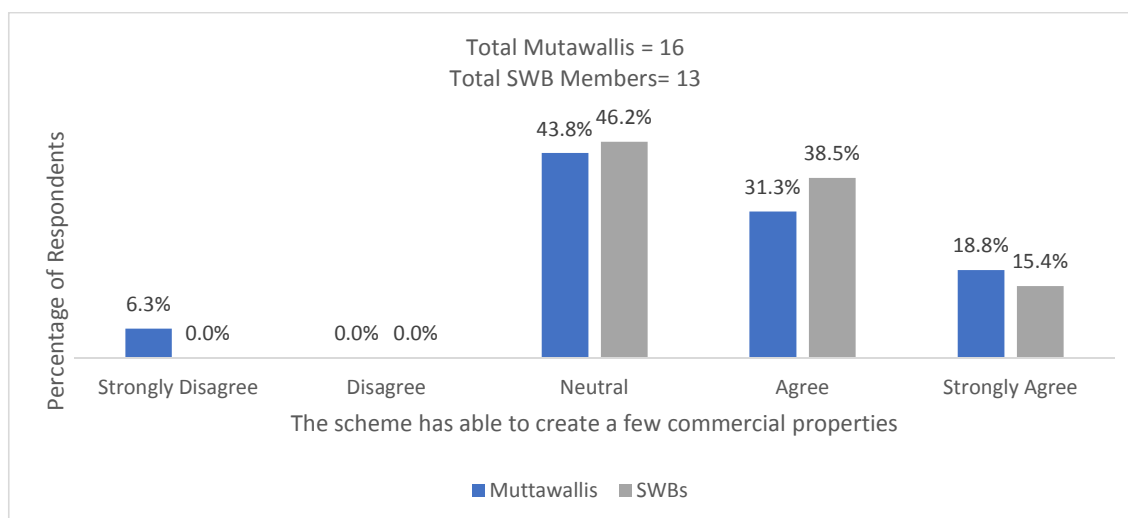
The views of the SWBs and Mutawallis highlights that the scheme has benefited society at large. A total of 53.8% of SWBs and 37.5% of Mutawallis agreed that the current scheme benefited the society at large (see Figure 47). The revenue generated from the projects has been utilized in education for the poor, health, scholarship, etc.



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	0	0.0%	0	0.0%
Disagree	0	0.0%	0	0.0%
Neutral	10	62.5%	6	46.2%
Agree	3	18.8%	4	30.8%
Strongly Agree	3	18.8%	3	23.1%

Figure 47. The scheme has benefited the society at large under SWSVY

Figure 48 shows that this scheme has been able to create a few commercial properties. A total of 53.4% of SWBs and 50% of Mutawallis agreed that the current scheme has helped them to develop few vacant urban Waqf properties into commercial properties such as marriage halls, retail stores, etc.

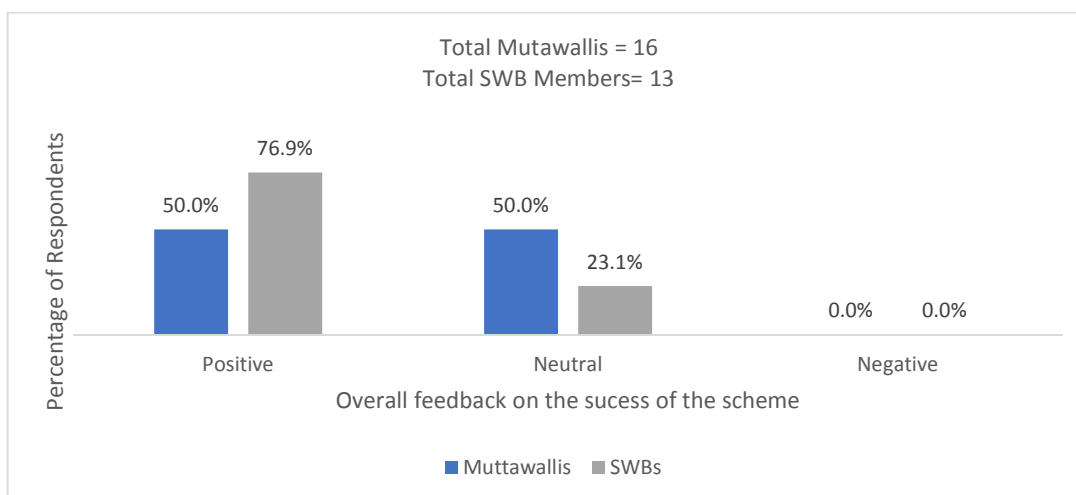


Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	1	6.3%	0	0.0%
Disagree	0	0.0%	0	0.0%
Neutral	7	43.8%	6	46.2%
Agree	5	31.3%	5	38.5%
Strongly Agree	3	18.8%	2	15.4%

Figure 48. The scheme has been able to create a few commercial properties under SWSVY

Therefore, this study shows that the development of the Waqf properties includes the construction of the commercial complex, shopping complex, residential dwelling units for renting purposes, commercial complexes, maintenance of mosques, dargahs, graveyards, construction of marriage halls for community use, schools, educational institutions, hostels, clinics, hospitals, and many others. Most of the projects are allocated for commercial purposes like the construction of shops, commercial buildings, and consultancy services. Most loan beneficiaries fall into the category of renting and purchasing, and in such projects, the growth and revenue generation is most favourable. These projects are also easy to handle after completion, and maintenance is smooth and risk-free. Therefore, a significant number of loans are used for such projects.

Overall, Figure 49 highlights that 50% Mutawallis and 76.9% SWBs have positive feedback on the success of the scheme based on its objectives.



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Positive	8	50.0%	10	76.9%
Neutral	8	50.0%	3	23.1%
Negative	0	0.0%	0	0.0%

Figure 49. Overall feedback on the success of the scheme under SWSVY

4.2 Challenges Being Faced by the SWBs in the Implementation of the Scheme

Based on the discussion with the 13 SWB members and 16 Mutawallis, many challenges have been identified that are being faced by SWBs/Mutawallis in the progress of the current scheme. This study has identified various issues related to encroachment, defaulters, non-repayment of loans, training, governance mechanism, etc. The sample SWBs have strengthened their Waqf properties and improved their social welfare activities with the support of this scheme. However, the return generated from a few of the properties is very less. The properties with high returns were limited to a few projects, including the construction of commercial complexes, medical shops, and schools. The major challenges faced by the SWBs are issues with local land grabbers, encroachments, and litigation. It has also been observed that funds provided by MoMA and CWC are very less compared to the number of vacant Waqf properties.



Figure 50. Suggestion by SWBs for converting Non-performing properties to performing assets under SWSVY

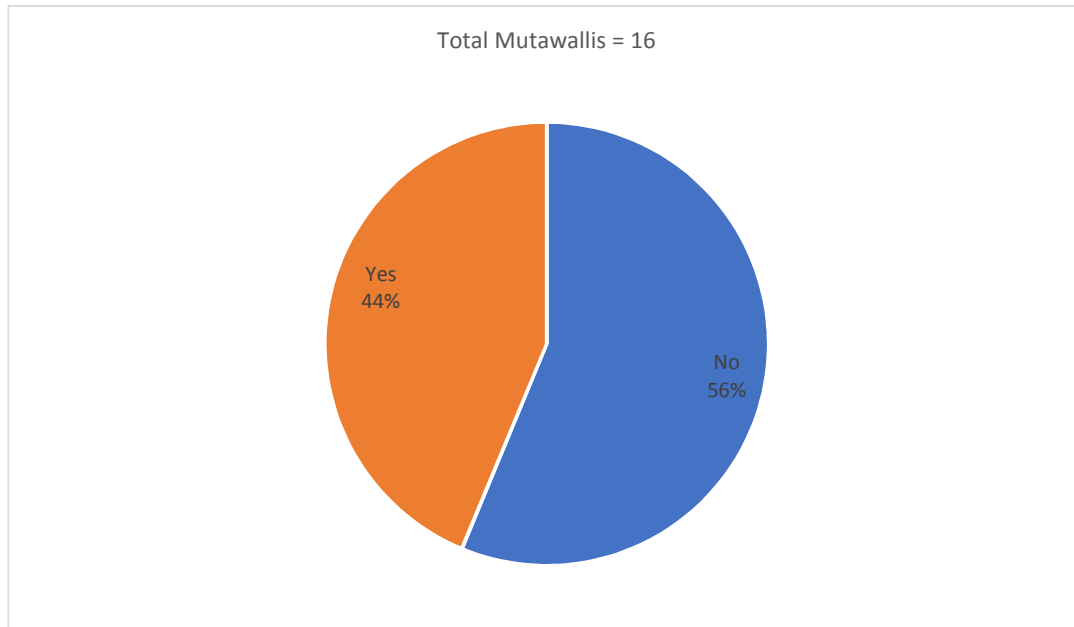


Figure 51. Suggestion by Mutawallis for converting Non-performing properties to performing assets under SWSVY

The major challenges in the development of non-performing assets include lack of regular meetings, lack of training, lack of awareness about new rules, lack of regular staff, and lack of funding support from the MoMA. Hence, the members of SWB and Mutawallis of selected states have recommended a few suggestions to convert non-performing Waqf properties into performing assets (Figure 50 and 51).

The key suggestion for converting a non-performing property into performing are regular monitoring, evaluation of proposals based on the capability to generate returns, proper negotiations with encroachers, regular meetings with Mutawallis, generating the awareness about the scheme, interim evaluation activities, and regular training programmes to enhance the earning capacity of Mutawallis.

Figure 52 illustrates that the majority of the sample Mutawallis are not provided training on a regular basis from the SWBs or CWC. Only 43.8% of the Mutawallis have been provided with the training.



	Response	No. of Mutawallis	Percentage
	Yes	7	43.8%
	No	9	56.3%

Figure 52. Training provided to Mutawallis on a regular basis under SWSVY

Also, the duration of the training ranged from 1-3 days, and training was conducted once a year. This training was also not made compulsory for the Mutawallis (Figure 53). Hence, there is a need to increase the duration and frequency of training. There should be the availability of funds to provide training and knowledge sessions to Mutawallis for skill development. There should be a centre of skill development and vocational training.

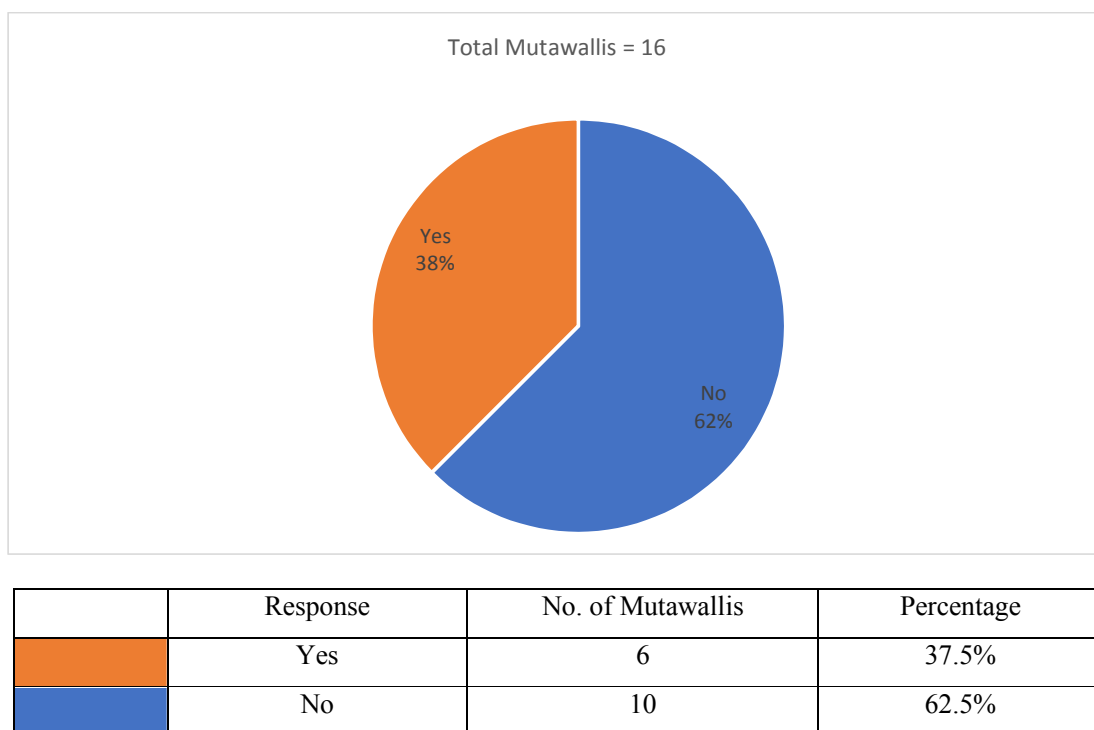
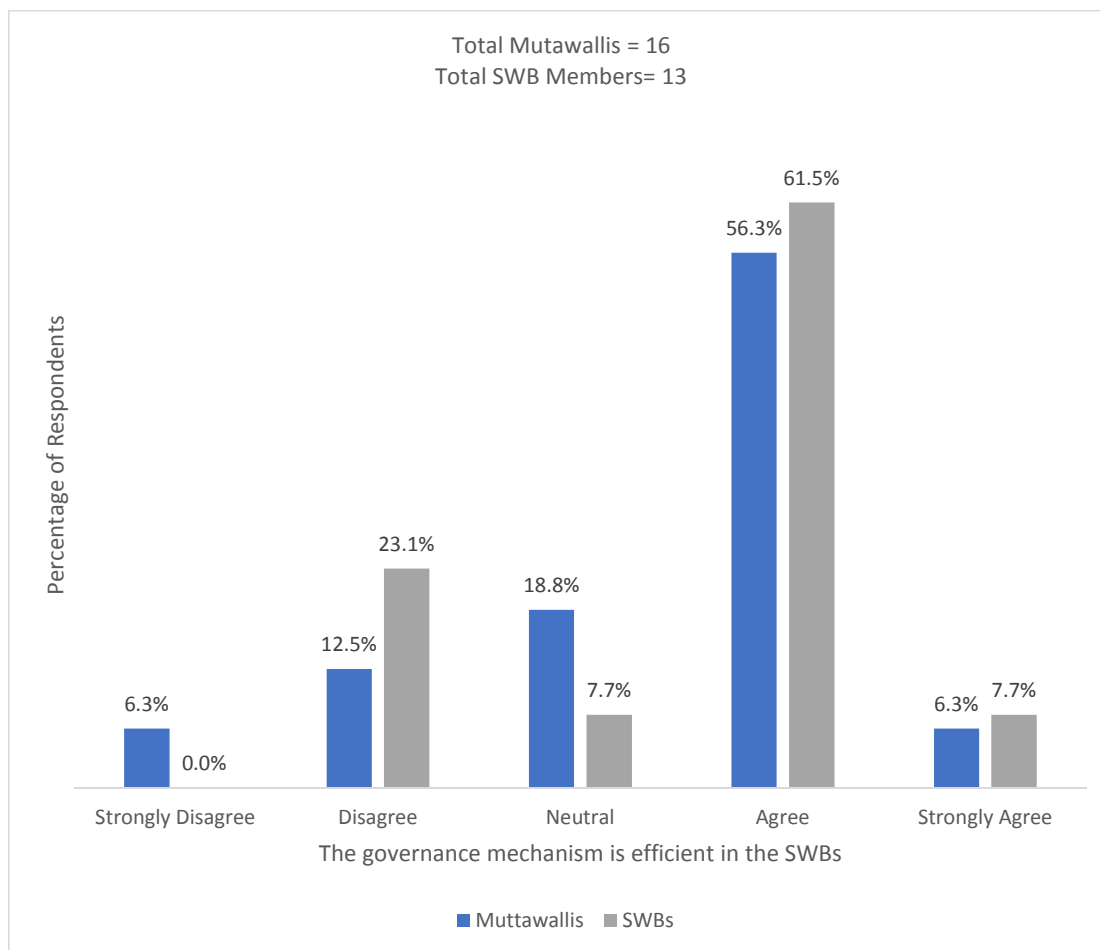


Figure 53. Training participation mandatory under SWSVY

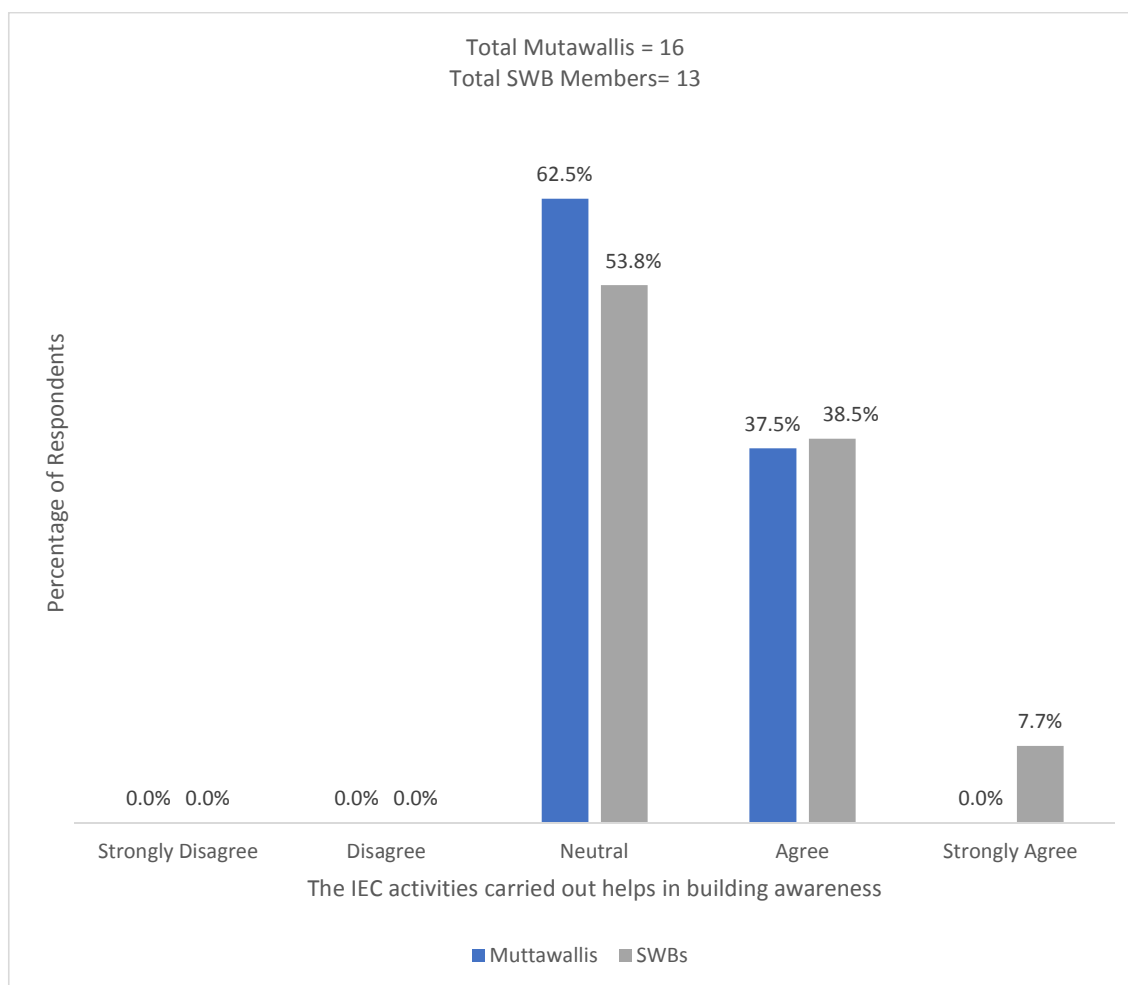
There are many challenges that are identified in the capacity development of Waqf properties. These challenges need to be addressed for the proper development of the Waqf properties in the country. The challenges include, for instance, lack of review committee, no regular training, lack of funding, no training for new rules of Waqf, and no full-time staff available.

It has been observed that the Mutawallis are not able to operate at their full capacity. The reason behind is the lack of skilled staff, lack of fund, lack of time, and lack of training. It has also been observed that the functional staff and officials have a lack of time because they are busy with their assigned duties. Hence, the Mutawallis have recommended a few suggestions for capacity development (Figure 54). The suggestion includes increasing the funding capacity, parallel inspection committee, regular training programs, an interim evaluation of the property, and proper monitoring.



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	1	6.3%	0	0.0%
Disagree	2	12.5%	3	23.1%
Neutral	3	18.8%	1	7.7%
Agree	9	56.3%	8	61.5%
Strongly Agree	1	6.3%	1	7.7%

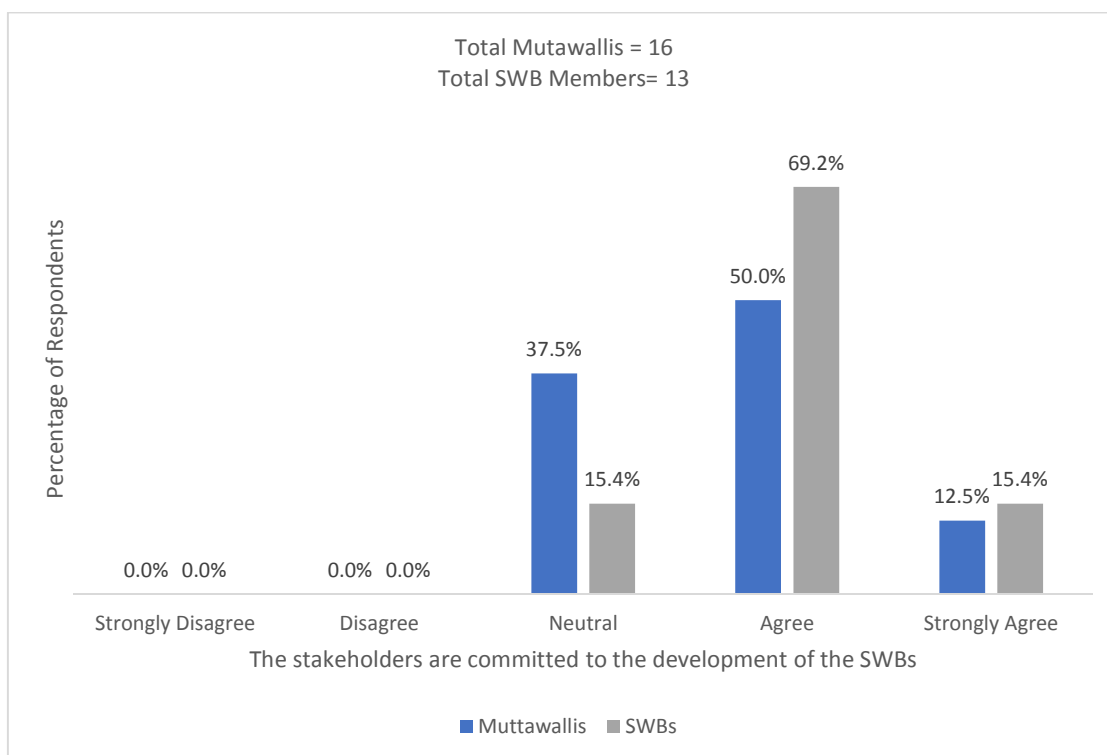
Figure 55. The governance mechanism is efficient in the SWBs under SWSVY



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	0	0.0%	0	0.0%
Disagree	0	0.0%	0	0.0%
Neutral	10	62.5%	7	53.8%
Agree	6	37.5%	5	38.5%
Strongly Agree	0	0.0%	1	7.7%

Figure 56. The IEC activities carried out helps in building awareness under SWSVY

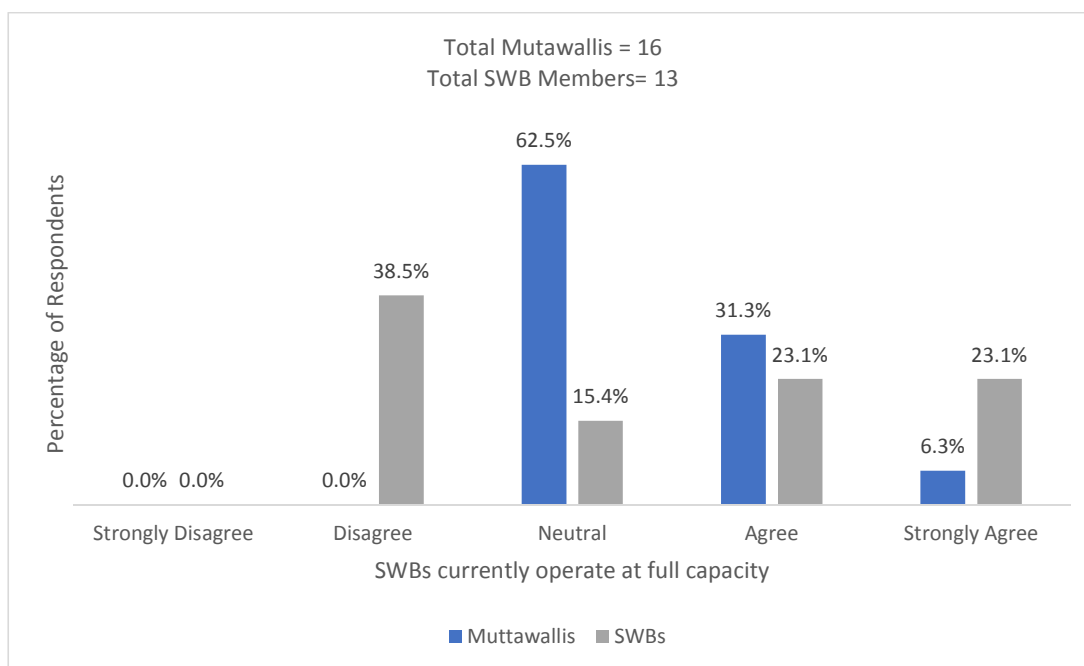
Figure 57 shows that 62.5% Mutawallis and 84.6% SWB members agreed that the stakeholders are committed to the development of the SWBs. Therefore, stakeholders play a crucial role in the development of Waqf properties. The main challenge that has been emerged is the lack of coordination among the various stakeholders. Regular meeting of the board members is not conducted on a timely basis.



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	0	0.0%	0	0.0%
Disagree	0	0.0%	0	0.0%
Neutral	6	37.5%	2	15.4%
Agree	8	50.0%	9	69.2%
Strongly Agree	2	12.5%	2	15.4%

Figure 57. The stakeholders are committed to the development of the State Waqf Board under the SWSVY

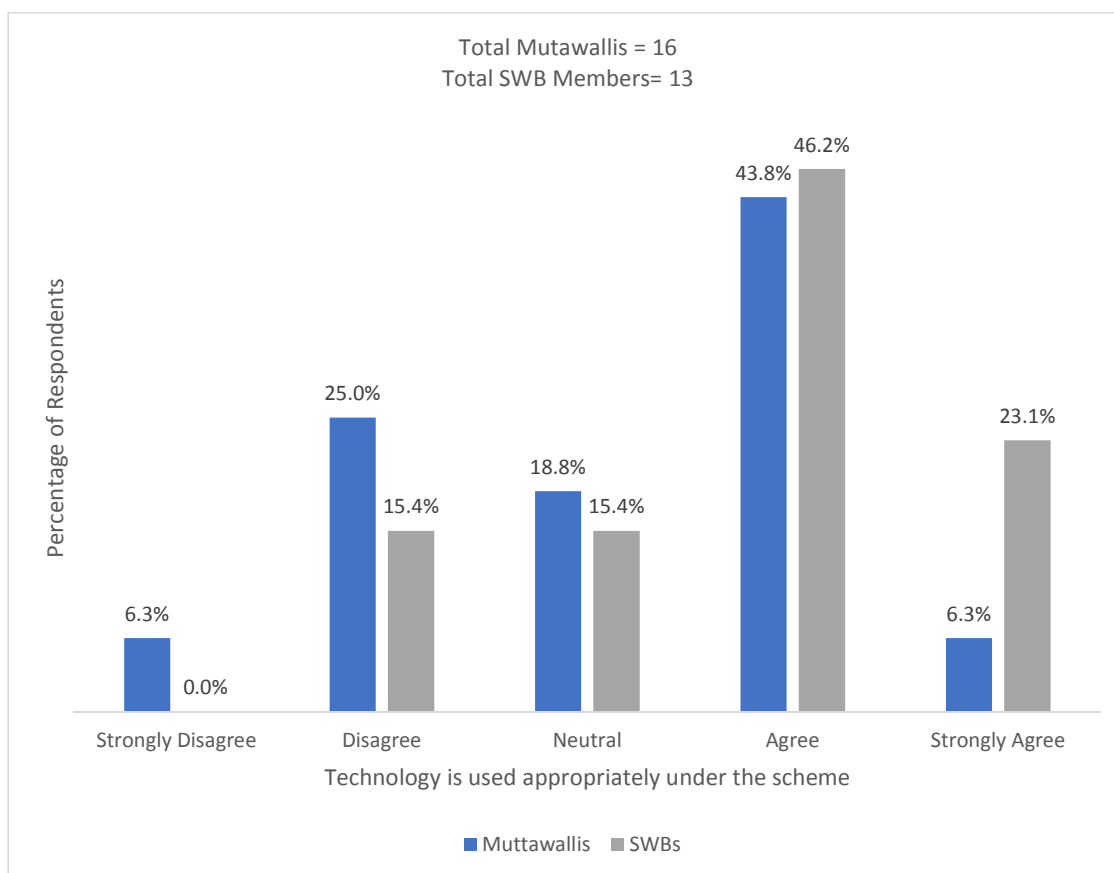
Figure 58 presents that 37.6% of Mutawallis and 46.2% SWBs agreed that they operate at full capacity for the development of the Waqf properties. A total of 38.5% SWB members responded that they don't currently operate at full capacity. The reason behind is the lack of skilled staff, lack of fund, lack of time, and lack of training. In the SWBs, the functional staff and officials have a lack of time as they are busy with their assigned duties. There is a need for an appointment for full-time staff/ regular staff with appropriate salary is important for the SWBs to operate effectively.



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	0	0.0%	0	0.0%
Disagree	0	0.0%	5	38.5%
Neutral	10	62.5%	2	15.4%
Agree	5	31.3%	3	23.1%
Strongly Agree	1	6.3%	3	23.1%

Figure 58. State Waqf Board currently operates at full capacity under SWSVY

Only 69.2% SWB members and 50% Mutawallis agreed that the technology (like WAMSI portal, computerization, GIS mapping) had been used appropriately under the scheme, whereas 15.4% SWB members and 31.3% Mutawallis disagreed with it (Figure 59). The reason behind this is the lack of skilled staff, lack of knowledge about GIS mapping technology, and lack of training.



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	1	6.3%	0	0.0%
Disagree	4	25.0%	2	15.4%
Neutral	3	18.8%	2	15.4%
Agree	7	43.8%	6	46.2%
Strongly Agree	1	6.3%	3	23.1%

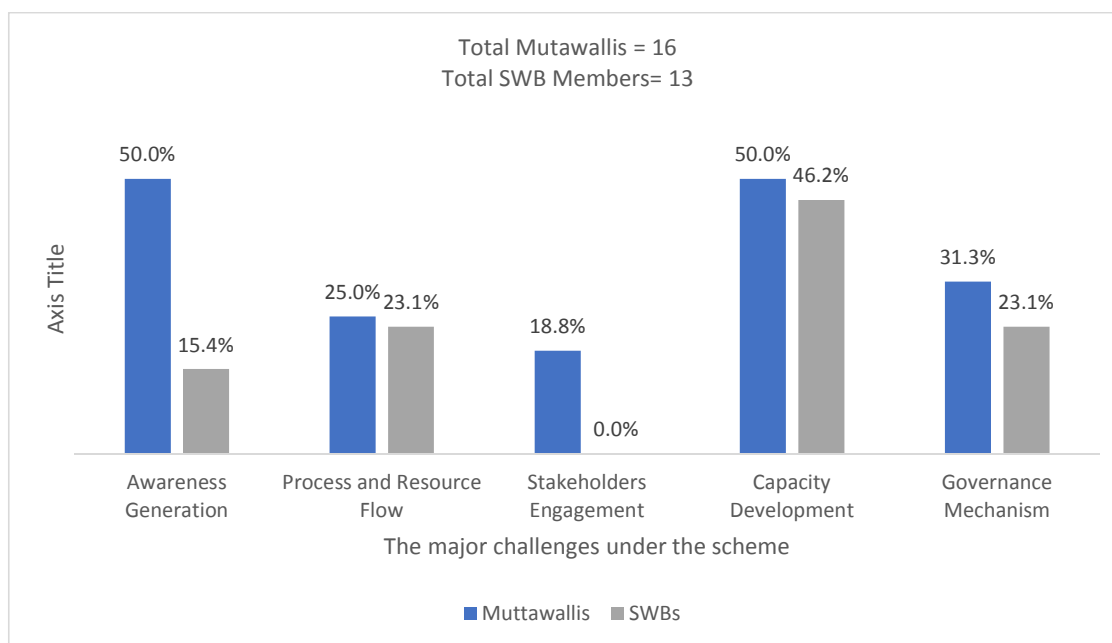
Figure 59. Technology is used appropriately under the Scheme under SWSVY

The major issues observed by SWBs are issues of awareness generation, capacity development, and governance mechanism. Figure 60 highlights that 50% SWB members and 46.2% Mutawallis agreed that the problem exists in capacity development, whereas 50% SWB members and 15.4% Mutawallis agreed that the major problem exists in awareness generation. Other major issues have been identified in the governance mechanism, stakeholder engagement, process, and resource flow (Figure 60). The major reasons behind the challenges

under this scheme are that most of the Waqf properties are in rural areas and urban properties are not vacant. There is a lack of awareness among the Mutawallis about the advantage of the current scheme. Respondents have also suggested increasing the funding support from the MoMA under the current scheme.

Based on the analysis, it has been said that there are few bottlenecks and challenges under the current Scheme, which needs to be addressed. A number of Waqf properties were developed in all 12 states, such as the construction of commercial complexes, shopping complexes, marriage halls, mosques, etc. But some projects like marriage halls and hostels seem to be a defaulter. These projects are not able to generate more revenue. The loans provided for such projects are not utilized effectively. The governing body, like CWC and MoMA, should utilize funds on those projects which have more return generation capabilities.

Further findings suggest that there are no regular meetings between different stakeholders, no regular training for Mutawalli, frequent transfers of CEOs, some SWBs do not have full-time CEOs. Some SWBs do not carry out any developmental activities. Few SWBs do not operate at their full capacity. The reason behind is the lack of skilled staff, lack of fund, lack of time, and lack of training. The non-performing properties can be converted into performing assets by giving additional funds to the State Waqf Boards. There should be an awareness program about the Scheme, and the process of loan sanction should be easy. There should be negotiation with encroachers to vacant the Waqf properties. There should be a frequent inspection of the non-performing assets. All the stakeholders should be aware of the current scheme, acts, and rules for the Waqf properties. Regular monitoring and evaluation activities from CWC should be performed to overcome these challenges.



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Awareness Generation	8	50.0%	2	15.4%
Process and Resource Flow	4	25.0%	3	23.1%
Stakeholders Engagement	3	18.8%	0	0.0%
Capacity Development	8	50.0%	6	46.2%
Governance Mechanism	5	31.3%	3	23.1%

Figure 60. The major challenges under the scheme under SWSVY

4.3 How Effective is the Operation of the Scheme in State/UT Waqf Boards

Around 112 properties have been developed using loan assistance under the scheme in 12 states. The minimum and maximum time taken for the development of the Waqf property are 2-4 years. The income earned from the commercialized Waqf property has been utilized in the social welfare activities, Covid-19 kit, health, development of new Waqf institutions, the wedding of the Muslim girls, free medical facilities to poor people, providing education

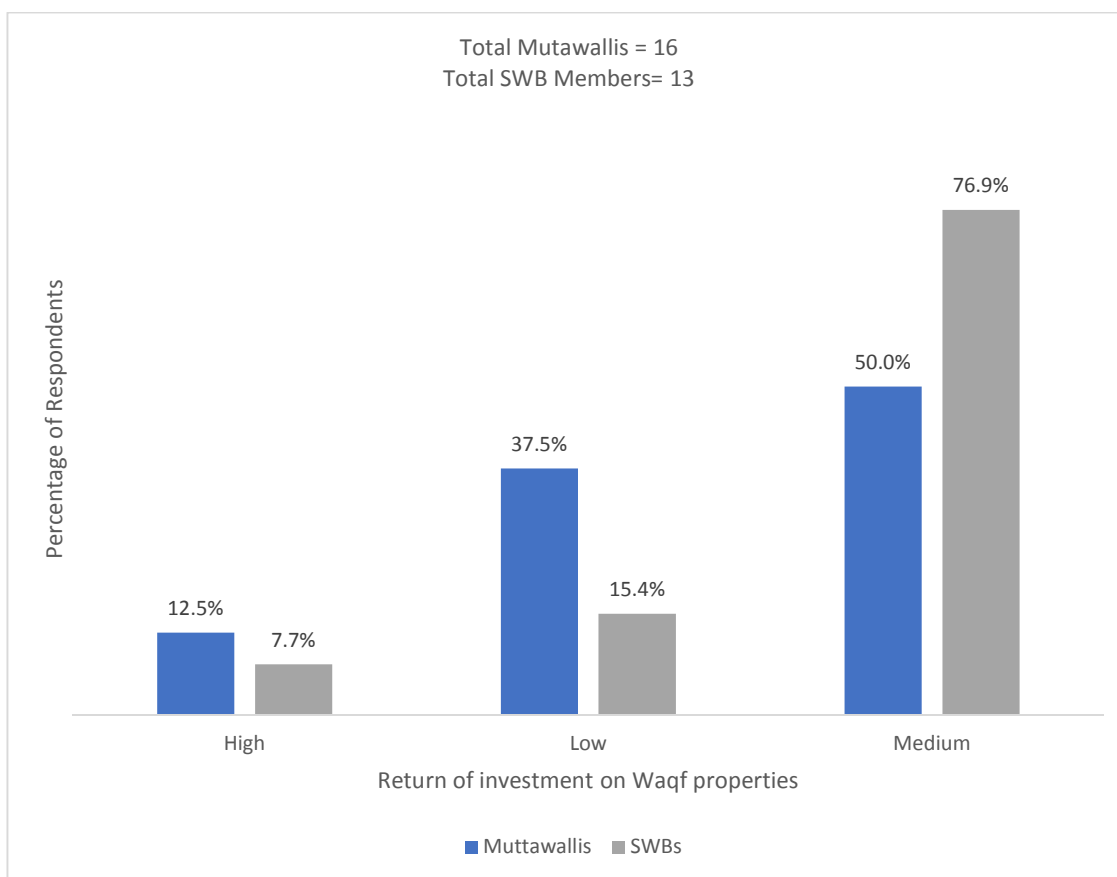
facilities to bright students, scholarships to girls, and other welfare measures for the communities.



Figure 61. Utilization of earned income by SWBs and Mutawallis from the commercialized Waqf properties under SWSVY

These incomes are also utilized for construction of the hospital building, improving the educational institution for the poor, scholarship to the orphans, utilization in the hostel, providing medical facilities to the poor, re-payment of loan, development of properties, and construction & maintenance of Mosque, Dargah, Minar, and others.

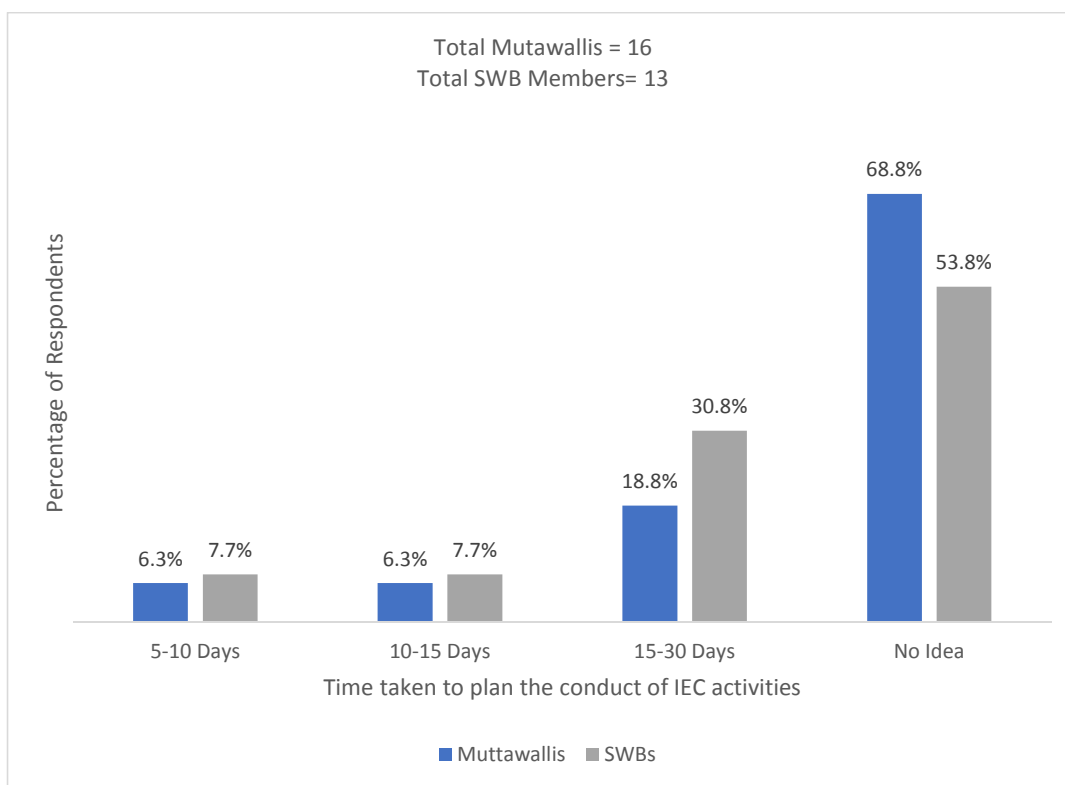
A total of 12.7% Mutawallis and 7.7% SWB members agreed that the level of return on investment on Waqf properties is high, whereas 15.4% SWBs and 37.5% Mutawallis said that level of return of investment is low. Most of the SWB members (76.9%) and Mutawallis (50%) have said that the level of return on investment is medium (Figure 62).



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
High	2	12.5%	1	7.7%
Low	6	37.5%	2	15.4%
Medium	8	50.0%	10	76.9%

Figure 62. Return of investment on Waqf properties under SWSVY

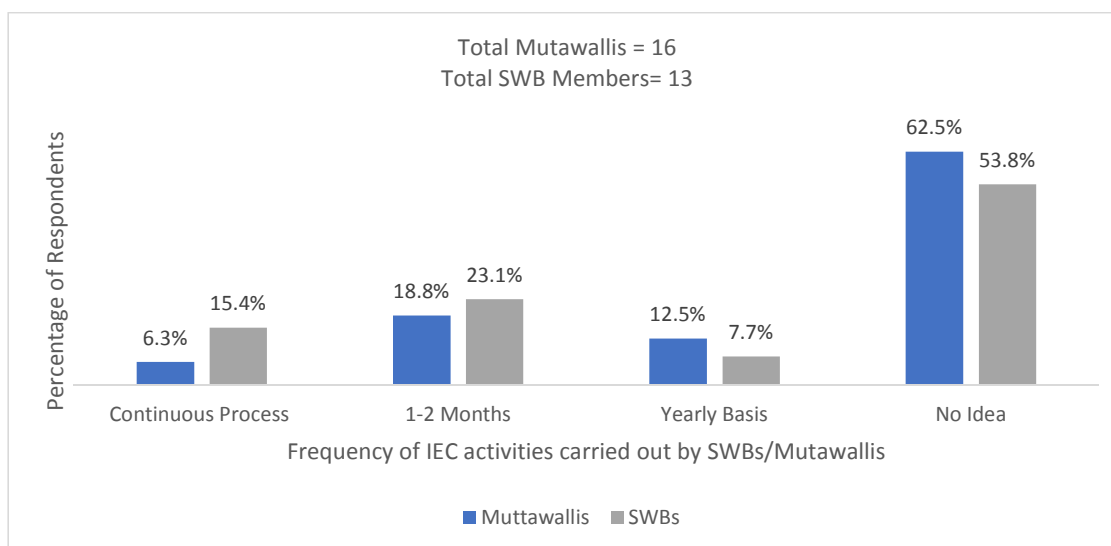
The time taken for planning for conducting IEC activities is between 5 to 30 days. A total of 18.8% of Mutawallis and 30.8% of SWBs responded that they take time between 15-30 days for planning (Figure 63). The majority of the SWBs (53.8%) and Mutawallis (68.8%) have no idea about the IEC activities. This is because of a lack of awareness about the IEC activities.



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
5-10 Days	1	6.3%	1	7.7%
10-15 Days	1	6.3%	1	7.7%
15-30 Days	3	18.8%	4	30.8%
No Idea	11	68.8%	7	53.8%

Figure 63. The time is taken by SWB and Mutawallis to plan the conduct of IEC activities under SWSVY

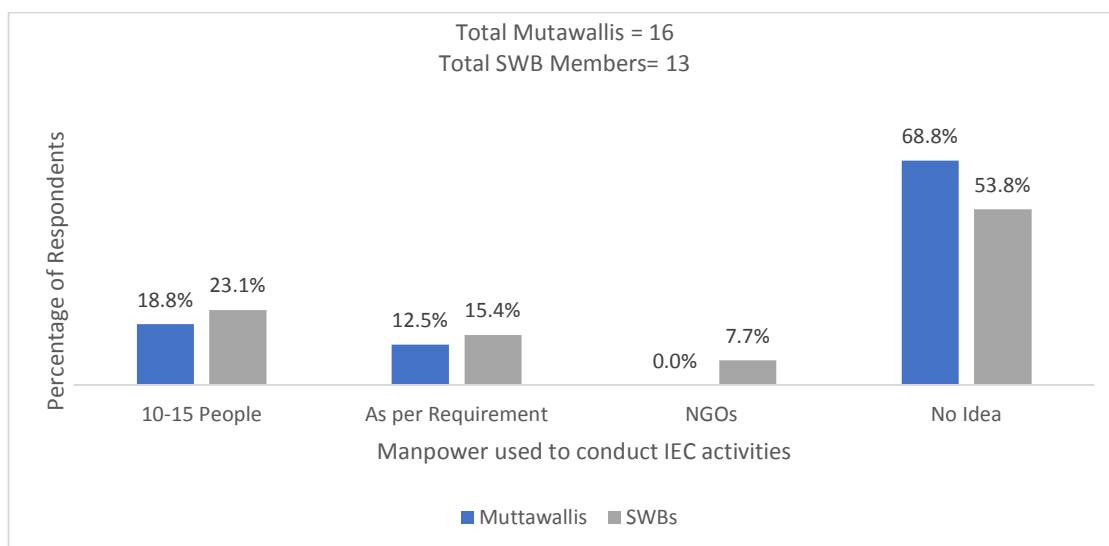
15.4% SWBs and 6.3% Mutawallis agreed that the IEC activities are conducted on a continuous basis in their states. Some of them take 1-2 months to conduct IEC activities. The majority of SWBs (53.8%) and Mutawallis (62.5%) have no idea about it (Figure 64).



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Continuous Process	1	6.3%	2	15.4%
1-2 Months	3	18.8%	3	23.1%
Yearly Basis	2	12.5%	1	7.7%
No Idea	10	62.5%	7	53.8%

Figure 64. Frequency of IEC activities that are carried out by SWBs and Mutawallis under SWSVY

Most of the SWBs (53.8%) and Mutawallis (68.8%) have no idea about the manpower used for IEC activities. A total of 23.1% SWBs and 18.8% Mutawallis said that they require 10-15 people to conduct IEC activities, whereas 7.7% SWBs use NGOs for such activities (Figure 65).



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
10-15 People	3	18.8%	3	23.1%
As per Requirement	2	12.5%	2	15.4%
NGOs	0	0%	1	7.7%
No Idea	11	68.8%	7	53.8%

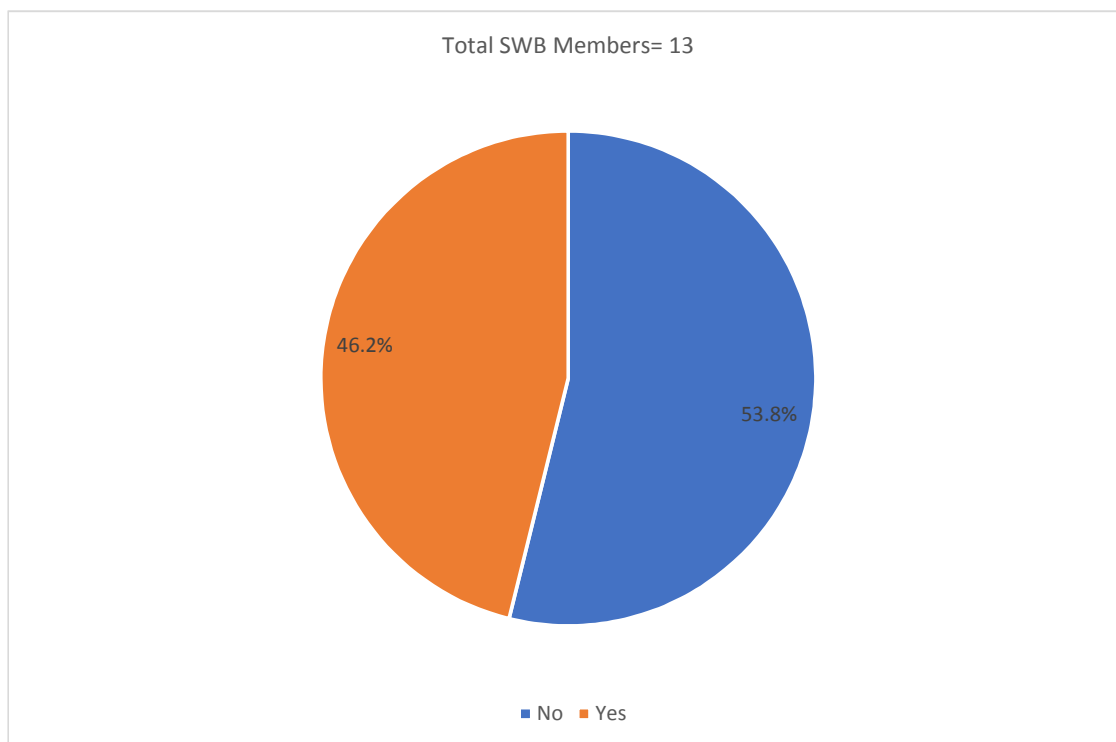
Figure 65. Manpower is used to conduct IEC activities under SWSVY

Most of the IEC activities are conducted for awareness programs. These IEC activities help many students to be informed on their education, health (currently on Covid-19 awareness), educational schemes, and many more. Most of the IEC activities are conducted at schools, colleges, educational institutions, and community halls.

Some of the major outputs by IEC activities that emerged from the responses from SWBs and Mutawallis include creating awareness regarding Waqf rules, improving the quality of life, improving knowledge, creating awareness about health and education (Figure 66).



Figure 66. Outcomes of IEC activities by SWBs and Mutawallis under SWSVY

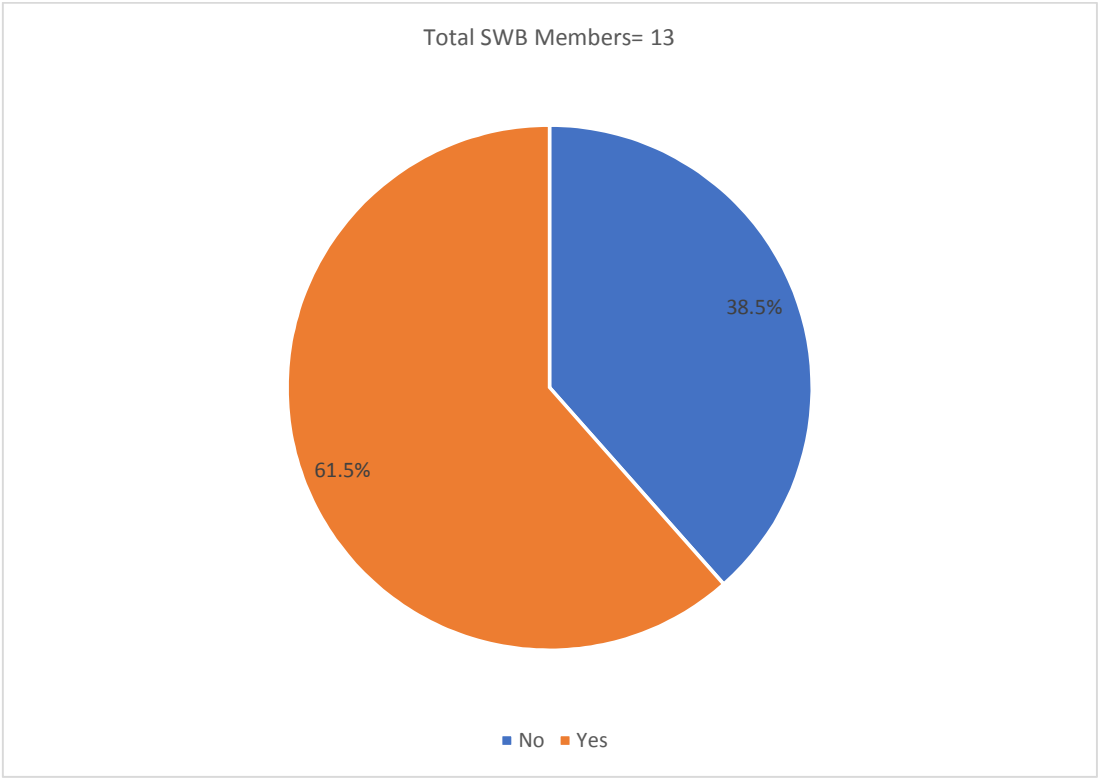


	Response	No. of Mutawallis	Percentage
	Yes	6	46.2%
	No	7	53.8%

Figure 67. Annual return to SWB from Mutawallis / Management Committee under SWSVY

A total of 46.2% SWBs agreed that they get an annual return from the Mutawallis/ Management committee, whereas 53.8% of them do not get an annual return from the Mutawallis (Figure 67). Further, it was found that few states have no Mutawallis, and there is no such income generation from the SWB properties.

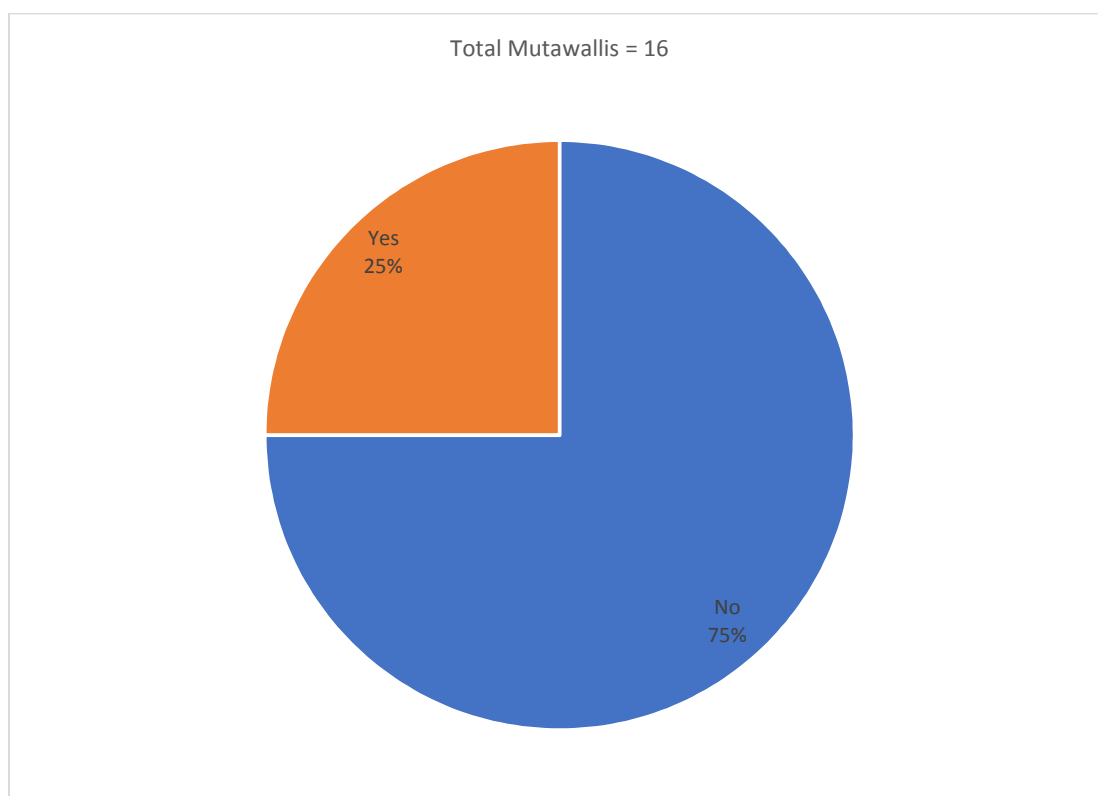
Only a total of 61.5% SWBs agreed that there is an up-to-date audit of the accounts of the Mutawallis/ Management committee (Figure 68).



	Response	No. of Mutawallis	Percentage
	Yes	8	61.5%
	No	5	38.5%

Figure 68. An up-to-date audit of the accounts of the Mutawallis/ Management committee under SWSVY

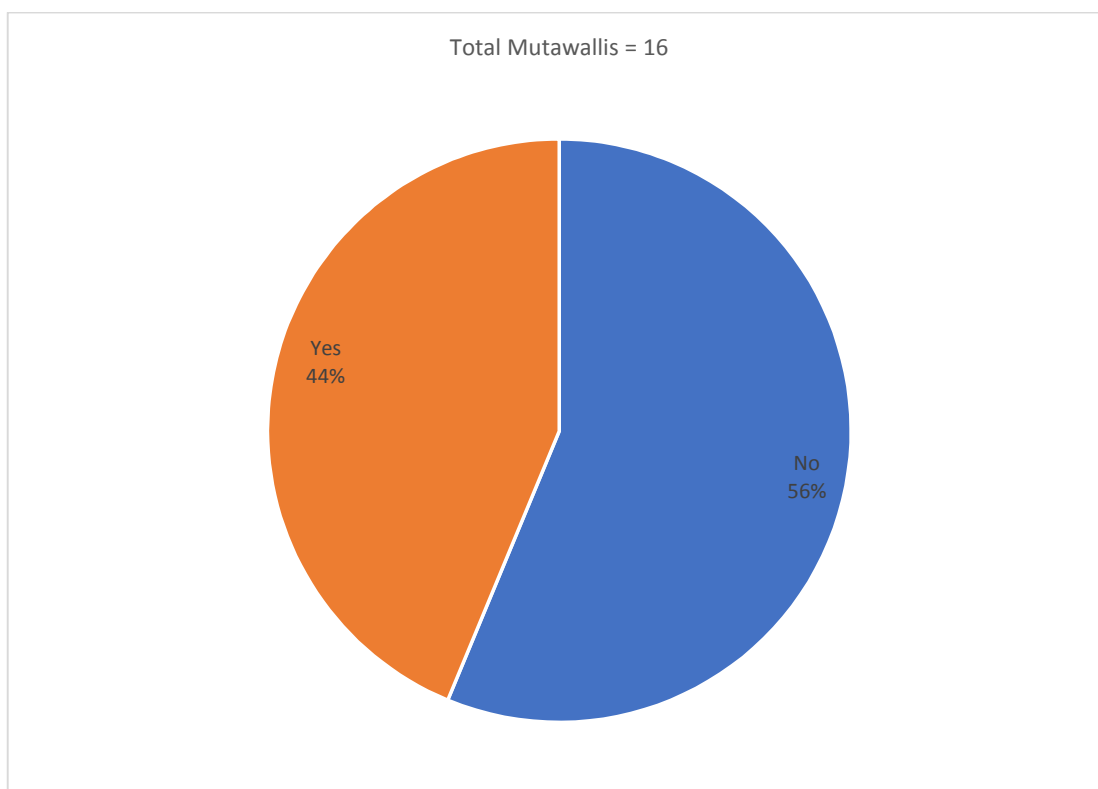
There are 25% cases of defaulters in the rent payment of Waqf properties (Figure 69).



	Response	No. of Mutawallis	Percentage
	Yes	4	25.0%
	No	12	75.0%

Figure 69. Cases of defaulters in the rent payment of Waqf properties under SWSVY

A total of 56.3% Mutawallis responded that they had not been provided training on a regular basis from the SWBs or CWC. Only 43.8% of the Mutawallis are provided the training (Figure 70). Hence, there is a need to increase the frequency of training, and there should be the availability of funds to provide training and knowledge sessions to Mutawallis for skill development. There should be skill development and vocational training centres.



	Response	No. of Mutawallis	Percentage
	Yes	7	43.8%
	No	9	56.3%

Figure 70. Training provided to Mutawallis on a regular basis from the SWB or Central Waqf Board under SWSVY

The duration of the training ranges from 1-3 days, and training is conducted once a year. Most of the Mutawallis (62.5%) said that training is not compulsory for them (Figure 71).

generation, such as the construction of commercial complexes, mosques, shopping complexes, medical shops, etc. The revenue generated is also used for the social welfare of the society, including education of poor students, medical facilities to poor people and scholarship to students, hostel facilities, social welfare activities, covid-19 Kit, education, development of new Waqf institutions, etc.

The survey clearly shows that the scheme is very effective and operational, resulting in employment, property development, proper utilization of revenue generated, welfare activities, transparency, protection of Waqf from misuse, protecting Waqf land from grabbers, and protection from encroachers. Therefore, this scheme has very much potential and opportunities for SWBs for the development of Waqf board properties. The governing bodies like MoMA and CWC have created a very effective governance mechanism and transparent method of assessing the loan applications and monitoring of Waqf projects.

4.4 Whether the Waqf Properties are Developed from the Loan Assistance of CWC

Table 7 highlights that the loan assistance provided by the MoMA has increased substantially, and the funds are fully utilized by the CWC for the development of vacant Waqf property.

Table 7. Fund utilization by CWC

Year	Funds Received from Ministry (in Lakhs)	Status of Utilization
2015-16	265	Utilized Fully
2016-17	279.7	Utilized Fully
2017-18	316	Utilized Fully
2018-19	316	Utilized Fully
2019-20	316	Utilized Fully

Source: Data received from CWC

Based on the discussion with CWC, SWBs, and Mutawalli, it has been observed that Waqf properties are successfully converted into commercial ventures, and the revenue generated

from the developed properties have been utilized for the betterment of the community. Table 8 shows the list of a few projects that are in progress (Provided by CWC).

Table 8. List of few projects that are under progress under the current scheme

Name of the State/ Project	Year
<i>Kerala</i>	2018
Development Project of Al-Masjidul Irshad Pandllur	
<i>Karnataka</i>	2020
Development Project of Islamia Jumma Masjid	
Development Project of Waqf Jamia Masjid	2019
<i>Manipur</i>	2019
Development Project of Moulana Faquehuddin Shopping Mall	
Development Project of Jamia Musafirkhana & Shopping Complex	2019
<i>Uttarakhand</i>	2019
Development Project of Islamia School Waqf No. 114	
<i>Haryana</i>	2020
Development Project of Islamia Public School	

This scheme has much potential and opportunities for the SWBs and Mutawallis for the development of urban Waqf properties. All SWBs have strengthened their Waqf properties and improved their social welfare activities with the support of this Scheme. The properties were developed with the aim of generating revenues, such as the construction of commercial complexes, medical shops, schools, etc. The revenue generated is also used for scholarships to orphans, education to Muslim girl students, etc. With the help of this Scheme, all SWBs can use this opportunity to develop unused Waqf property and convert those assets into commercial enterprises for the upliftment of needy people and society.

4.5 Whether the Income of the Developed Properties have been Augmented

Many properties have been developed by the SWBs under the Scheme. The income generated from the Waqf property is utilized in activities that include the marriage of poor girls, pension to old aged women, Waqf property development, social welfare, maintenance of Waqf property, pension to widows, and medical assistance to poor (Figure 73).



Figure 73. Utilization of income by SWBs that are generated from the Waqf properties under SWSVY

From the analysis, it can be seen that all SWBs have strengthened their Waqf properties and improved their social welfare activities with the support of this Scheme. The revenue generated is also used for the maintenance of Waqf properties, medical assistance to poor people, pension to widows, marriage to poor girls, etc. Analysis and findings from the survey show that the scheme is successful in several manners, such as generating additional revenue from developed assets, protecting assets from encroachment, and contributing to social welfare activities. This scheme has also helped in terms of intangible benefits to SWBs through the developed projects, such as protecting the properties from local land grabbers, encroachments, and thus avoiding litigation. The funds provided by MoMA and CWC are very less compared to the number of vacant Waqf properties that are/could be under the threat of encroachment. Hence, there should be an increase in the grant-in-aid to develop the vacant and equipped Waqf properties. This can help in the prevention of vacant Waqf properties from encroachers.

4.6 Whether the Scheme has Helped in Enlarging the Welfare Activities and Generating Employment



Figure 74. Welfare activities are done by Mutawallis from the income from Waqf properties under SWSVY



Figure 75. Welfare activities are done by SWBs from the income earned from Waqf properties under SWSVY

The current Scheme has helped in the welfare activities that are carried out from the income that is generated from the Waqf properties. Some of the identified welfare activities under the current scheme include a scholarship to orphans, free health treatment to orphans, financial

help to the poor for medical needs, free education to poor students, medical assistance to the urban health center, awareness program, and religious teaching are (Figure 74 and 75).

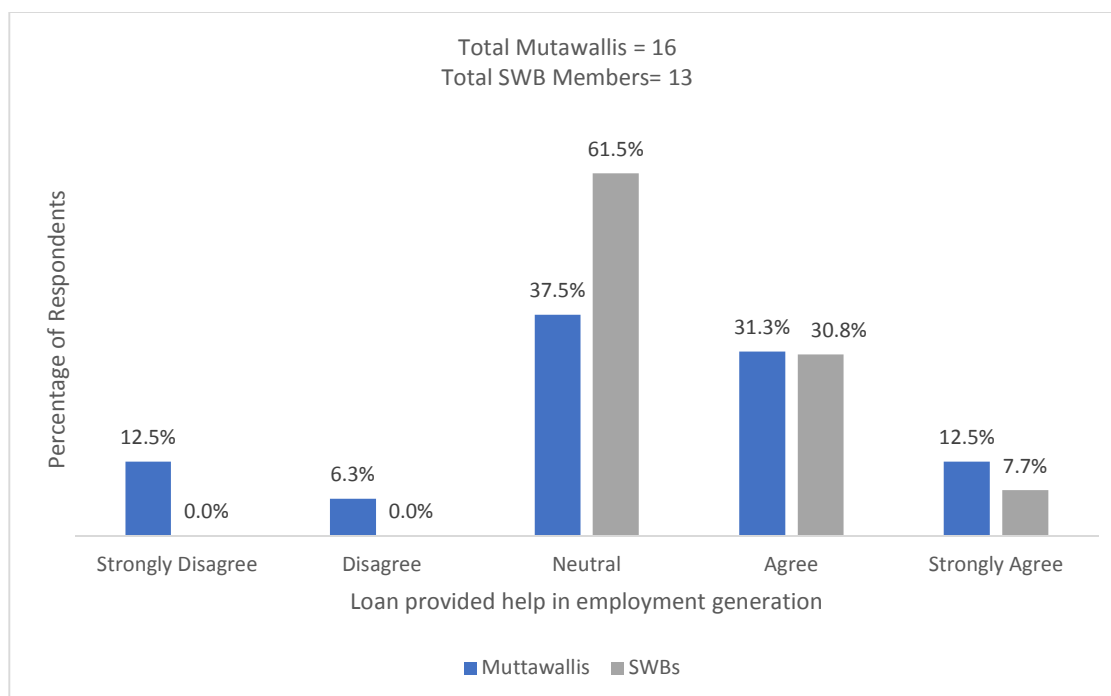
Mutawallis spent between 0.7% to 15% of the total income on welfare activities like educational activities, free medical services, coaching centers, etc. 23% of the SWBs have no idea about the investment in welfare activities. Hence, the percentage for the welfare activities should be increased, and there should be regular inspections of the SWBs by CWC and MoMA. As per discussion with Mutawallis, it has been observed that welfare activities are carried out at different intervals in their states.



Figure 76. Utilization of income earned from the commercialized Waqf properties under SWSVY

More than 132 properties have been developed using loan assistance under the scheme in 12 states. The minimum and maximum time taken for the development of the Waqf property are 2-3 years. Utilization of income earned from commercialized Waqf properties includes the welfare of the society, education of poor students, medical facilities to poor people and scholarship to students, religious activities, hostel facilities, social welfare activities, covid-19 Kit, education, development of new Waqf institutions, etc. (Figure 76).

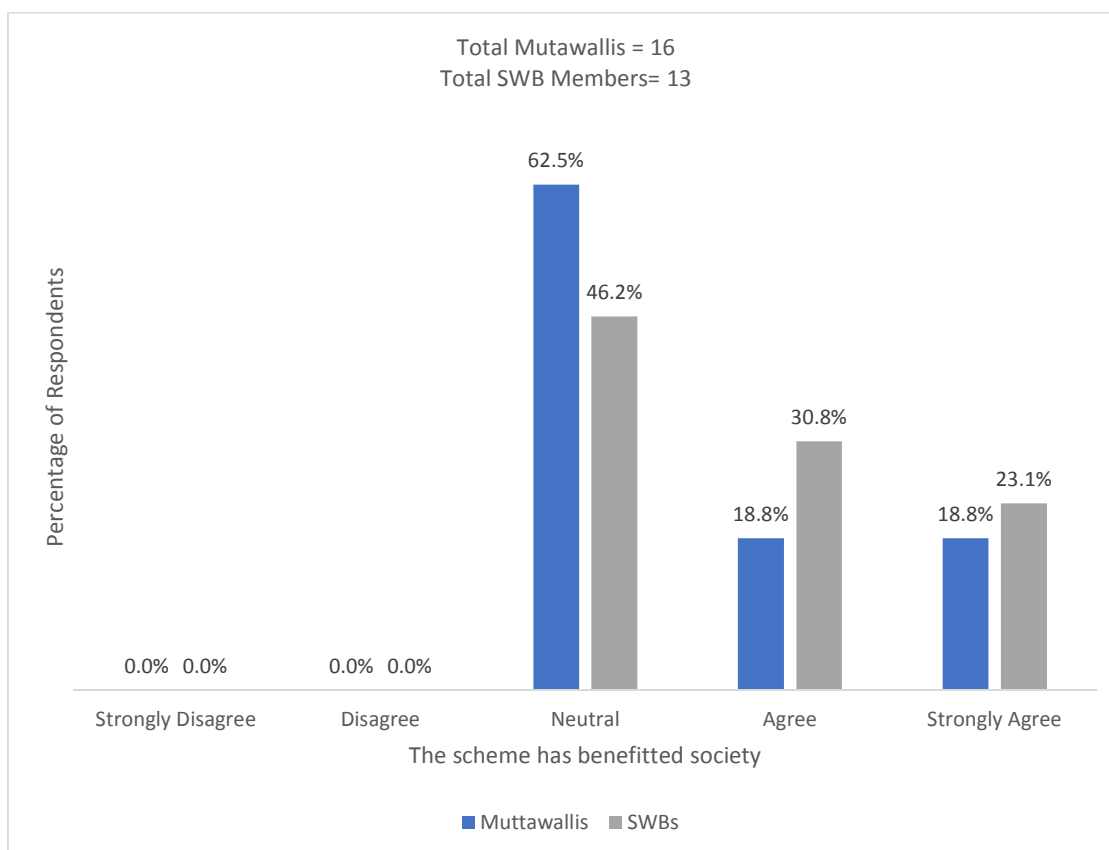
SWBs and Mutawallis this scheme has a positive impact on the employment generation. A total of 38.5% SWBs and 43.8% Mutawallis agreed that the current scheme helps in the employment generation, whereas 61.5% SWBs and 37.5% Mutawallis have neutral views on it (Figure 77).



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	2	12.5%	0	0%
Disagree	1	6.3%	0	0%
Neutral	6	37.5%	8	61.5%
Agree	5	31.3%	4	30.8%
Strongly Agree	2	12.5%	1	7.7%

Figure 77. View of SWBs and Mutawallis on loan provided for commercial property development assistance in employment generation under SWSVY

53.9% SWBs and 37.5% of Mutawallis agreed that the current scheme benefited the society at large (see Figure 78). The revenue generated from the projects has been utilized in education for the poor, health, scholarship, etc.



Response	No. of Mutawallis	Percentage	No. of SWB Members	Percentage
Strongly Disagree	0	0%	0	0%
Disagree	0	0%	0	0%
Neutral	10	62.5%	6	46.2%
Agree	3	18.8%	4	30.8%
Strongly Agree	3	18.8%	3	23.1%

Figure 78. The perspective of SWBs and Mutawallis on the benefits of the scheme on society under SWSVY

From the analysis, it can be seen that all SWBs have strengthened their Waqf properties and improved their social welfare activities with the support of this Scheme. The properties are developed with the aim of generating revenue, such as the construction of commercial complexes, medical shops, schools, etc. The revenue generated is also used for the maintenance of Waqf properties, medical assistance to poor people, awareness program, religious teaching, scholarship to poor students, etc. Analysis and findings from the survey show that the Scheme

is successful in several manners, such as generating additional revenue from developed assets and contributing to social welfare activities. Most of the SWBs agreed that they have created successful commercial properties and benefited society at large. It has also been observed that loans provided under the scheme to Waqf Board for commercial property development have helped in employment generation.

CHAPTER 5

STATE WISE ANALYSIS

5.1 Bihar State Sunni Waqf Board

5.2 Bihar State Shia Waqf Board

5.3 Gujarat Waqf Board

5.4 Haryana Waqf Board

5.5 Himachal Pradesh Waqf Board

5.6 Kerala Waqf Board

5.7 Manipur Waqf Board

5.8 Odisha Waqf Board

5.9 Punjab Waqf Board

5.10 Assam Waqf Board

5.11 Karnataka Waqf Board

5.12 Maharashtra Waqf Board

5.13 Uttarakhand Waqf Board

In this section, a complete analysis of primary and secondary data in each of the selected SWBs in 12 states is done based on the objectives of the study. The selected Waqf boards include Bihar State Sunni Waqf Board, Bihar Shia Waqf Board, Assam Board of Waqf, Gujarat State Waqf Board, Haryana Waqf Board, Himachal Pradesh Waqf Board, Karnataka State Board of Waqf, Kerala State Waqf Board, Maharashtra State Board of Waqf, Waqf Board Manipur, Odisha Board of Waqf, Punjab Waqf Board, and Uttarakhand Waqf Board.

5.1 Bihar State Sunni Waqf Board (BSSWB)

5.1.1 Qaumi Waqf Board Taraqqiati Scheme

5.1.1.1 Progress and Implementation of the Scheme

The Bihar State Sunni Waqf Board (BSSWB) is a corporate body that was established in 1948. The Waqf board aims for the better administration of Waqf in the state of Bihar. This board constitutes 2800 Mutawallis and 1096 Management Committee in 38 districts.

Currently, a total of 6356 Immovable properties are registered as of November 2020 (see Table 10). This shows the significant increase in the entry of records of the Waqf properties in the WAMSI portal. Availability of funds is a very important component for the implementation of the scheme. In 2019, Rs. 13,25,506 grants-in-aid was provided to BSSWB for the Year 2019-20 under the QWBTS scheme (See Table 9). Approximately 70% of funds were utilized in the setting up of CCF, recruitment of technical manpower, setting up video conferencing facilities, managing the ICT Infrastructure, and capacity development of the Waqf board. Table 9 shows the amount as grant-in-aid provided to BSSWB under the QWBTS from 2017 to 2020 and the utilization of the funds by the board:

Table 9. Grant-in-Aid provided to Bihar (Sunni) Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	12,85,000	6,23,651
2018-19	16,20,000	1,2,78,250
2019-20	13,25,506	9,32,559

*Data provided by SWB

It is found that most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme has helped them in setting up CCF, a computer and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct regular meetings with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 3 staff working under the QWBTS scheme, which includes 1 staff for data entry operation, 1 legal personnel, and 1 inspection personnel.

Table 10 shows the WAMSI data entry progress details of BSSWB as of November 2020. A total of 2661 Waqf Estates, 6356 Immovable properties, 18 movable properties, 939 Annual return records, 7 Leasing details records, 157 Litigation (External) records, and 15 Litigation (Internal) records have been updated in the WAMSI portal.

Table 10. WAMSI Data Entry Progress Details of Bihar (Sunni) Waqf Board

WAMSI data entry progress details of BSSWB	
Waqf Estates	2661
Immovable Properties	6356
Movable Properties	18
Annual Returns Records	939
Leasing Details Records	7
Litigation (External) Records	157
Litigation (Internal) Records	15

5.1.1.2 Registration of Estates and Properties

Registration of properties is the most important component under the QWBTS scheme, which includes records on the type of Waqf properties, location of the property, description of the property, details of Mutawalli / Management Committee, etc. The BSSWB has uploaded records of Waqf assets/properties on the WAMSI portal to bring transparency in the functioning of the board and preserve old records. The board members pointed out that the

computerization of records helps in easy access to data, information storage and brings transparency to the system. As discussed with the board members, this module helped them identify Waqf properties, the status of Mutawalli, and the market value of the Waqf property. This scheme also helped them to know the status of Waqf properties and identify the encroached properties.

In BSSWB, the Waqf Estate records on the WAMSI registration module has increased from the year 2018 to 2020. In the year 2017 and 2018, a total of 2000 Waqf Estate records were updated in the WAMSI portal. As per the latest data in November 2020, a total of 2651 Waqf estates were registered (see Figure 79).

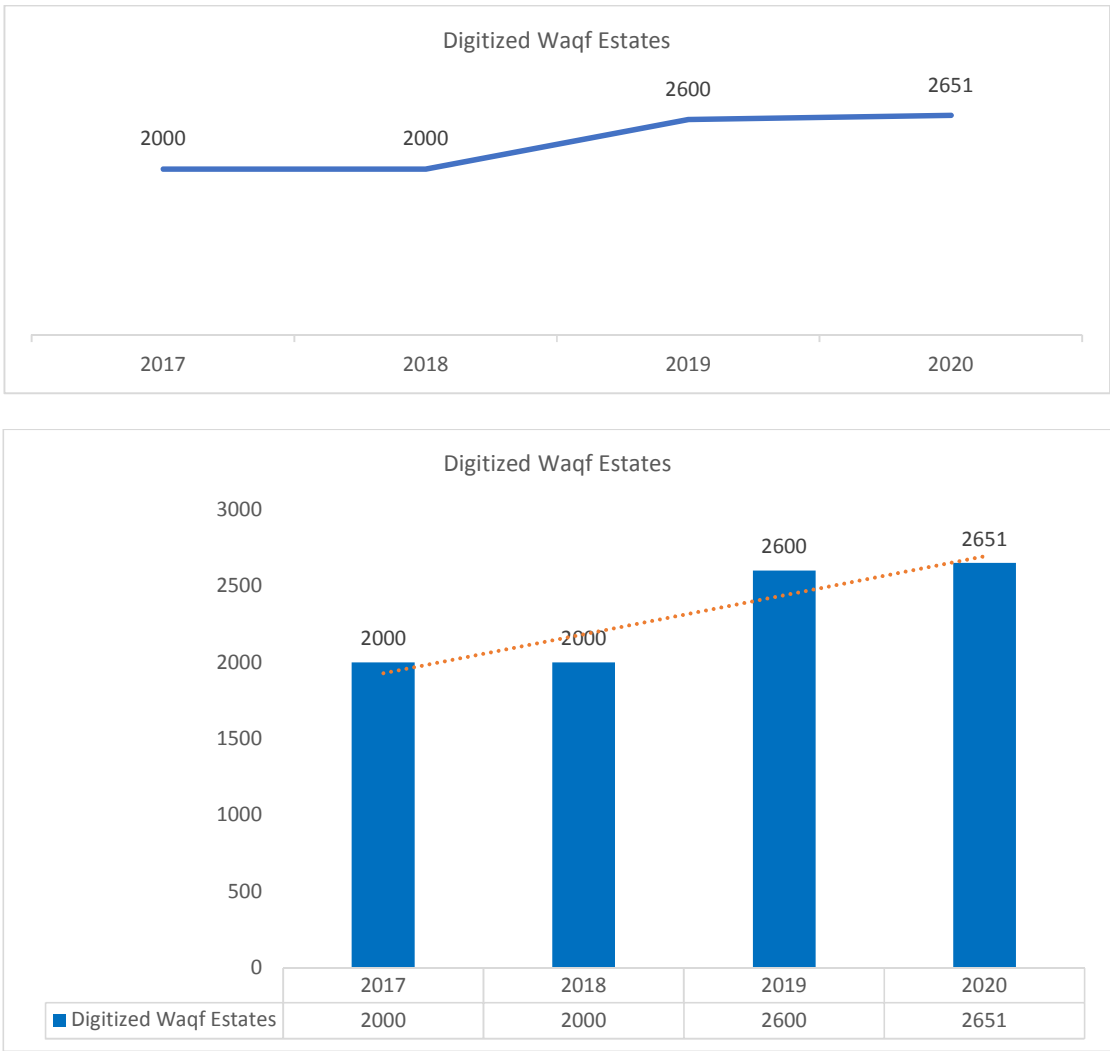


Figure 79. Digitized Waqf States on WAMSI Portal of Bihar (Sunni) Waqf Board

Figure 80 shows that the entries for immovable properties records in the registration module have increased significantly. In 2017, a total of 4077 immovable properties were recorded in the portal. The analysis shows an increase in registration of immovable properties in the last 3 years. According to the latest figures in November 2020, a total of 6356 immovable properties are registered in the online system (see Figure 80).

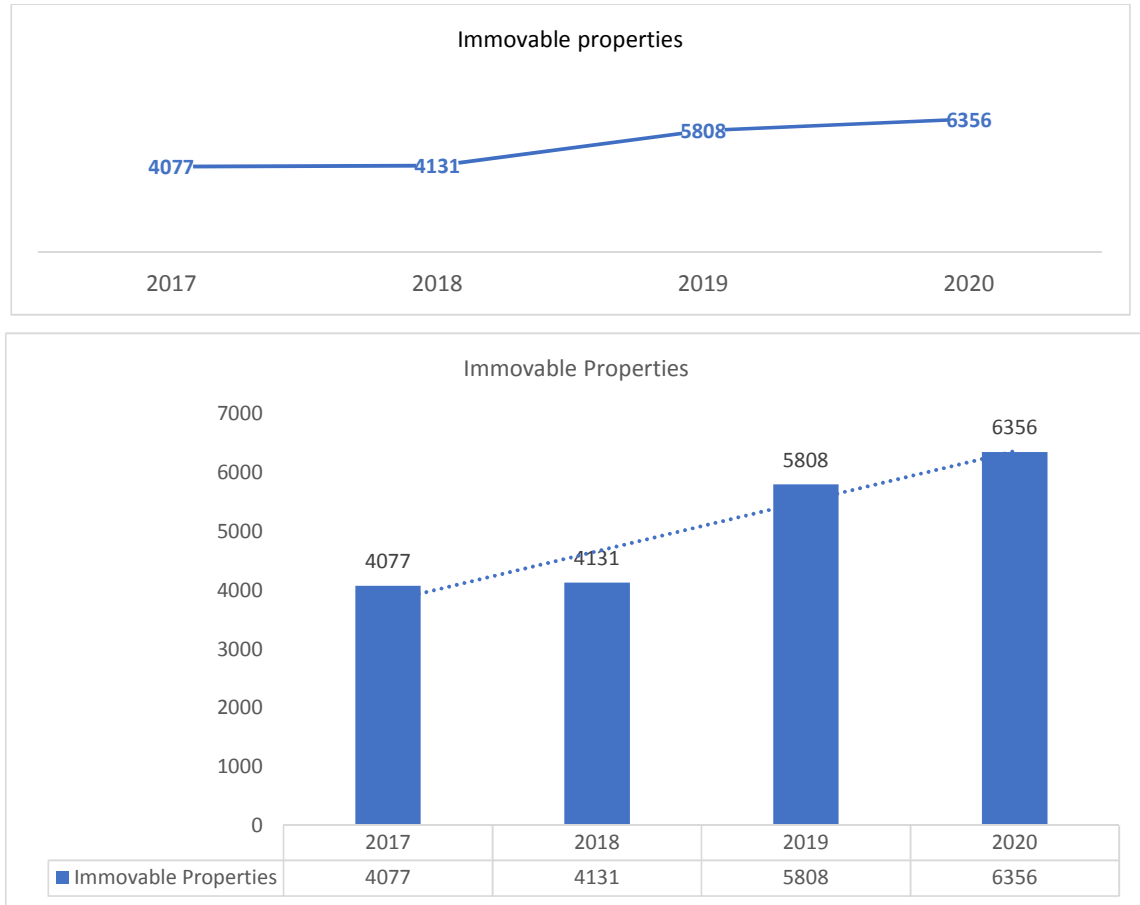


Figure 80. Immovable properties record on the registration module of Bihar (Sunni) Waqf Board

These immovable properties include agricultural land, buildings, Chilla, Dargah, house, Madarsa, plot, pond, shop, etc. Table 11 shows the list of immovable properties that are registered in the WAMSI portal.

Table 11. List of immovable properties of Bihar (Sunni) Waqf Board

Immovable properties	Total
Agricultural Land	302
Building	25
Chilla	1
Dargah or Mazaar or Makbara	298
Graveyard	813
House	760
Hujra	32
Idgah	75
Imambara or Chauki or Karbala	292
Khankaha	21
Madarsa	110
Maktab	4
Mosque	1054
Musafirkhana or Inn	16
Orchard	14
Plot	1151
Pond (Fishing)	11
School	12
Shop	1190
Others	175

18 movable assets are registered in the WAMSI portal in Bihar (Sunni) Waqf Board. This figure shows the trend of registration of movable properties of BSSWB from the year 2017 to 2020. Figure 81 highlights that there is no significant increase in the entry of records of movable properties in the WAMSI portal.

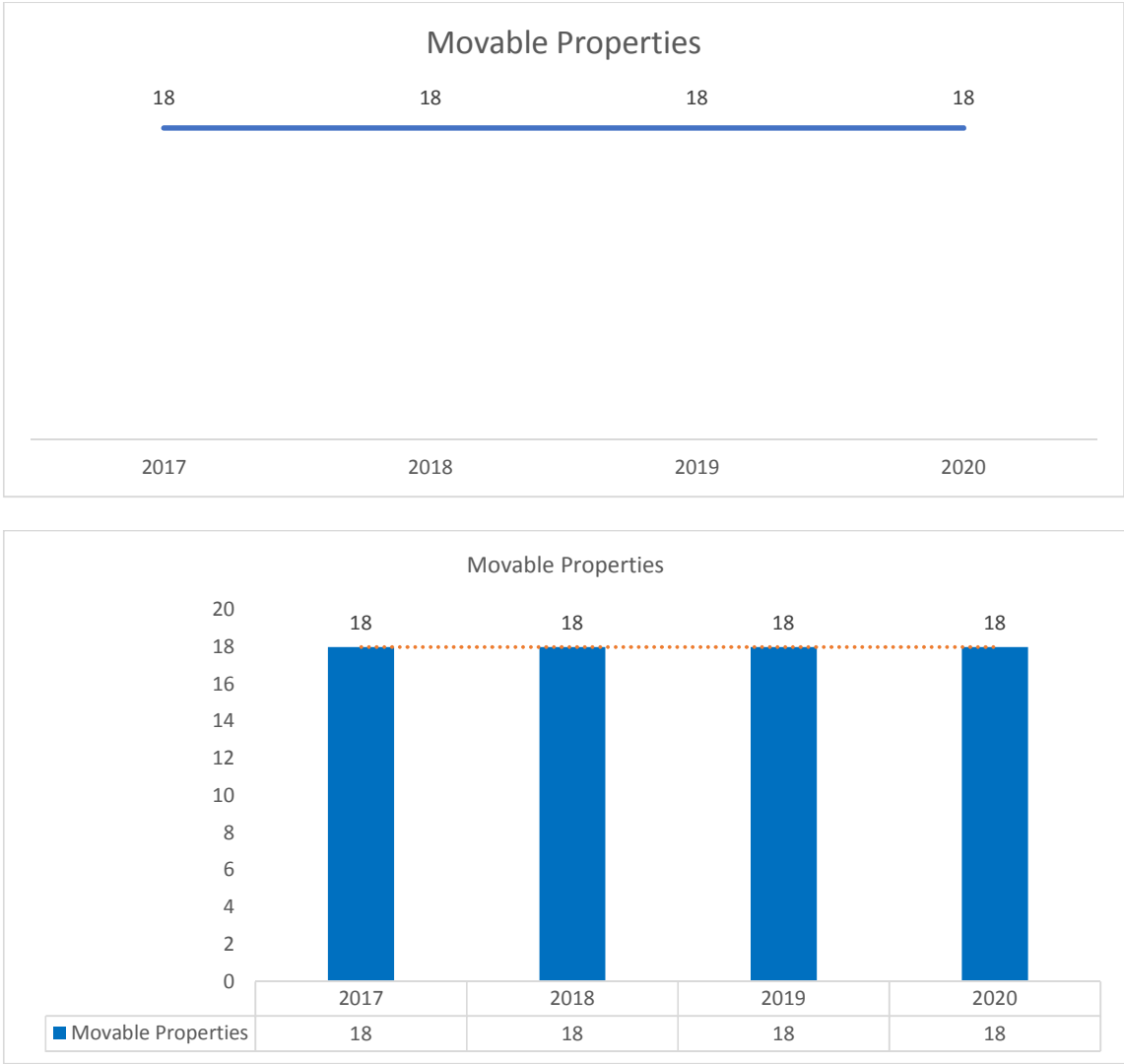


Figure 81. Records of movable properties in WAMSI portal of Bihar (Sunni) Waqf Board

The major challenges under this module include problems related to encroachment and physical verification of identified properties. It requires more funds and manpower.

5.1.1.3 Progress under Annual Return Filing

The annual return filing is also an important component under the QWBTS scheme. As per the analysis, it can be seen that the annual return filing of Waqf properties in BSSWB has increased from 239 to 939 from the year 2017 to 2018, while there is no update on the annual return module from the year 2018 to 2020. There is a need to speed up the computerization processes of return filing in BSSWB (see Figure 82).

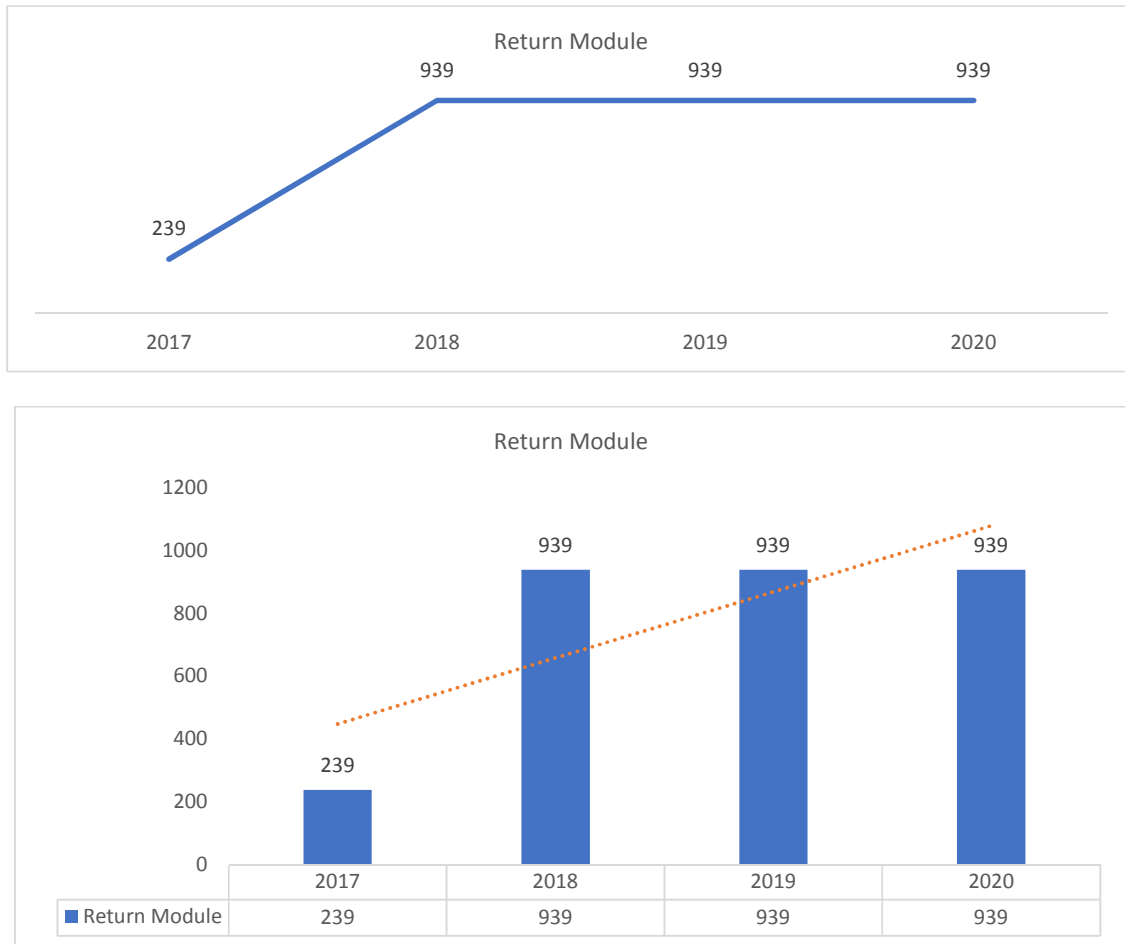


Figure 82. Progress under Annual Return Filing of Bihar (Sunni) Waqf Board

5.1.1.4 Progress of Leasing Module

The leasing module helps in ensuring transparency in the leasing of the Waqf properties. Figure 83 shows that there are no significant updates on the records of the leasing module of the BSSWB from the year 2017 to 2020. According to the discussion with members of the

BSSWB, the main problem is the lack of cooperation of Mutawallis and the illegal occupation of the Waqf properties in their states.

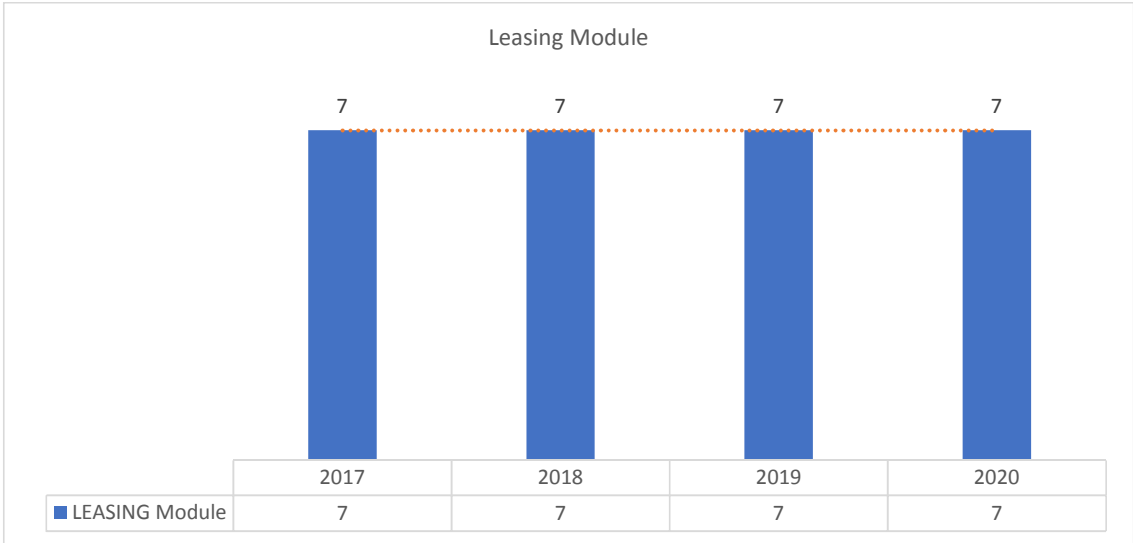
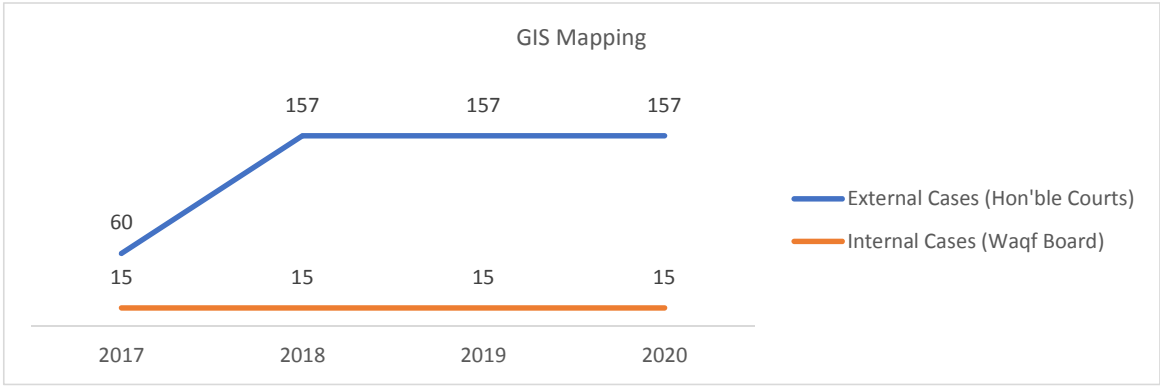


Figure 83. Progress of Leasing Module of Bihar (Sunni) Waqf Board

5.1.1.5 Progress of Litigation Module

The litigation module is one of the most important components of the QWBTS scheme. The litigation module includes records of internal cases (Waqf board) as well as external cases (Hon’ble Courts) in the WAMSI module. Figure 84 shows progress in the record tracking of litigation of external cases from 60 in 2017 to 157 in 2018. From 2017 to 2020, there are no updates in the record of litigation of external cases. For the internal cases, there are not any updates from 2017 to 2020.



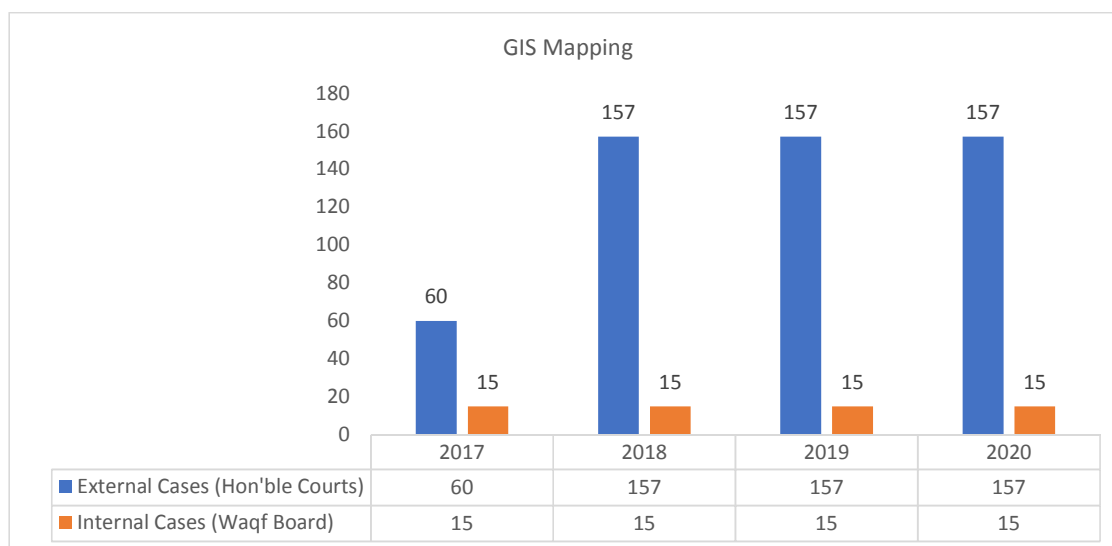


Figure 84. Progress of Litigation Module of Bihar (Sunni) Waqf Board

5.1.1.6 Encroachment and Retrieval of Waqf properties

The board is facing several problems related to encroachment in the state. The BSSWB members were able to only dispose of 85 cases out of 334 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 74% of the case are pending because of the non-availability of legal advisors and external lawyers. Based on the discussion with the Waqf board members, the main reason for losing litigations related to Waqf properties include lack of cooperation from the local authority, lack of legal expertise, and non-existence of full-time legal experts with the knowledge of Waqf Act 1995. The Waqf board has requested for a provision to allow the encroacher to be brought under leasing agreement by mutual understanding.

5.1.1.7 Progress in GIS Mapping

Geographical Information System (GIS) mapping is one of the major components of the QWBTS scheme. GIS mapping is used to map the Waqf property on the earth's surface by fixing the coordinates of the vertices of Waqf properties. This module helps to fix the layout of the Waqf property in the database via satellite imagery and GPS. The most common use of GIS mapping is to produce data visualizations of Waqf properties in the form of a map. These photography and GPS surveys are updated on the WAMSI portal. Anyone can go on the WAMSI portal and look up where Waqf properties are located. People can also see the

photography of the Waqf properties in the portal. Likewise, a comparison can be made of historical images to ascertain any new construction or encroachments over the period of time.

A total of 9 GPS and 13 photographs of Waqf properties were updated on the WAMSI portal in the year 2017, whereas 2113 GPS and 2137 photography were updated in the year 2020. Figure 85 shows that there has been a significant increase in the GIS mapping of the Waqf properties in the board.

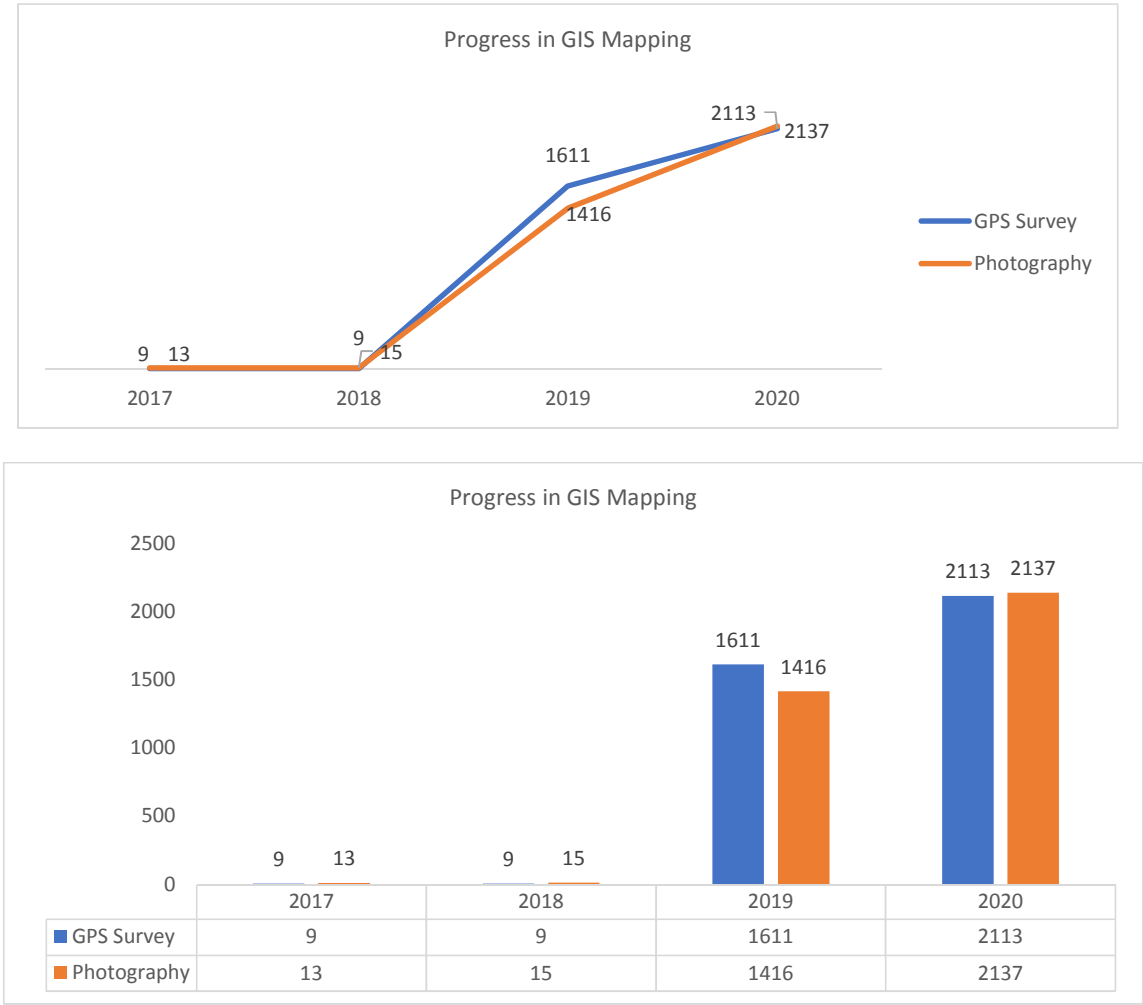


Figure 85. Progress in GIS Mapping of Bihar (Sunni) Waqf Board

The board also agreed that the financial assistance provided under the QWBTS is sufficient for GIS mapping, but they have not completed GIS mapping in their state due to COVID-19 and lack of technical staff for the GIS mapping. From the discussion with members of BSSWB, the major challenges are property identification because of lack of staff and encroachment

problems. They are not able to identify the property because of a lack of clear guidance on the identification of property by CWC and MoMA. They have not also technical experts who can handle the GIS mapping of the identified Waqf properties. COVID-19 and lockdowns are also a major challenge to conduct the property identification and GIS mapping of the Waqf properties. These challenges must be addressed by the MoMA to improve the functioning of the current scheme.

5.1.1.8 Impact of Scheme on Employment

The Waqf board agreed that both the schemes helped in creating jobs for numerous unemployed people as assistant programmers, technical staff, lawyers, and legal advisors. Assistant programmers help in carrying out all data entry work on the WAMSI portal. The Waqf Board has strengthened their Waqf properties and improved their social welfare activities with the support of QWBTS.

5.1.2 Shahari Waqf Sampatti Vikas Yojana

Mutawallis are not using the SWSVY scheme for the development of the Waqf property in Bihar. The main reasons for not using the SWSVY scheme are lack of knowledge about the submission and guidelines of the proposal for the loan, lack of awareness about the SWSVY scheme, and lack of communication from the SWB members. Also, the Mutawallis are getting loan assistance from the State Government for the development of the project easily as compared to the SWSVY. Recently, The Bihar state government has approved a fund of 9.97 crores to construct a multipurpose Waqf building at Bariarpur in Motihari under the Bihar State Waqf Development Scheme.

5.1.3 Case Study of Daudi Waqf Estate

In this study, we have selected a case study of Daudi Waqf Estate, which is not using SWSVY but doing quite well in terms of property development, social welfare, and creating employment opportunities for the poor people with the support of BSSWB. Other Waqf Estates can take this model for the development of the Waqf properties. Daudi Waqf Estate is a unique and noble example of developing Waqf properties in urban areas as the center for education, commercialization of resources, employment generation, and social welfare activities. The Daudi Waqf Estate has developed commercial markets, retail stores, and schools with all the facilities in Muzaffarpur (Bihar). This property is under the BSSWB, Bihar. Daudi Waqf Estate

is also providing employment opportunities to eligible, qualified, and needy people. The revenue generated is also utilized for the modernization of the Waqf property and social welfare activities in Muzaffarpur.

5.2 Bihar State Shia Waqf Board

5.2.1 Qaumi Waqf Board Taraqqiati Scheme

5.2.1.1 Progress and Implementation of the Scheme

The head office of the Bihar State Shia Waqf Board is located in Patna (Bihar). The board is mainly responsible for the supervision of the administration of Waqf and its property spread over the entire state of Bihar.

Availability of funds is a very important component for the implementation of the scheme. A total of Rs. 14,67,256 grants-in-aid was provided to the board for the Year 2019-20 under the QWBTS scheme. Approximately 72% of funds were utilized in the setting up of CCF, recruitment of technical manpower, setting up video conferencing facility, managing the ICT Infrastructure, and capacity development of the Waqf board. Table 12 shows the amount as grant-in-aid provided to the board under the QWBTS from 2017 to 2020 and the utilization of the funds by the board.

Table 12. Grant-in-Aid provided to the Bihar (Shia) Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	12,85,000	11,95,000
2018-19	14,20,000	9,51,639
2019-20	14,67,256	10,65,010

*Data provided by SWB

This board constitutes 760 Mutawallis and 131 Management Committee in 38 districts of Bihar. A total of 1649 Immovable properties are registered as of November 2020 (see Table 13). Most of the SWB members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme has helped them in setting up CCF, a computer and a

broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct a regular meeting with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 2 staff working under the QWBTS scheme, which includes 1 staff for data entry operators and 1 legal personnel.

Table 13 shows the WAMSI data entry progress details of the board as of November 2020. A total of 296 Waqf Estates, 1649 immovable properties, 16 movable properties, 20 Movable properties, 20 Annual return records, 20 Litigation (External) records, and 1 Litigation (Internal) records have been updated in the WAMSI portal under the QWBTS scheme. No leasing details are available for the board on the WAMSI portal.

Table 13. WAMSI Data Entry Progress Details of Bihar (Shia) Waqf Board

WAMSI data entry progress details of Bihar State Shia Waqf Board	
Waqf Estates	296
Immovable Properties	1649
Movable Properties	16
Annual Returns Records	20
Leasing Details Records	0
Litigation (External) Records	20
Litigation (Internal) Records	1

5.2.1.2 Registration of Estates and Properties

The registration of the records of Waqf assets/properties on the WAMSI portal helps the board to bring transparency in the functioning and management of the Waqf properties. The computerization of records helped board members to identify the number of properties, easy access to data, and information. As discussed with the board members, the registration module helped them identify the number of Waqf properties and Mutawallis and management committees' status. For this board, the Waqf Estate records on the WAMSI registration module have increased from 2018 to 2020. In the year 2017 and 2018, a total of 219 Waqf Estate

records were updated in the WAMSI portal. As per the latest data in November 2020, a total of 287 Waqf states were registered. Figure 86 shows that Waqf Estate records had increased from 219 in 2018 to 287 in 2020.

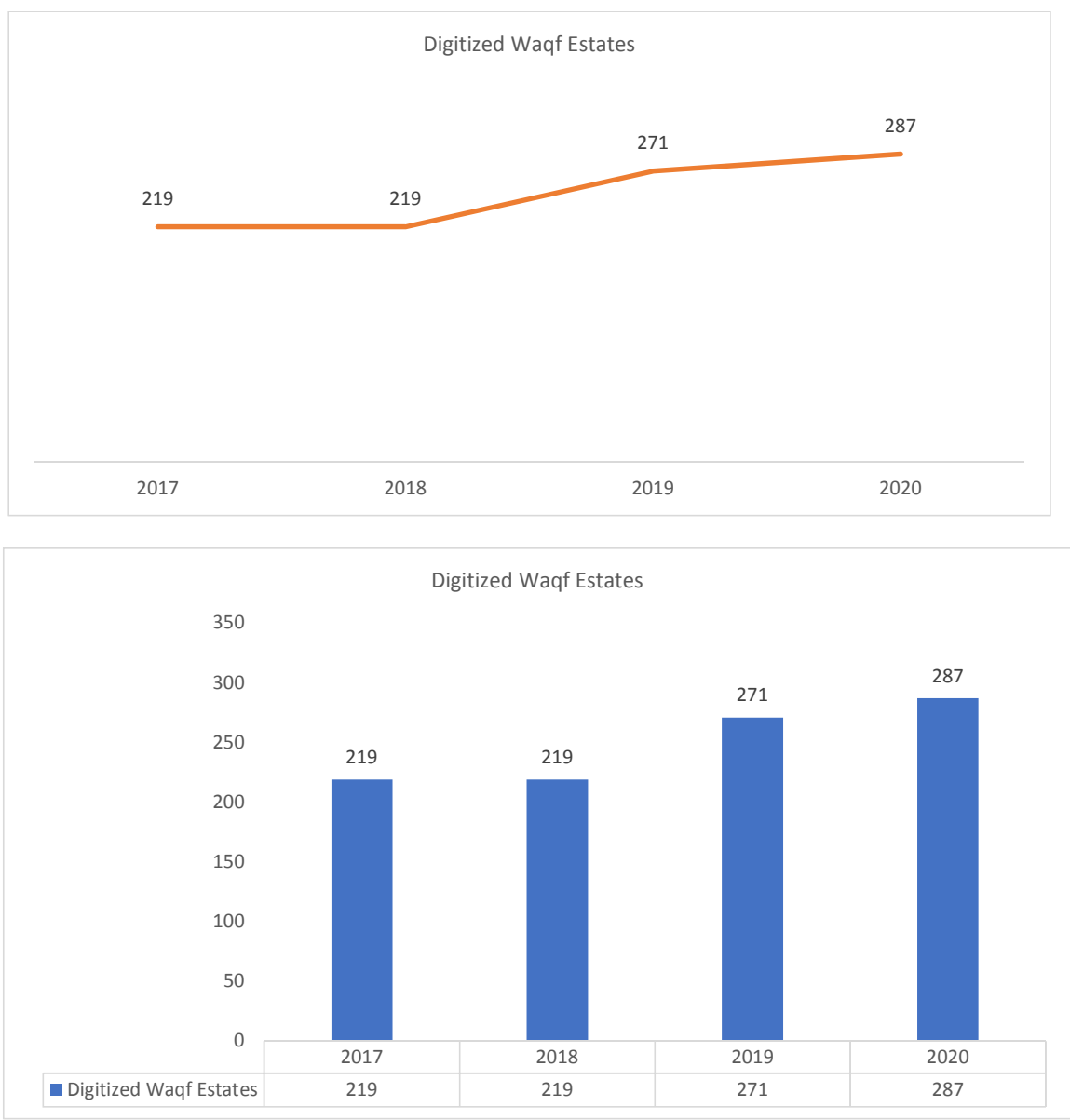


Figure 86. Waqf Estate records on WAMSI Portal of Bihar (Shia) Waqf Board

Figure 87 highlights that the entries for immovable properties on the registration module have increased significantly. In 2017, a total of 621 immovable properties were recorded in the portal. The analysis shows an increase in registration of immovable properties from 2018 to

2020. Figure 87 shows that records on immovable properties have increased from 626 in 2018 to 1647 in 2020.

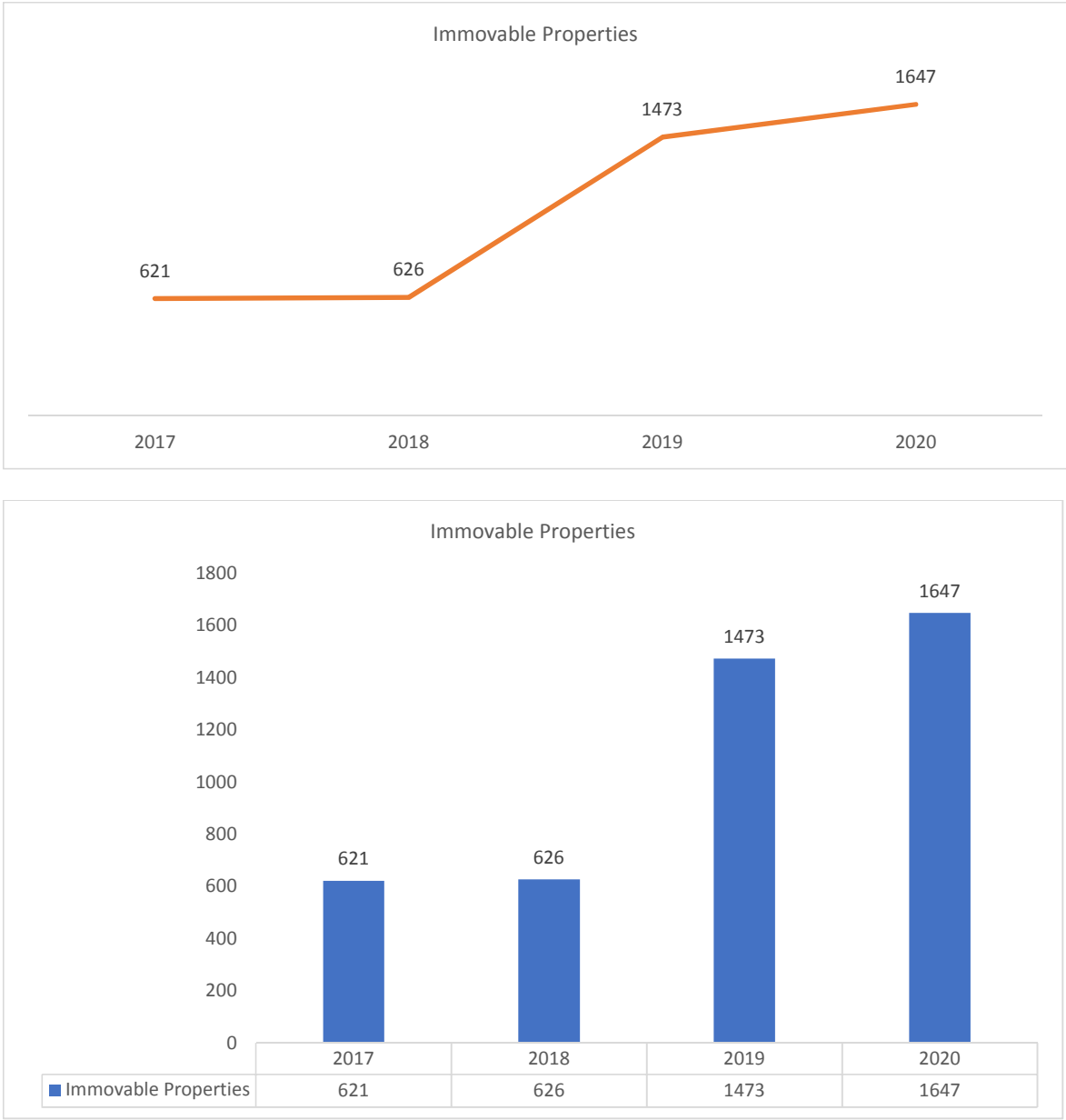


Figure 87. Records on immovable properties of Bihar (Shia) Waqf Board

These immovable properties include agricultural lands, houses, graveyards, Madarsa, shops, schools, etc. Table 14 shows the list of immovable properties that are registered in the WAMSI portal.

Table 14. List of immovable properties of Bihar (Shia) Waqf Board

Immovable properties	Total
Agricultural Land	138
Building	25
Dargah or Mazaar or Makbara	15
Graveyard	91
House	384
Hujra	0
Idgah	4
Imambara or Chauki or Karbala	178
Khankaha	0
Madarsa	6
Maktab	0
Mosque	71
Orchard	2
Plot	118
Pond (Fishing)	1
School	1
Shop	512
Others	103
School	12
Shop	1190
Others	175

Figure 89 shows that a total of 16 movable assets are registered in the WAMSI portal. This figure shows the number of registrations of movable properties from the year 2017 to 2020 in the WAMSI portal. Figure 88 highlights that there is no significant increase in the entry of records of movable properties in the WAMSI portal from 2017 to 2020.

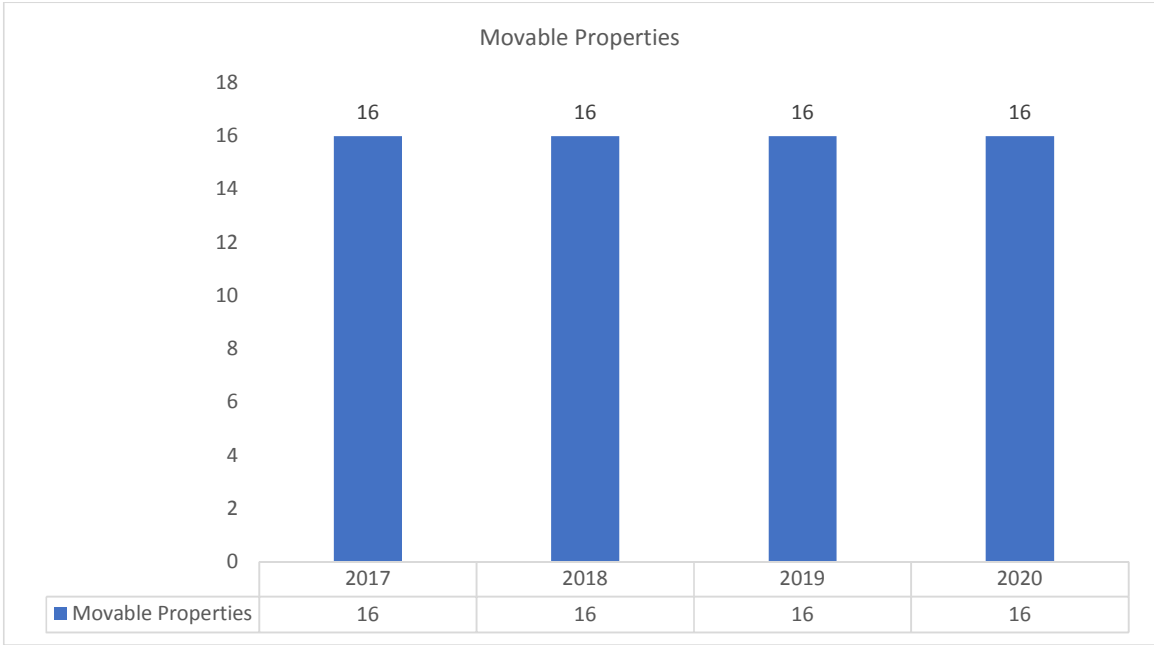


Figure 88. Records of movable properties in WAMSI portal of Bihar (Shia) Waqf Board

5.2.1.3 Progress under Annual Return Filing

The annual return filing is an important component of the QWBTS scheme. The information required in the annual return filing includes the details of the source of income, source of income, expenditure, net annual income, etc. Figure 89 shows that the annual return filing of Waqf properties in the board has not been updated from the year 2017.

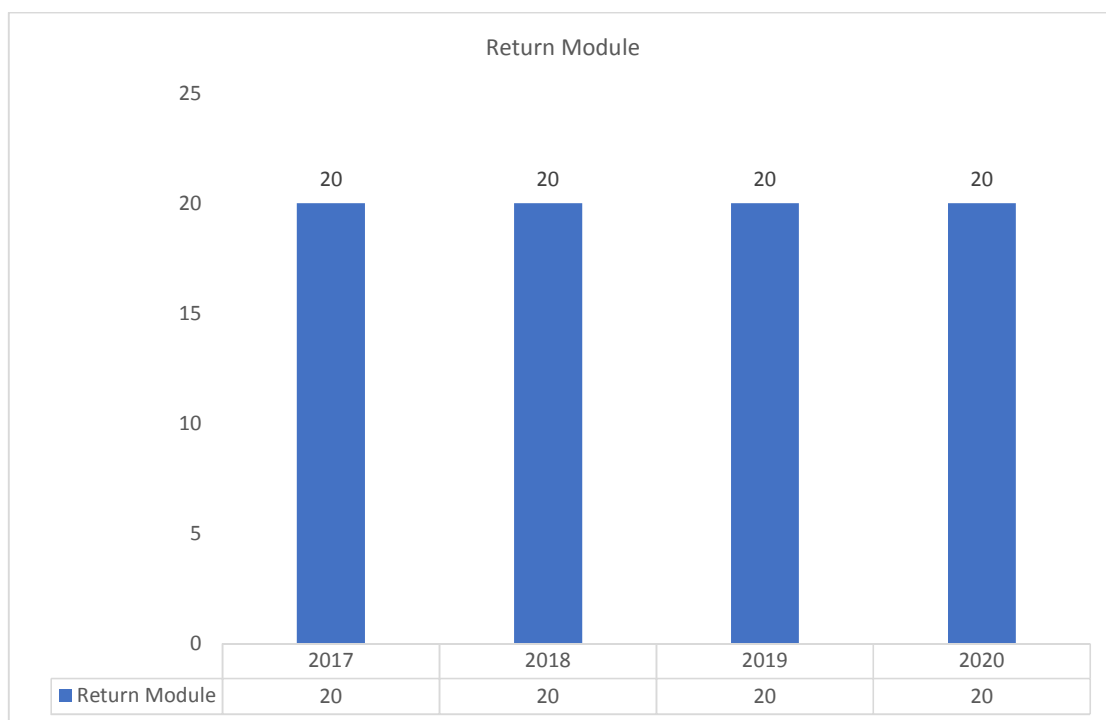


Figure 89. Progress under Annual Return Filing of Bihar (Shia) Waqf Board

5.2.1.4 Progress under Leasing Module

The leasing module helps in ensuring transparency in the leasing of the Waqf properties. The board has to update the records on the lease period, the purpose of the lease, rent or lease, details about the Tenant/Lessee, etc. The analysis shows that there are no updates on the records of the leasing module of the board. The main problem of fewer updates in data is due to the illegal occupation of Waqf properties in the state.

5.2.1.5 Progress under Litigation Module

The litigation module is one of the most important components of the QWBTS scheme. The litigation module includes records of internal cases (Waqf board) as well as external cases (Hon'ble Courts) in the WAMSI module. The board members told that they have to update the details about the case like the details about the advocates, case details, section under which case is reported, etc. In the year 2017, a total of 1 internal case and 19 external cases were updated on the WAMSI portal. It has also been observed that there is no progress in the updates regarding the record tracking of litigation of external and internal cases from the year 2017 to 2018 (see Figure 90).

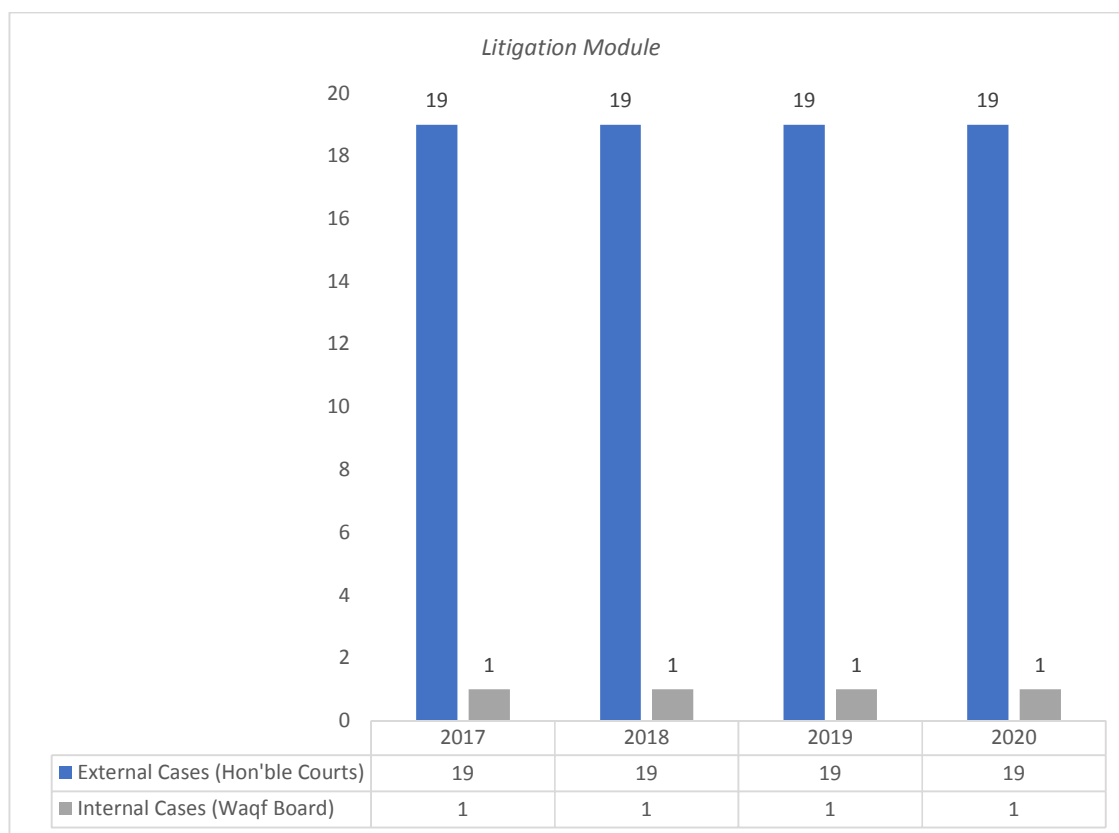


Figure 90. Progress under Litigation Module of Bihar (Shia) Waqf Board

The board members stated that the work on the litigation module is yet to be done. Most of the external cases are pending in the local courts. Currently, a total of 75 external cases are registered in the local courts, in which only 15 cases are disposed of. Most of the cases were related to the illegal occupation of the house, non-payment of rent, illegal occupation of shopping complexes, land encroachment, and demolition matters. The remaining 80% of cases are pending because of the non-availability of the external legal advisor.

5.2.1.6 Progress in GIS Mapping

A total of 871 GPS and 875 photography of Waqf properties were updated on the WAMSI portal in the year 2019, whereas 877 GPS and 888 photography were updated in the year of 2020. The findings 91 show that there has been a significant increase in the GIS mapping of the Waqf properties in the board.

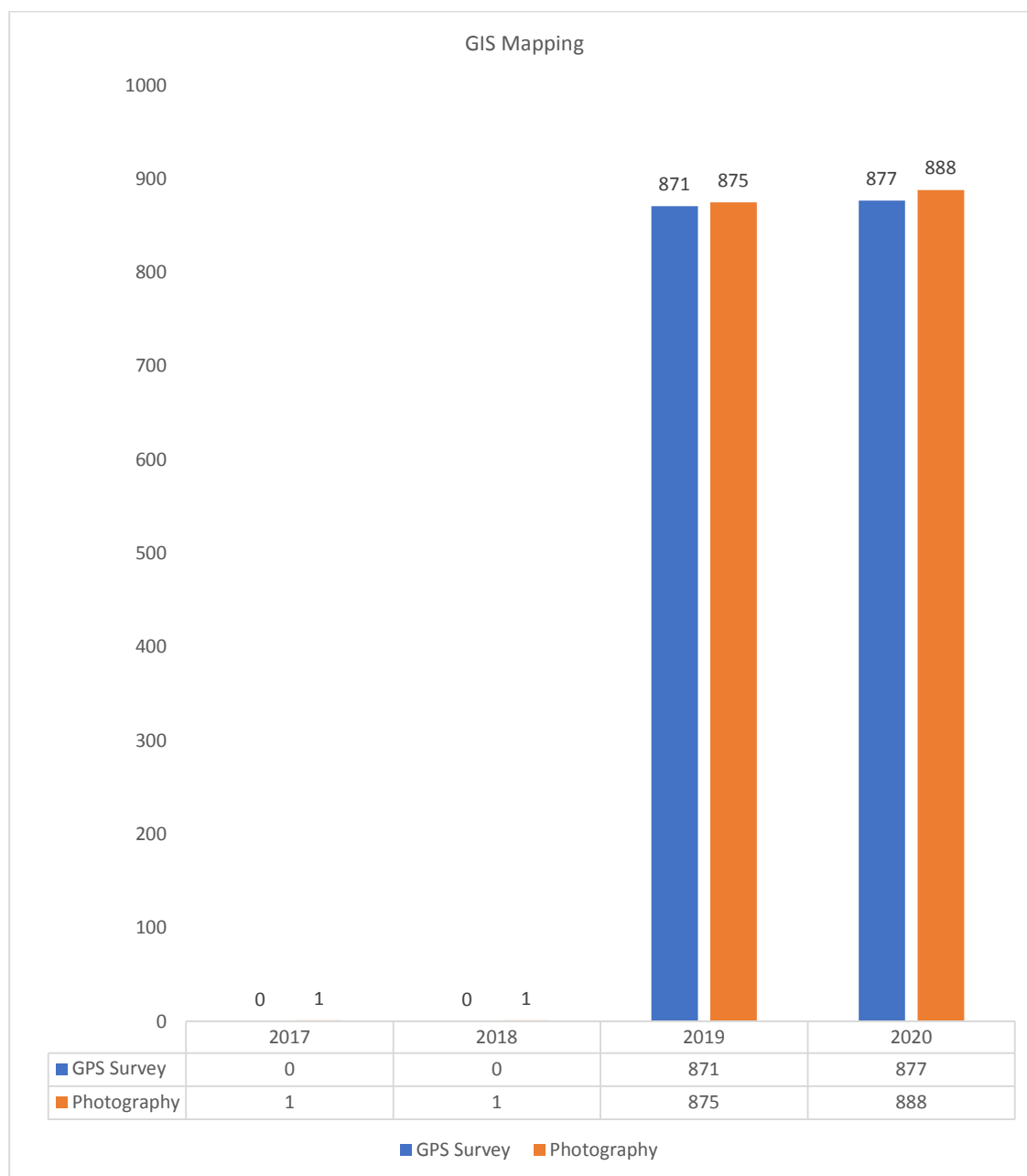


Figure 91. Progress in GIS Mapping of Bihar (Shia) Waqf Board

The GIS mapping of the Waqf properties is partly remaining, which shows that the state has not completed GIS mapping in their Waqf properties. The reasons for not completing GIS mapping include the non-availability of technical staff and insufficient funds for the staff's salary according to the market standards.

5.3 Gujarat State Waqf Board

5.3.1 Qaumi Waqf Board Taraqqiati Scheme

5.3.1.1 Progress and Implementation of the Scheme

Gujarat State Waqf Board aims for the better administration of Waqf in the state of Gujarat. This board constitutes 1441 Mutawallis and 8731 Management Committee. Availability of funds is a very important component for the implementation of the scheme. Table 15 shows the amount as grant-in-aid provided to the board under the QWBTS from 2017 to 2020 and the utilization of the funds by the board. A total of Rs. 73,25,809 grants-in-aid was provided to the board for the Year 2019-20 under the QWBTS scheme. 34.70% of funds were utilized in the setting up of CCF, setting up video conferencing facility, and capacity development of the Waqf board.

In November 2017, a total of 26170 immovable property records were registered in the WAMSI Registration Module under the QWBTS scheme as of November 2020 (see Table 16). This shows the significant increase in the entry of records of the Waqf properties in the WAMSI portal.

Table 15. Grant-in-Aid provided to Gujarat Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	41,61,095	1,75,540
2018-19	---	7,68,144
2019-20	73,25,809	25,42,356

*Data provided by SWB

The SWB members agreed that the QWBTS scheme helped them in setting up CCF, a computer and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct regular meetings with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 7 staff working under the QWBTS scheme, which includes 2 legal personnel and 5 inspection personnel.

Table 16 shows the WAMSI data entry progress details of the Gujarat Waqf board as of November 2020. A total of 11682 Waqf Estates, 26170 immovable properties, 5417 movable properties, 6307 Movable properties, 6307 Annual return records, 0 Leasing details records, 651 Litigation (External) records, and 166 Litigation (Internal) records have been updated in the WAMSI portal under the QWBTS scheme.

Table 16. WAMSI Data Entry Progress Details of Gujarat Waqf Board

WAMSI data entry progress details of Gujarat	
Waqf Estates	11682
Immovable Properties	26170
Movable Properties	5417
Annual Returns Records	6307
Leasing Details Records	0
Litigation (External) Records	651
Litigation (Internal) Records	166

5.3.1.2 Registration of Estates and Properties

As discussed with the board members, the registration module helped the board in the identification of the Waqf properties, the market value of the assets, and the entry of records of the property. This module also helped in knowing the important documents, addresses, and locality of the identified properties. It can be seen that no updates have been made for the Waqf Estate records on the WAMSI registration module from 2017. A total of 11681 Waqf Estate records were recorded in the WAMSI portal (see Figure 92).

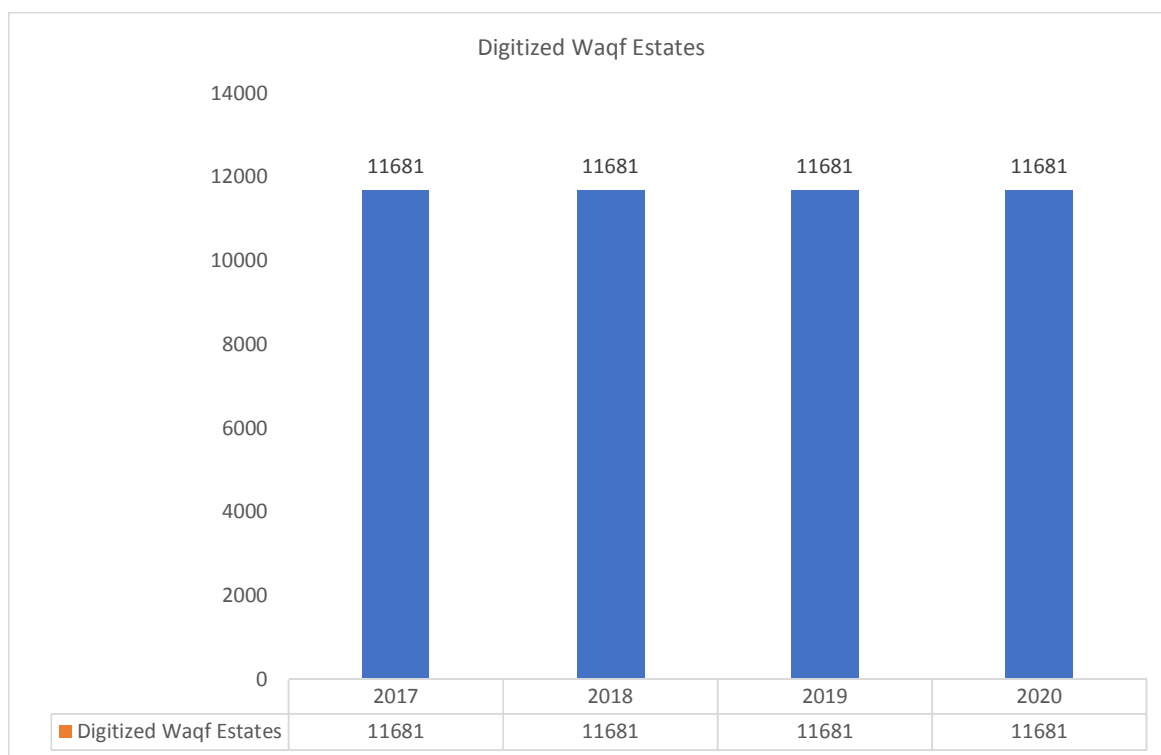
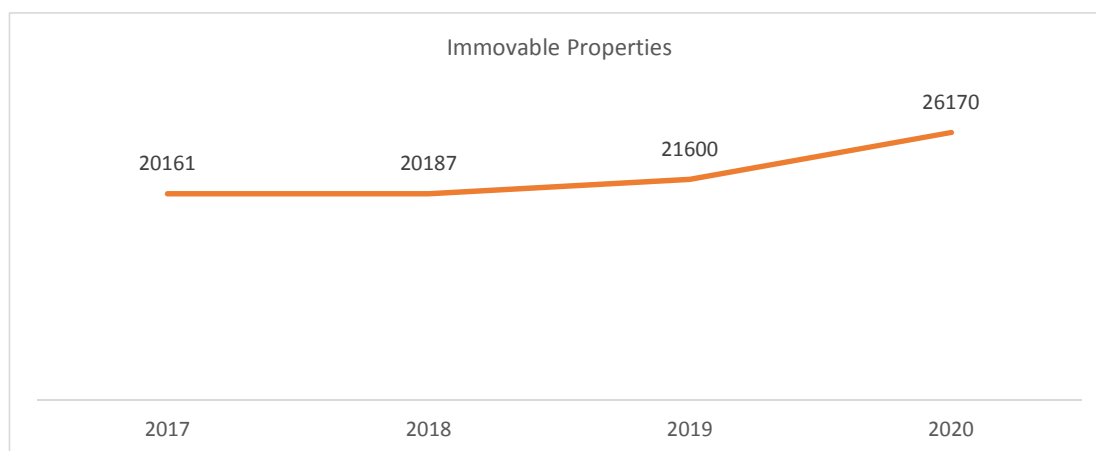


Figure 92. Registration of Estates and Properties of Gujarat Waqf Board

From the analysis, it is observed that the entries of the Waqf records for immovable properties on the registration module have increased significantly from the year 2018. In 2017, a total of 20161 immovable properties were recorded in the portal. The analysis shows an increase in registration of immovable properties in the last 3 years. As of the latest figures in November 2020, a total of 26170 immovable properties are registered in the online system (see Figure 93).



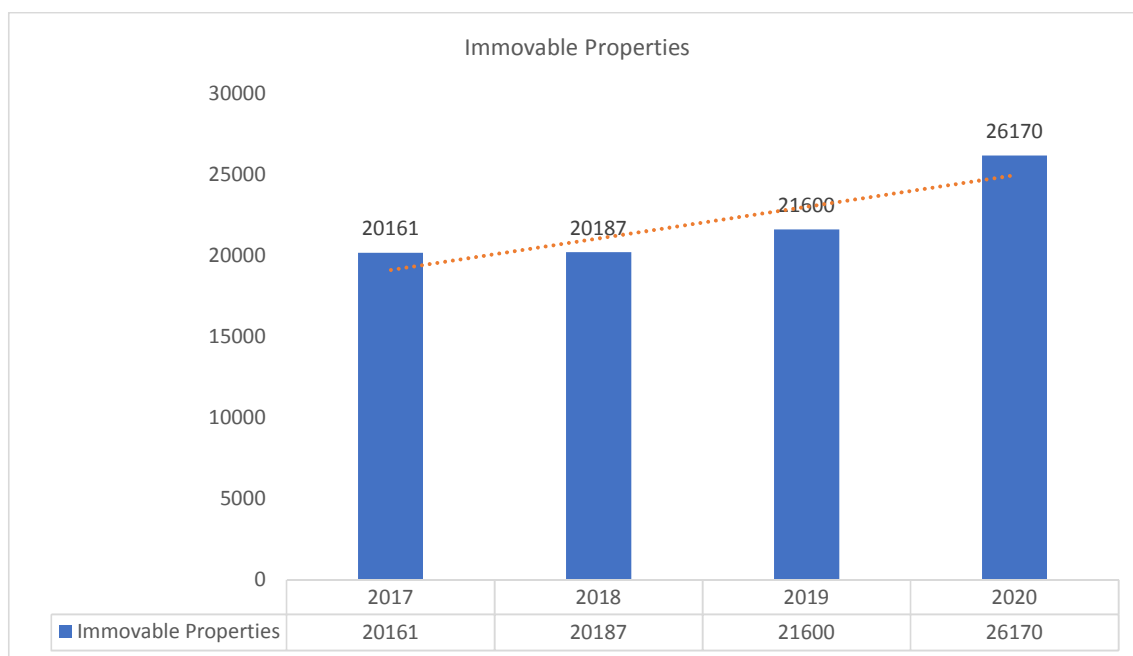


Figure 93. Records for immovable properties of Gujarat Waqf Board

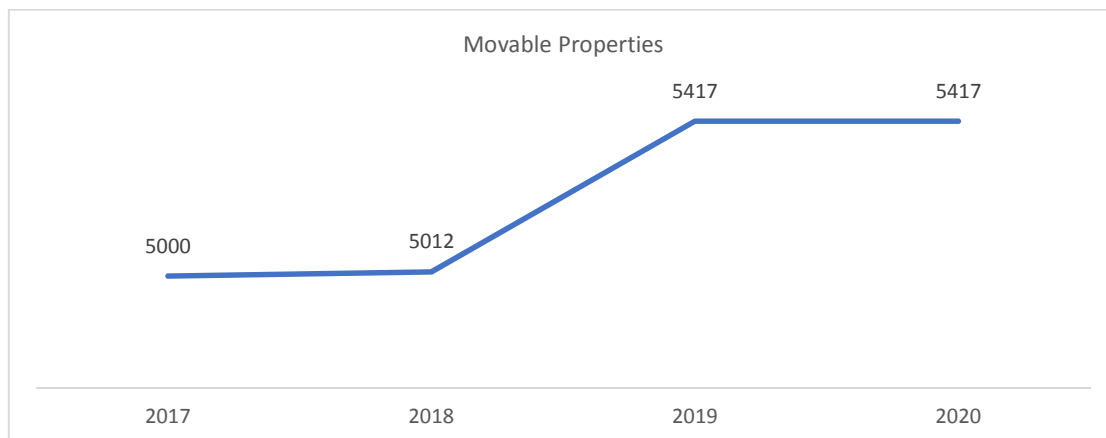
These immovable properties include agricultural land, buildings, Chilla, Graveyard, house, Idgah, shop, Mosque, etc. Table 17 shows the list of immovable properties that are registered in the WAMSI portal.

Table 17. List of immovable properties of Gujarat Waqf Board

Immovable properties	Total
Agricultural Land	3255
Building	231
Chilla	63
Dargah or Mazaar or Makbara	1531
Darul-Uloom	19
Graveyard	901
House	5264
Hujra	10
Idgah	165

Imambara or Chauki or Karbala	42
Khankaha	3
Madarsa	322
Maktab	7
Mosque	2808
Musafirkhana or Inn	90
Orchard	6
Plot	2110
Pond (Fishing)	3
School	8
Shop	2124
Takiya	46
Others	7162

A total of 5417 movable Waqf assets are registered in the WAMSI portal. This figure shows the trend of registration of movable properties of the board from the year 2017 to 2020. From the analysis, it can be seen that there is a significant increase in the entry of records of movable properties in the WAMSI portal from the year 2018 to 2020 (see Figure 94).



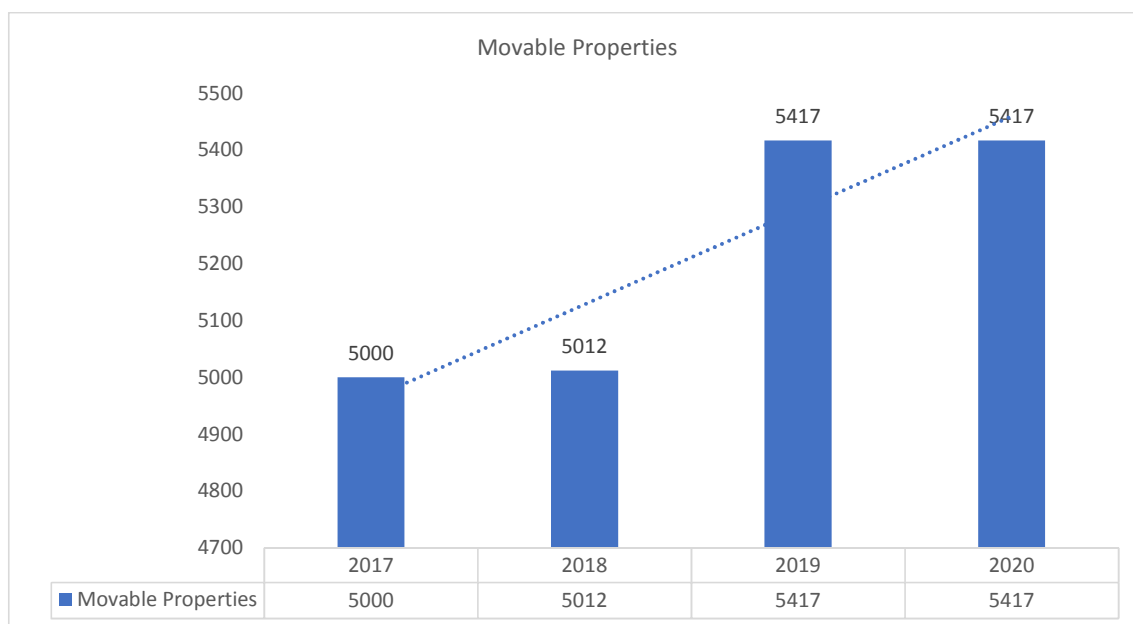
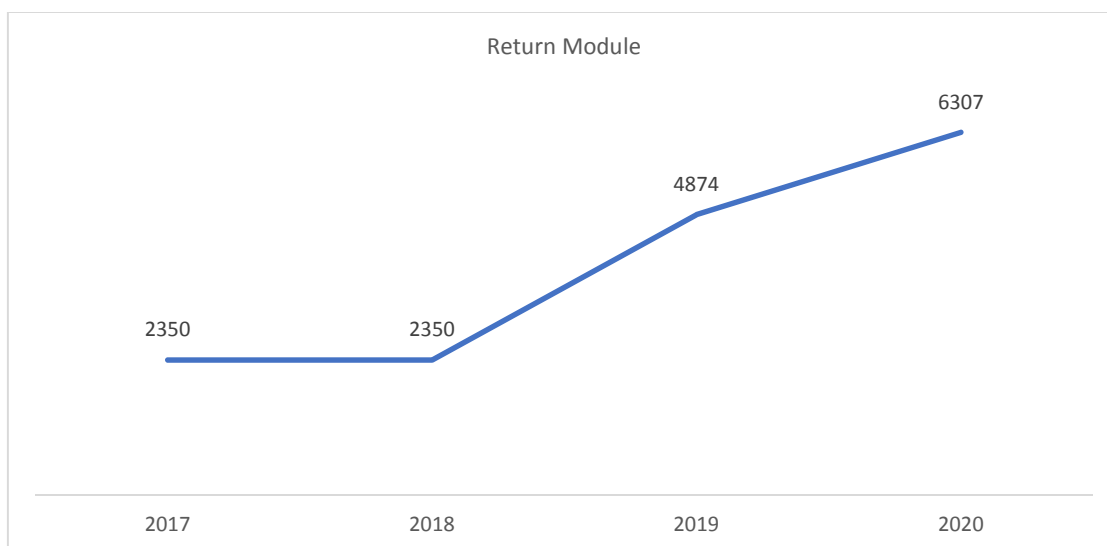


Figure 94. Records of movable properties of Gujarat Waqf Board

The major challenges under this module include problems related to illegal occupation of Waqf properties, cases on the encroached properties, and issues in the physical verification of the properties.

5.3.1.3 Progress under Annual Return Filing

Figure 95 shows that the annual return filing of Waqf properties of the board has increased from 2350 in 2017 to 6307 in 2020.



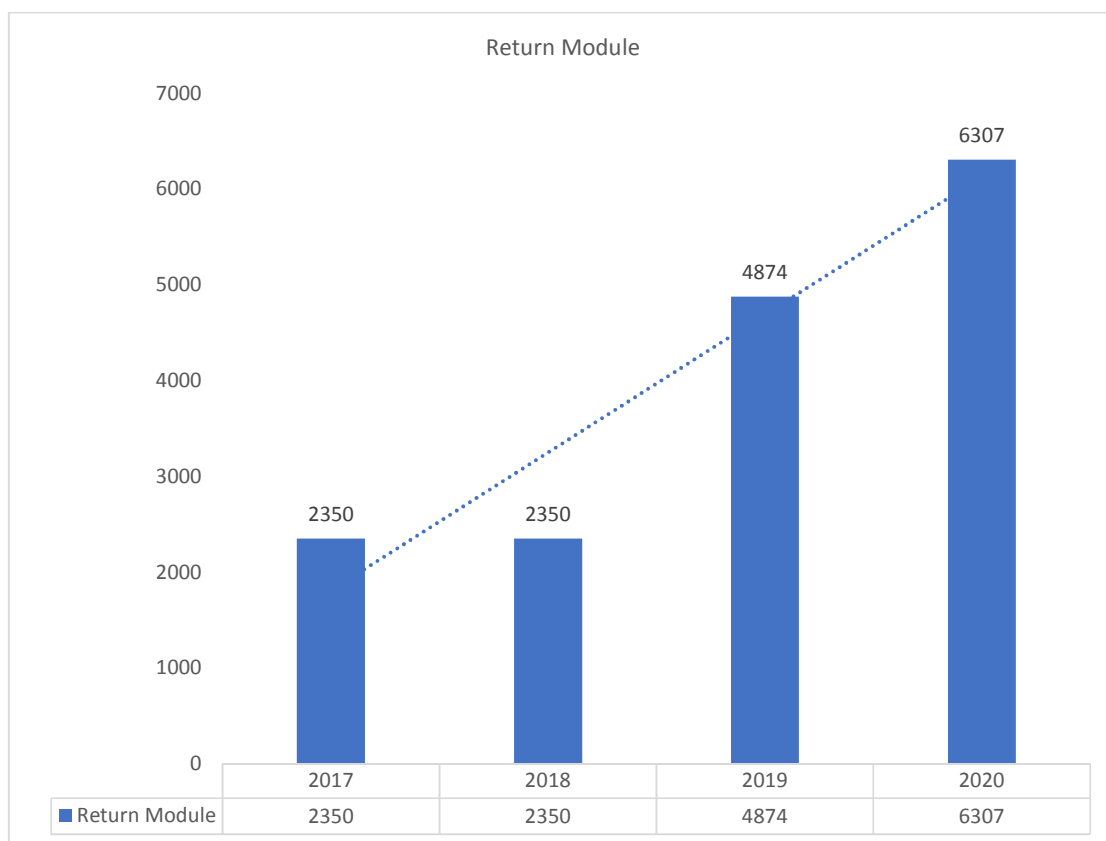


Figure 95. Progress under Annual Return Filing of Gujarat Waqf Board

5.3.1.4 Progress under Leasing Module

There are no updates on the records of the leasing module of the board from the year 2017 to 2020. This is due to pending cases on the leasing, non-availability of leasing documents, and illegal occupation of the Waqf properties.

5.3.1.5 Progress under Litigation Module

It has been observed that there is good progress in the record tracking of litigation of external cases from 26 in 2018 to 651 in 2020. From the year 2017 to 2018, there were no updates in the record of litigation of external cases. For the internal cases, there is also a significant increase in the record of 6 cases in 2018 to 166 cases in 2020 (see Figure 96).

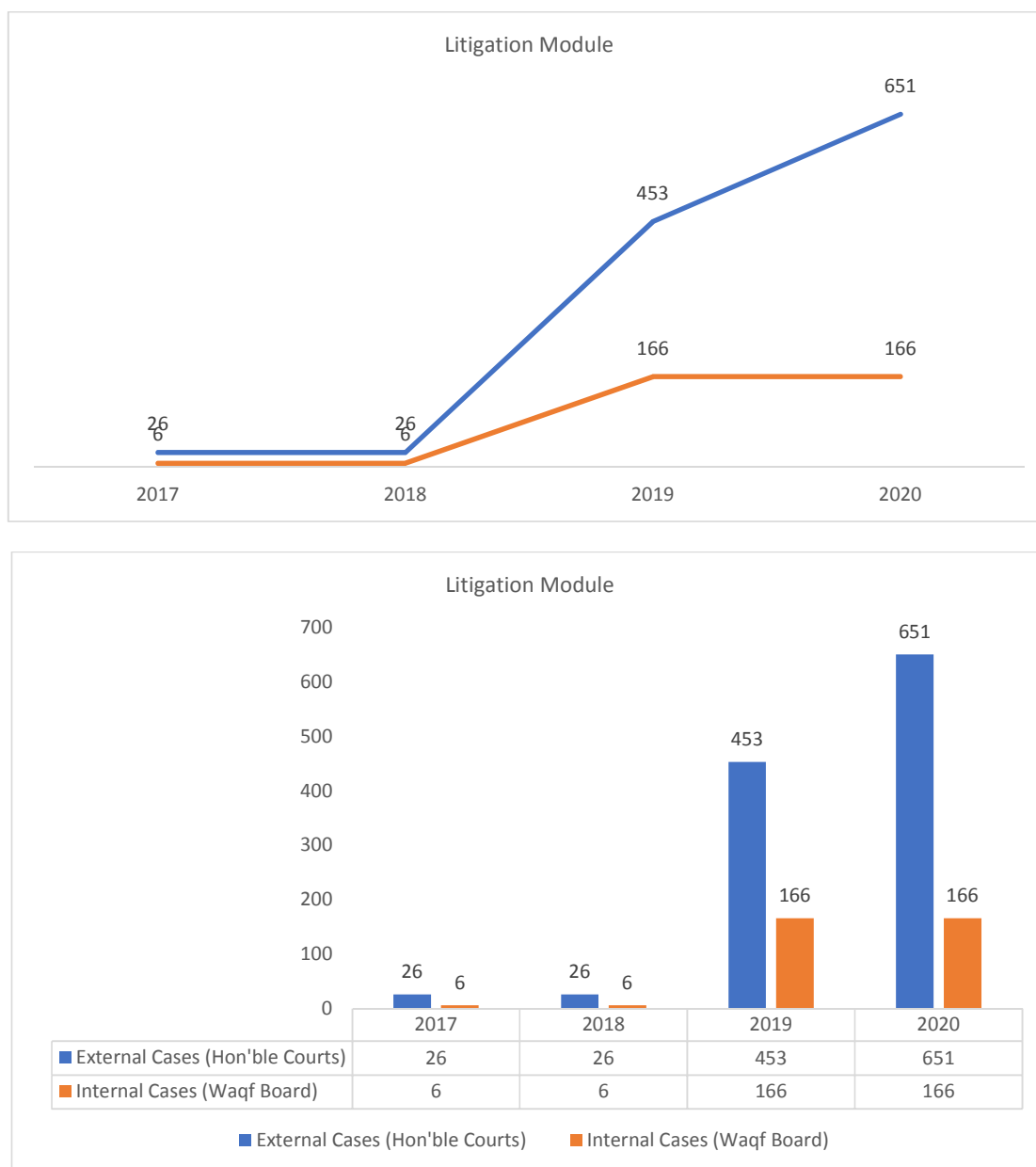


Figure 96. Progress under Litigation Module of Gujarat Waqf Board

5.3.1.6 Encroachment and Retrieval of Waqf properties

The board has faced several problems related to encroachment in the state. A total of 318 Waqf properties have encroached. The board was able to dispose of only 5 cases out of 30 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 83.3% of cases are pending because of the non-availability of the legal advisor. Based on the Waqf board members' discussion, the main reason for losing litigations related to Waqf

properties includes fraud, non-availability of original documents, and non-availability of the external legal advisor. They require a greater number of legal experts and lawyers to win the cases.

5.3.1.7 Progress in GIS Mapping

GIS mapping is one of the major components of the QWBTS scheme. From the analysis, it can be seen that there is a significant increase in the data on the GPS field survey on the registration module from 8 in the year 2019 to 4498 in 2020. Similarly, there is an increase in the data of Photographs from 34 in 2019 to 4497 in 2020 (see Figure 97).

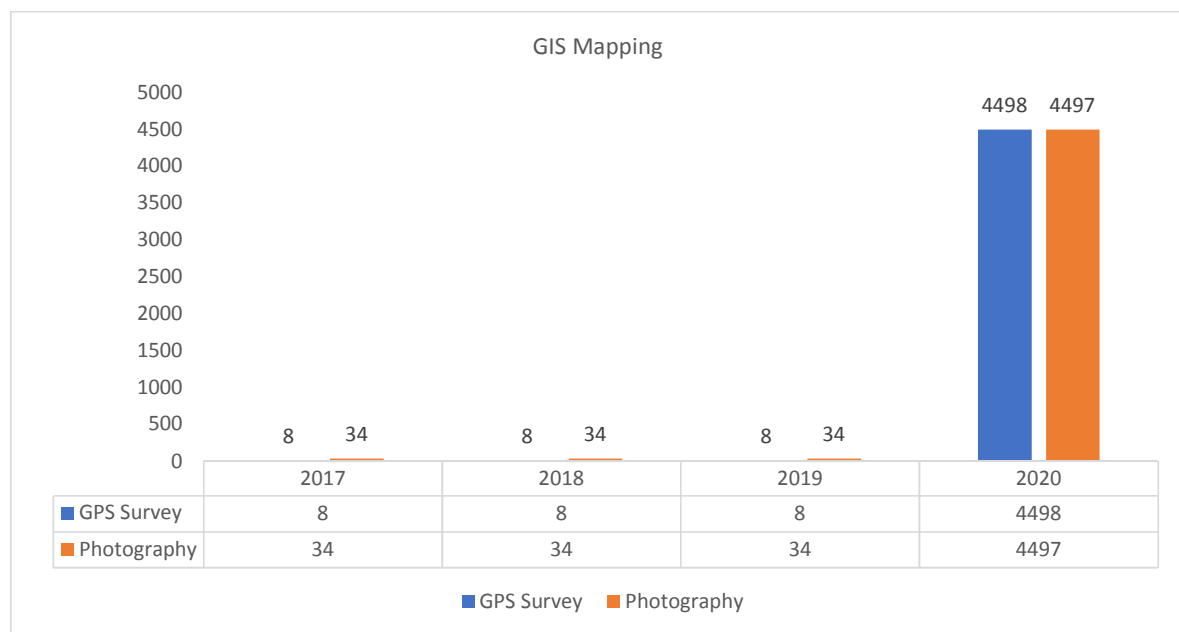


Figure 97. Progress in GIS Mapping of Gujarat Waqf Board

5.3.2 Shahari Waqf Sampatti Vikas Yojana

According to the discussion with Gujarat SWB members, it was observed that the return on investment (RoI) from the Waqf property in Gujarat is medium. The Mutawallis are not able to earn more money. The commercial properties are developed where above average revenue is generated. The earned amount from Waqf properties is utilized mostly on blood donation and providing scholarships. From most of the Mutawallis in Gujarat, the SWB is able to receive the annual return. According to Gujarat SWB, the governance mechanism is efficient in the Waqf Board. Members of Gujarat SWB are of the view that the stakeholders are committed to

the development of the SWB. Also, the Gujarat SWB is appropriately using technology for the management of properties under its control. The Scheme has been able to create a few successful commercial properties, and it also impacts employment generation and benefiting society at large. They suggested that the funding for litigation management should be provided to every SWB under this scheme, along with the development of the property.

5.4 Haryana State Waqf Board

5.4.1 Qaumi Waqf Board Taraqqiati Scheme

5.4.1.1 Progress and Implementation of the Scheme

The Haryana Waqf Board is a corporate body that was established in 2003. The Waqf board aims for the better administration of Waqf in the state of Haryana. Availability of funds is a very important component for the implementation of the scheme. Table 18 shows the amount as grant-in-aid provided to the board under the QWBTS from 2017 to 2020 and the utilization of the funds by the board. A total of Rs. 59,00,000 grants-in-aid was provided to the board for the Year 2019-20 under the QWBTS scheme (see Table 18). Approximately 55% of funds were utilized for the digitization process in the setting up of CCF, recruitment of technical manpower, setting up video conferencing facility, managing the ICT Infrastructure, and capacity development of the Waqf board.

This board has no Mutawallis and a management committee. The board has 22847 Immovable property records registered in the WAMSI portal (see Table 19).

Table 18. Grant-in-Aid provided to the Haryana Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	46,00,000	46,00,000
2018-19	52,00,000	52,00,000
2019-20	59,00,000	32,45,000

*Data provided by SWB

Most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed

that the QWBTS scheme helped them in setting up CCF, computers, and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct regular meetings with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 40 working staff, which includes 2 IT personnel for data entry operation, 20 legal personnel, and 18 inspection personnel.

Table 19 shows the WAMSI data entry progress details of the board as of November 2020. A total of 12642 Waqf Estates, 22847 immovable properties, 8543 Leasing details records, 33 Litigation (External) records, and 1 Litigation (Internal) records have been updated in the WAMSI portal under the QWBTS scheme.

Table 19. WAMSI Data Entry Progress of Haryana Waqf Board

WAMSI data entry progress	
Waqf Estates	12642
Immovable Properties	22847
Movable Properties	0
Annual Returns Records	0
Leasing Details Records	8543
Litigation (External) Records	33
Litigation (Internal) Records	1

5.4.1.2 Registration of Estates and Properties

The Waqf Estate records on the WAMSI registration module have increased from the year 2018 to 2020. In the year 2017 and 2018, a total of 4138 Waqf Estate records were updated in the WAMSI portal. As per the latest data in November 2020, a total of 12560 Waqf estates were registered (see Figure 98).

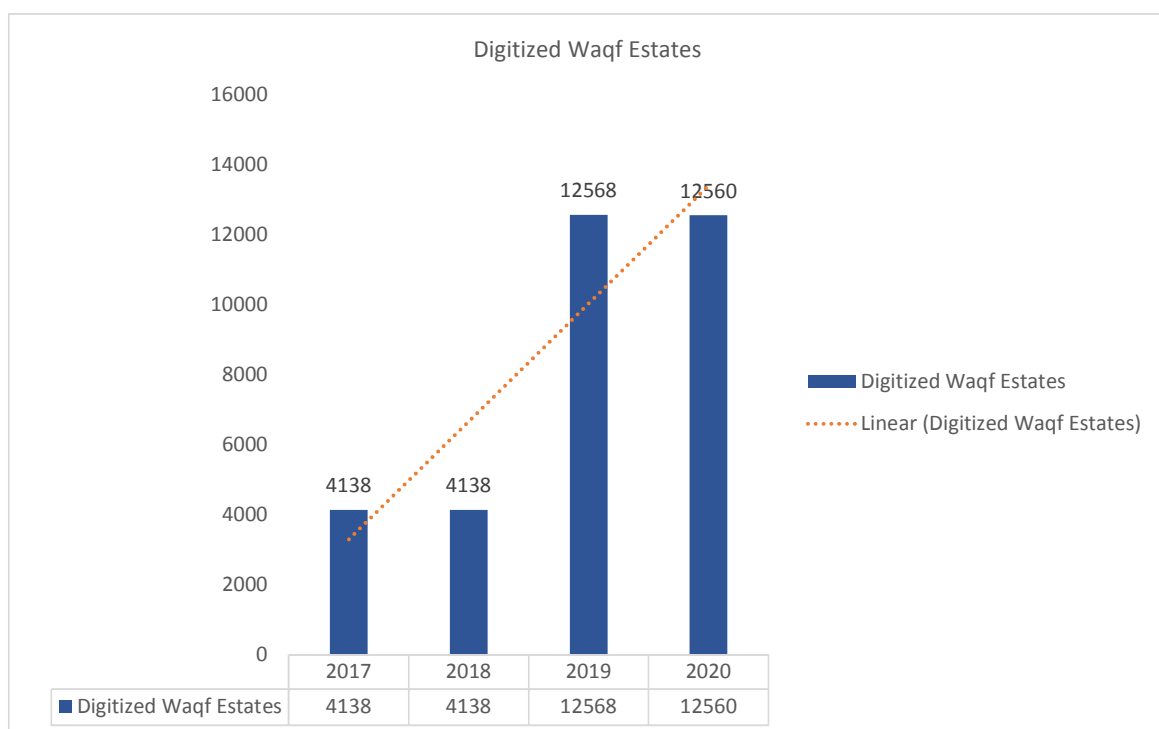
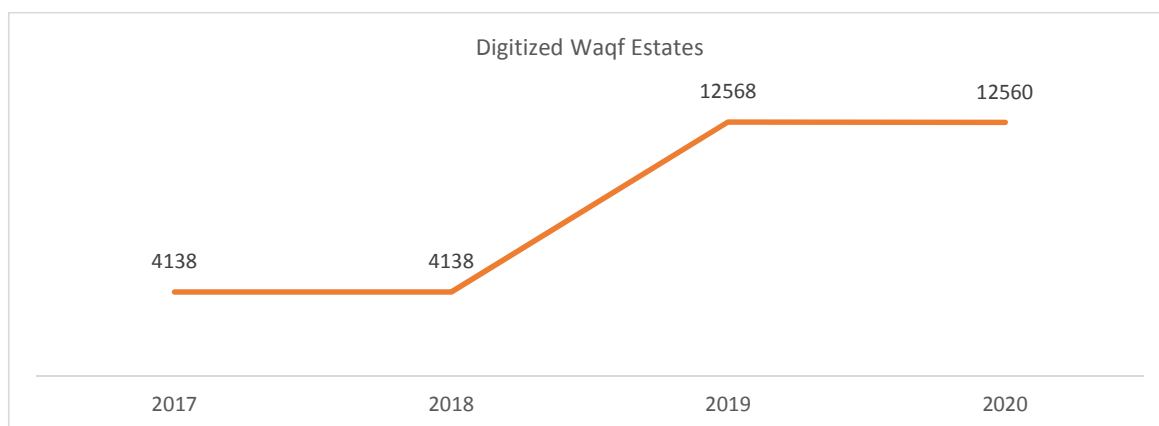


Figure 98. Waqf Estate records on WAMSI portal of Haryana Waqf Board

From the analysis, it is observed that the entries of immovable properties on the registration module have increased significantly. In 2017, a total of 21562 immovable properties were recorded in the portal. The analysis shows an increase in registration of immovable properties in the last 3 years. As of the latest figures in November 2020, a total of 22847 immovable properties are registered in the online system (see Figure 99).

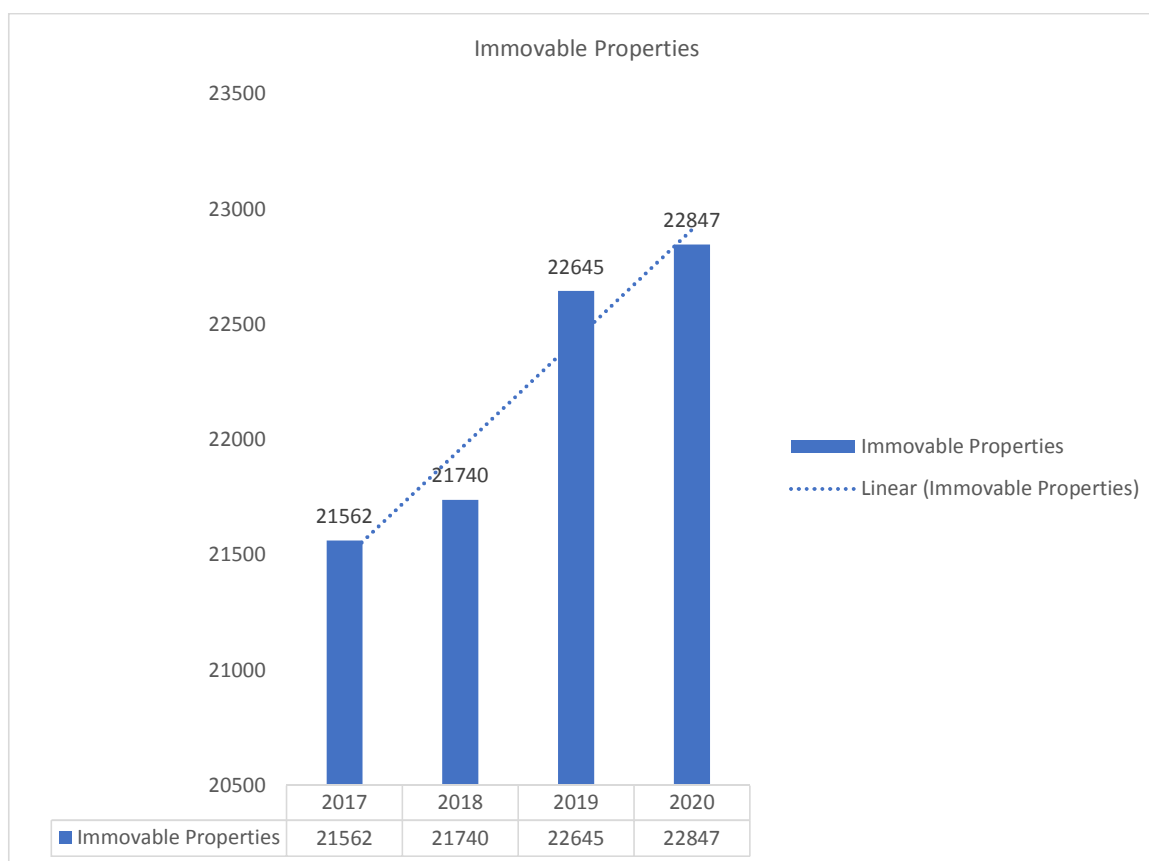
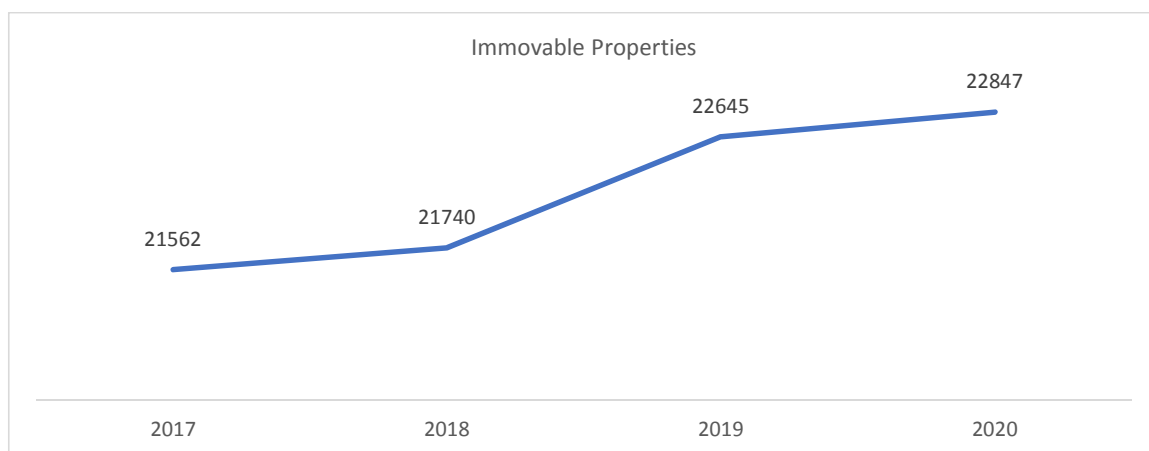


Figure 99. Records of immovable properties of Haryana Waqf Board

These immovable properties include agricultural land, buildings, Chilla, Dargah, house, plot, pond, shop, Madarsa, Maktab, school, Mosque, etc. Table 20 shows the list of immovable properties that are registered in the WAMSI portal. There has been no entry of movable property in the registration module on the WAMSI portal.

Table 20. List of immovable properties of Haryana Waqf Board

Immovable Properties	Total
Agricultural Land	894
Building	7
Chilla	8
Dargah or Mazaar or Makbara	893
Darul-Uloom	5
Graveyard	5506
House	3457
Hujra	26
Idgah	238
Imambara or Chauki or Karbala	184
Khankaha	688
Madarsa	64
Maktab	5
Mosque	5978
Musafirkhana or Inn	10
Orchard	2
Plot	1244
Pond (Fishing)	1
School	276
Shop	1596
Takiya	873
Others	892

5.4.1.3 Progress under Annual Return Filing

There is no entry of annual return filing in the registration module on the WAMSI portal.

5.4.1.4 Progress under Leasing Module

The analysis shows that there is a significant increase in updates on the records of the leasing module from the year 2018 to 2020. In 2017, a total of 8127 leasing modules were recorded in the WAMSI portal. The analysis shows an increase in updates on the leasing module in the last 3 years. According to the latest figures in November 2020, a total of 8543 leasing modules are registered in the WAMSI portal (see Figure 100).

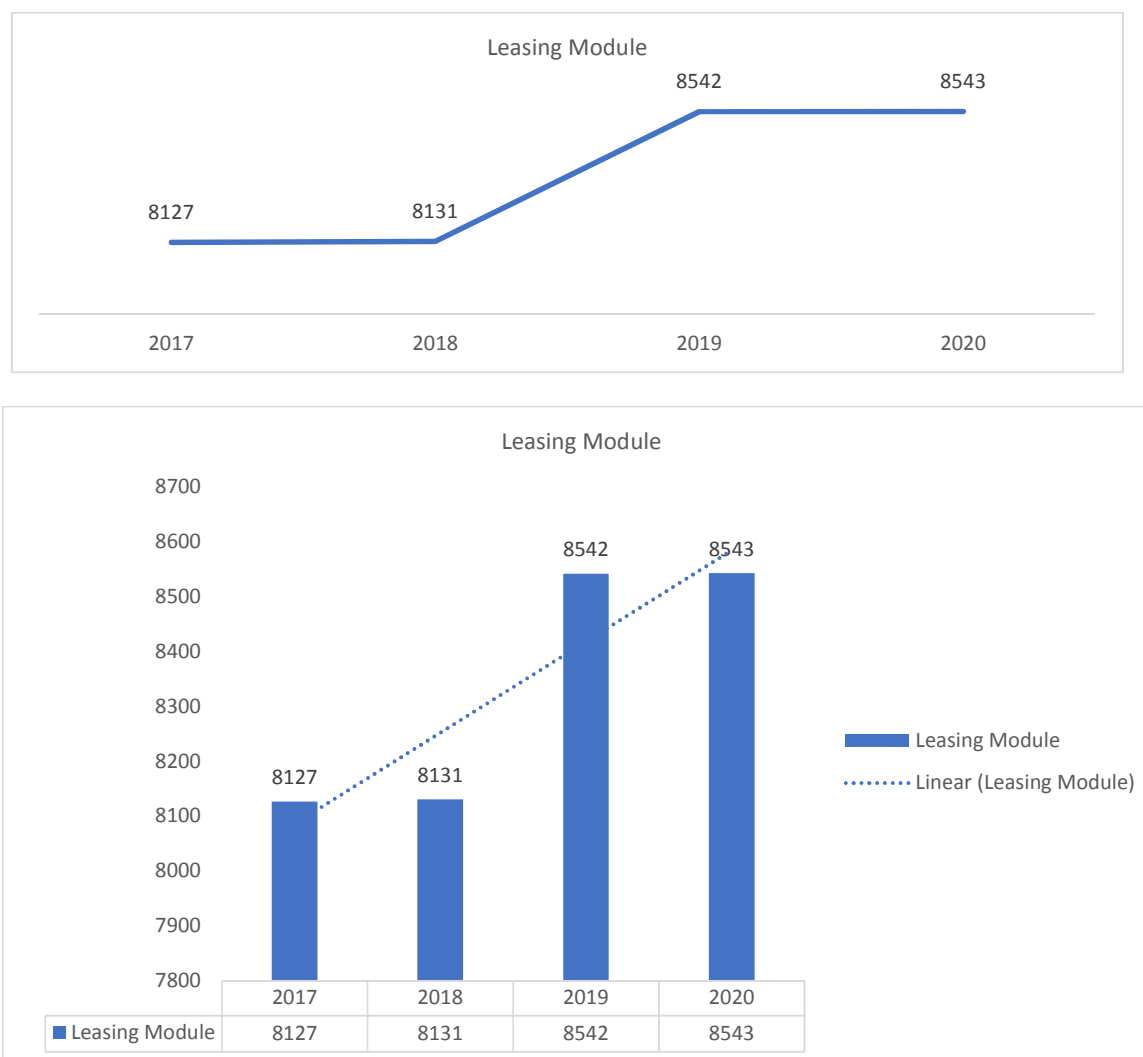


Figure 100. Progress under Leasing Module of Haryana Waqf Board

5.4.1.5 Progress under Litigation Module

It can be seen that there is progress in the record tracking of litigation of external cases from 0 in 2017 to 33 in 2020. For the internal cases, there is no progress in the record tracking of the internal cases from 2017 to 2020. Total recorded internal cases are 1 (see Figure 101). Most of the external cases are pending in the local courts.

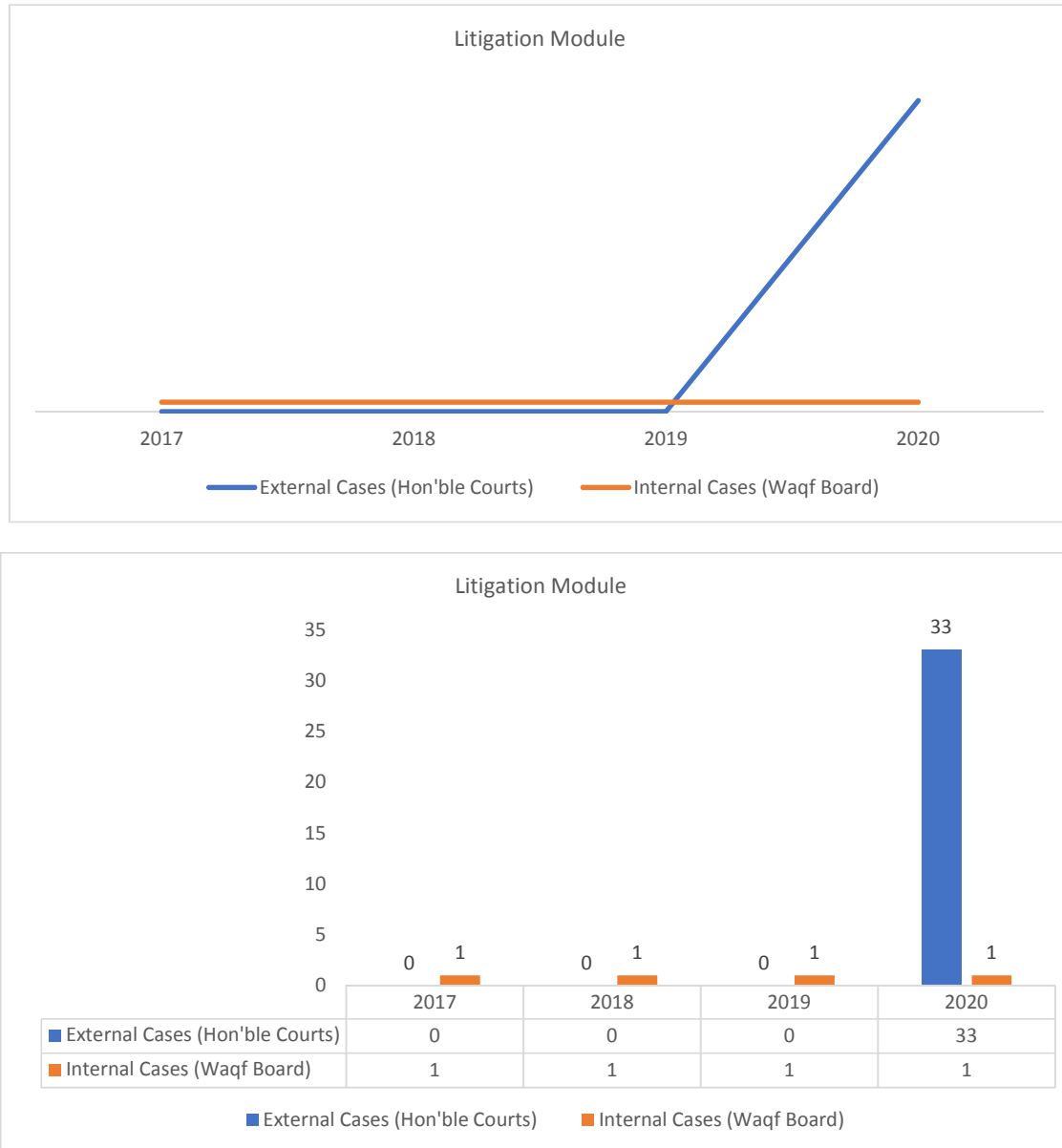


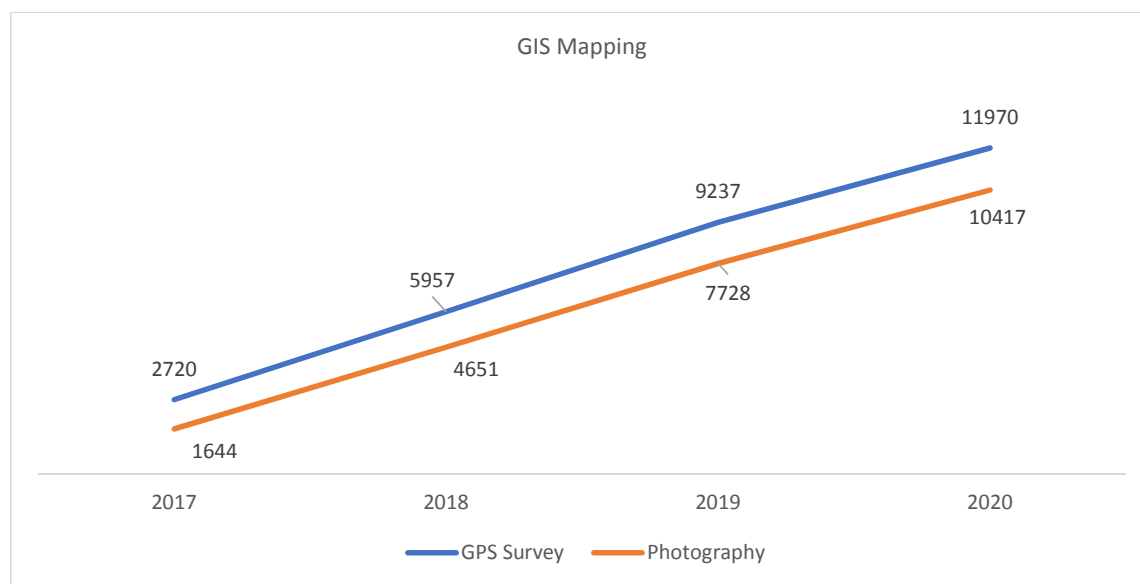
Figure 101. Progress under Litigation Module of Haryana Waqf Board

5.4.1.6 Encroachment and Retrieval of Waqf properties

The SWB has faced 118 encroachment in the state. The board members were able to only dispose of 6 cases out of 22 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 72.7% of cases are pending because of the non-availability of a legal advisor and external lawyer. Based on the discussion with the Waqf board members, the main reason for losing litigations related to Waqf properties includes lack of cooperation from the local authority, lack of legal expertise, and non-existence full-time legal experts with the knowledge of Waqf Act 1995. The Waqf board has requested for a provision to allow the encroacher to be brought under leasing agreement by mutual understanding.

5.4.1.7 Progress in GIS Mapping

GIS mapping is one of the major components of the QWBTS scheme. The analysis shows a significant increase in the data on the GPS field survey on the registration module from 2720 in the year 2017 to 11970 in 2020. Similarly, there is an increase in the data of Photographs from 1644 in 2017 to 10417 in 2020 (see Figure 102).



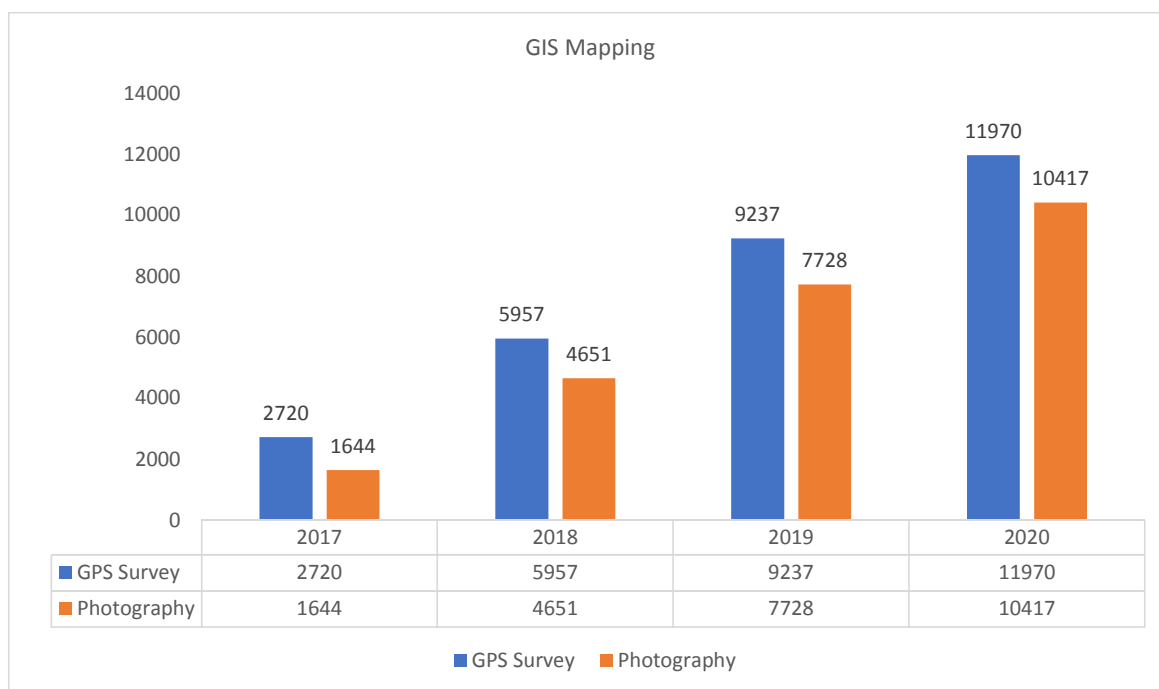


Figure 102. Progress in GIS Mapping of Haryana Waqf Board

5.4.2 Shahari Waqf Sampatti Vikas Yojana

In discussion with Haryana SWB members, it was highlighted that they had not taken a loan. Their return on investment from commercial properties is high. The income generated from the WAQF property is utilized in carrying social welfare activities. The Haryana SWB generally performs the welfare activities based on the needs of different districts as suggested by district officers. They generally bear the expenses of orphan children at Madarsa. In Haryana, the WAQF properties are directly controlled and managed by SWB. Therefore, no Mutawallis are present in Haryana. The governance mechanism is not so efficient in Haryana due to the absence of a full-time CEO. According to Haryana SWB members, the stakeholders are committed to the development of the WAQF Board. Haryana SWB is currently not operating at its full capacity because many people of SWB are under the extension process. Also, the Haryana SWB is appropriately using technology for the management of properties under its control. The Scheme has been able to create a few successful commercial properties, and it also benefits society at large. They suggested that SWB must have a full-time CEO with a single department charge to strengthen the SWB.

5.5 Himachal Pradesh Waqf Board

5.5.1 Qaumi Waqf Board Taraqqiati Scheme

5.5.1.1 Progress and Implementation of the Scheme

The Himachal Pradesh Waqf Board is a corporate body that aims for the better administration of Waqf in the state. This board has no Mutawallis and Management Committee in the state. Availability of funds is a very important component for the implementation of the scheme. A total of Rs. 8,59,940 grants-in-aid was provided to the board for the Year 2018-19 under the QWBTS scheme (see Table 21). Approximately 84.5% of funds were utilized in the setting up of CCF, recruitment of technical manpower, setting up video conferencing facility, managing the ICT Infrastructure, and capacity development of the Waqf board. The table shows the amount as grant-in-aid provided to the board under the QWBTS from 2017 to 2019 and the board's utilization of the funds. Currently, a total of 2563 immovable properties are registered as of November 2020 (see Table 22).

Table 21. Grant-in-Aid provided to the Himachal Pradesh Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	14,85,000	11,43,450
2018-19	8,59,940	7,26,907

* Data provided by SWB

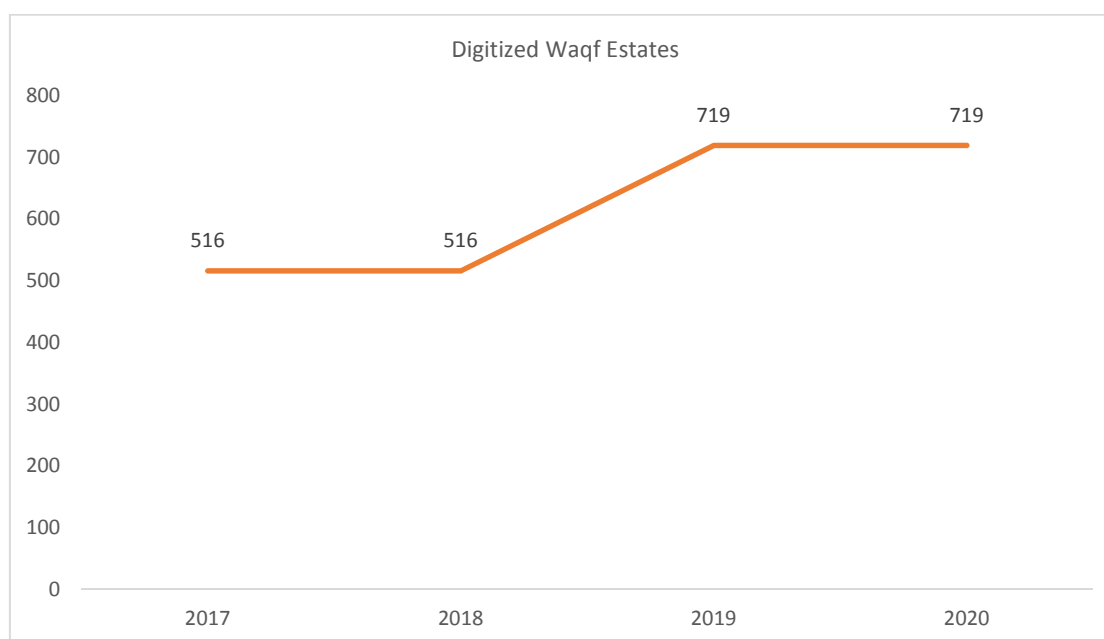
According to the survey, most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme helped them in setting up CCF, computer and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct regular meetings with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 1 staff working under the QWBTS scheme, which includes 1 IT personnel for data entry operation. There is no legal personnel and inspection personnel appointed under the scheme.

Table 22 shows the WAMSI data entry progress details of the board as of November 2020. A total of 1257 Waqf Estates and 2563 immovable properties records have been updated in the WAMSI portal under the QWBTS scheme.

Table 22. WAMSI Data Entry Progress Details of Himachal Pradesh Waqf Board

WAMSI data entry progress	
Waqf Estates	1257
Immovable Properties	2563
Movable Properties	0
Annual Returns Records	0
Leasing Details Records	0
Litigation (External) Records	0
Litigation (Internal) Records	0

5.5.1.2 Registration of Estates and Properties



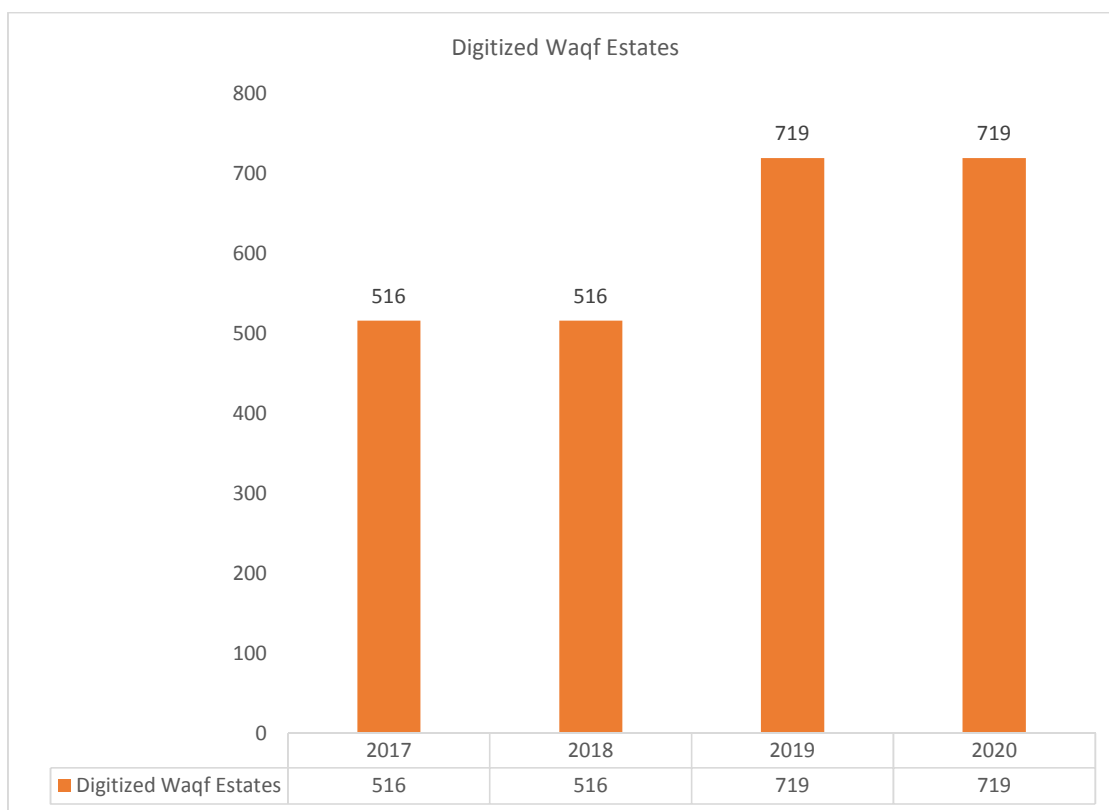


Figure 103. Waqf Estate records on WAMSI registration module of Himachal Pradesh Waqf Board

The Waqf Estate records on the WAMSI registration module have increased from the year 2018 to 2020. In the year 2017 and 2018, a total of 516 Waqf Estate records were updated in the WAMSI portal. From the analysis, it can be seen that there is an increase in the records from 516 in the year 2017 to 719 in 2020. According to the latest data in November 2020, a total of 719 Waqf states were registered (see Figure 103).

From the analysis, it is observed that the entries of the immovable properties on the registration module have increased significantly. In 2017, a total of 2025 immovable properties were recorded in the portal. The analysis shows an increase in registration of immovable properties in the last 3 years. As of the latest figures in November 2020, a total of 2563 immovable properties are registered in the WAMSI portal (see Figure 104).

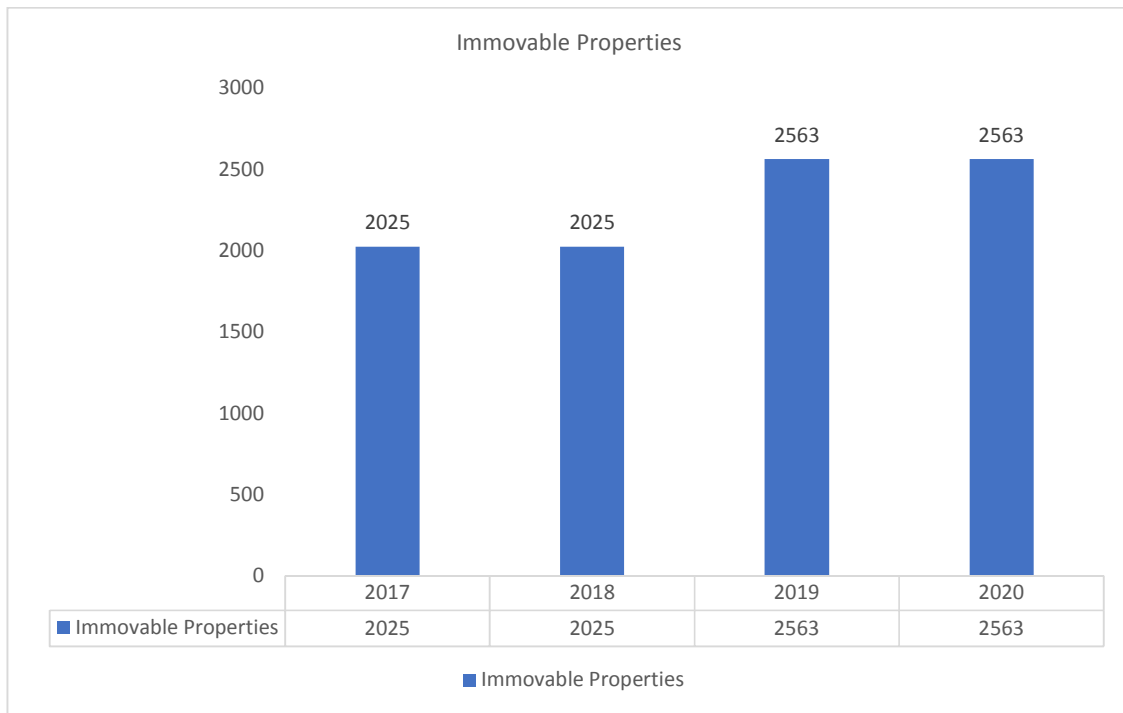
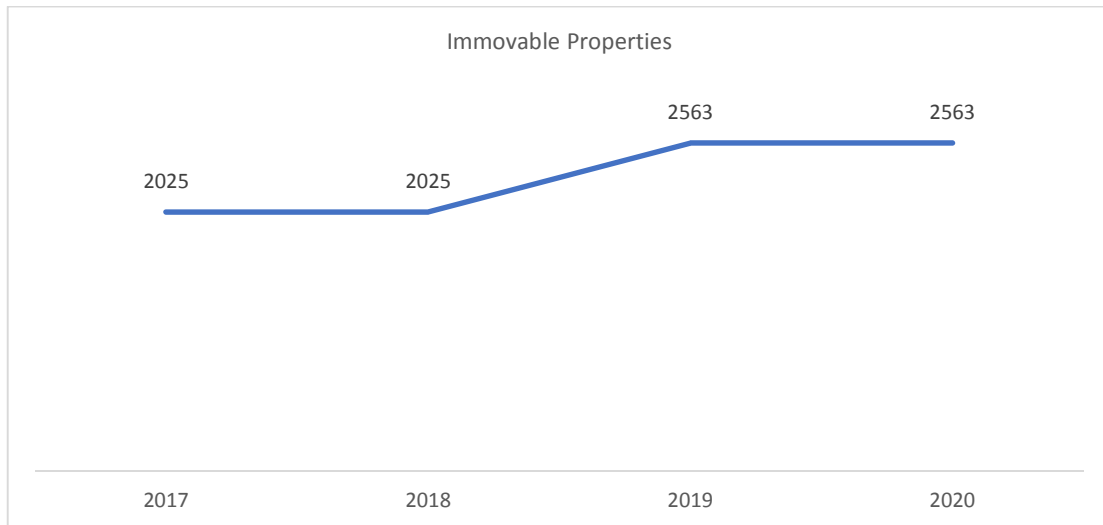


Figure 104. Records of immovable properties on the registration module of Himachal Pradesh Waqf Board

These immovable properties include agricultural land, buildings, Chill, Dargah, house, Madarsa, plot, pond, shop, Musafirkhana, etc. Table 23 shows the list of immovable properties that are registered in the WAMSI portal. There is no record of the movable assets registered in the WAMSI portal.

Table 23. List of immovable properties of Himachal Pradesh Waqf Board

Immovable properties	Total
Agricultural Land	85
Building	26
Chilla	0
Dargah or Mazaar or Makbara	29
Graveyard	1397
House	144
Idgah	7
Khankaha	57
Madarsa	2
Maktab	2
Mosque	295
Musafirkhana or Inn	6
Orchard	16
Plot	89
School	10
Shop	81
Takiya	31
Others	286

5.5.1.3 Progress under Annual Return Filing

The annual return filing is also an important component under the QWBTS scheme. There is no record of the annual return filing of Waqf properties from the year 2017 to 2020.

5.5.1.4 Progress under Leasing Module

There are no significant updates on the records of the leasing module of the board from the year 2017 to 2020.

5.5.1.5 Progress under Litigation Module

From 2017 to 2020, there are no updates in the record of litigation of external cases as well as internal cases.

5.5.1.6 Encroachment and Retrieval of Waqf properties

According to the discussion with the board members, it has been observed that the board has 337 encroachments in the state. The board members only disposed of 12 cases out of 267 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 95% of the case are pending because of the non-availability of a legal advisor and external lawyer.

5.5.1.7 Progress in GIS Mapping

From the analysis, it can be seen that there is no increase in the data on the GPS field survey and photographs on the registration module. A total of 6 GPS field surveys and photographs have been updated from the year 2017 to 2020 (see Figure 105).

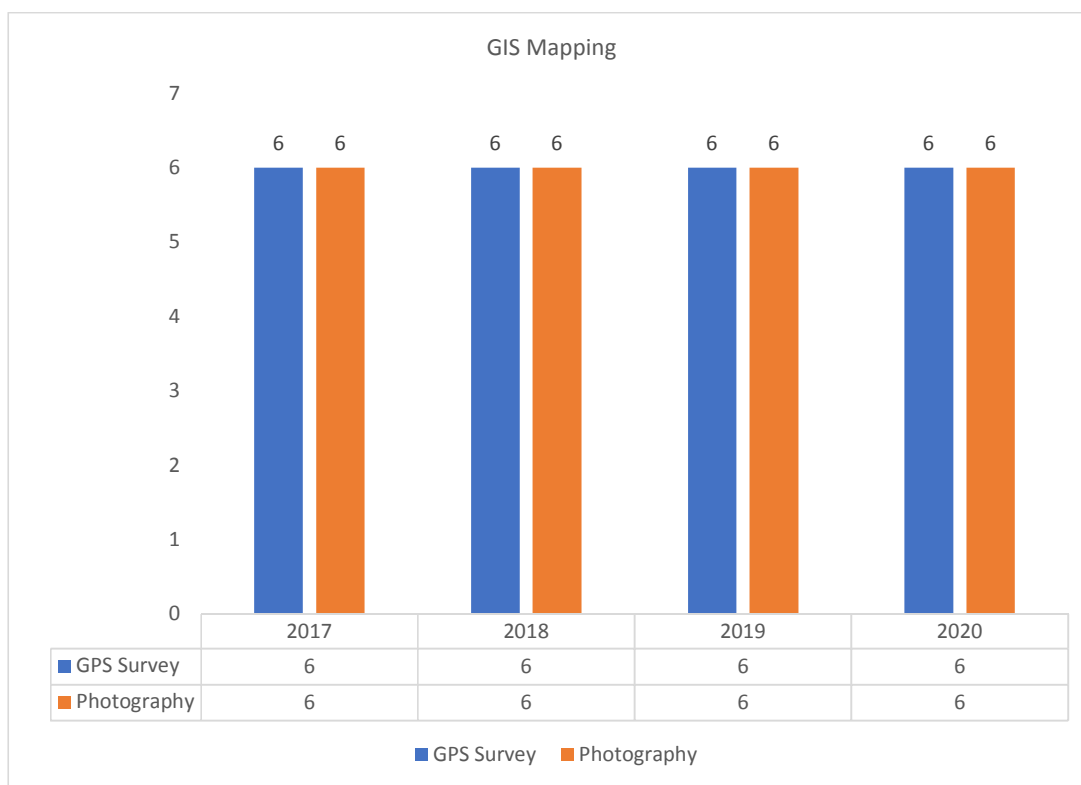


Figure 105. Progress in GIS Mapping of Himachal Pradesh Waqf Board

5.5.2 Shahari Waqf Sampatti Vikas Yojana

In discussion with Himachal Pradesh SWB members, it was highlighted that commercial properties are developed where medium RoI is generated. The income generated from Waqf properties is utilized to uplift the poor people in the Muslim community, marriage of poor girls, medical assistance to needy people, and providing pension to old aged women. These welfare activities are carried out on a monthly basis. In Himachal Pradesh, the Waqf properties are directly controlled and managed by SWB. Therefore, no Mutawallis are present in Himachal Pradesh. The governance mechanism is efficient in Himachal Pradesh SWB. According to Himachal Pradesh SWB members, the stakeholders are committed to the development of the Waqf Board. The Himachal Pradesh SWB is also facing a shortage of staff. But, with less staff also they are able to manage their work efficiently. In Himachal Pradesh, the SWB members are not using the technology efficiently for the management of Waqf properties. It is suggested by Himachal Pradesh SWB to broaden the scope of this scheme and implement this scheme for the development of rural properties.

5.6 Kerala State Waqf Board

5.6.1 Qaumi Waqf Board Taraqqiati Scheme

5.6.1.1 Progress and Implementation of the Scheme

The Kerala State Waqf Board is a corporate body that aims for the better administration and supervision of all Waqf properties in the State of Kerala. This board constitutes 11687 Mutawallis and 32169 Management Committee in the state.

Availability of funds is a very important component for the implementation of the scheme. A total of Rs. 56,46,600 grants-in-aid was provided to the board the Year 2019-20 under the QWBTS scheme (see Table 24). Approximately 100% of funds were utilized in the setting up of CCF, setting up video conferencing facilities, and managing the ICT Infrastructure and capacity development of the Waqf board. The table shows the amount as grant-in-aid provided to the board under the QWBTS from 2017 to 2020 and the board's utilization of the funds.

A total of 44450 immovable property records were registered in the WAMSI Registration Module under the QWBTS scheme as of November 2020 (see Table 25).

Table 24. Grant-in-Aid provided to the Kerala Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	43,03,805	3967348
2018-19	62,70,722	62,70,722
2019-20	56,46,600	56,46,600

Most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme helped them in setting up CCF, a computer and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct a regular meeting with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 1 IT personnel under the QWBTS scheme.

Table 25 shows the WAMSI data entry progress details of the board as of November 2020. A total of 10408 Waqf Estates, 44450 immovable properties, 4738 Annual return records, 1 Leasing details records, 1821 Litigation (External) records, and 812 Litigation (Internal) records have been updated in the WAMSI portal under the QWBTS scheme.

Table 25. WAMSI Data Entry Progress Details of Kerala Waqf Board

WAMSI data entry progress details of Kerala	
Waqf Estates	10408
Immovable Properties	44450
Movable Properties	0
Annual Returns Records	4738
Leasing Details Records	1
Litigation (External) Records	1821
Litigation (Internal) Records	812

5.6.1.2 Registration of Estates and Properties

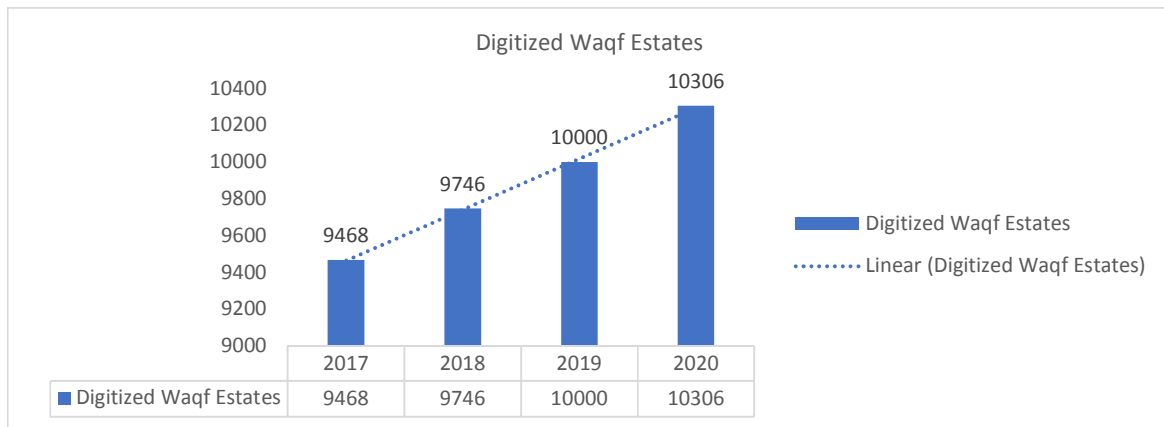
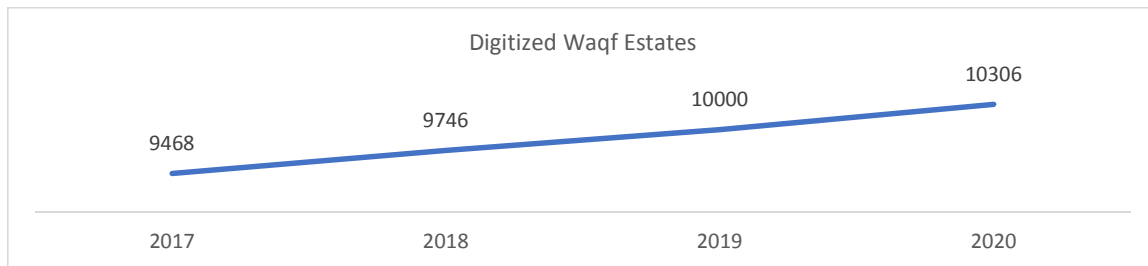


Figure 106. Waqf Estate records on WAMSI portal of Kerala Waqf Board

The Waqf Estate records on the WAMSI registration module have increased from the year 2017 to 2020. In the year 2017, a total of 9468 Waqf Estate records were recorded in the WAMSI portal. As per the latest data in November 2020, a total of 10306 Waqf states were registered (see Figure 106).

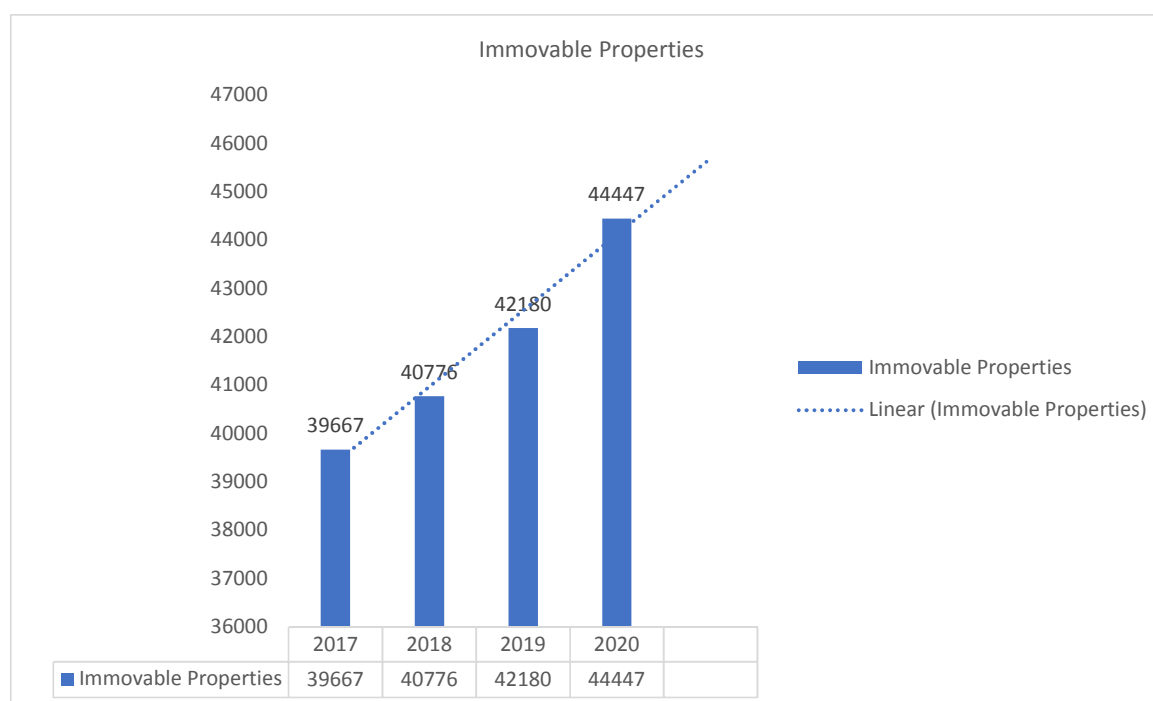
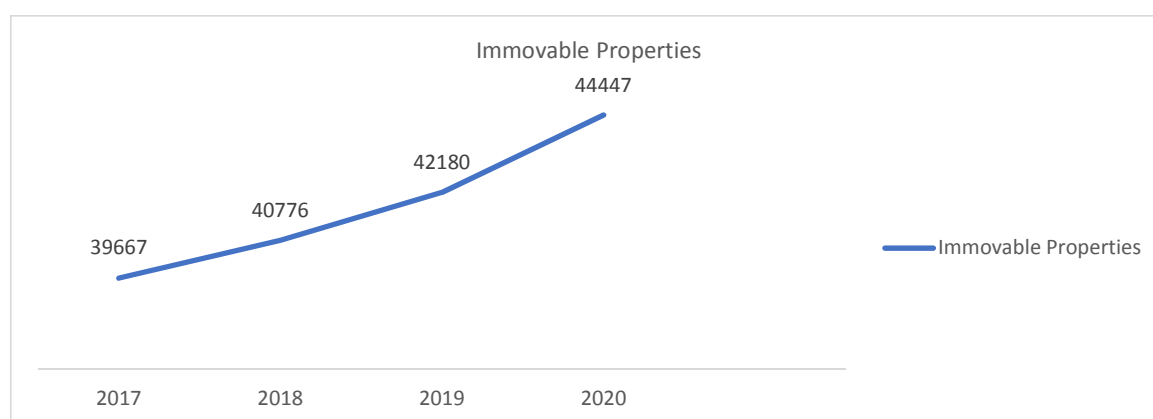


Figure 107. Immovable property records on the registration module of Kerala Waqf Board

From the analysis, it is observed that the entries of the immovable property records on the registration module have increased significantly. In 2017, a total of 39667 immovable properties were recorded in the portal. The analysis shows an increase in registration of immovable properties in the last 3 years. As of the latest figures in November 2020, a total of 44447 immovable properties are registered in the WAMSI portal (see Figure 107).

These immovable properties include agricultural land, buildings, Chill, Dargah, house, Madarsa, plot, pond, shop, etc. Table 26 shows the list of immovable properties that are registered in the WAMSI portal. There are no records for the movable assets available on the WAMSI portal for the Kerala State.

Table 26. List of immovable properties of Kerala Waqf Board

Immovable Properties	Total
Agricultural Land	10216
Ashoorkhana	4
Building	526
Chilla	2
Dargah or Mazaar or Makbara	40
Darul-Uloom	1
Graveyard	535
House	65
Idgah	1
Khankaha	4
Madarsa	2293
Mosque	6369
Plot	23558
Pond (Fishing)	3
School	72
Shop	607
Others	151

5.6.1.3 Progress under Annual Return Filing

The annual return filing is also an important component under the QWBTS scheme. As per the analysis, it can be seen that the annual return filing of Waqf properties has increased from 1433 in the year 2017 to 4738 in 2020 (see Figure 108).

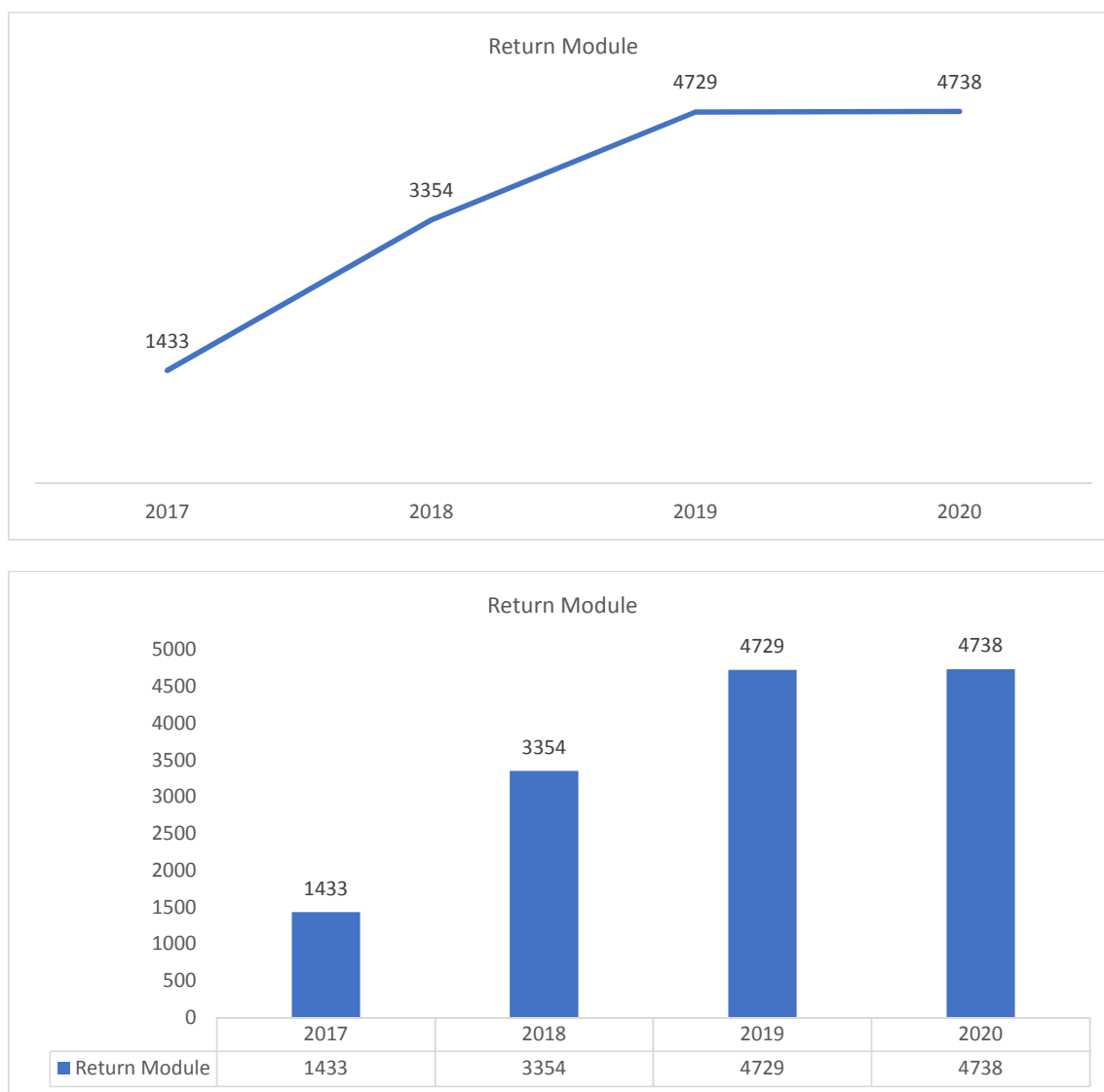


Figure 108. Progress under Annual Return Filing of Kerala Waqf Board

5.6.1.4 Progress under Leasing Module

The analysis shows that there is only 1 record available for the board's leasing module (see Figure 109). The main problem is due to the lack of cooperation of Mutawallis and the illegal occupation of the Waqf properties in their states.

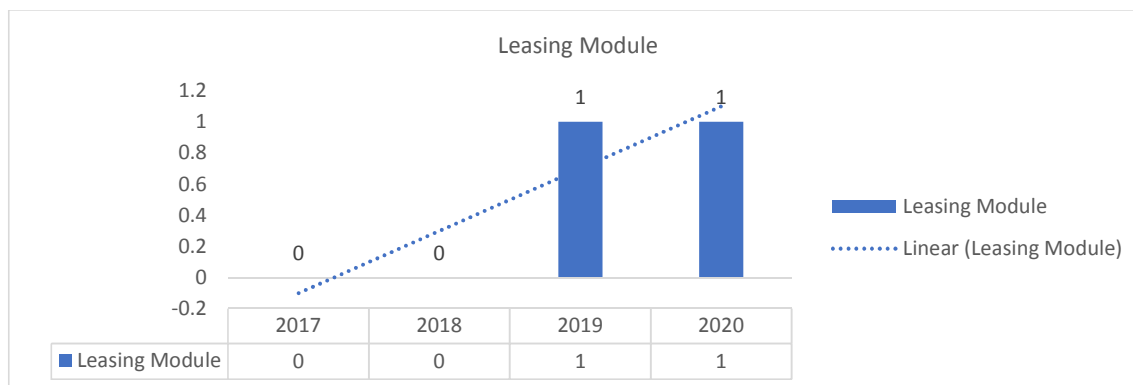
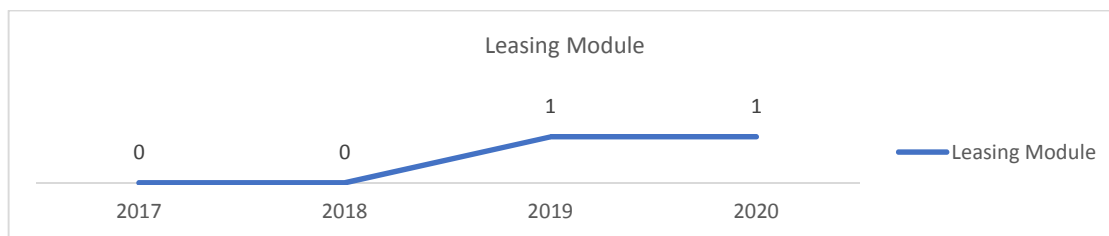
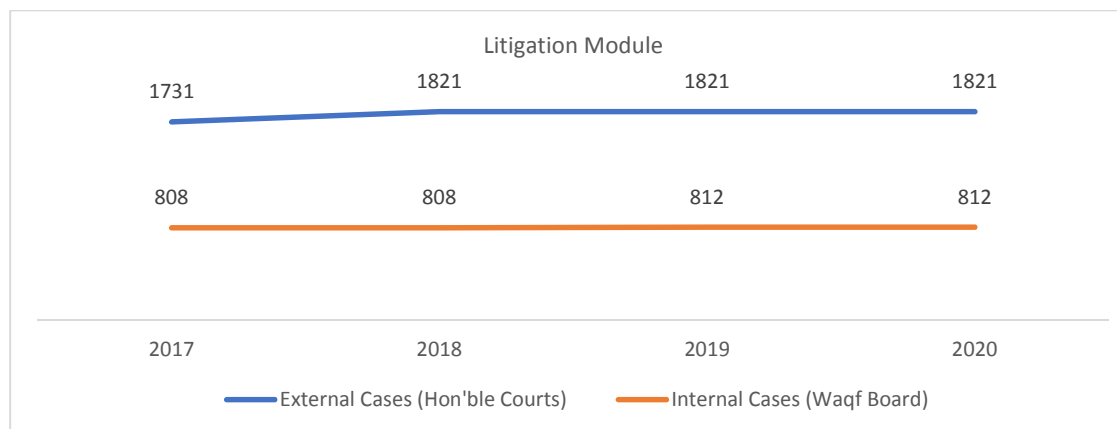


Figure 109. Progress under Leasing Module of Kerala Waqf Board

5.6.1.5 Progress under Litigation Module

The litigation module is one of the most important components of the QWBTS scheme. There was progress in the record tracking of litigation of external cases from 1731 in 2017 to 1821 in 2020. There are 812 updates available for the internal cases as of November 2020 (see Figure 110).



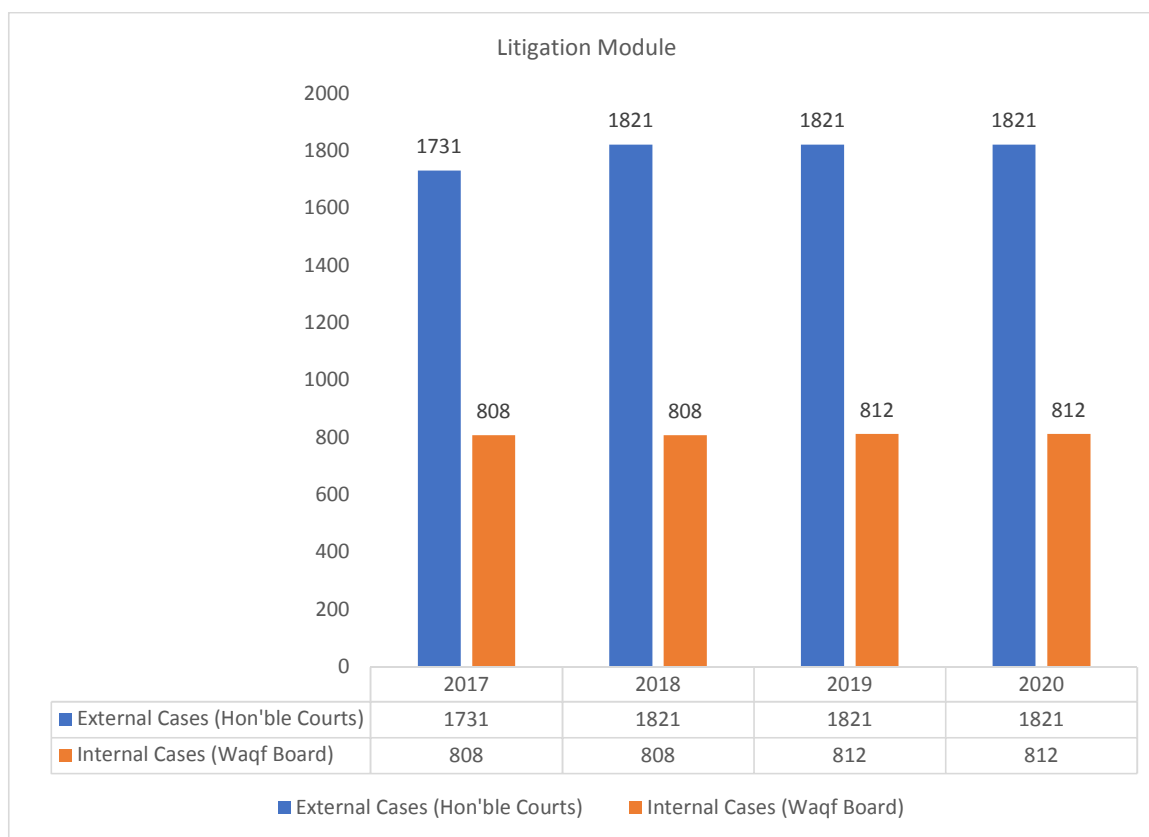


Figure 110. Progress under Litigation Module of Kerala Waqf Board

According to the discussion with board members, it has been observed that most of the external cases are pending in the local courts. The work on the litigation module is still in progress.

5.6.1.6 Encroachment and Retrieval of Waqf properties

According to the discussion with the board members, it has been observed that the board has faced several problems related to encroachment in the state. The board members were able to only dispose of 85 cases out of 334 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 74% of cases are pending because of the non-availability of a legal advisor and external lawyer. Based on the discussion with the Waqf board members, the main reason for losing litigations related to Waqf properties include lack of cooperation from the local authority, lack of legal expertise, and non-existence of full-time legal experts with the knowledge of Waqf Act 1995. The Waqf board has requested for a provision to allow the encroacher to be brought under leasing agreement by mutual understanding.

5.6.1.7 Progress in GIS Mapping

Figure 111 shows that there is a significant increase in the data on the GPS field survey on the registration module from 1559 in the year 2019 to 5973 in 2020. Similarly, there is an increase in the data of Photographs from 658 in 2019 to 1000 in 2020.

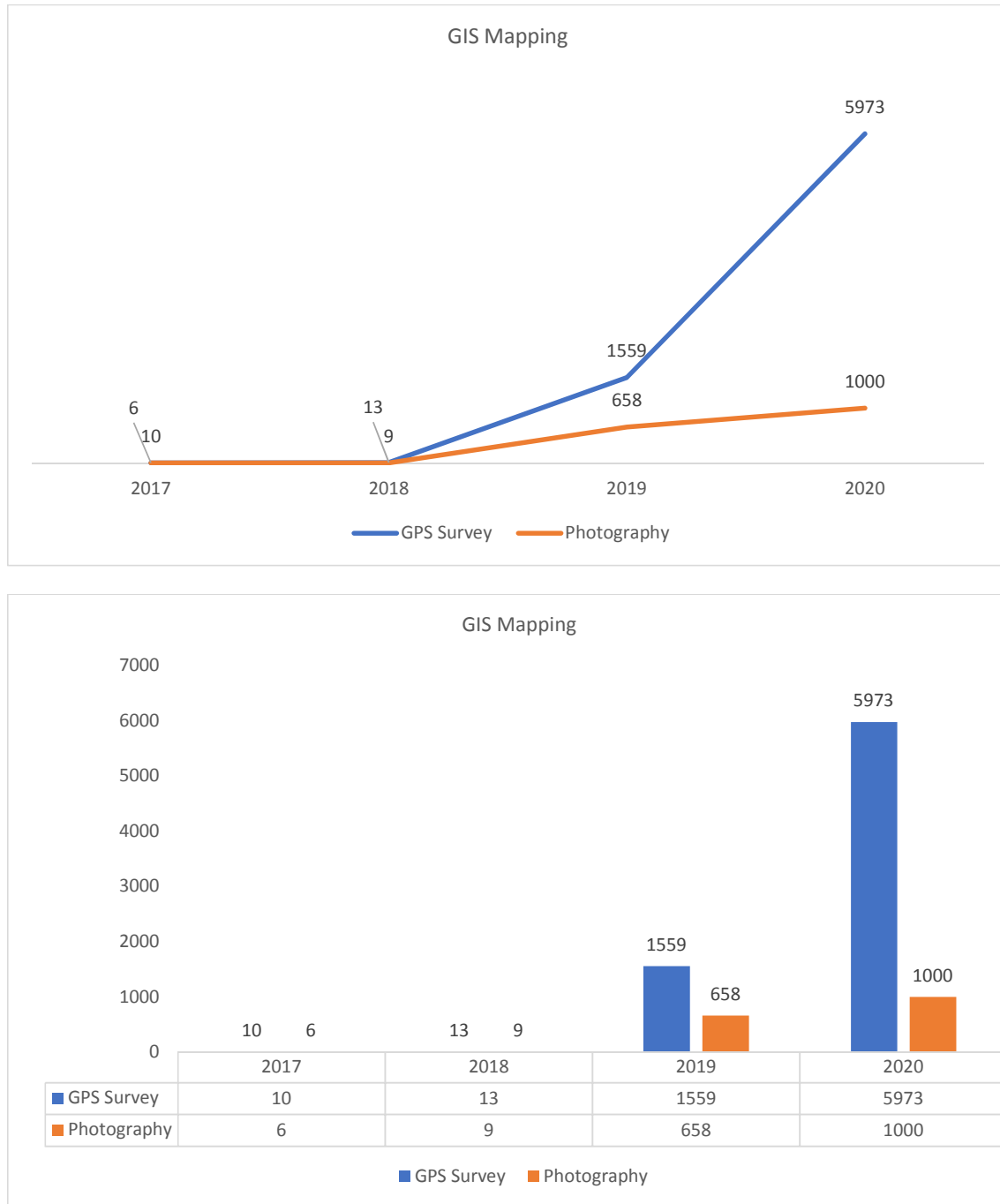


Figure 111. Progress in GIS Mapping of Kerala Waqf Board

5.6.2 Shahari Waqf Sampatti Vikas Yojana

According to the discussion with Kerala SWB members, the commercial properties are developed where above average revenue is generated. The earned amount from Waqf properties is utilized mostly for educational purposes. Welfare activities are carried on a yearly basis. From most of the Mutawallis in Kerala, the SWB is able to receive the annual return. According to Kerala SWB, the governance mechanism is efficient in the Waqf Board. Members of Kerala SWB are of the view that the stakeholders are committed to the development of the SWB. Also, the Kerala SWB is appropriately using technology for the management of properties under its control. The Scheme has been able to create a few successful commercial properties, and it also impacts employment generation and benefiting the society at large. They suggested that the funding should be increased, as many viable projects currently cannot get the loan.

5.7 Manipur Waqf Board

5.7.1 Qaumi Waqf Board Taraqqiati Scheme

5.7.1.1 Progress and Implementation of the Scheme

The Manipur Waqf Board is a corporate body that aims for the better administration of Waqf in the state. This board constitutes 2800 Mutawallis and 1096 Management Committee.

Availability of funds is a very important component for the implementation of the scheme. In 2019-20, Rs. 180,000 grants-in-aid were provided to the board under the QWBTS scheme. Approximately 40% of funds were utilized in the setting up of CCF, recruitment of technical manpower, setting up video conferencing facilities, managing the ICT Infrastructure, and capacity development of the Waqf board. Table 27 shows the amount as Grants-in-Aid provided to the board under the QWBTS from 2017 to 2020 and the utilization of the board's funds.

In November 2020, a total of 946 immovable property records were registered in the WAMSI Registration Module under the QWBTS scheme (see Table 28).

Table 27. Grant-in-Aid provided to the Manipur Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	1,128,120	33,843.60
2018-19	0	0
2019-20	180,000	72,000

*Data provided by SWB

According to the survey, most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme helped them in setting up CCF, a computer and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct a regular meeting with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 5 staff working, which includes 3 IT personnel, 1 legal personnel, and 1 inspection personnel.

Table 28 shows the WAMSI data entry progress details of the Waqf board as of November 2020. A total of 925 Waqf Estates, 946 immovable properties, 0 movable properties, 4 Annual return records, 0 Leasing details records, 2 Litigation (External) records, and 0 Litigation (Internal) records have been updated in the WAMSI portal under the QWBTS scheme by MoMA, GOI.

Table 28. WAMSI Data Entry Progress Details of Manipur Waqf Board

Number of properties	
Waqf Estates	925
Immovable Properties	946
Movable Properties	0
Annual Returns Records	4
Leasing Details Records	0
Litigation (External) Records	2
Litigation (Internal) Records	0

5.7.1.2 Registration of Estates and Properties

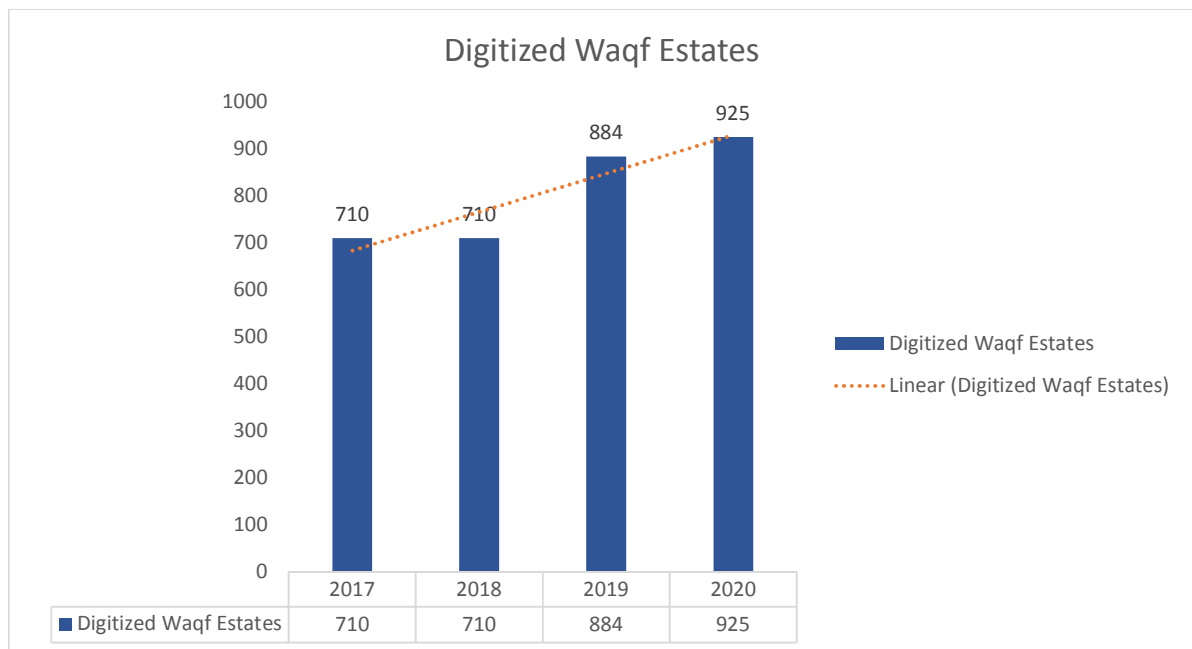
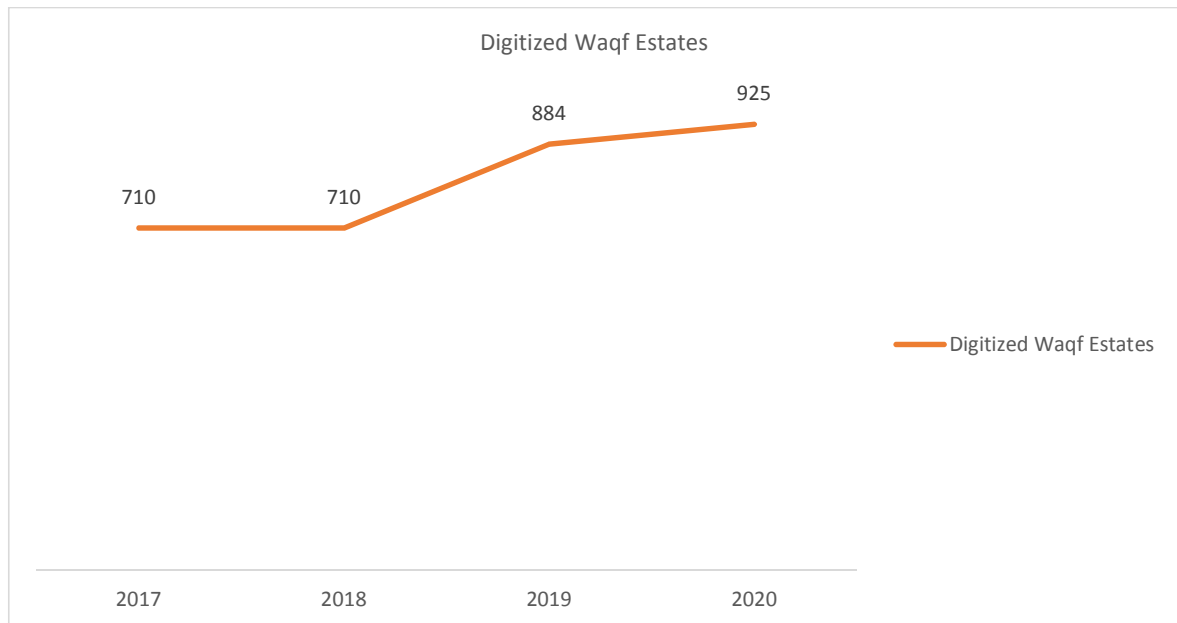


Figure 112. Digitized Waqf Estate records on WAMSI registration module of Manipur Waqf Board

In Manipur Board, the Digitized Waqf Estate records on the WAMSI registration module has increased from the year 2018 to 2020. In the year 2017 and 2018, 710 Waqf Estate records were recorded in the WAMSI portal. As per the latest data in November 2020, a total of 925 Waqf estates were registered (see Figure 112).

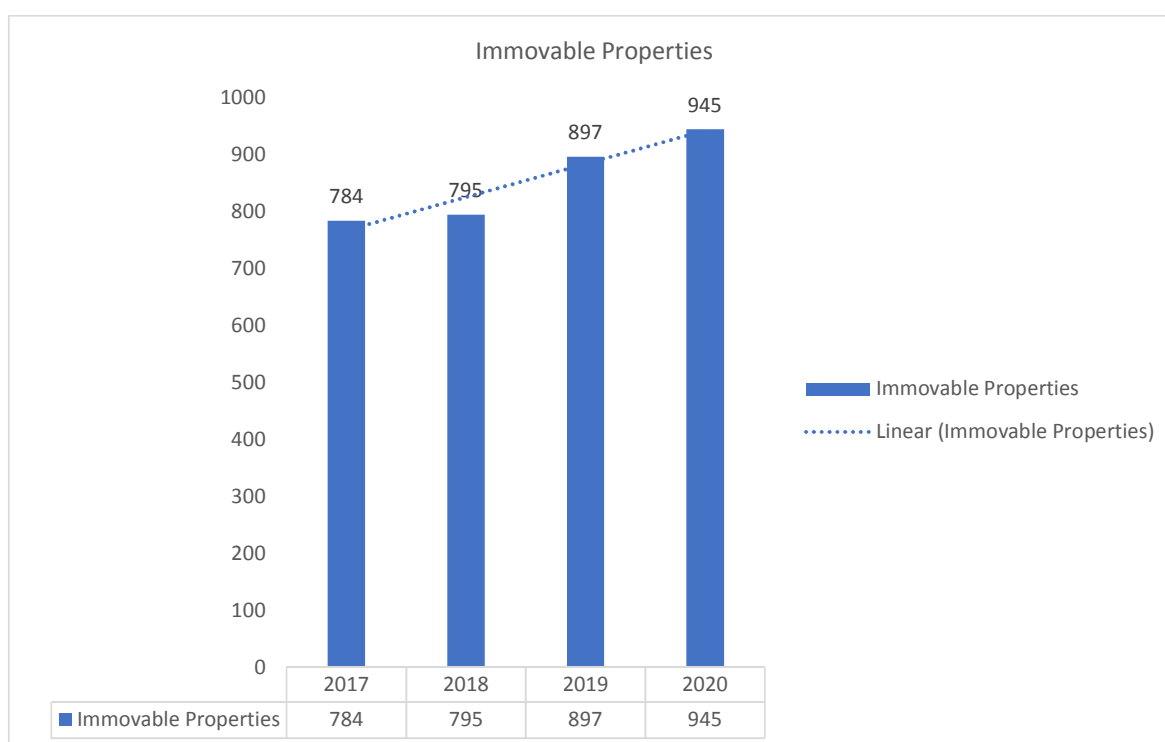
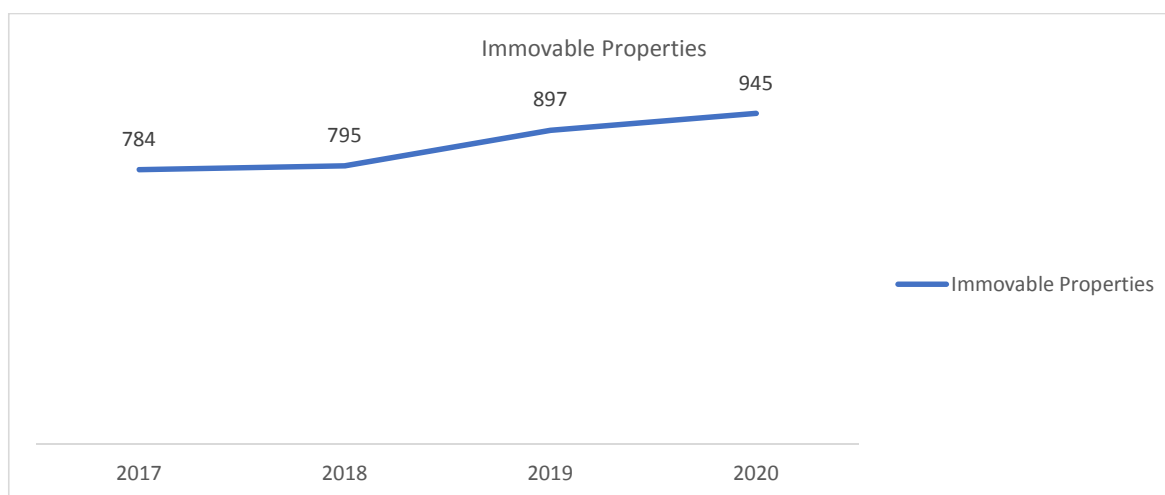


Figure 113. registration of immovable properties of Manipur Waqf Board

Figure 113 shows that the entries of the immovable Properties on the registration module have increased significantly. In 2017, a total of 784 immovable properties were recorded in the portal. The analysis shows an increase in registration of immovable properties in the last 3 years. As of the latest figures in November 2020, a total of 945 immovable properties are registered in the online system.

These immovable properties include agricultural land, buildings, Chill, Dargah, house, Madarsa, plot, pond, shop, etc. Table 29 shows the list of immovable properties that are registered in the WAMSI portal. There is no entry of movable properties in the registration module on the WAMSI portal

Table 29. List of immovable properties of Manipur Waqf Board

Immovable Properties	Total Number
Agricultural Land	894
Building	7
Chilla	8
Dargah or Mazaar or Makbara	893
Darul-Uloom	5
Graveyard	5506
House	3457
Hujra	26
Idgah	238
Imambara or Chauki or Karbala	184
Khankaha	688
Madarsa	64
Maktab	5
Mosque	5978
Musafirkhana or Inn	10
Orchard	2
Plot	1244
Pond (Fishing)	1
School	276
Shop	1596
Takiya	873
Others	892

5.7.1.3 Progress under Annual Return Filing

The annual return filing is also an important component under the QWBTS scheme. The analysis shows that in the year 2017, there are no updates on the return module, and from the

year 2018 to 2020, there are 4 updates on the return module. There is a need to speed up the board's computerization processes of return filing (see Figure 114).

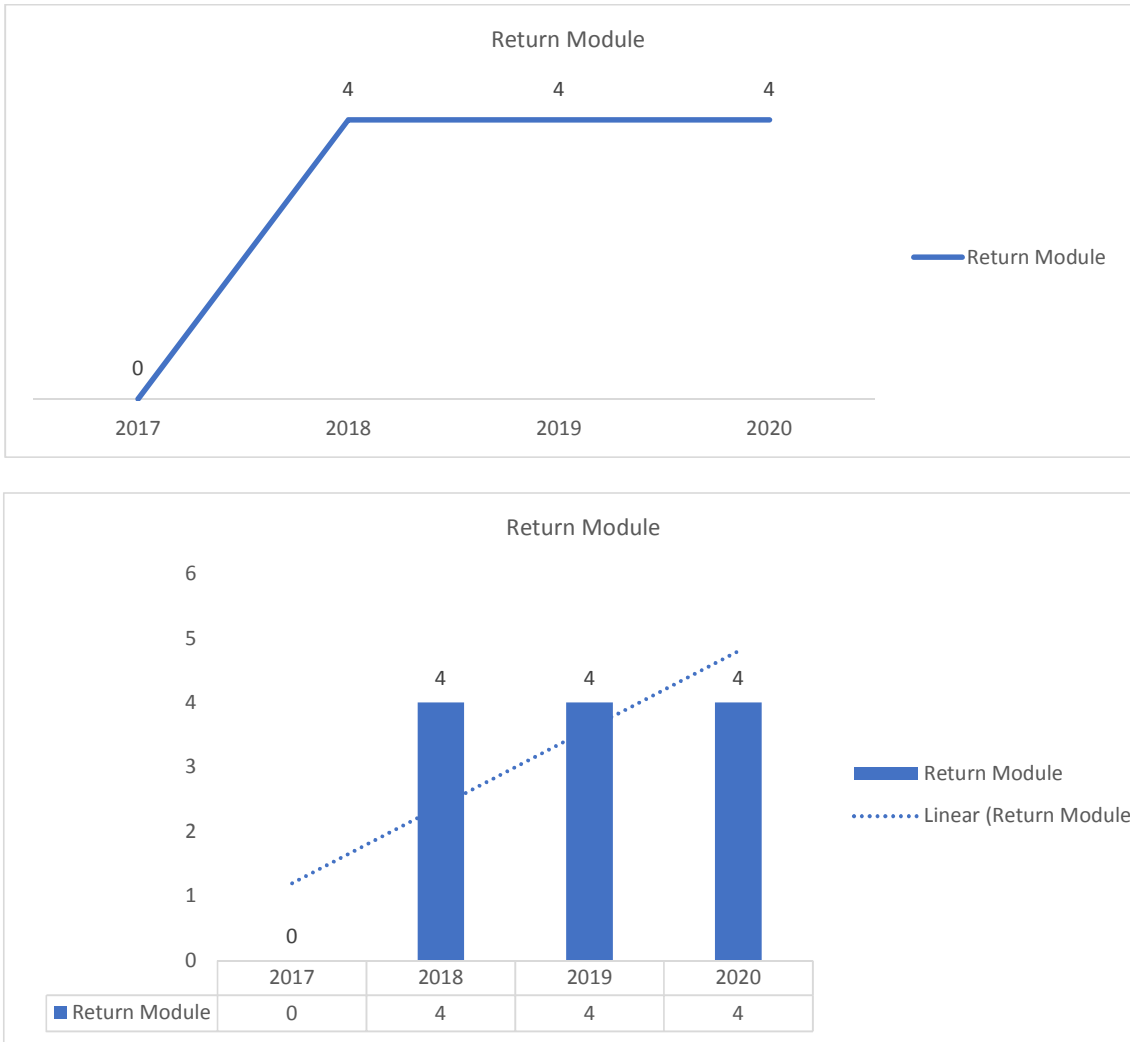


Figure 114. Progress under Annual Return Filing of Manipur Waqf Board

5.7.1.4 Progress under Leasing Module

The leasing module helps in ensuring transparency in the leasing of the Waqf properties. There are no updates on the records of the leasing module of the Board from 2017 to 2020. According to the discussion with the board members, the main problem is due to the lack of cooperation of Mutawallis and the illegal occupation of the Waqf properties in their states.

5.7.1.5 Progress under Litigation Module

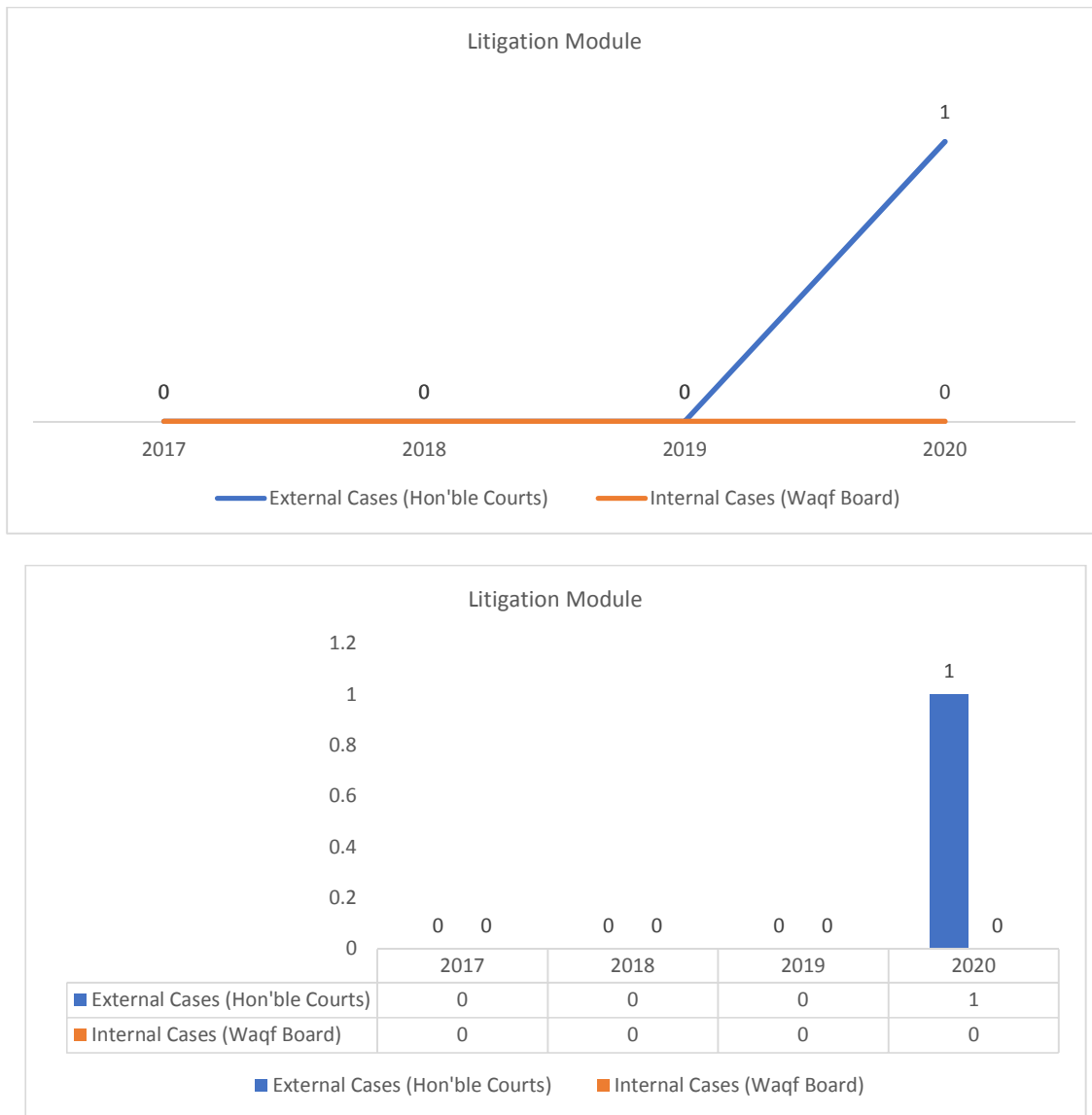


Figure 115. Progress under Litigation Module of Manipur Waqf Board

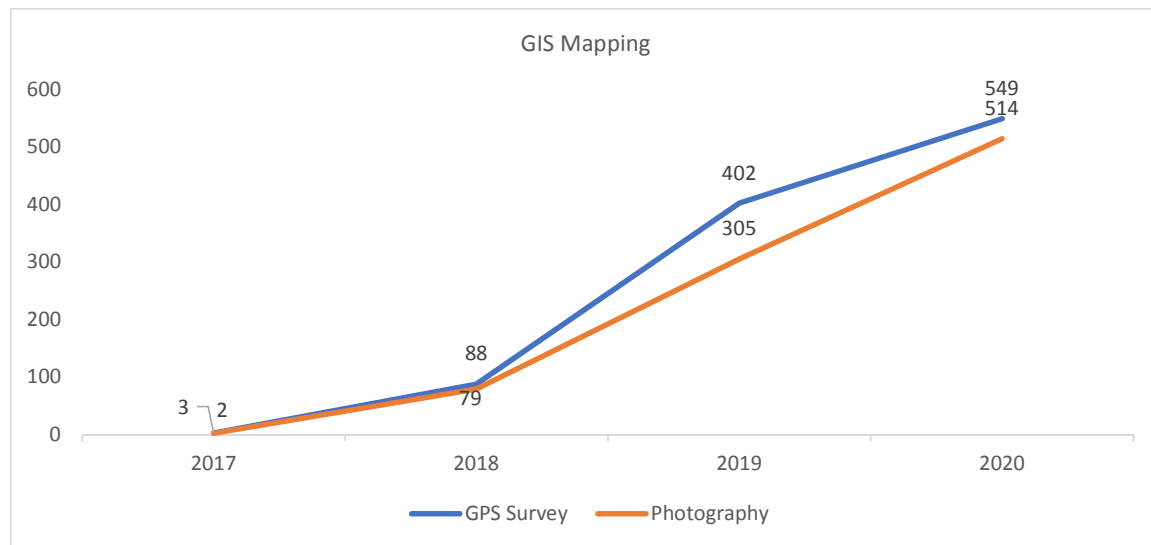
The litigation module is one of the most important components of the QWBTS scheme. The litigation module includes records of internal cases (Waqf board) as well as external cases (Hon'ble Courts) in the WAMSI module. Figure 115 highlights that there was no progress in the record tracking of litigation of external cases from 2017 to 2019. In the year 2020, there is an update of only 1 external case. For the internal cases, there are no updates from 2017 to 2020.

5.7.1.6 Encroachment and Retrieval of Waqf properties

According to the discussion with the board members, it has been observed that the board has faced several problems related to encroachment in the state. The Board members were able to only dispose of 85 cases out of 334 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 74% of the cases are pending because of the non-availability of legal advisors and external lawyers. Based on the discussion with the Waqf board members, the main reason for losing litigations related to Waqf properties include lack of cooperation from the local authority, lack of legal expertise, and non-existence of full-time legal experts with the knowledge of Waqf Act 1995. The Waqf board has requested for a provision to allow the encroacher to be brought under leasing agreement by mutual understanding.

5.7.1.7 Progress in GIS Mapping

In 2017, a total of 3 GPS field surveys were updated in the registration module on the WAMSI portal. From the analysis, it can be seen that there is a significant increase in the data on the GPS field survey from 3 in 2017 to 549 in 2020. Similarly, a total of 2 photographs were updated on the WAMSI portal in 2017. Figure 116 shows that there is a significant increase in the number of Photographs.



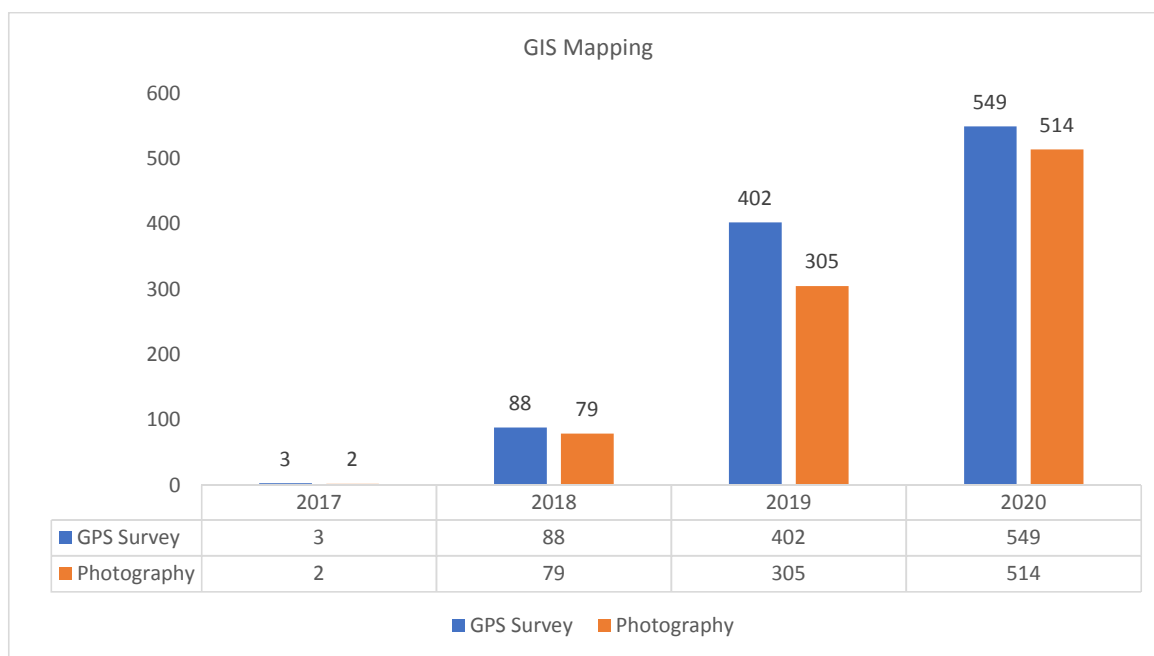


Figure 116. Progress in GIS Mapping of Manipur Waqf Board

5.7.2 Shahari Waqf Sampatti Vikas Yojana

In discussion with Manipur SWB members, it was highlighted that there are no major investments done in Waqf properties. Therefore, no such income is generated. The governance mechanism is efficient in the Manipur SWB. According to Manipur SWB, the stakeholders are committed to the development of the SWB. Manipur SWB is currently operating at full capacity. The Scheme has been able to create a few successful commercial properties, and it also impacts employment generation and benefiting society at large. They suggested increasing the funding limit under this scheme.

5.8 Odisha Board of Waqf

5.8.1 Qaumi Waqf Board Taraqqiati Scheme

5.8.1.1 Progress and Implementation of the Scheme

The Odisha Waqf Board is a corporate body that aims for the better administration of Waqf in the state of Odisha. This board constitutes 2800 Mutawallis and 1096 Management Committee.

Availability of funds is a very important component for the implementation of the scheme. In 2019-20, Rs. 240,000 grants-in-aid were provided to the board under the QWBTS scheme.

Approximately 27% of funds were utilized in the setting up of CCF, recruitment of technical manpower, setting up video conferencing facilities, managing the ICT Infrastructure, and capacity development of the Waqf board. Table 30 shows the amount as grant-in-aid provided to the Board under the QWBTS from 2017 to 2020 and the utilization of the funds by the board.

In November 2020, a total of 8201 immovable property records were registered in the WAMSI Registration Module under the QWBTS scheme (see Table 31).

Table 30. Grant-in-Aid provided to the Odisha Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	-	-
2018-19	-	-
2019-20	240,000	64,800

*Data provided by SWB

According to the survey, most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme helped them in setting up CCF, computers, and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct a regular meeting with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 5 staff working, which includes one IT personnel and three legal personnel.

Table 31 shows the WAMSI data entry progress details of the Board as of November 2020. A total of 4333 Waqf Estates, 8201 immovable properties, 17 movable properties, 824 Annual return records, 1 Leasing details records, 34 Litigation (External) records, and 11 Litigation (Internal) records have been updated in the WAMSI portal under the QWBTS scheme by MoMA, GoI.

Table 31. WAMSI Data Entry Progress Details of Odisha Waqf Board

Number of Properties	
Waqf Estates	4333
Immovable Properties	8201
Movable Properties	17
Annual Returns Records	824
Leasing Details Records	1
Litigation (External) Records	34
Litigation (Internal) Records	11

5.8.1.2 Registration of Estates and Properties

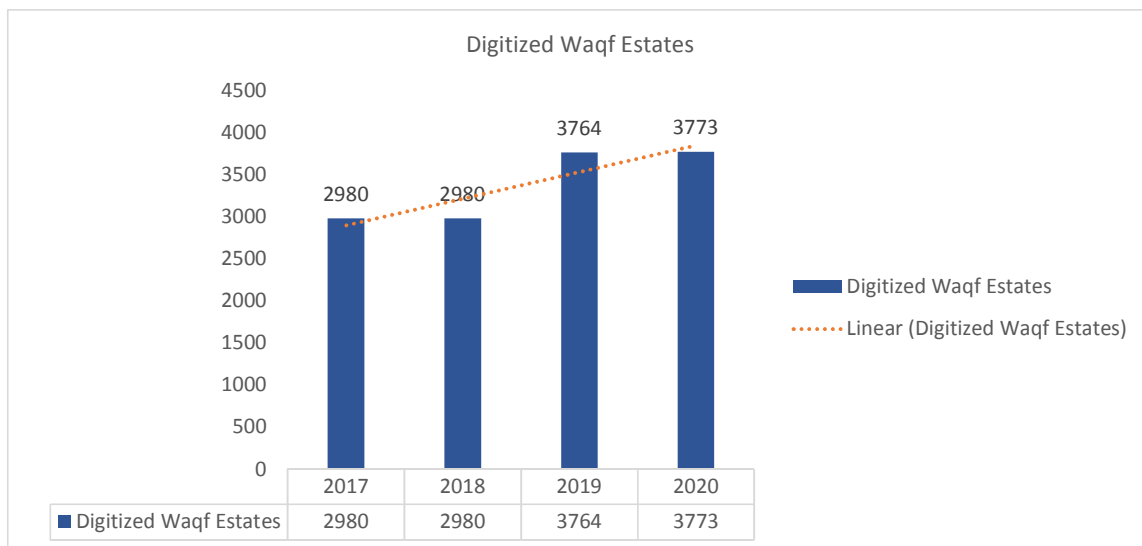
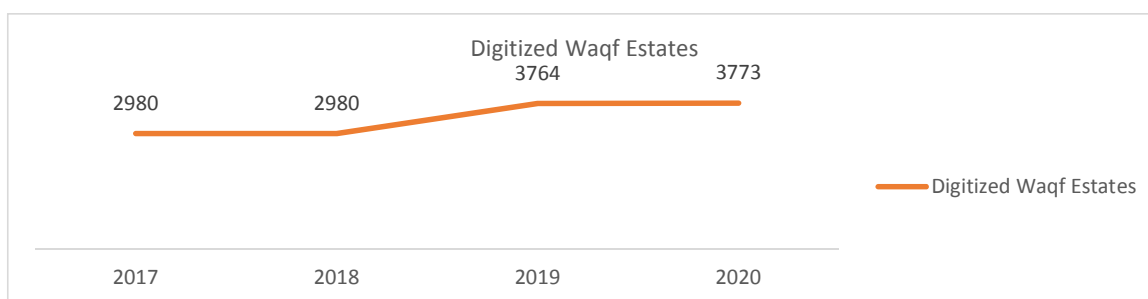


Figure 117. Digitized Waqf Estate records on WAMSI registration module of Odisha Waqf Board

In the Odisha Board, the Digitized Waqf Estate records on the WAMSI registration module have increased from 2018 to 2020. In the year 2017 and 2018, 2980 Waqf Estate records were recorded in the WAMSI portal. As per the latest data in November 2020, a total of 3773 digitized Waqf estates were registered (see Figure 117).

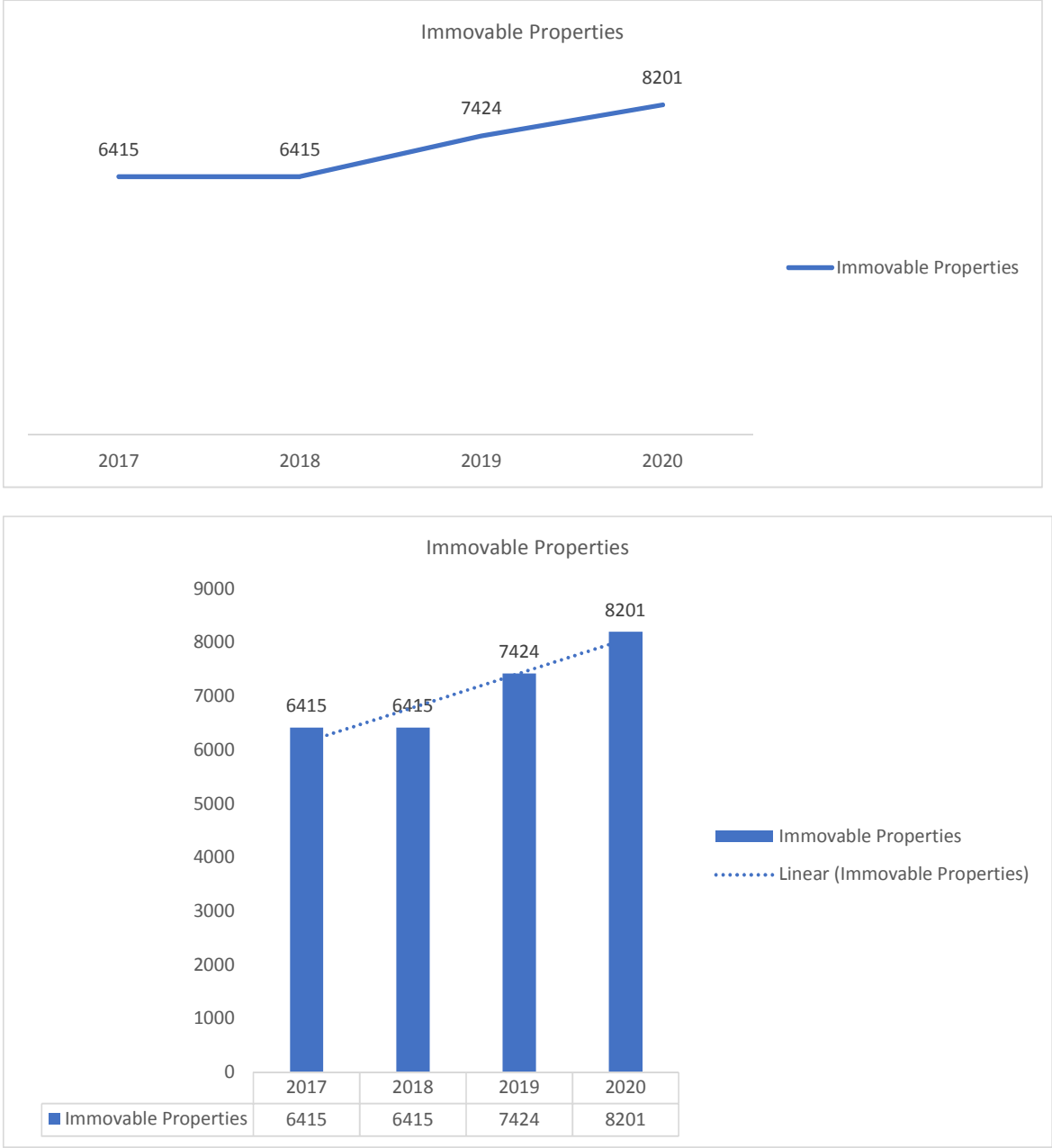


Figure 118. Registration of immovable properties of Odisha Waqf Board

From the analysis, it is observed that the entries of the immovable properties on the registration module have increased significantly. In 2017, a total of 6415 immovable properties were recorded in the portal. The analysis shows an increase in registration of immovable properties in the last 3 years. As of the latest figures in November 2020, a total of 8201 immovable properties are registered in the online system (see Figure 118).

These immovable properties include agricultural land, buildings, Chill, Dargah, house, Madarsa, plot, pond, shop, etc. Table 32 shows the list of immovable properties that are registered in the WAMSI portal.

Table 32. List of immovable properties of Odisha Waqf Board

Immovable Properties	Total
Agricultural Land	894
Building	7
Chilla	8
Dargah or Mazaar or Makbara	893
Darul-Uloom	5
Graveyard	5506
House	3457
Hujra	26
Idgah	238
Imambara or Chauki or Karbala	184
Khankaha	688
Madarsa	64
Maktab	5
Mosque	5978
Musafirkhana or Inn	10
Orchard	2
Plot	1244
Pond (Fishing)	1
School	276
Shop	1596
Takiya	873
Others	892

According to the analysis, it can be seen that a total of 17 movable assets are recorded in the WAMSI portal under the registration module in the year 2020. This figure shows the trend of registration of movable properties of Board from the year 2017 to 2020. From the analysis, it can be seen that there is a significant increase in the entry of records of movable properties from 0 in the year 2017 to 17 in 2020 in the WAMSI portal (see Figure 119).

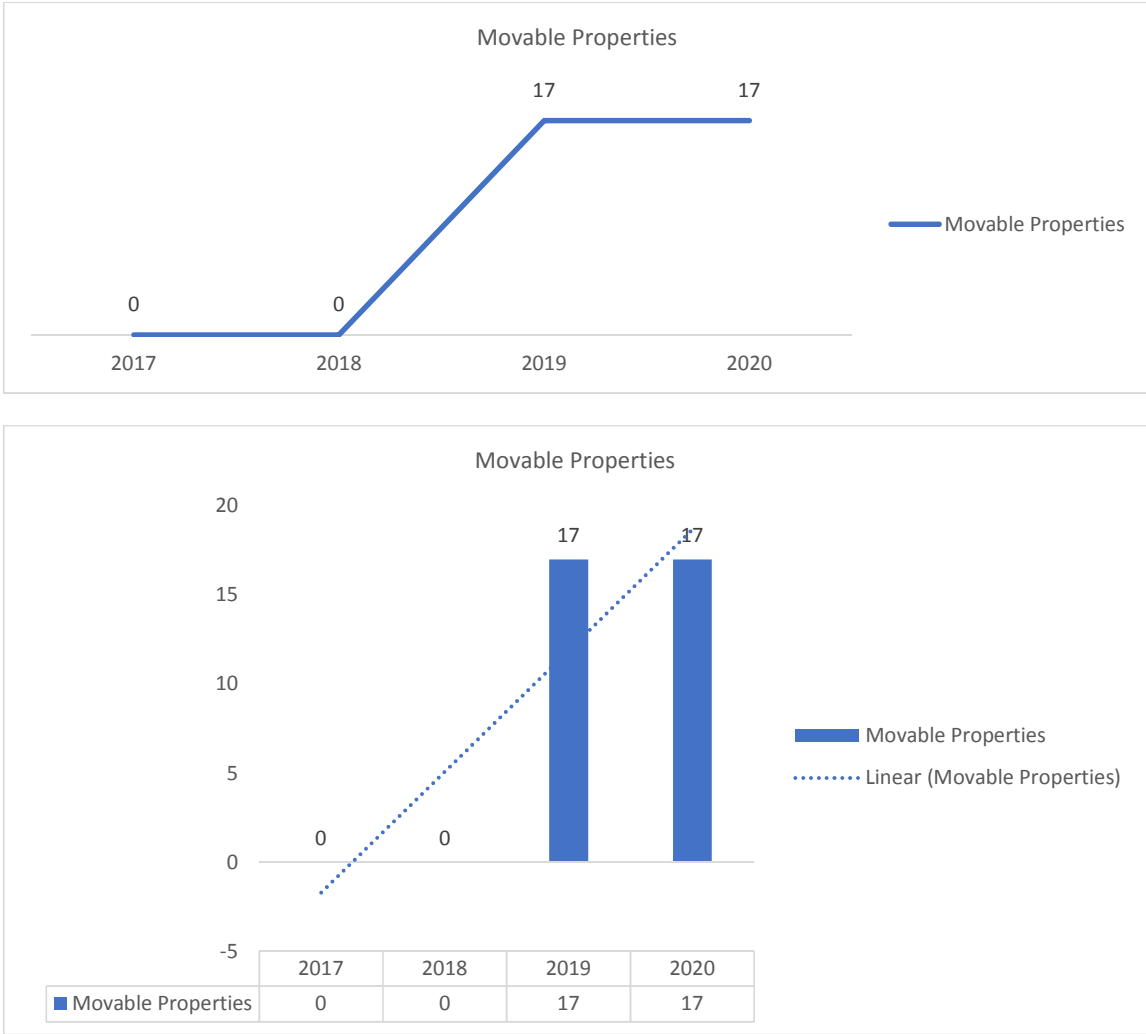


Figure 119. Records of movable properties on WAMSI portal of Odisha Waqf Board

The major challenges under this module include problems related to encroachment and physical verification of identified properties. This requires more funds and manpower.

5.8.1.3 Progress under Annual Return Filing

The annual return filing is also an important component under the QWBTS scheme. As per the analysis, it can be seen that the annual return filing of Waqf properties in Board has increased from 135 to 824 from the year 2017 to 2020, respectively (see Figure 120).

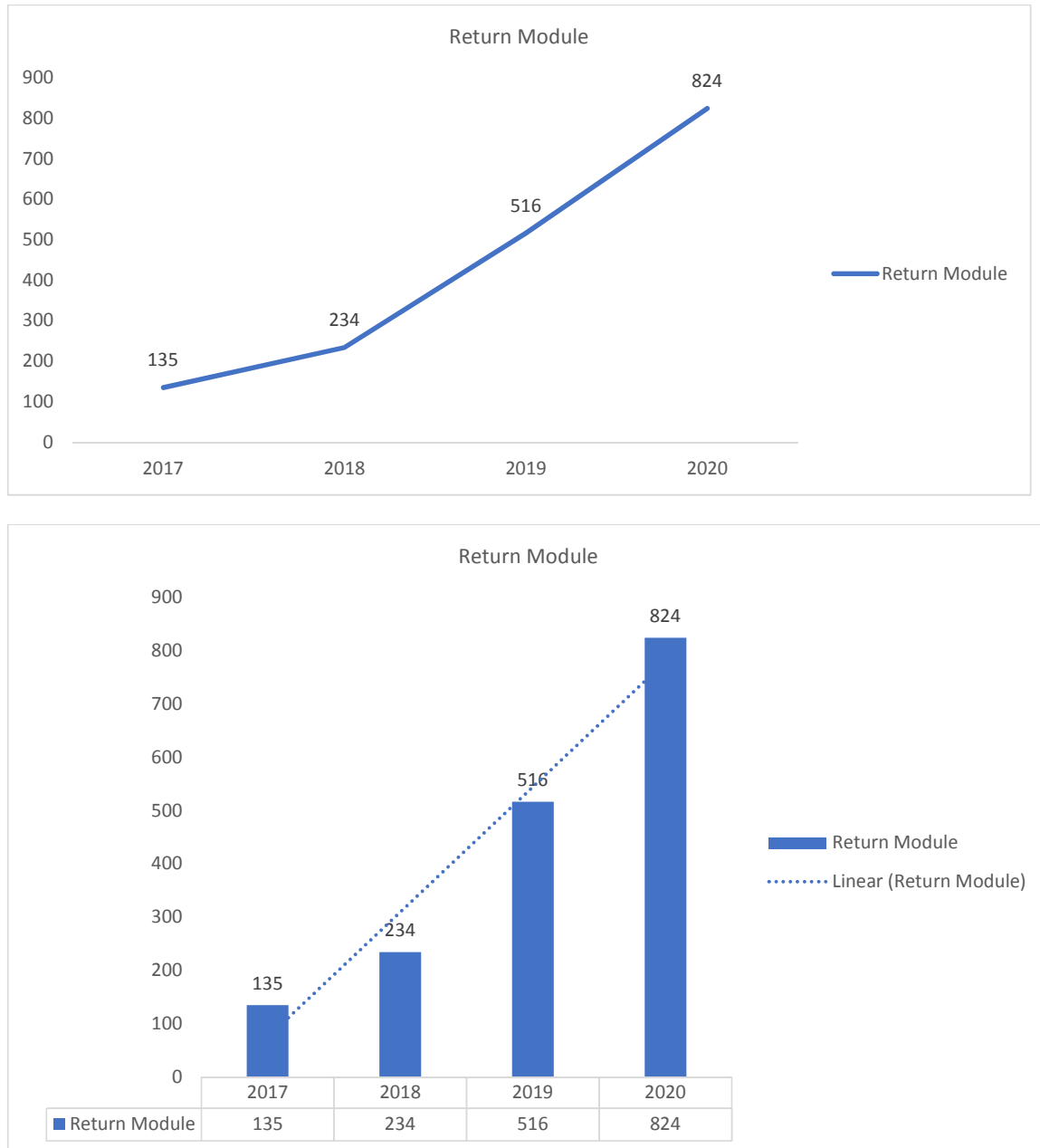


Figure 120. Progress under Annual Return Filing of Odisha Waqf Board

5.8.1.4 Progress under Leasing Module

The leasing module helps in ensuring transparency in the leasing of the Waqf properties. The analysis shows that there is an update of only one record of leasing modules of the Board from the year 2017 to 2020. According to the discussion with the board members, the main problem is due to the lack of cooperation of Mutawallis and illegal occupation of the Waqf properties in their states (see Figure 121).

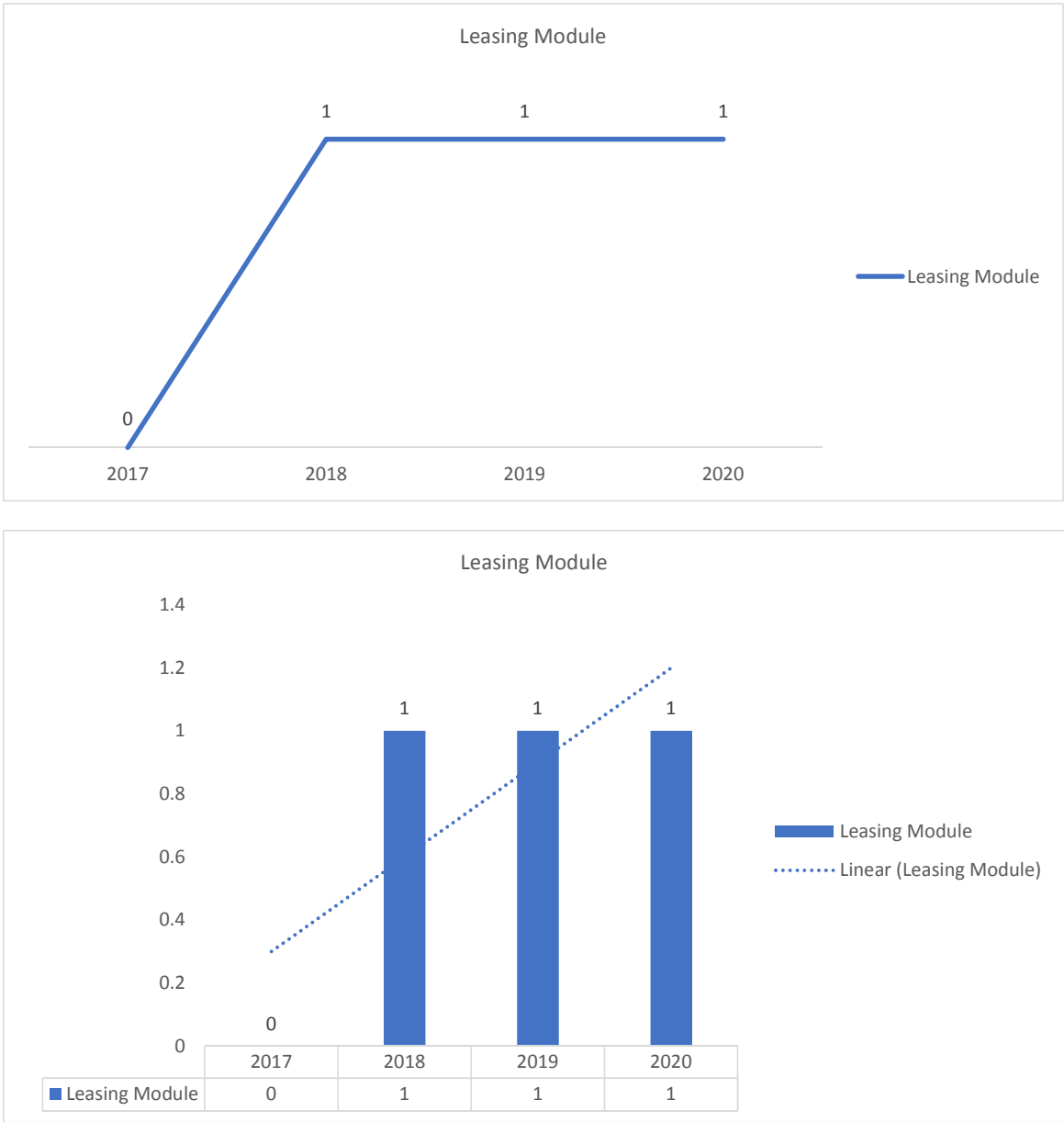


Figure 121. Progress under Leasing Module of Odisha Waqf Board

5.8.1.5 Progress under Litigation Module

The litigation module is one of the most important components of the QWBTS scheme. The litigation module includes records of internal cases (Waqf board) as well as external cases (Hon'ble Courts) in the WAMSI module. There is progress in the record tracking of litigation of external cases from 0 in 2017 to 33 in 2020. From 2017 to 2019, there are no updates in the record of litigation of internal cases. In the year 2020, there is an update of 10 Internal cases in the WAMSI module (see Figure 122).

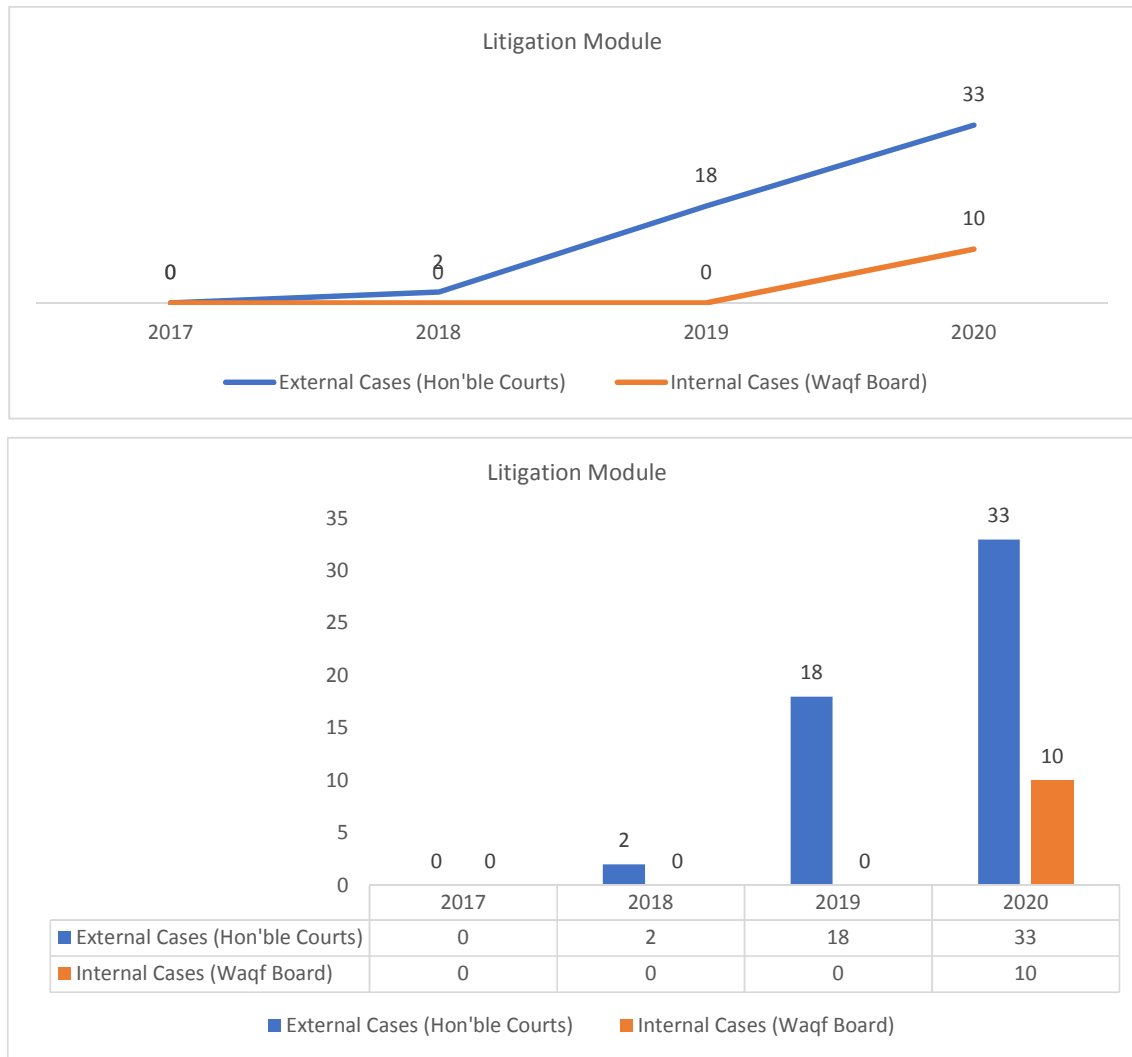


Figure 122. Progress under Litigation Module of Odisha Waqf Board

5.8.1.6 Encroachment and Retrieval of Waqf properties

According to the discussion with the board members, it has been observed that the board has faced several problems related to encroachment in the state. The Board members were able to only dispose of 85 cases out of 334 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 74% of cases are pending because of the non-availability of legal advisors and external lawyers. Based on the discussion with the Waqf board members, the main reason for losing litigations related to Waqf properties include lack of cooperation from the local authority, lack of legal expertise, and non-existence of full-time legal expert with the knowledge of Waqf Act 1995. The Waqf board has requested for a provision to allow the encroacher to be brought under leasing agreement by mutual understanding.

5.8.1.7 Progress in GIS Mapping

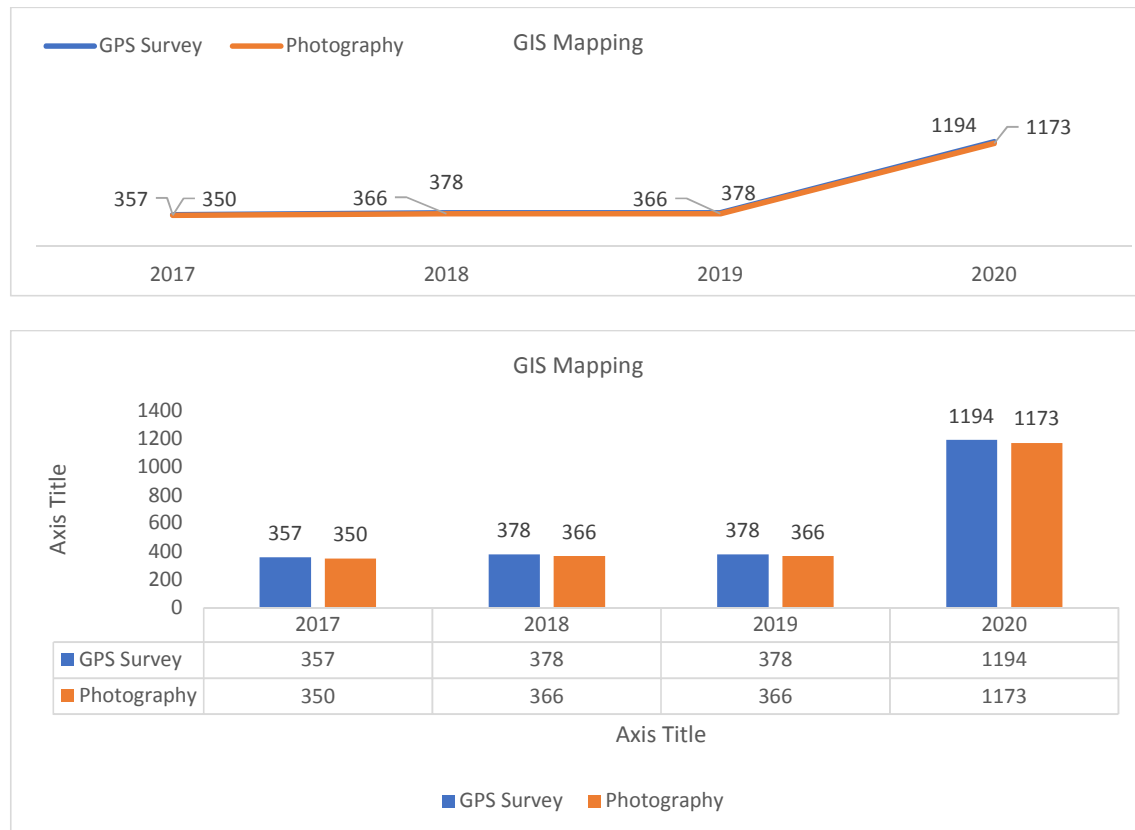


Figure 123. Progress in GIS Mapping of Odisha Waqf Board

In 2017, a total of 357 GPS field surveys were updated in the registration module on WAMSI portal. From the analysis, it can be seen that there is a significant increase in the data on the GPS field surveys from 378 in 2019 to 1194 in 2020. Similarly, a total of 350 Photographs was updated on the WAMSI portal in 2017. Figure 123 shows that there is a significant increase in the data on Photographs from 366 in 2017 to 1173 in 2020.

The board also agreed that the financial assistance provided under the QWBTS is sufficient for GIS mapping, but they have not completed GIS mapping in their state due to a lack of technical staff for the GIS mapping.

5.8.2 Shahari Waqf Sampatti Vikas Yojana

According to the discussion with Odisha Waqf board members, commercial properties are developed where the above medium RoI is generated. The development and community welfare activities are conducted with the amount generated. They get the timely annual return from Mutawallis. The governance mechanism is efficient in the Odisha SWB. The SWB is currently not operating at full capacity due to a lack of staff. The SWB is appropriately using technology for the management of properties under its control. The Scheme has created a few successful commercial properties, and it also impacts employment generation and benefiting society at large. The SWB suggests that more awareness activities can be performed.

5.9 Punjab Waqf Board

5.9.1 Qaumi Waqf Board Taraqqiati Scheme

5.9.1.1 Progress and Implementation of the Scheme

The Punjab Waqf Board is a corporate body that aims for the better administration of Waqf in the state. This board constitutes 2800 Mutawallis and 1096 Management Committee.

Table 33. Grant-in-Aid provided to Punjab Waqf Board under QWBTS

Year	Amount	Utilization of Funds
2017-18	11,717,640	13,346,392
2018-19	NIL	-
2019-20	5,498,835	5,588,466

*Data provided by SWB

Availability of funds is a very important component for the implementation of the scheme. A total of Rs. 5,498,835 grants-in-aid was provided to the Board for the Year 2019-20 under the QWBTS scheme (see Table 33). Approximately 113.9% of funds were utilized in the setting up of CCF, recruitment of technical manpower, setting up video conferencing facility, managing the ICT Infrastructure, and capacity development of the Waqf board. The Table shows the amount as grant-in-aid provided to the Board under the QWBTS from 2017 to 2020 and the utilization of the funds by the board.

In November 2020, a total of 42437 immovable property records were registered in the WAMSI Registration Module under the QWBTS scheme (see Table 34).

According to the survey, most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme helped them in setting up CCF, computers and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct regular meetings with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 37 staff working, which includes 12 IT personnel, 7 legal personnel, and 18 inspection personnel.

Table 34 shows the WAMSI data entry progress details of the Punjab Board as of November 2020. A total of 25072 Waqf Estates, 42437 immovable properties, 0 movable properties, 0 Annual return records, 6406 Leasing details records, 35 Litigation (External) records, and 622 Litigation (Internal) records have been updated in the WAMSI portal under the QWBTS scheme by MoMA, GOI.

Table 34. WAMSI Data Entry Progress Details of Punjab Waqf Board

Number of Properties	
Waqf Estates	25072
Immovable Properties	42437
Movable Properties	0
Annual Returns Records	0
Leasing Details Records	6406
Litigation (External) Records	35

5.9.1.2 Registration of Estates and Properties

In Punjab Waqf Board, the Digitized Waqf Estate records on the WAMSI registration module have increased from 2018 to 2020. In the year 2017 and 2018, a total of 22203 Digitized Waqf Estate records were recorded in the WAMSI portal. As per the latest data in November 2020, a total of 24555 Digitized Waqf estates were registered (see Figure 124).

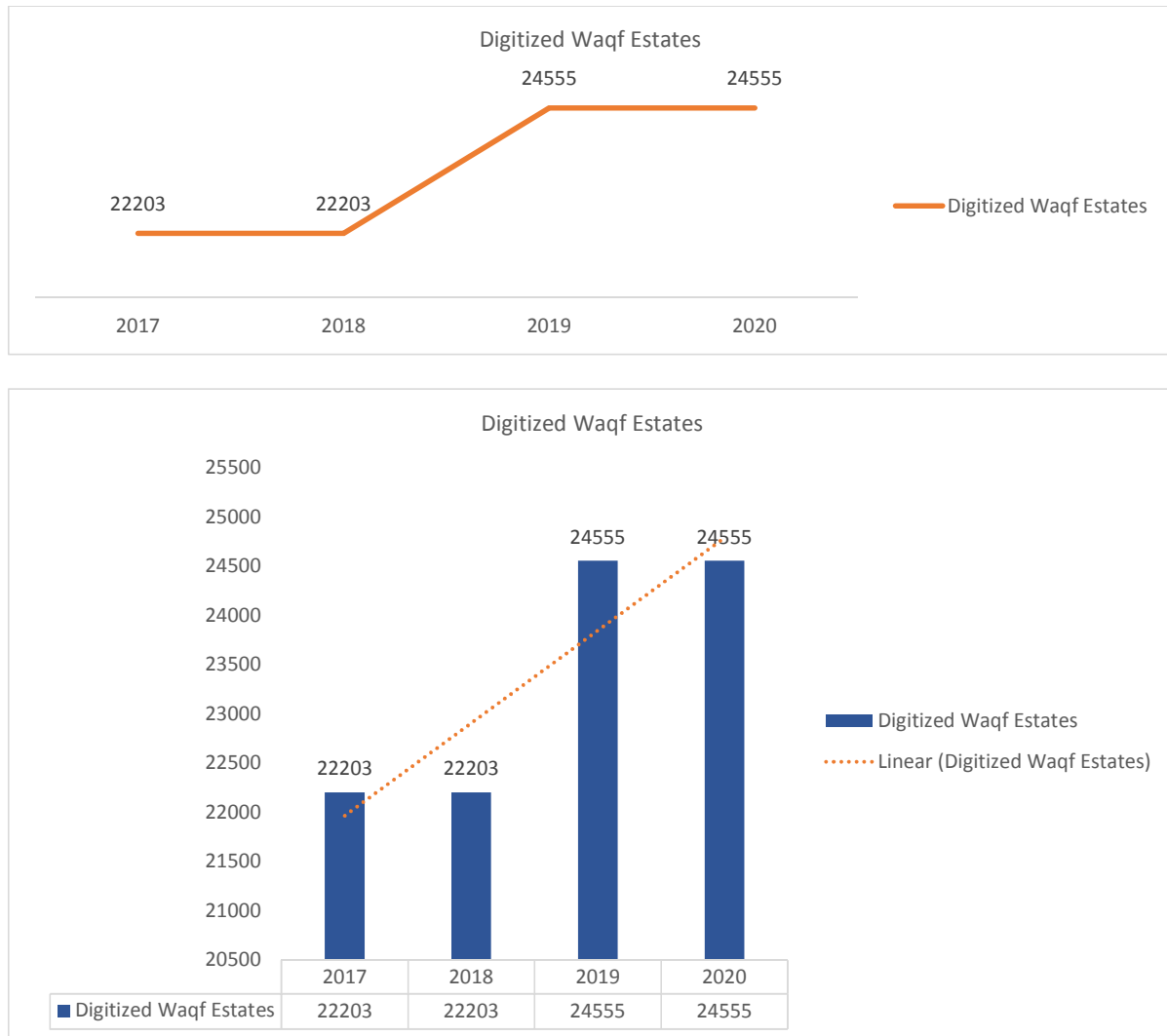


Figure 124. Digitized Waqf Estate records on WAMSI registration module of Punjab Waqf Board

Figure 125 highlights that the entries of the immovable properties on the registration module have increased significantly. In 2017, a total of 34199 immovable properties were recorded in

the portal. The analysis shows an increase in records of immovable properties on the registration module in the last 3 years. As of the latest figures in November 2020, a total of 42126 immovable properties are registered in the online system.

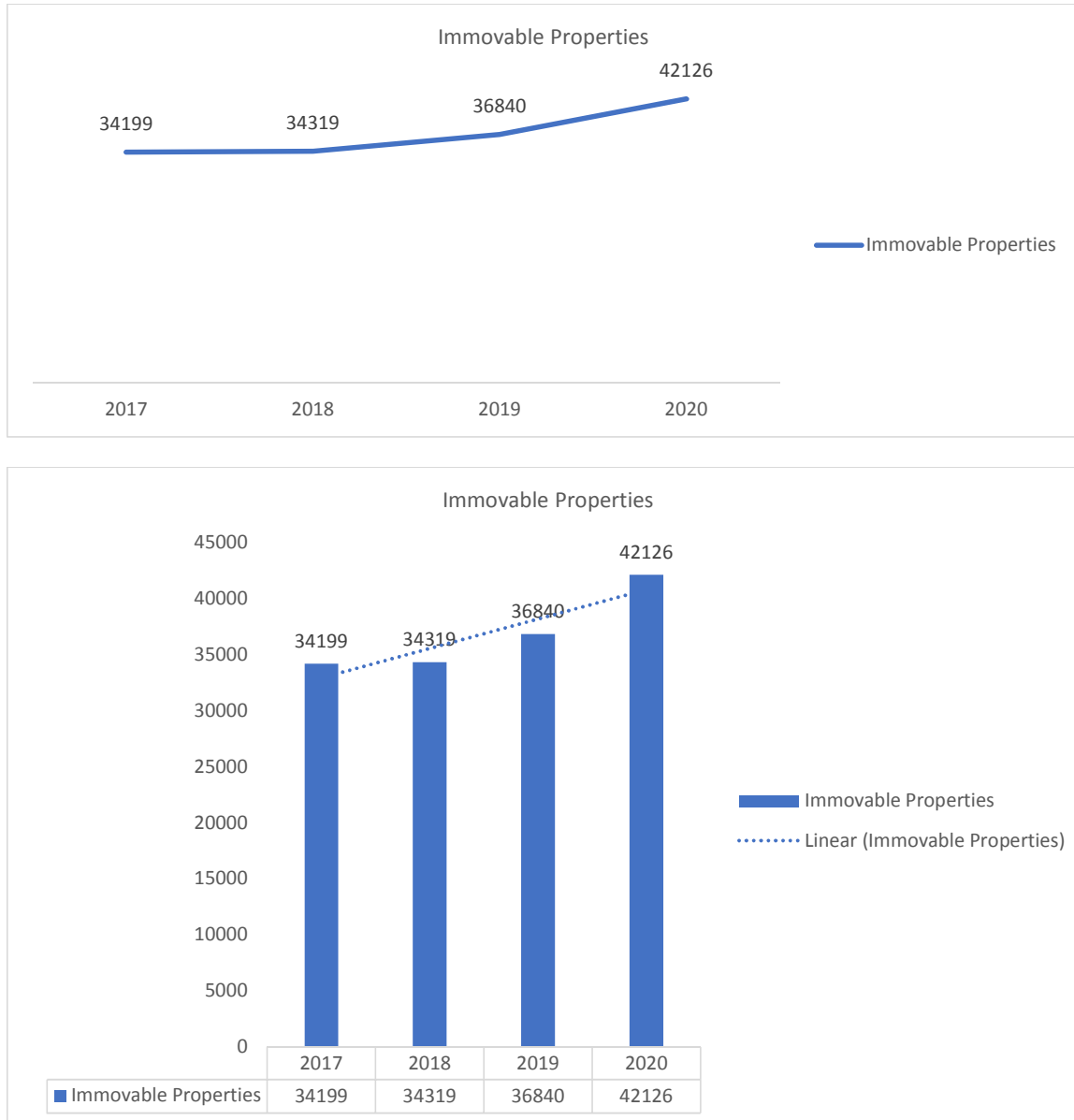


Figure 125. Records of immovable properties of Punjab Waqf Board

These immovable properties include agricultural land, buildings, Chilla, Dargah, house, Madarsa, plot, pond, shop, etc. Table 35 shows the list of immovable properties that are registered in the WAMSI portal. There are no records of movable properties in the registration module on the WAMSI portal.

Table 35. List of immovable properties of Punjab Waqf Board

Immovable Properties	Total
Agricultural Land	894
Building	7
Chilla	8
Dargah or Mazaar or Makbara	893
Darul-Uloom	5
Graveyard	5506
House	3457
Hujra	26
Idgah	238
Imambara or Chauki or Karbala	184
Khankaha	688
Madarsa	64
Maktab	5
Mosque	5978
Musafirkhana or Inn	10
Orchard	2
Plot	1244
Pond (Fishing)	1
School	276
Shop	1596
Takiya	873
Others	892

5.9.1.3 Progress under Annual Return Filing

The annual return filing is also an important component under the QWBTS scheme. There is no entry of the annual return filing of Waqf properties in the Board.

5.9.1.4 Progress under Leasing Module

The leasing module helps in ensuring transparency in the leasing of the Waqf properties. The analysis shows that there are significant updates on the records of the leasing module of the Board from the year 2017 to 2020. In the year 2017, the updated leasing module is 536, and in the year 2020, it is 6404. According to the discussion with the board members, the main problem is the lack of cooperation of Mutawallis and illegal occupation of the Waqf properties in their states (see Figure 126).

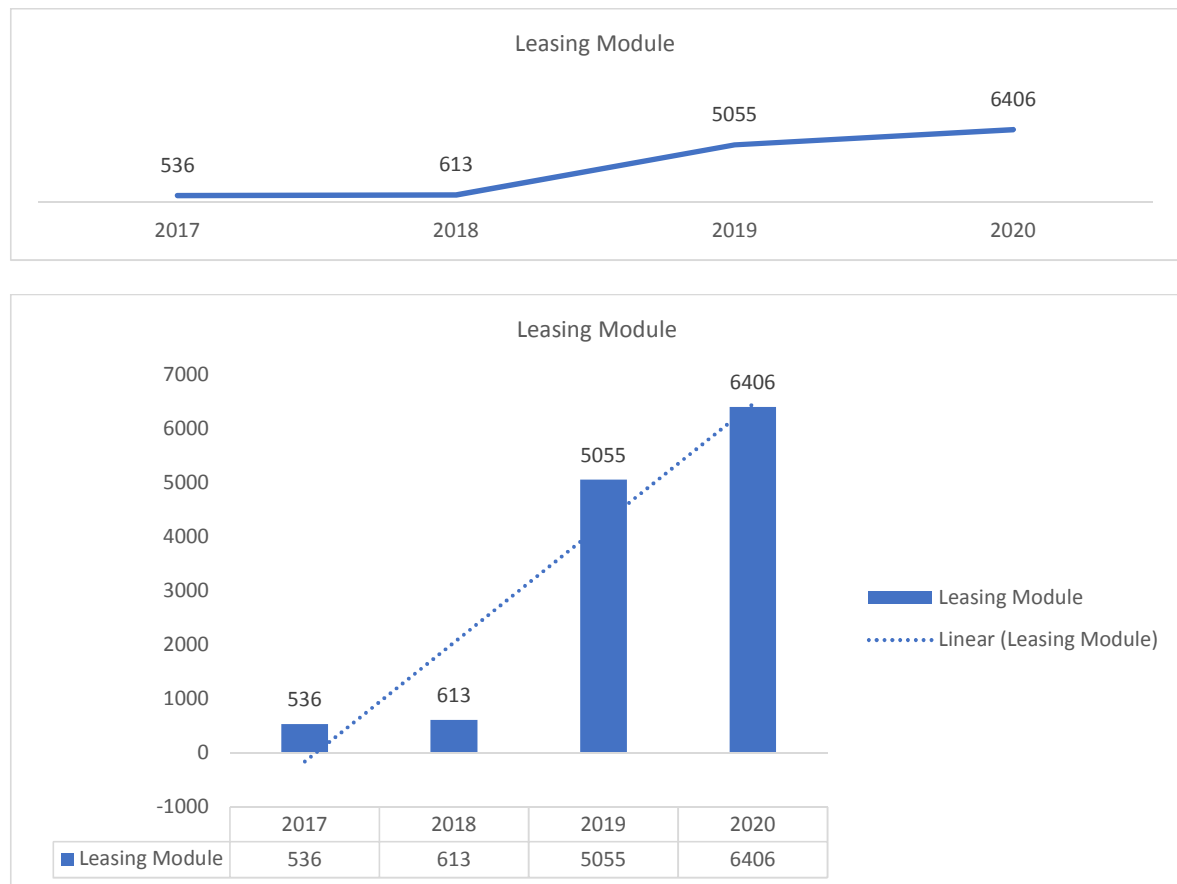


Figure 126. Progress under Leasing Module of Punjab Waqf Board

5.9.1.5 Progress under Litigation Module

The litigation module is one of the most important components of the QWBTS scheme. The litigation module includes records of internal cases (Waqf board) as well as external cases (Hon'ble Courts) in the WAMSI module. According to the analysis, it has been observed that there is no update in the record of litigation of External Cases from 35 cases in 2017. For the internal cases, it can be seen that there has been an increase in the update in the record of Internal cases from 0 in the year 2017 to 505 in 2020 (see Figure 127).

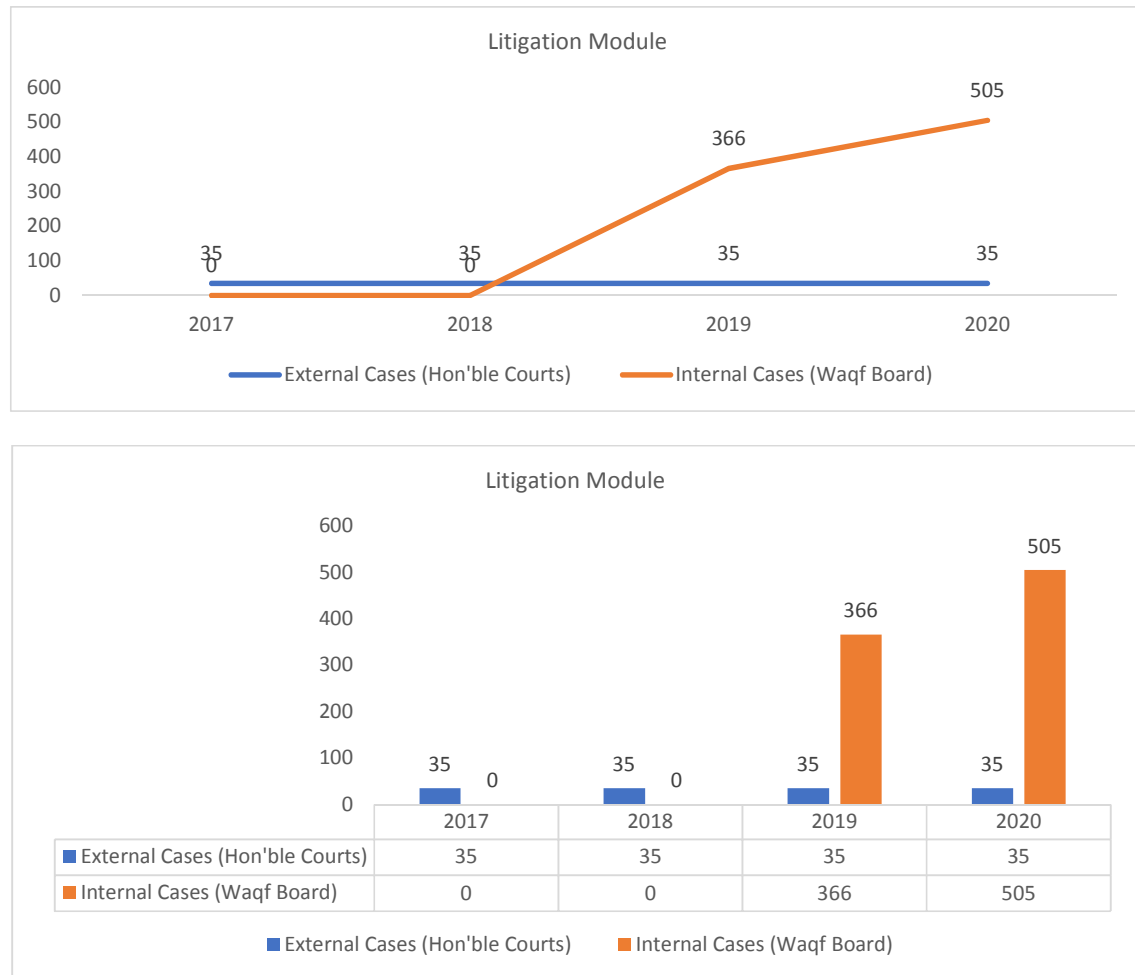


Figure 127. Progress under Litigation Module of Punjab Waqf Board

5.9.1.6 Encroachment and Retrieval of Waqf properties

According to the discussion with the board members, it has been observed that the board has faced several problems related to encroachment in the state. The Board members were able to

only dispose of 85 cases out of 334 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 74% of cases are pending because of the non-availability of legal advisors and external lawyers. Based on the discussion with the Waqf board members, the main reason for losing litigations related to Waqf properties includes lack of cooperation from the local authority, lack of legal expertise, and non-existence of a full-time legal expert with the knowledge of Waqf Act 1995. The Waqf board has requested for a provision to allow the encroacher to be brought under leasing agreement by mutual understanding.

5.9.1.7 Progress in GIS Mapping

In 2017, a total of 3 GPS field surveys were updated in the registration module on the WAMSI portal. From the analysis, it can be seen that there is a significant increase in the data on the GPS field survey from 61 in 2019 to 3681 in 2020. Similarly, a total of 4 Photographs was updated on the WAMSI portal in 2017. From the analysis, it can be seen that there is a significant increase in the data on Photographs from 4 in 2017 to 3688 in 2020 (see Figure 128).

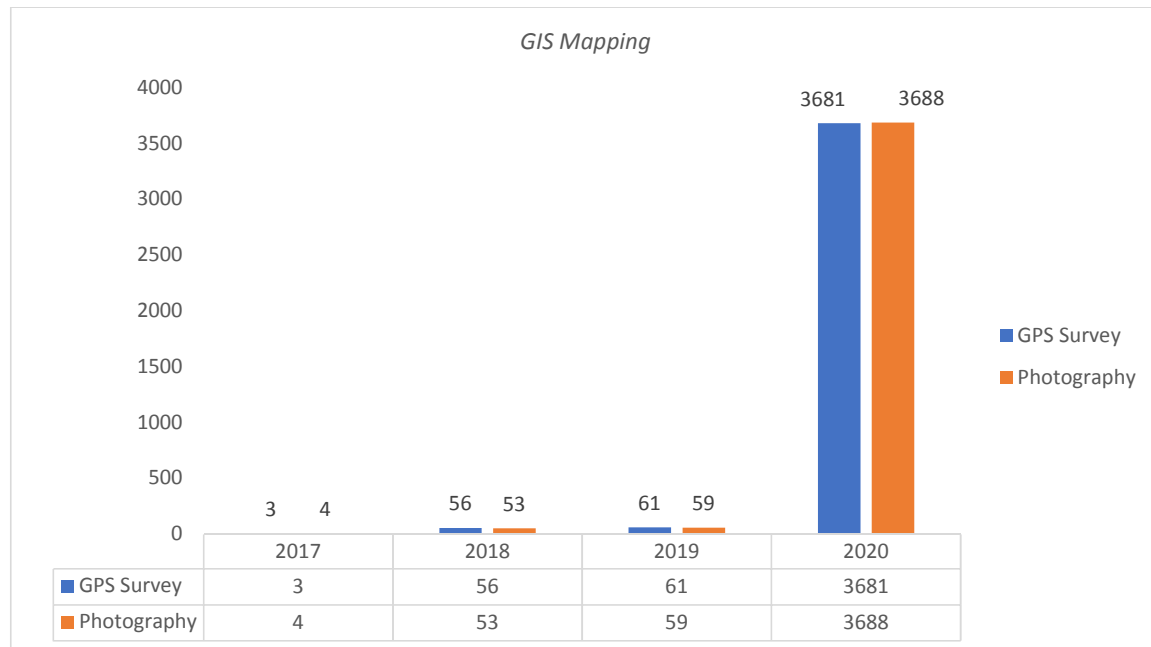


Figure 128. Progress in GIS Mapping of Punjab Waqf Board

5.9.2 Shahari Waqf Sampatti Vikas Yojana

In Punjab, the Waqf properties are directly controlled and managed by SWB. Therefore, no Mutawallis are present in Punjab. The governance mechanism is efficient in the Punjab SWB. The stakeholders are also committed to the development of the SWB. They are currently operating at full capacity. Most of their properties have encroached. They are in negotiation with encroachers come under a lease agreement. Further overall feedback of the scheme is rated positively by Punjab SWB members.

5.10 Assam Board of Waqf

5.10.1 Qaumi Waqf Board Taraqqiati Scheme

5.10.1.1 Progress and Implementation of the Scheme

Table 36. Grant-in-aid provided to the Assam Waqf Board under QWBTS

Year	Amount	Utilization of Funds
2017-18	12,85,000	12,85,000
2018-19	8,10,160	8,10,160
2019-20	7,50,538	2,92,709

*Data provided by SWB

Availability of funds is a very important component for the implementation of the scheme. In 2019, A total of Rs. 7,50,538 grants-in-aid was provided to the Waqf board for the Year 2019-20 under the QWBTS scheme. A total of 100% of funds was used in the financial year 2017-18 and 2018-19. In the year 2019-20, a total of 39% of funds was utilized. Table 36 shows the amount as grant-in-aid provided to the board under the QWBTS from 2017 to 2020 and the utilization of the funds by the board. The Assam Board of Waqf constitutes 844 Mutawallis and 724 Management Committee. A total of 1615 immovable property records were registered in the WAMSI Registration Module under the QWBTS scheme (see Table 37).

Most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme helped them in setting up CCF, a computer and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct regular meetings with Mutawallis. They also agreed that the regular data

entry and updates are done in the WAMSI portal. At present, the board has a total of 4 staff working under the QWBTS scheme, which includes 1 IT personnel, 1 legal personnel, and 2 inspection personnel.

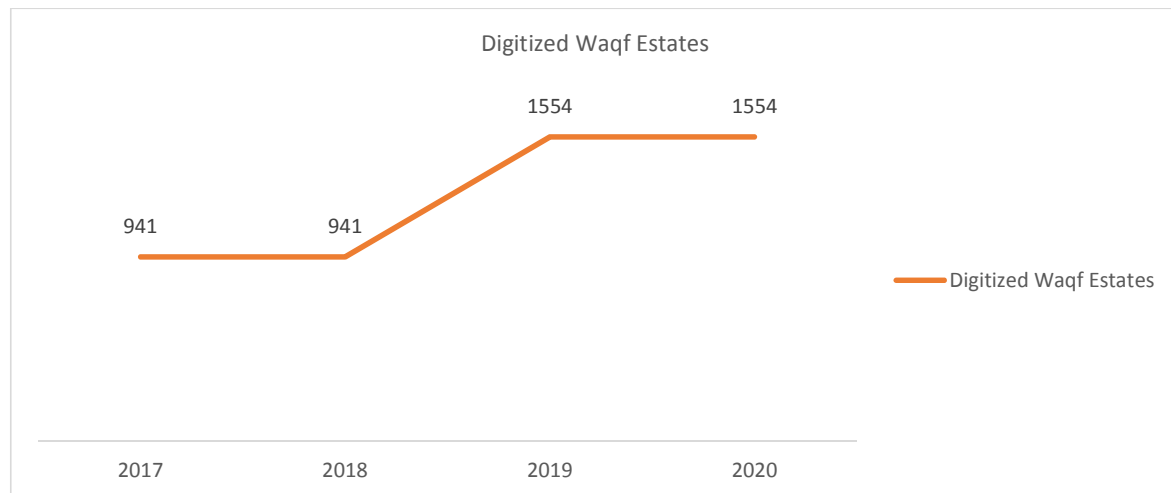
Table 37 shows the WAMSI data entry progress details of the board as of November 2020. A total of 1557 Waqf Estates, 1615 immovable properties, 805 Annual return records, 11 Leasing details records, and 22 Litigation (External) records have been updated in the WAMSI portal.

Table 37. WAMSI Data Entry Progress Details of Assam Waqf Board

Entry Progress	
Waqf Estates	1557
Immovable Properties	1615
Movable Properties	0
Annual Returns Records	805
Leasing Details Records	11
Litigation (External) Records	22
Litigation (Internal) Records	0

5.10.1.2 Registration of Estates and Properties

The Waqf Estate records on the WAMSI registration module has increased from the year 2018 to 2020. In the year 2017 and 2018, a total of 941 Waqf Estate records were updated in the WAMSI portal. As per the latest data in November 2020, a total of 1554 Waqf states were registered on the WAMSI portal (see Figure 129).



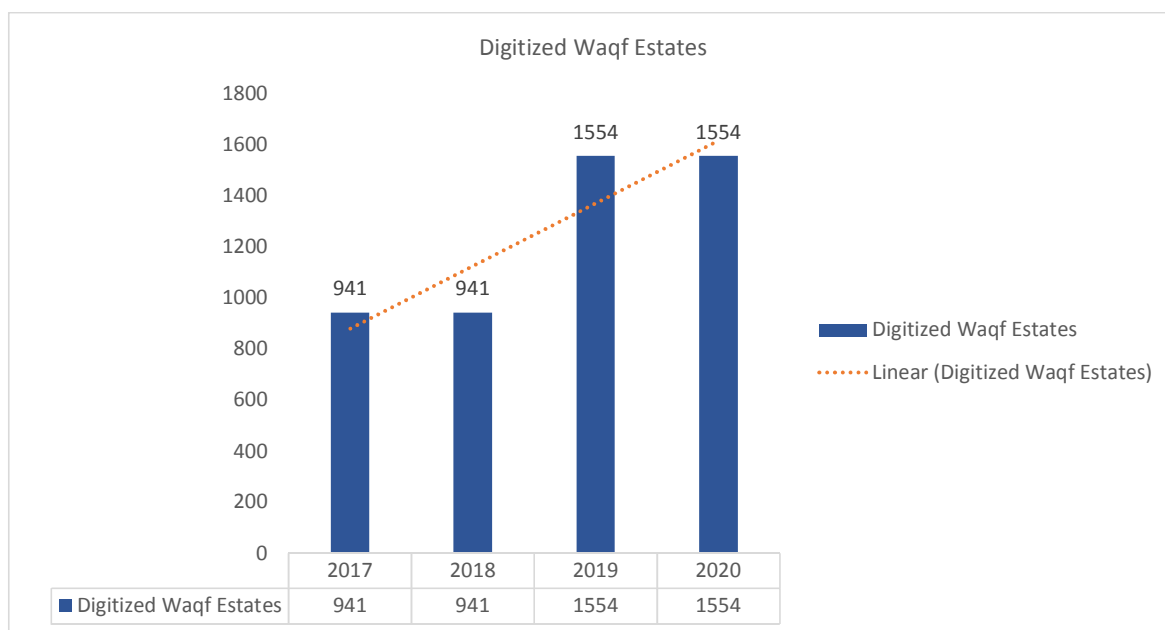
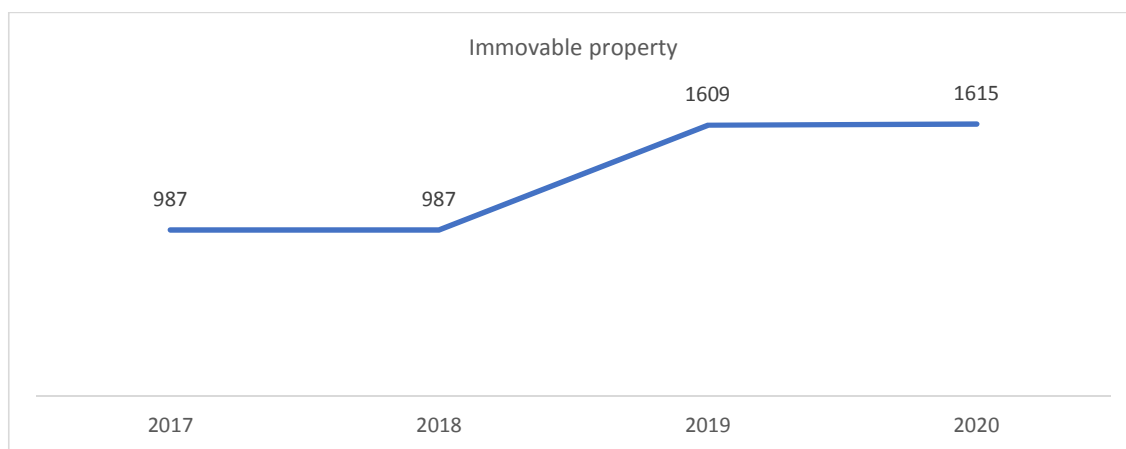


Figure 129. Waqf Estate records on WAMSI registration module of Assam Waqf Board

From the analysis, it is observed that the records of immovable properties on the registration module have increased significantly. In 2017, a total of 987 immovable properties were recorded in the WAMSI portal. The analysis shows an increase in registration of immovable properties in the last 3 years. As of the latest figures in November 2020, a total of 1615 immovable properties are registered in the online system (see Figure 130).



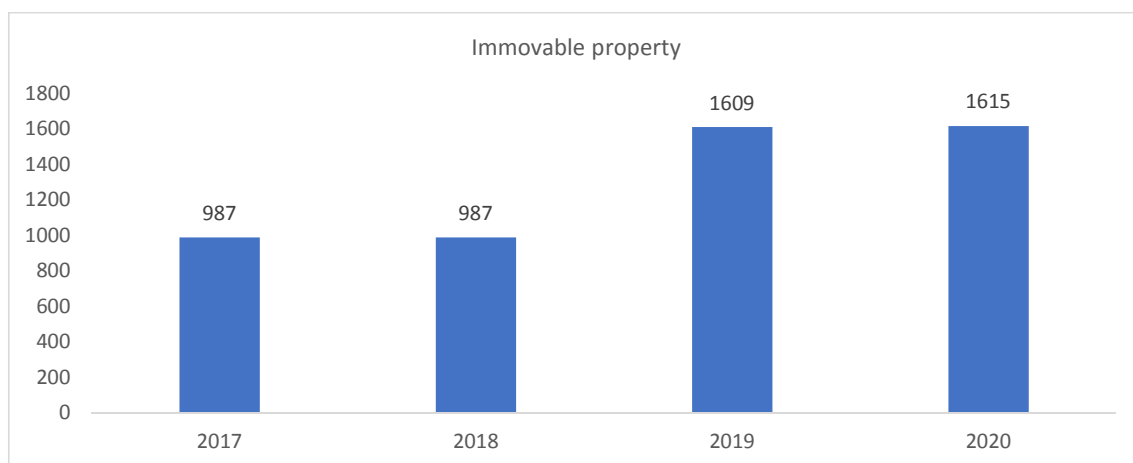


Figure 130. Records of immovable properties of Assam Waqf Board

These immovable properties include agricultural land, buildings, Madarsa, Maktab, Mosque, School, shop, etc. Table 38 shows the list of immovable properties that are registered in the WAMSI portal. No records are available for the movable assets in the WAMSI portal.

Table 38. List of immovable properties of Assam Waqf Board

Immovable Properties	Total
Agricultural Land	2
Building	12
Dargah or Mazaar or Makbara	3
Darul-Uloom	1
Graveyard	10
House	8
Idgah	2
Madarsa	1314
Maktab	98
Mosque	78
Plot	54
Pond (Fishing)	1
School	8
Shop	4
Others	20

5.10.1.3 Progress under Annual Return Filing

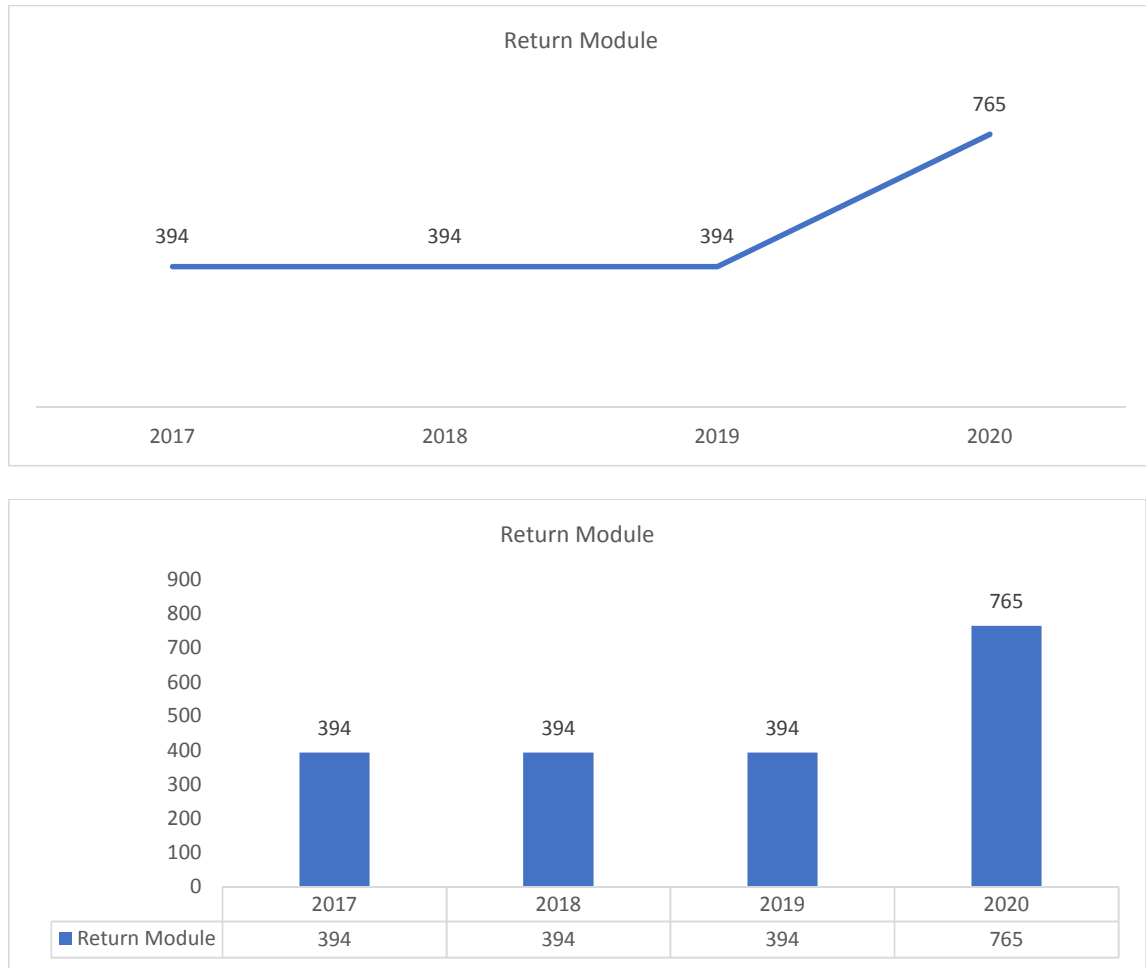


Figure 131. Progress under Annual Return Filing of Assam Waqf Board

As per the analysis, it can be seen that the annual return filing of Waqf properties of the board has increased from 394 to 765 from the year 2017 to 2020. There were no updates done on the annual return module from the year 2017 to 2019 (see Figure 131).

5.10.1.4 Progress under Leasing Module

Figure 132 shows that there are no significant updates on the records of the leasing module of the board after 2017. A total of 11 records on the leasing module was updated in 2017.

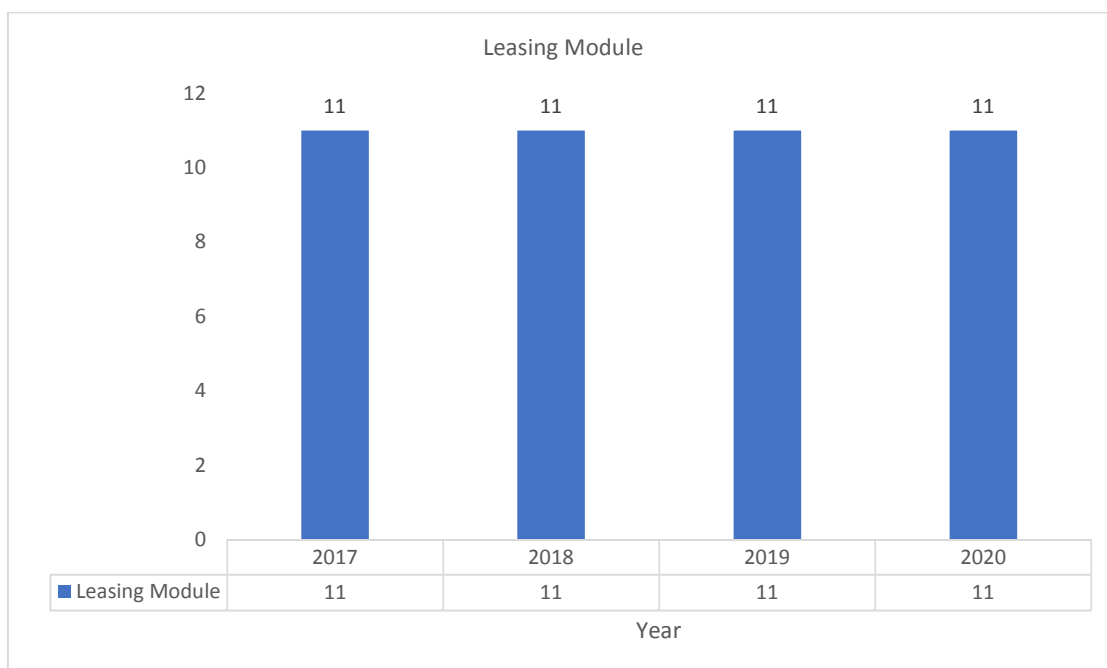
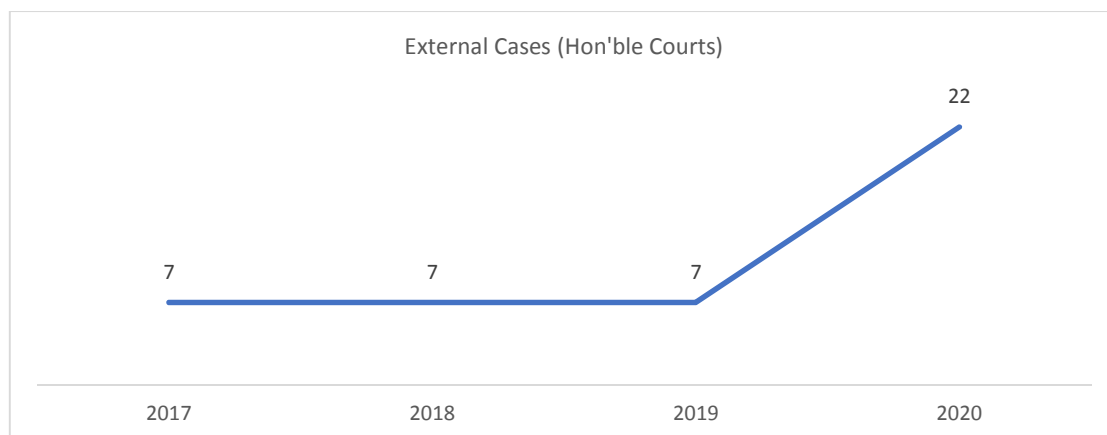


Figure 132. Progress under Leasing Module of Assam Waqf Board

5.10.1.5 Progress under Litigation Module

The litigation module is one of the most important components of the QWBTS scheme. The litigation module includes records of internal cases (Waqf board) as well as external cases (Hon'ble Courts) in the WAMSI module. According to the analysis, it has been observed that there was progress in the record tracking of litigation of external cases from 7 in 2017 to 22 in 2020. From 2017 to 2019, there are no updates in the record of litigation of external cases. A similar trend can be seen in the updates in internal cases from 2017 to 2020 on the WAMSI portal (see Figure 133).



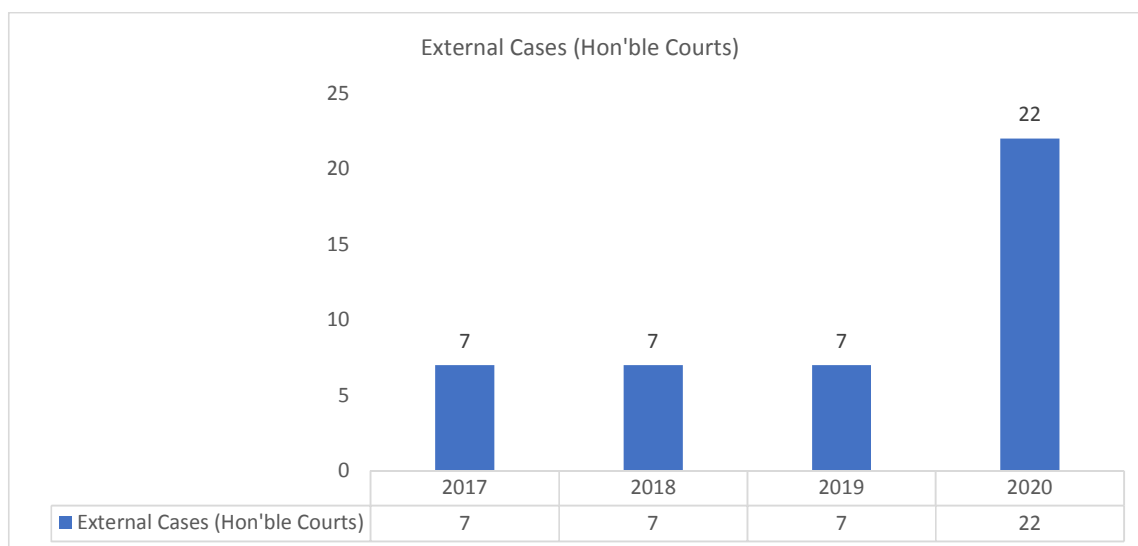
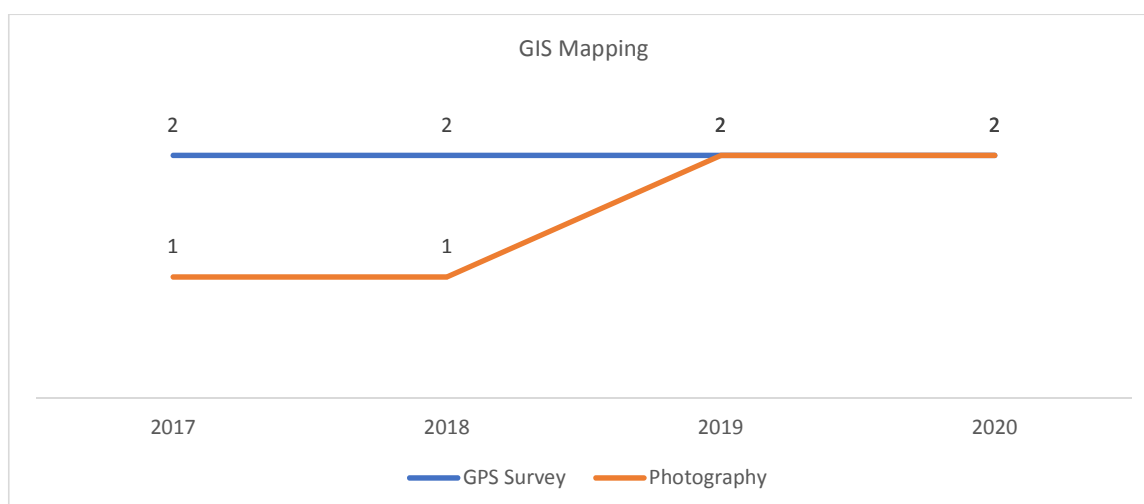


Figure 133. Progress under Litigation Module of Assam Waqf Board

5.10.1.6 Progress in GIS Mapping

Geographical Information System (GIS) mapping is one of the major components of the QWBTS scheme. A total of 2 GPS field surveys have been updated in the registration module on the WAMSI portal. Similarly, only 1 photograph was updated on the WAMSI portal in 2017 (see Figure 134).



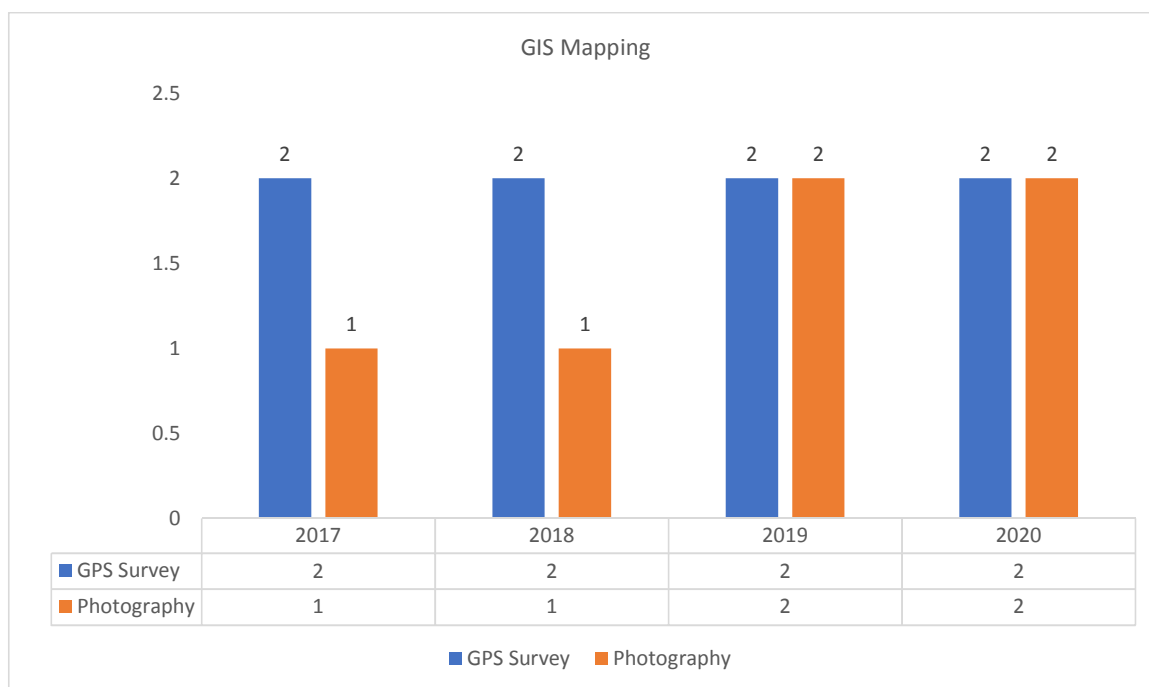


Figure 134. Progress in GIS Mapping of Assam Waqf Board

The board also agreed that the financial assistance provided under the QWBTS is sufficient for GIS mapping, but they have not completed GIS mapping in their state due to COVID-19 and lack of technical staff for the GIS mapping.

5.10.2 Shahari Waqf Sampatti Vikas Yojana

According to the discussion with Assam SWB members, it was highlighted that they had not taken the loan. Their return on investment from commercial properties is medium. Welfare activities are carried on a quarterly basis. In Ramzan month, they help BPL families by providing money for their children's education, food, and other expenditures. From the Mutawallis in Assam, the SWB does not receive the annual return. According to Assam SWB, the governance mechanism is efficient in the Waqf Board. Members of Assam SWB are of the view that the stakeholders are committed to the development of the SWB. Also, the Assam SWB is appropriately using technology for the management of properties under its control. The Scheme has been able to create a few successful commercial properties and benefit society at large. They suggested that SWB must have a full-time CEO with a single department charge to strengthen the SWB.

5.11 Karnataka State Board of Waqf

5.11.1 Qaumi Waqf Board Taraqqiati Scheme

5.11.1.1 Progress and Implementation of the Scheme

The Karnataka State Board of Waqf constitutes 38 Mutawallis and 9662 Management Committee in the state. A total of 54680 immovable property records were registered in the WAMSI Registration Module in November 2020 (see Table 39). A total of Rs. 92,06,148 grants-in-aid was provided to the Waqf board for the Year 2019-20 under the QWBTS scheme. Approximately 89% of the funds were utilized. Table 39 shows the amount as grant-in-aid provided to the board under the QWBTS from 2017 to 2020 and the utilization of the funds by the board.

Table 39. Grant-in-aid provided to the Karnataka State Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	62,58,715	21,90,550
2018-19	93,18,830	37,27,532
2019-20	92,06,148	81,93,471

*Data provided by SWB

According to the survey, most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme helped them in setting up CCF, computers and a broadband connection, and video conferencing facilities on the board. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 4 staff working under the QWBTS scheme, which includes 2 IT personnel and 2 legal personnel.

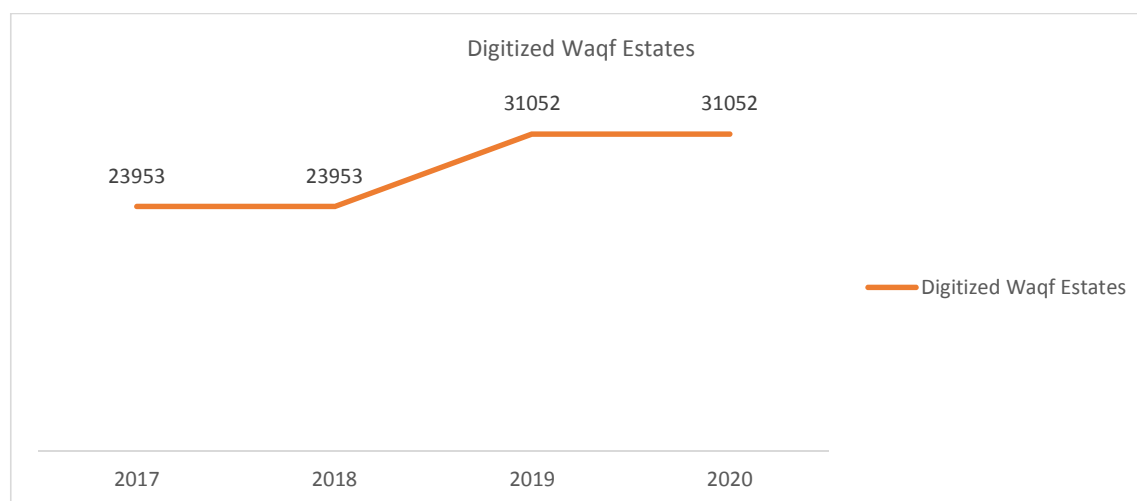
Table 40 shows the WAMSI data entry progress details of the board as of November 2020. A total of 32153 Waqf Estates, 54680 immovable properties, 1801 movable properties, 9157 Annual return records, 3476 Leasing details records, 912 Litigation (External) records, and 1368 Litigation (Internal) records have been updated in the WAMSI portal.

Table 40. WAMSI Data Entry Progress Details of Karnataka Waqf Board

Number of Records	
Waqf Estates	32153
Immovable Properties	54680
Movable Properties	1801
Annual Returns Records	9157
Leasing Details Records	3476
Litigation (External) Records	912
Litigation (Internal) Records	1368

5.11.1.2 Registration of Estates and Properties

Registration of properties is the most important component under the QWBTS scheme, which includes records on the type of Waqf properties, location of the property, description of the property, details of Mutawalli/ Management Committee, etc. The Digitized Waqf Estate records on the WAMSI registration module have increased from 23953 in the year 2017 to 31052 in 2020 (see Figure 135).



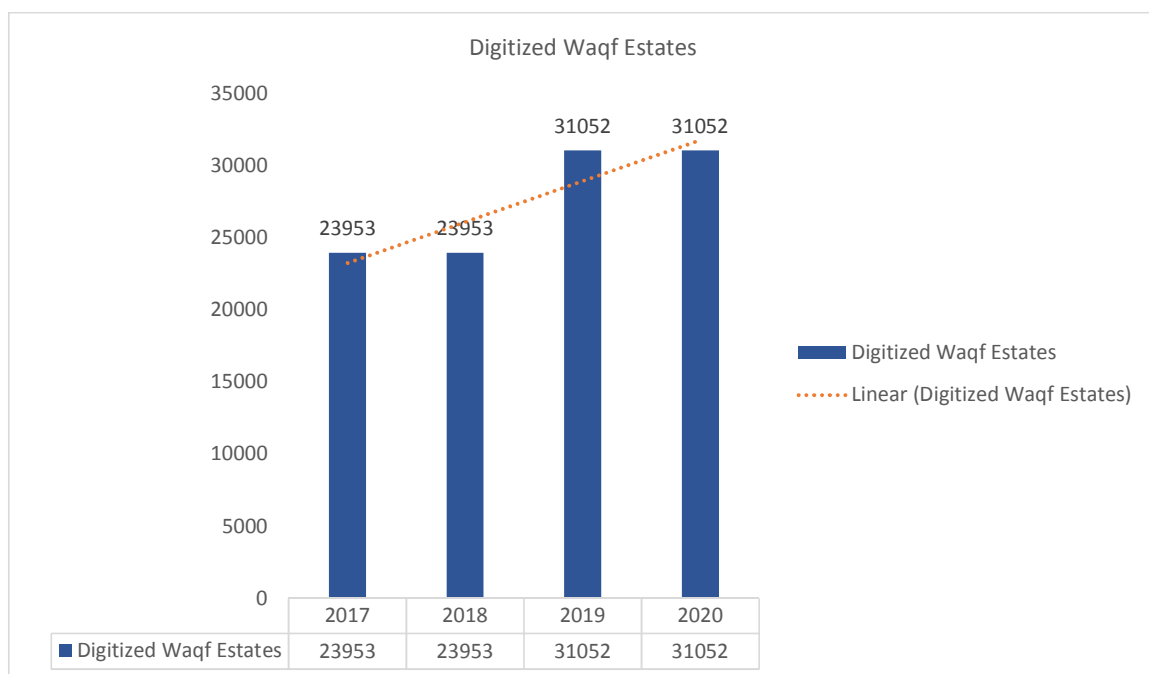
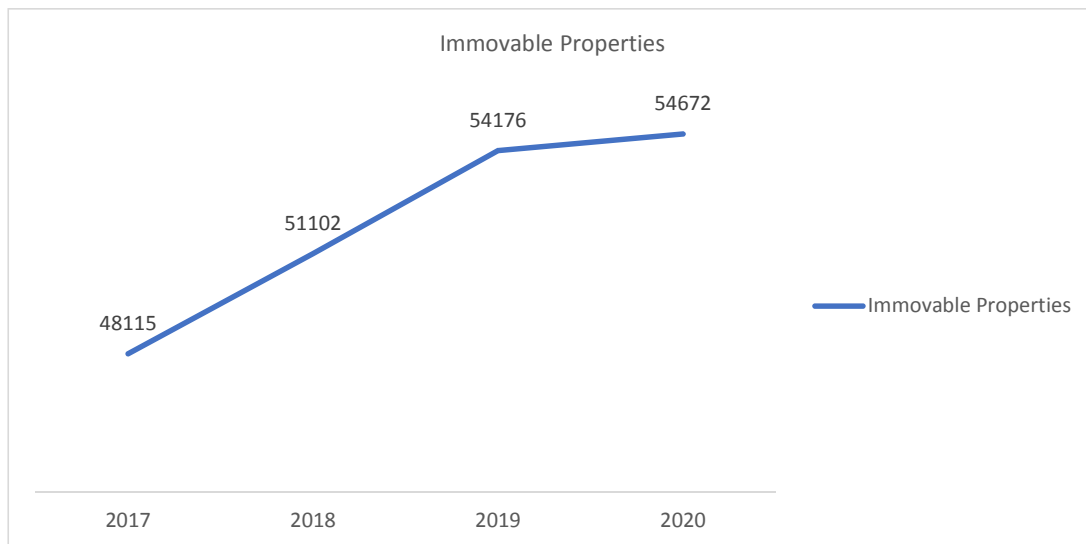


Figure 135. Digitized Waqf Estate records on WAMSI registration module of Karnataka Waqf Board

From the analysis, it is observed that the records of immovable properties on the registration module have increased significantly. In 2017, a total of 48115 immovable properties were recorded in the portal. The analysis shows an increase in registration of immovable properties in the last 3 years. As of the latest figures in November 2020, a total of 54672 immovable properties are registered in the online system (see Figure 136).



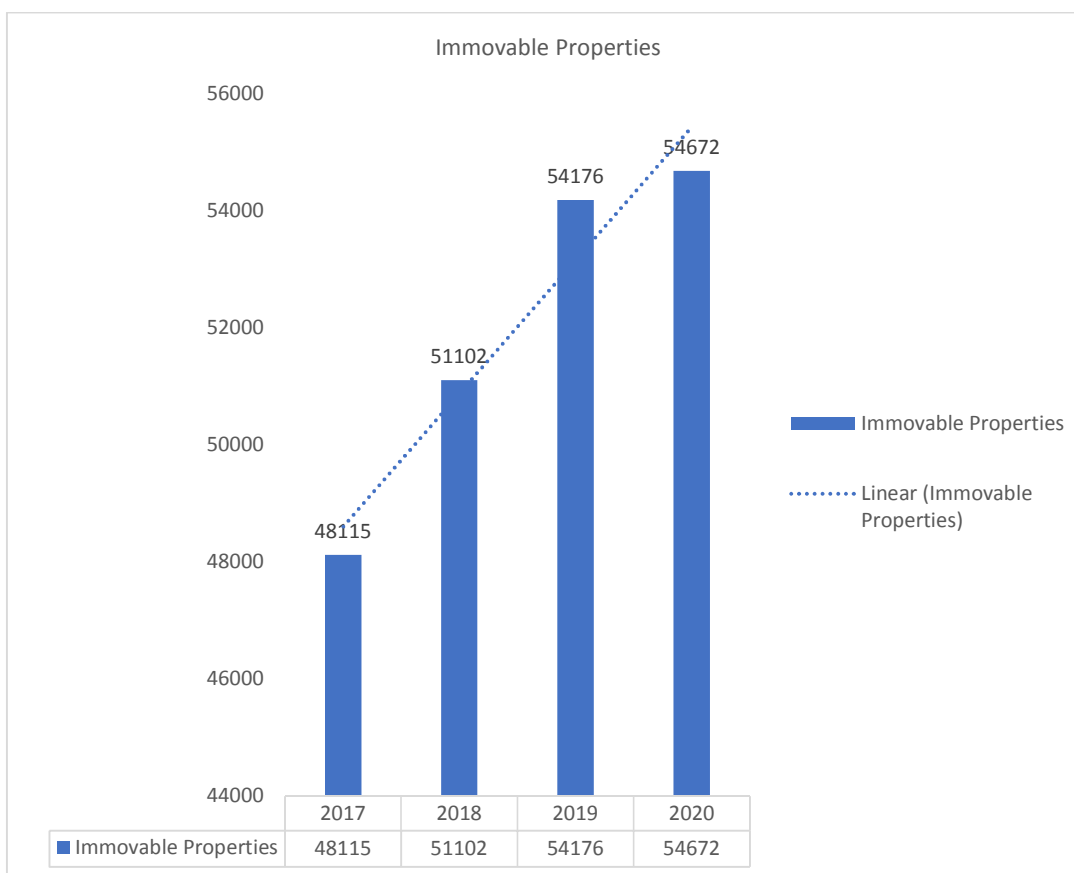


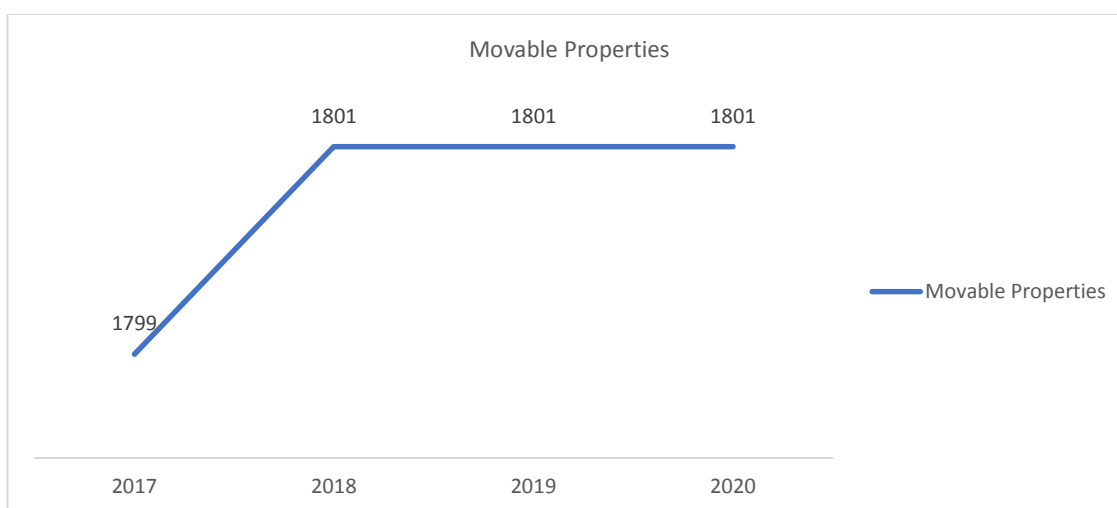
Figure 136. Records of immovable properties of Karnataka Waqf Board

These immovable properties include agricultural land, Ashoorkhana, buildings, Dargah, Darul-Uloom, Madarsa, etc. Table 41 shows the list of immovable properties that are registered in the WAMSI portal.

Table 41. List of immovable properties of Karnataka Waqf Board

Immovable Properties	Total
Agricultural Land	12
Ashoorkhana	5743
Building	229
Chilla	1666
Dargah or Mazaar or Makbara	5877
Darul-Uloom	4

Graveyard	5580
House	216
Idgah	1430
Imambara or Chauki or Karbala	12
Khankaha	22
Madarsa	724
Maktab	2
Mosque	17752
Musafirkhana or Inn	61
Plot	7116
Pond (Fishing)	2
School	187
Shop	3169
Takiya	360
Others	6366



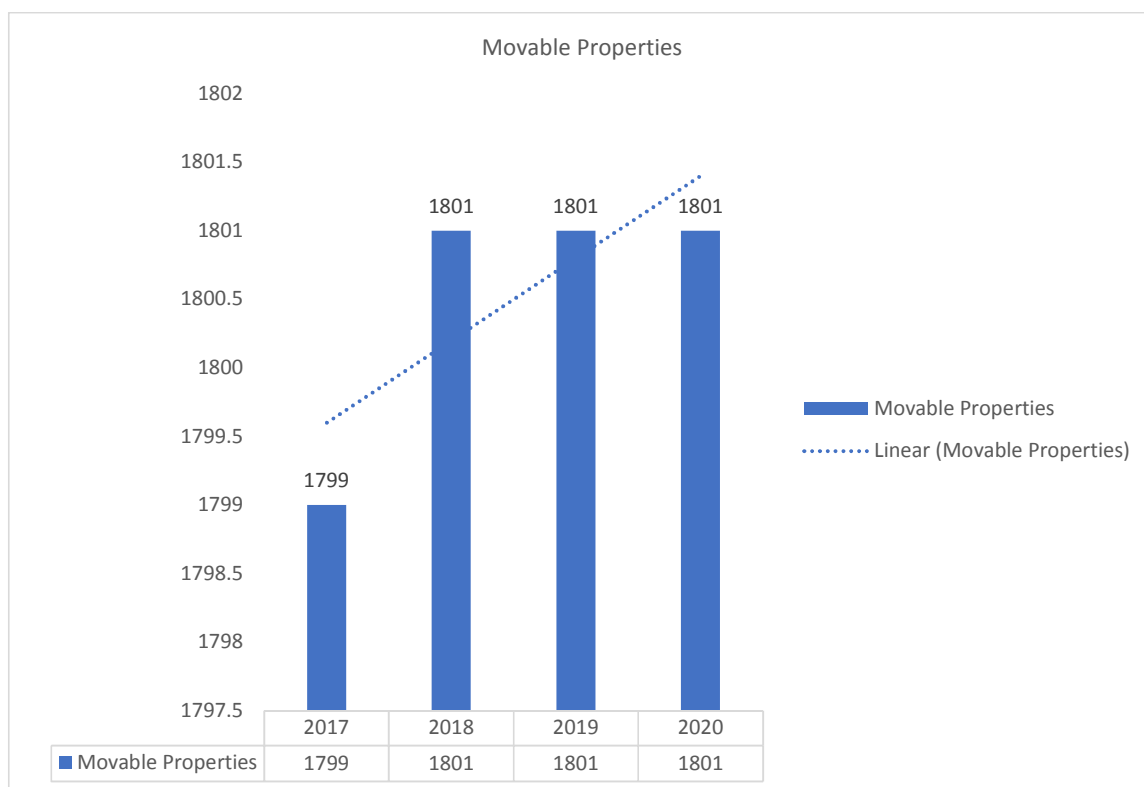


Figure 137. Records of movable assets on WAMSI portal of Karnataka Waqf Board

According to the analysis, it can be seen that a total of 1801 movable assets are registered in the WAMSI portal. This figure shows the trend of registration of movable properties of the Waqf board from the year 2017 to 2020 (see Figure 137).

5.11.1.3 Progress under Annual Return Filing

The annual return filing is also an important component under the QWBTS scheme. As per the analysis, it can be seen that the annual return filing of Waqf properties in the board has increased from 54 to 9157 from the year 2017 to 2018, while there is no update on the annual return module from the year 2018 to 2020 (see Figure 138).

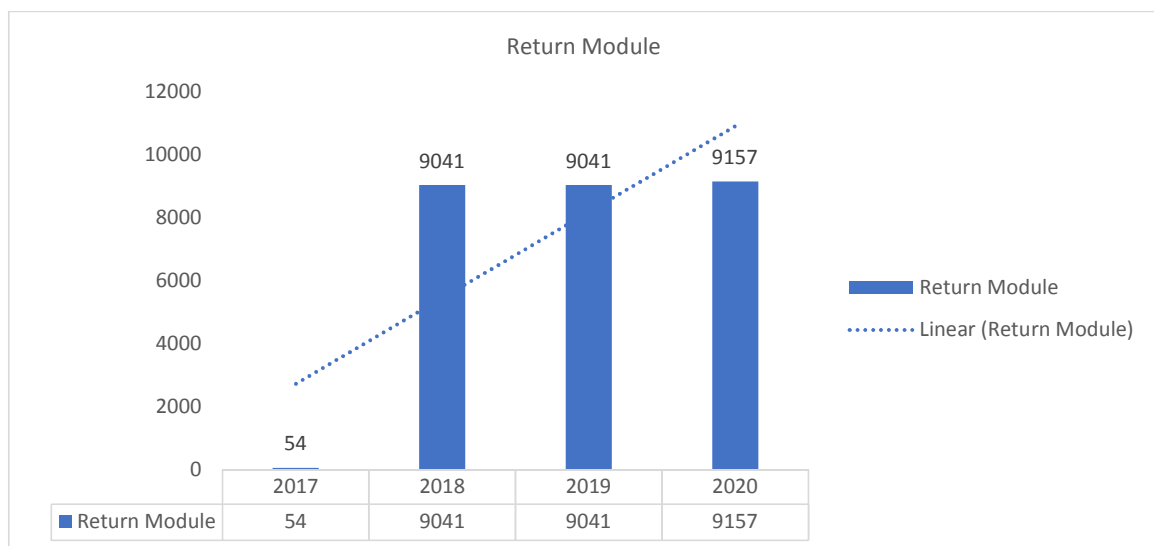
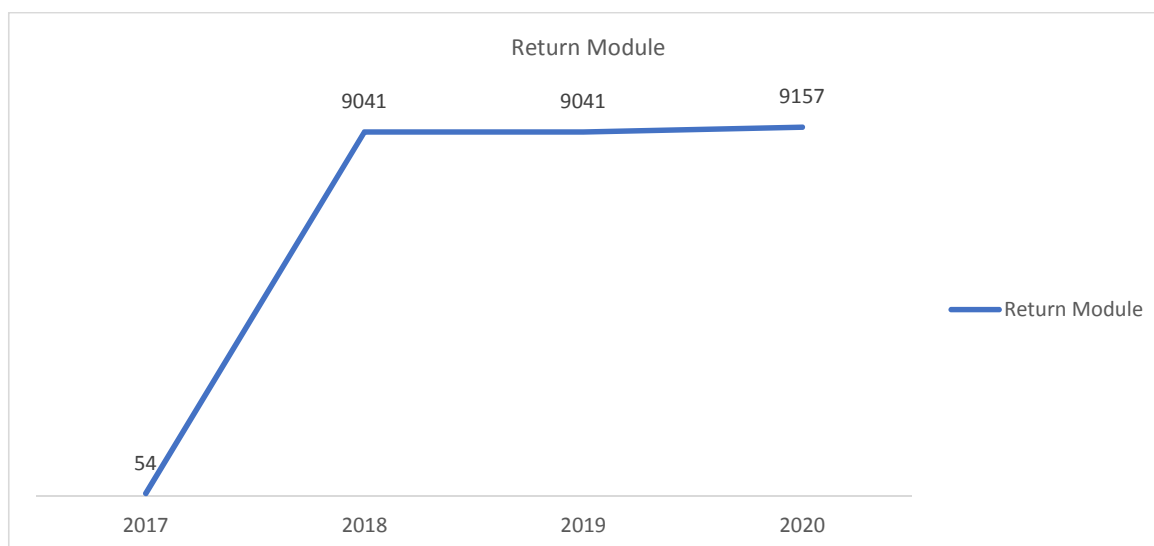


Figure 138. Progress under Annual Return Filing of Karnataka Waqf Board

5.11.1.4 Progress under Leasing Module

The analysis shows that there are significant updates on the records of the leasing module of the Board from the year 2017 to 2020. In the year 2018, the updated leasing module is 3163, and in the year 2020, it is 3476 (see Figure 139).

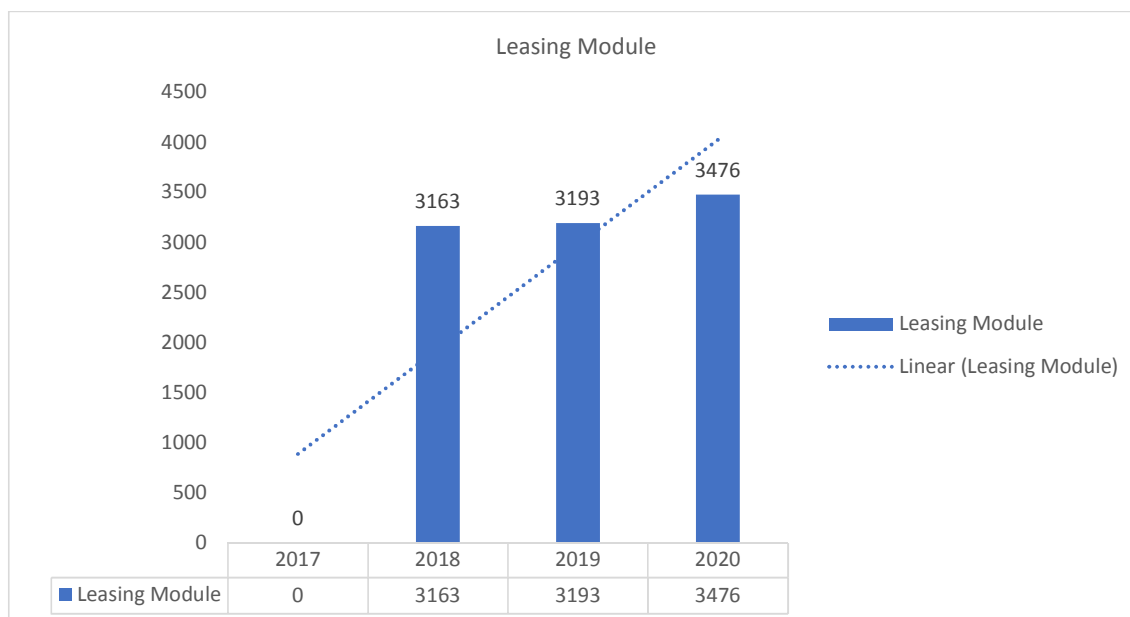
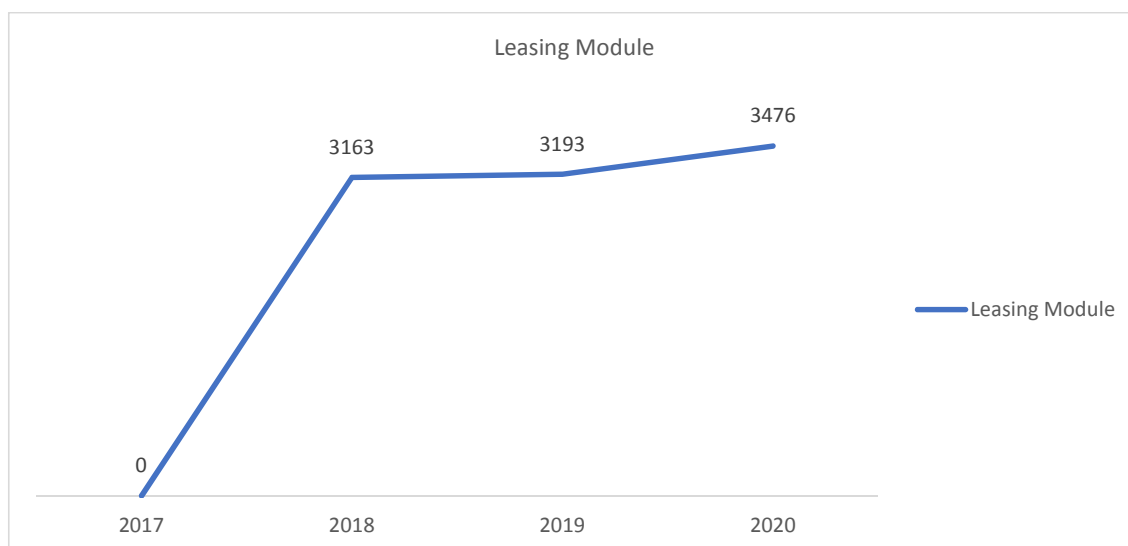


Figure 139. Progress under Leasing Module of Karnataka Waqf Board

5.11.1.5 Progress under Litigation Module

According to the analysis, it has been observed that there was progress in the record tracking of litigation of external cases from 4 in 2017 to 911 in 2020. For the internal cases, there is an increase in the records of internal cases from 4 in 2017 to 1368 in 2020 (see Figure 140).

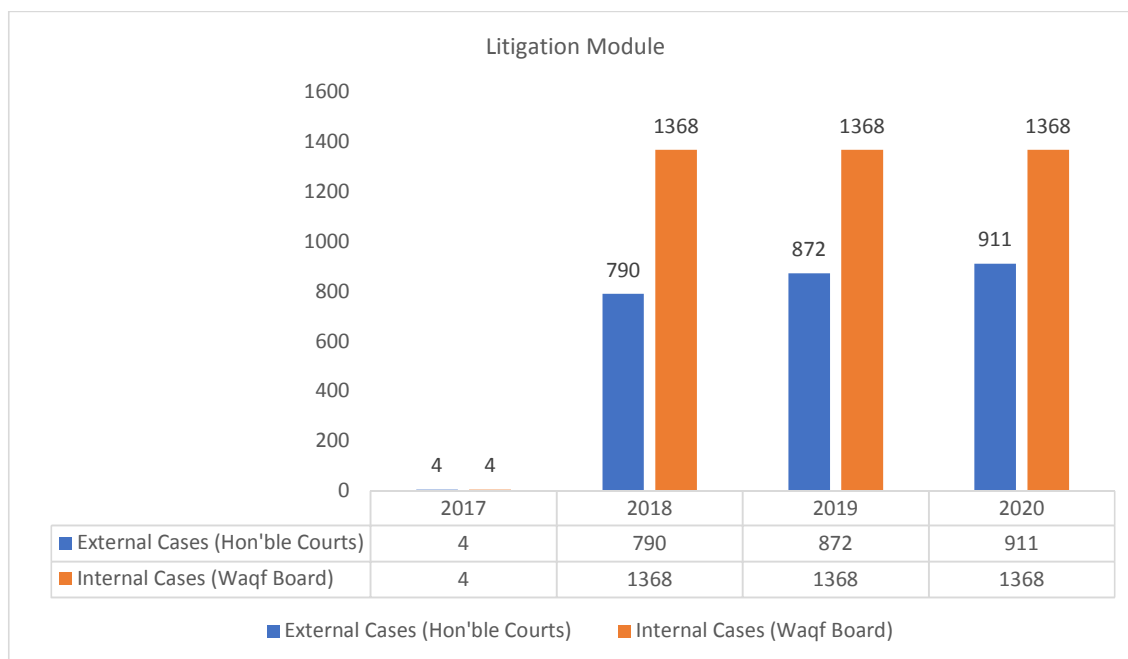
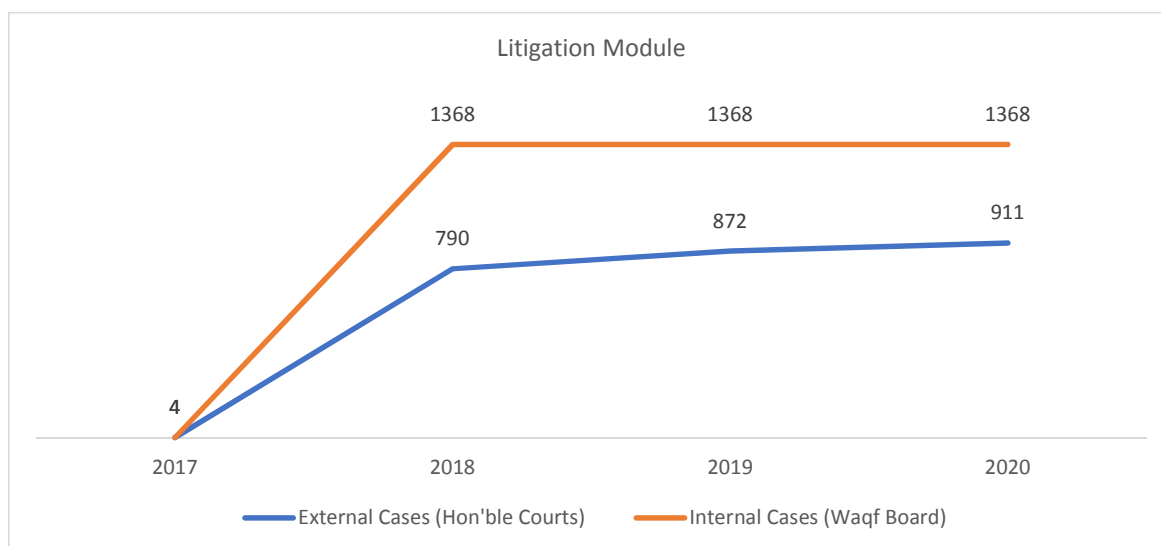


Figure 140. Progress under Litigation Module of Karnataka Waqf Board

5.11.1.6 Encroachment and Retrieval of Waqf properties

The board has faced a greater number of encroachments in the state. The members of the board said that a total of 2261 lawsuits are filed against the encroachment of Waqf properties under their jurisdiction. Based on the discussion with the Waqf board members, the main reason for losing litigations related to Waqf properties include lack of cooperation from the local authority, lack of legal expertise, and non-existence of full-time legal experts with the

knowledge of Waqf Act 1995. The Waqf board has requested for a provision to allow the encroacher to be brought under leasing agreement by mutual understanding.

5.11.1.7 Progress in GIS Mapping

A total of 14403 GPS field surveys have been updated in the registration module on WAMSI portal. Similarly, a total of 14364 Photography records were updated on the WAMSI portal as of November 2020 (see Figure 141).

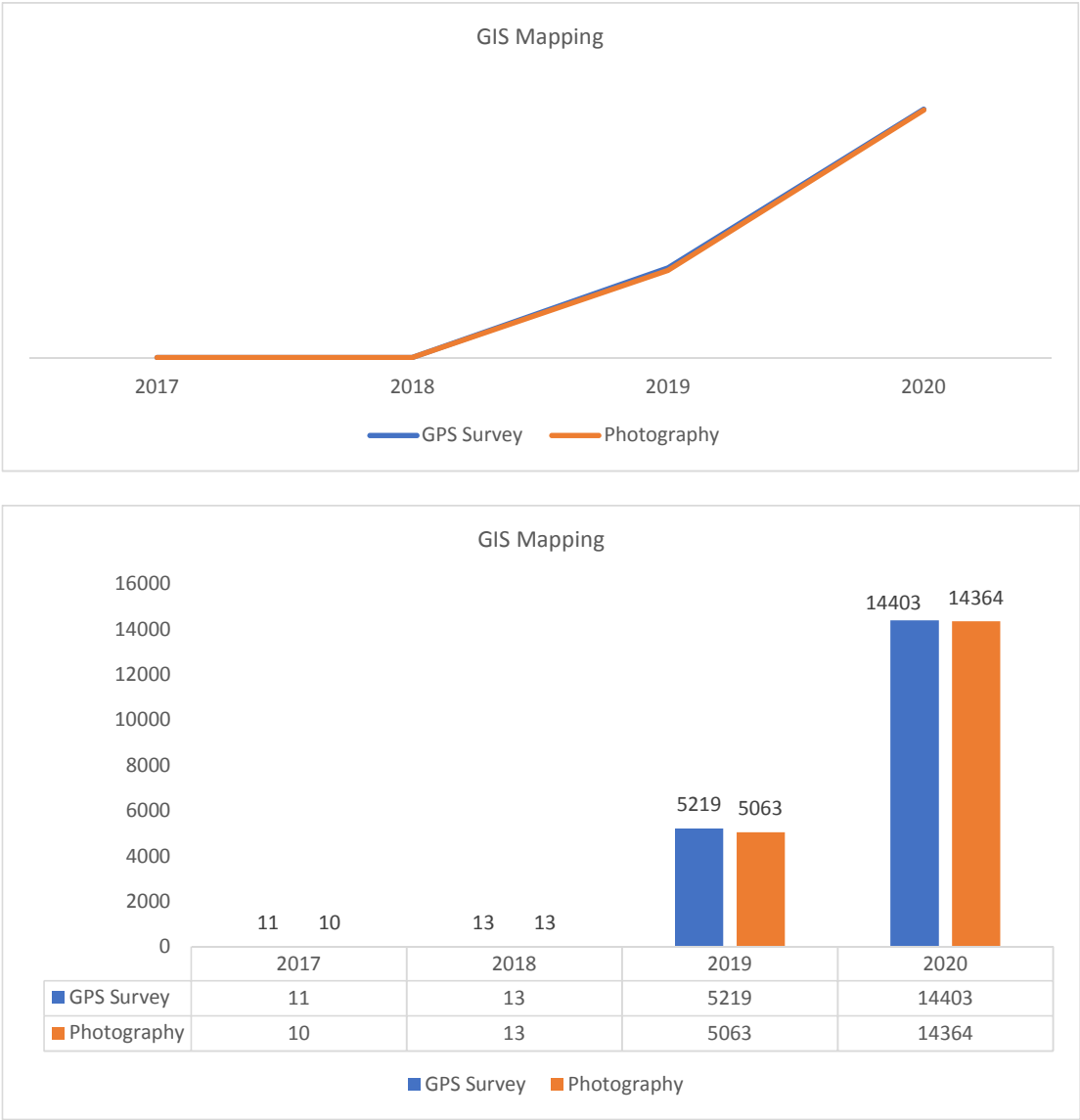


Figure 141. Progress in GIS Mapping of Karnataka Waqf Board

5.11.2 Shahari Waqf Sampatti Vikas Yojana

According to the discussion with Karnataka SWB members, it was highlighted that the board commercial Waqf property from which medium returns are generated. The community welfare activities are conducted with the amount generated. They get the annual return from Mutawallis on a timely basis. The governance mechanism is not efficient in the Karnataka SWB because of the unavailability of staff. Also, the SWB is not currently operating at its full capacity. However, the stakeholders are committed to the development of the SWB. The Scheme has been able to create a few successful commercial properties, and it also impacts employment generation and benefiting society at large. They suggested increasing the funding limit under this scheme.

5.12 Maharashtra State Board of Waqf

5.12.1 Qaumi Waqf Board Taraqqiati Scheme

5.12.1.1 Progress and Implementation of the Scheme

Table 42 Grant-in-aid provided to the Maharashtra Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	-	-
2018-19	-	-
2019-20	13,04,000	3,94,981

*Data provided by SWB

The Maharashtra State Board of Waqf constitutes 5414 Mutawallis and 13538 Management Committee in the state. In the year 2019-20, Rs. 13,04,000 grants-in-aid was provided to the board under the QWBTS scheme. Approximately 30.29% of the funds were utilized. Table 42 shows the amount as grant-in-aid provided to the board under the QWBTS from 2017 to 2020 and the utilization of the funds by the board.

A total of 29903 immovable property records were registered in the WAMSI Registration Module in November 2020 (see Table 43).

Most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme helped them in setting up CCF, a computer and a broadband connection, and video conferencing facilities on the board. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 3 staff working under the QWBTS scheme, which includes 1 IT personnel, 1 legal personnel, and 1 inspection personnel.

Table 43 shows the WAMSI data entry progress details of the board as of November 2020. A total of 10852 Waqf Estates, 29903 immovable properties, 131 movable properties, 6354 Annual return records, 9 Leasing details records, and 146 Litigation (External) records have been updated in the WAMSI portal.

Table 43. WAMSI Data Entry Progress Details of Maharashtra Waqf Board

Properties Detail	
Waqf Estates	10852
Immovable Properties	29903
Movable Properties	131
Annual Returns Records	6354
Leasing Details Records	9
Litigation (External) Records	146
Litigation (Internal) Records	0

5.12.1.2 Registration of Estates and Properties

The Waqf Estate records on the WAMSI registration module has increased from the year 2017 to 2020. In the year 2017 and 2018, a total of 7910 Waqf Estate records were recorded in the WAMSI portal. As per the latest data in November 2020, a total of 9387 Waqf states were registered (see Figure 142).

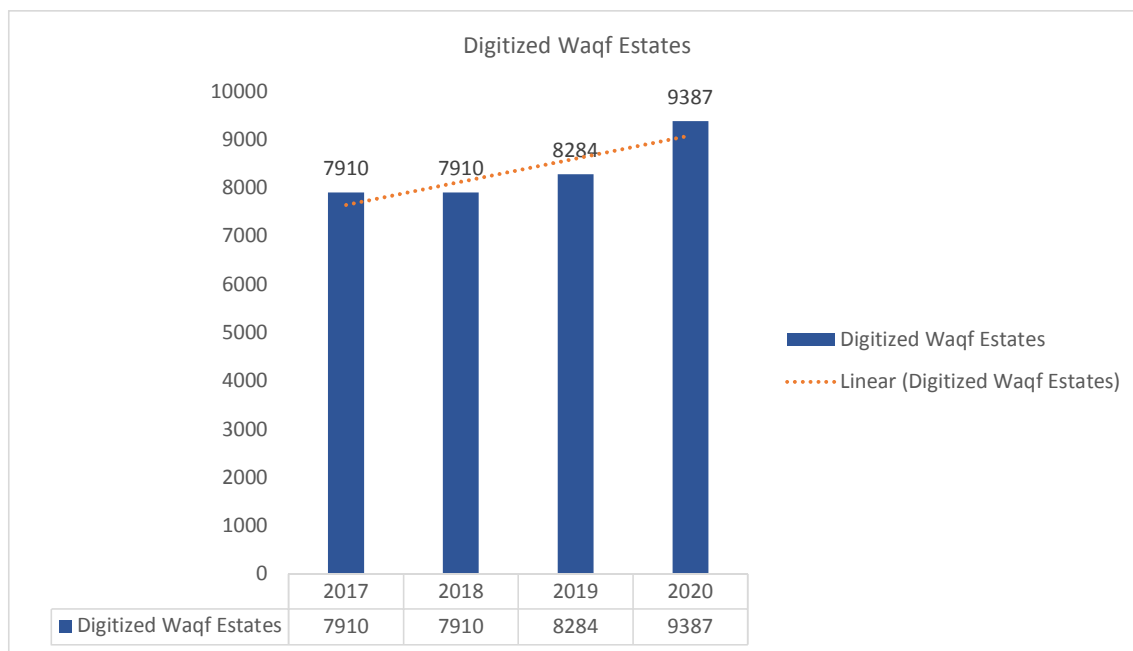
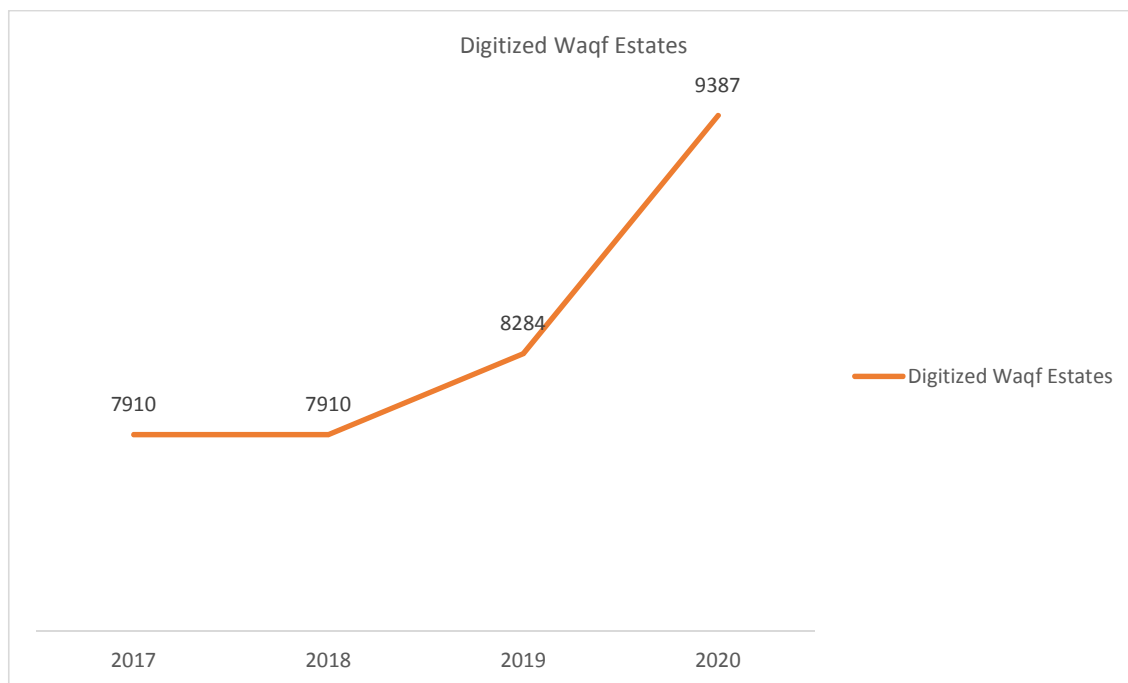


Figure 142. Waqf Estate records on WAMSI registration module

Figure 143 highlights that the records of the immovable properties on the registration module have increased significantly. In 2017, a total of 20641 immovable properties were recorded in the WAMSI portal. The analysis shows an increase in registration of immovable properties. As

of the latest figures in November 2020, a total of 29835 immovable properties are registered in the WAMSI portal (see Figure 143).

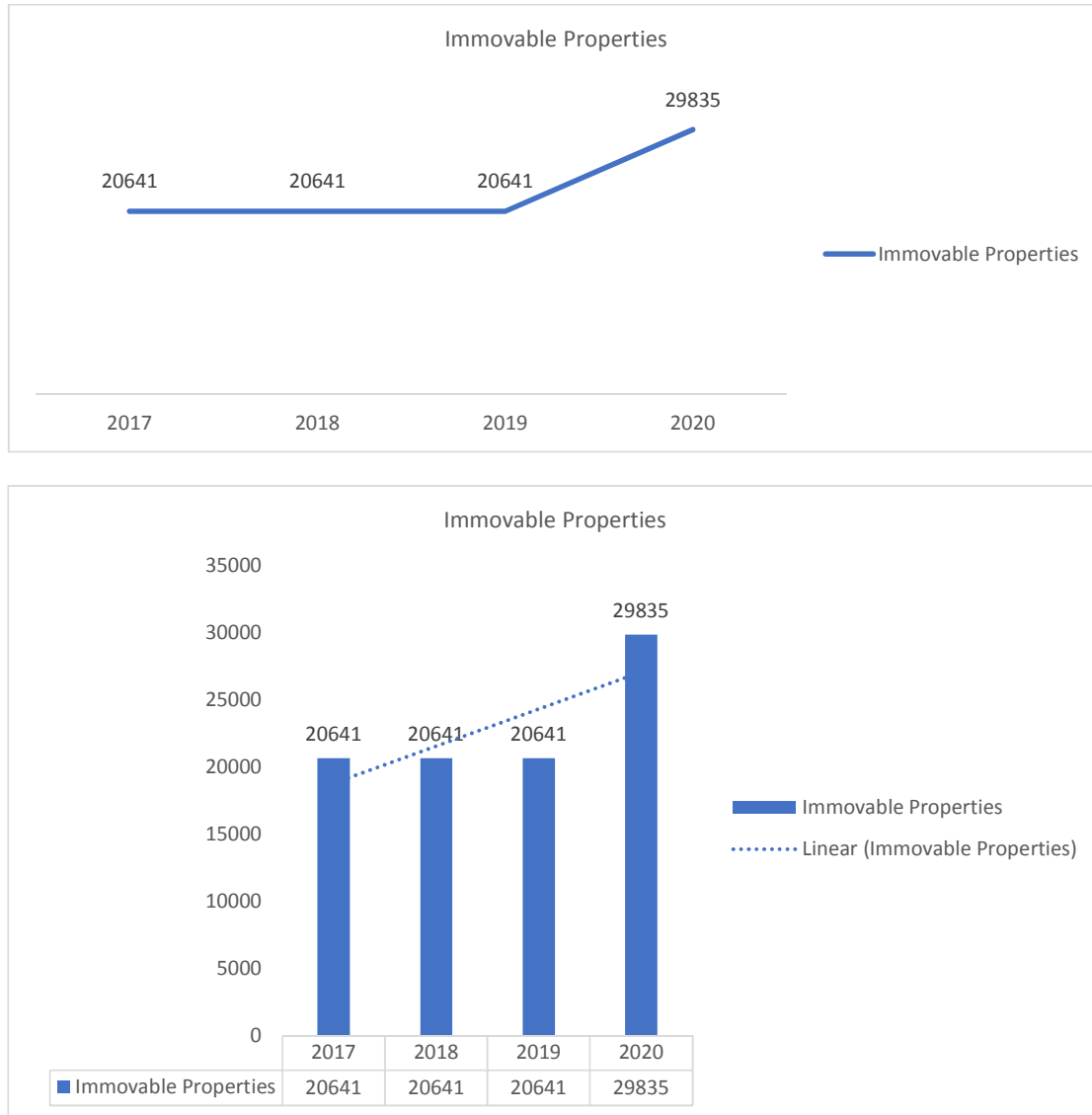


Figure 143. Records of the immovable properties on WAMSI Portal of Maharashtra Waqf Board

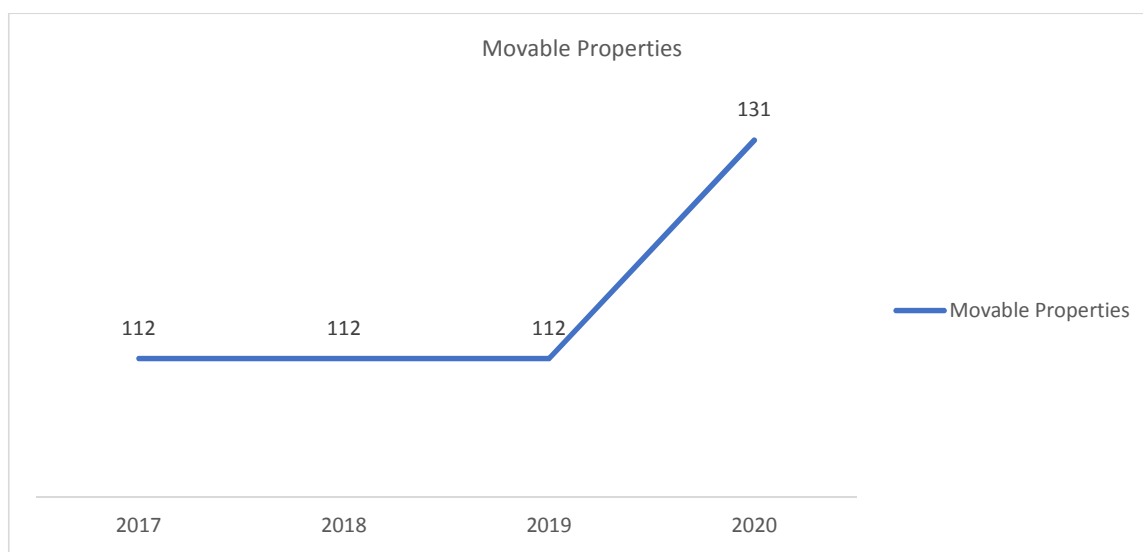
These immovable properties include agricultural land, buildings, pond, house, Madarsa, etc. Table 44 shows the list of immovable properties that are registered in the WAMSI portal.

Table 44. List of immovable properties of Maharashtra Waqf Board

Immovable Properties	Total
Agricultural Land	9437
Ashoorkhana	260
Building	189

Chilla	226
Dargah or Mazaar or Makbara	2015
Darul-Uloom	60
Graveyard	1500
House	3022
Hujra	82
Idgah	265
Imambara or Chauki or Karbala	25
Khankaha	30
Madarsa	904
Maktab	14
Mosque	6436
Musafirkhana or Inn	15
Orchard	5
Plot	2039
Pond (Fishing)	4
School	73
Shop	2105
Takiya	87
Others	1109

Figure 144 shows that 131 movable assets are registered in the WAMSI portal. This figure shows the trend of records of movable properties of the board from the year 2017 to 2020. From the analysis, it can be seen that there is no significant increase in the entry of records of movable properties in the WAMSI portal (see Figure 144).



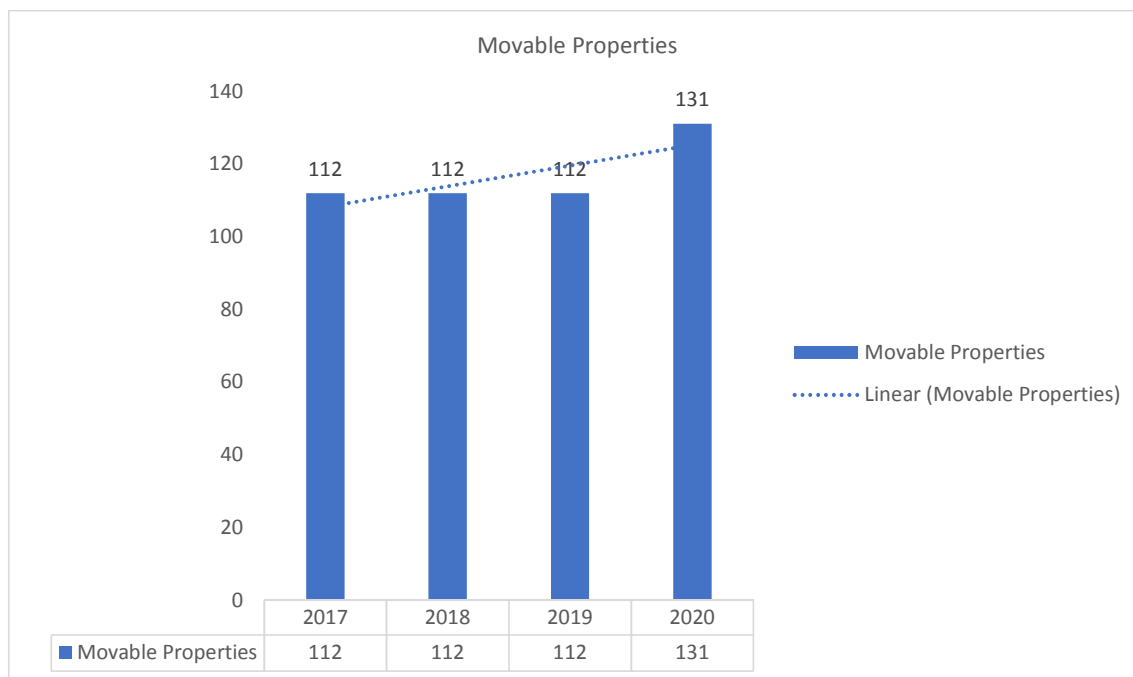
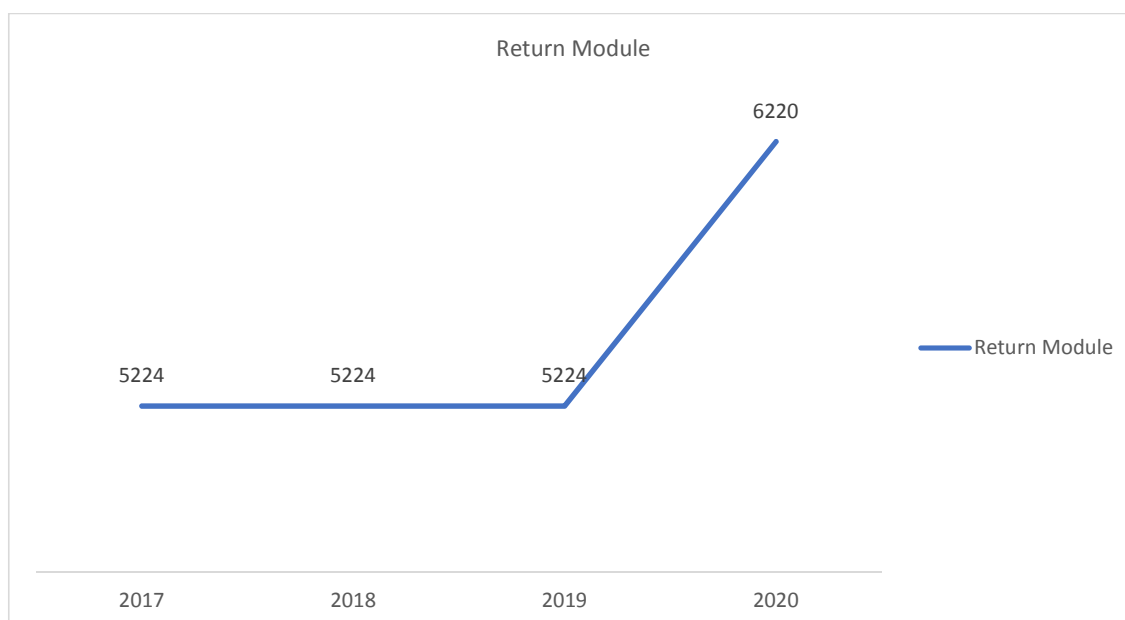


Figure 144. Records of movable properties of Maharashtra Waqf Board

5.12.1.3 Progress under Annual Return Filing

Figure 145 shows that the annual return filing of Waqf properties in the Waqf board has increased from 5224 to 6220 from the year 2017 to 2020.



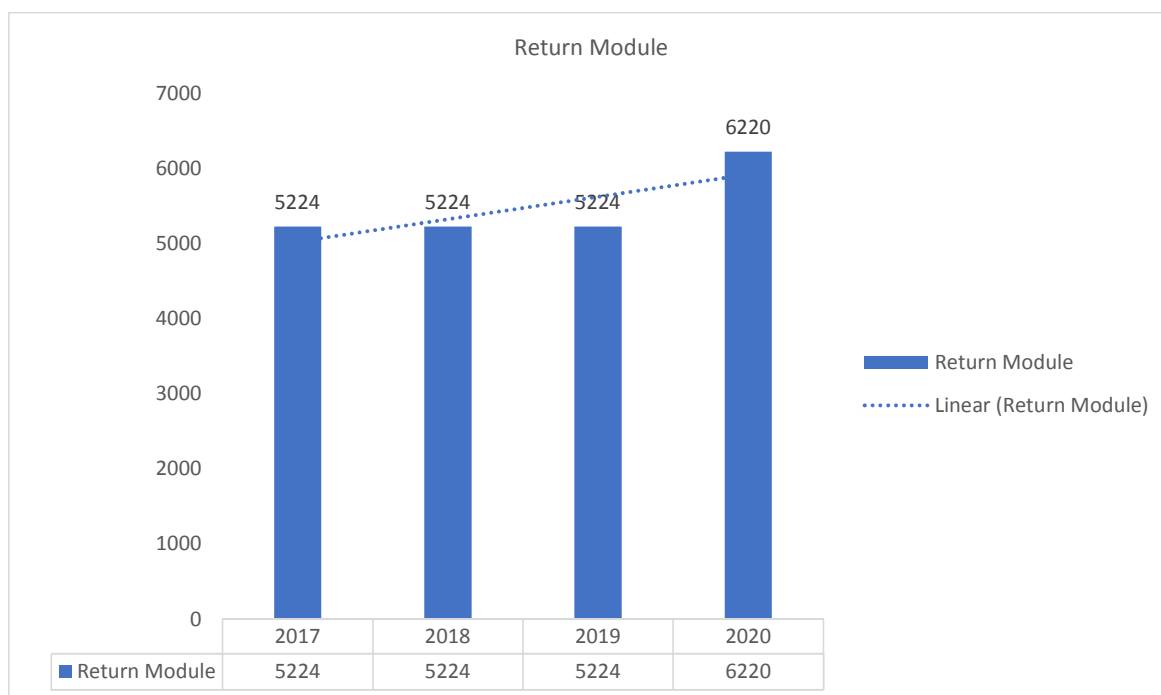
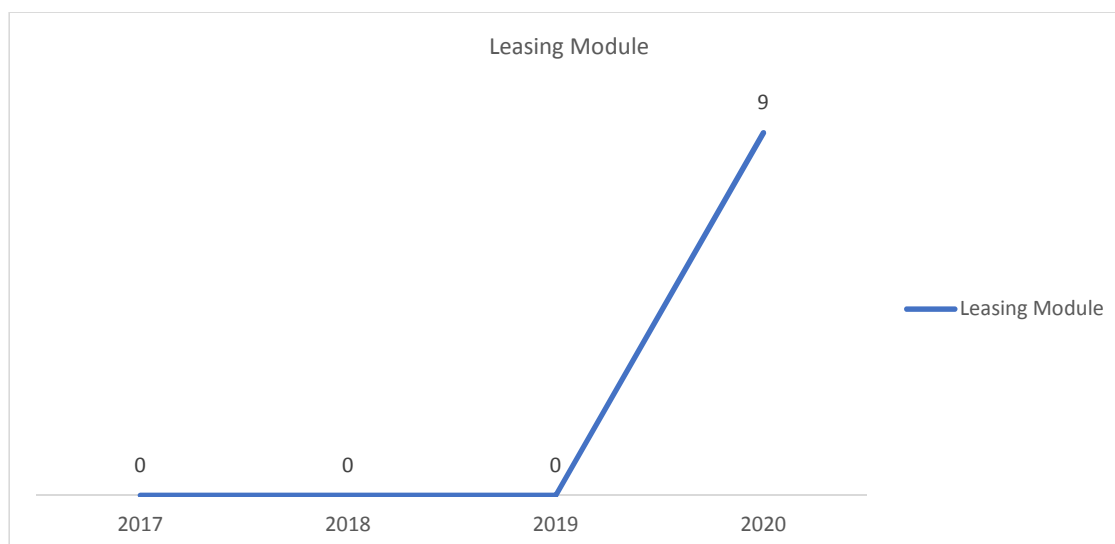


Figure 145. Progress under Annual Return Filing of Maharashtra Waqf Board

5.12.1.4 Progress under Leasing Module

Figure 146 shows that there were no updates on the records of the leasing module of the board from the year 2017 to 2019. A total of 9 records of leasing modules are updated in the year 2020.



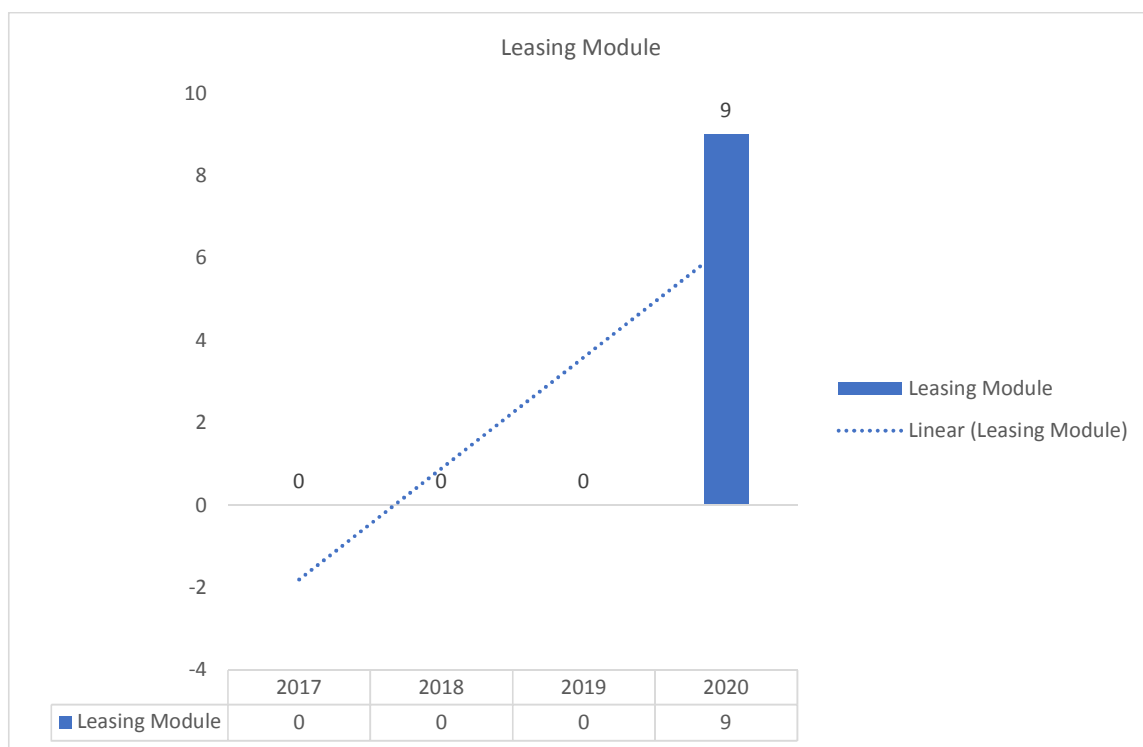
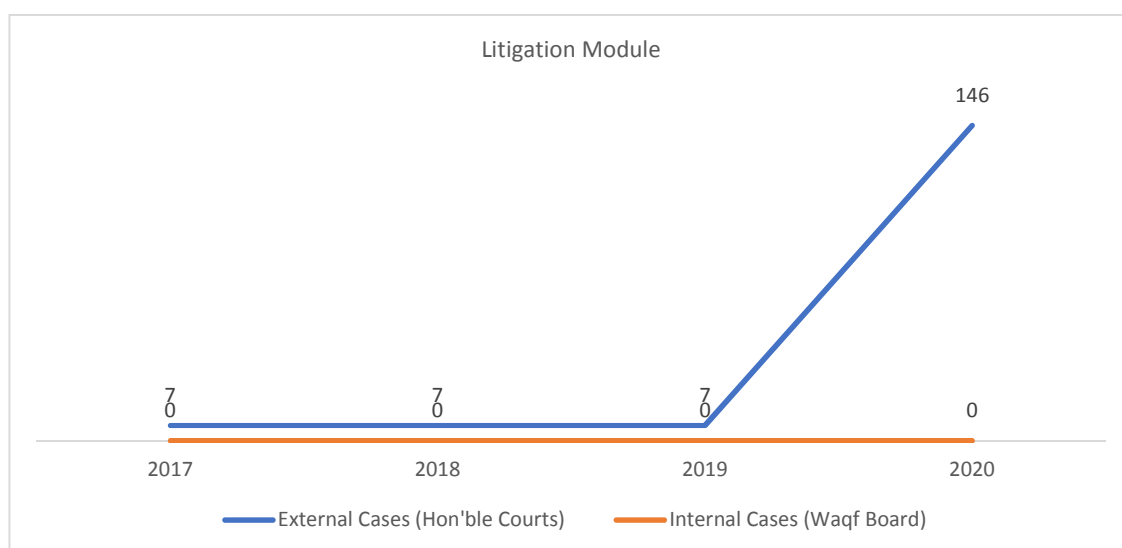


Figure 146. Progress under Leasing Module of Maharashtra Waqf Board

5.12.1.5 Progress under Litigation Module

Figure 147 highlights that there was progress in the record tracking of litigation of external cases from 7 in 2017 to 146 in 2020. For the internal cases, there are no updates from 2017 to 2020.



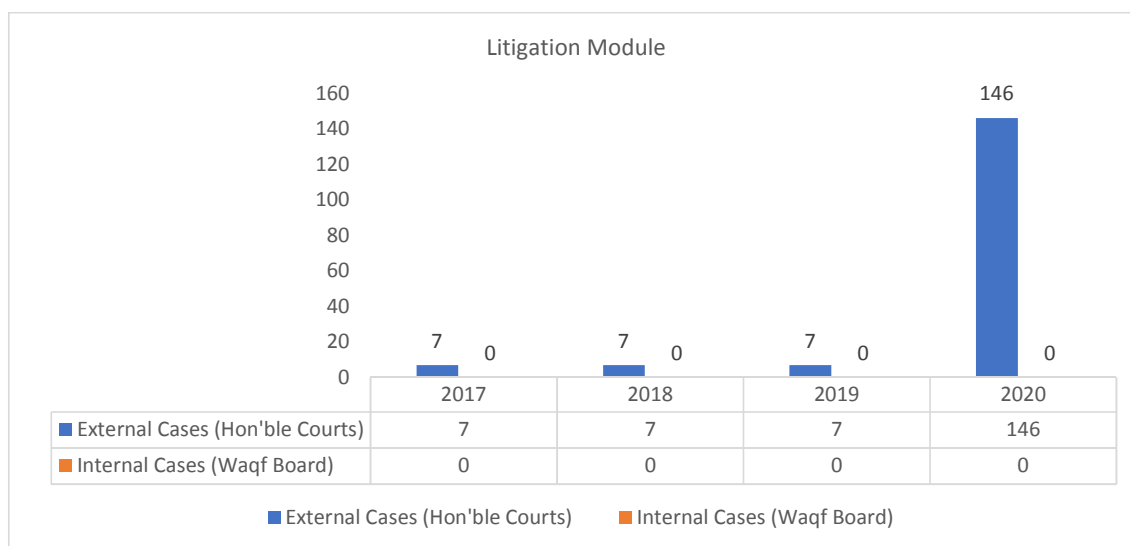


Figure 147. Progress under Litigation Module of Maharashtra Waqf Board

5.12.1.6 Encroachment and Retrieval of Waqf properties

According to the discussion with the board members, it has been observed that the board has 569 encroachments in the state. The board members only disposed of 1214 cases out of 5415 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 77% of cases are pending because of the non-availability of legal advisors and external lawyers. Based on the discussion with the Waqf board members, the main reason for losing litigations related to Waqf properties include lack of cooperation from the local authority, lack of legal expertise, and non-existence of full-time legal experts with the knowledge of Waqf Act 1995.

5.12.1.7 Progress in GIS Mapping

A total of 5202 GPS field survey has been updated in the registration module on WAMSI portal. Similarly, a total of 5223 Photography records were updated on the WAMSI portal as of November 2020 (see Figure 148).

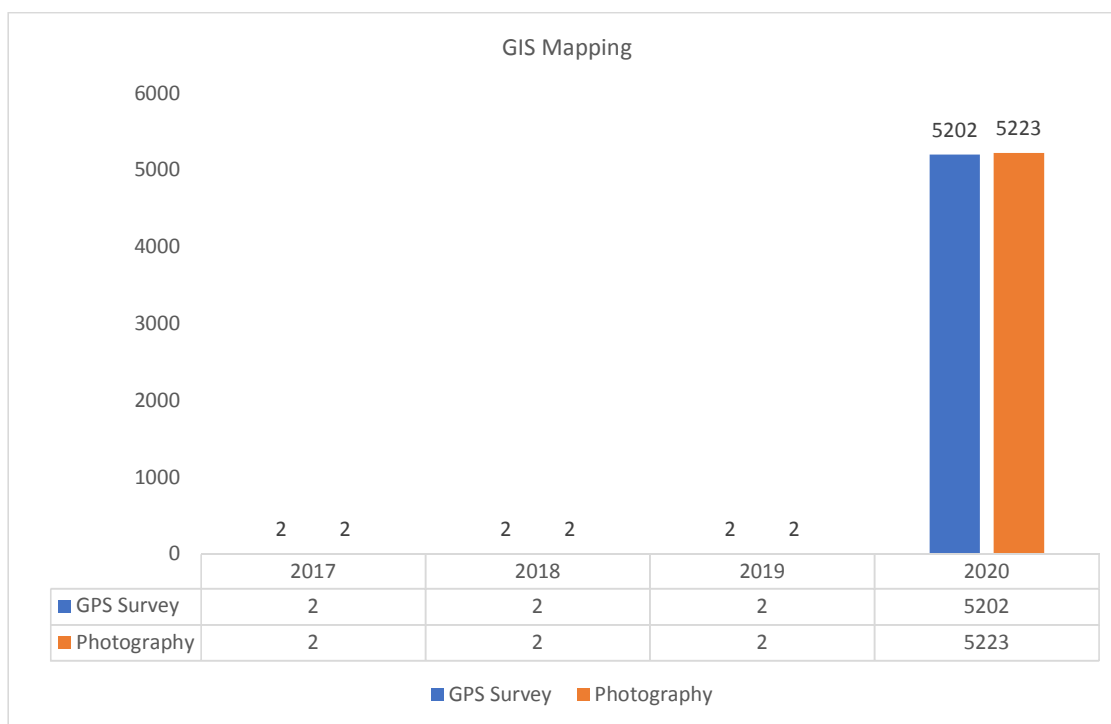


Figure 148. Progress in GIS Mapping of Maharashtra Waqf Board

5.13 Uttarakhand Waqf Board

5.13.1 Qaumi Waqf Board Taraqqiati Scheme

5.13.1.1 Progress and Implementation of the Scheme

The Uttarakhand Waqf Board constitutes 1758 Mutawallis and 1429 Management Committee in the state. A total of Rs. 9,54,514 grants-in-aid was provided to the board for the year 2019-20 under the QWBTS scheme. Approximately 80% of the funds were utilized. Table 45 shows the amount as grant-in-aid provided to the board under the QWBTS from 2017 to 2020 and the utilization of the funds by the board.

Table 45. Grant-in-Aid provided to the Uttarakhand Waqf Board under the QWBTS

Year	Amount	Utilization of Funds
2017-18	12,85,000	12,85,000
2018-19	15,20,740	13,38,251
2019-20	9,54,514	7,73,156

*Data provided by SWB

Most of the board members are aware of the eligibility for getting financial assistance for CCF and setting up a video conferencing facility. During the discussion, the board members agreed that the QWBTS scheme helped them in setting up CCF, a computer and a broadband connection, and video conferencing facilities on the board. This video conferencing facility helps them to conduct a regular meeting with Mutawallis. They also agreed that the regular data entry and updates are done in the WAMSI portal. At present, the board has a total of 3 staff working under the QWBTS scheme, which includes 1 IT personnel, 1 legal personnel, and 1 inspection personnel.

Table 46 shows the WAMSI data entry progress details of the Waqf board as of November 2020. A total of 2089 Waqf Estates, 5312 immovable properties, 3308 Annual return records, 6 Leasing details records, 337 Litigation (External) records, and 178 Litigation (Internal) records have been updated in the WAMSI portal.

Table 46. WAMSI Data Entry Progress Details of Uttarakhand Waqf Board

Entry Progress	
Waqf Estates	2089
Immovable Properties	5312
Movable Properties	0
Annual Returns Records	3308
Leasing Details Records	6
Litigation (External) Records	337
Litigation (Internal) Records	178

5.13.1.2 Registration of Estates and Properties

The Waqf Estate records on the WAMSI registration module have increased from the year 2017 to 2020. In the year 2017 and 2018, a total of 1500 Waqf Estate records were recorded in the WAMSI portal. As per the latest data in November 2020, a total of 2074 Waqf states were registered (see Figure 149).

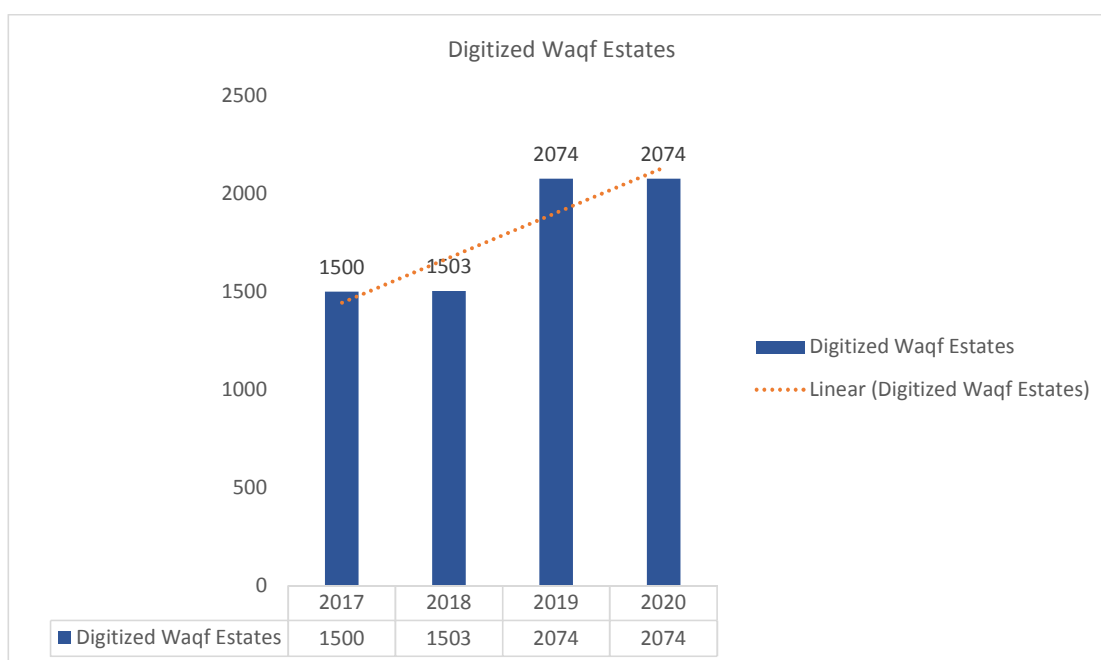
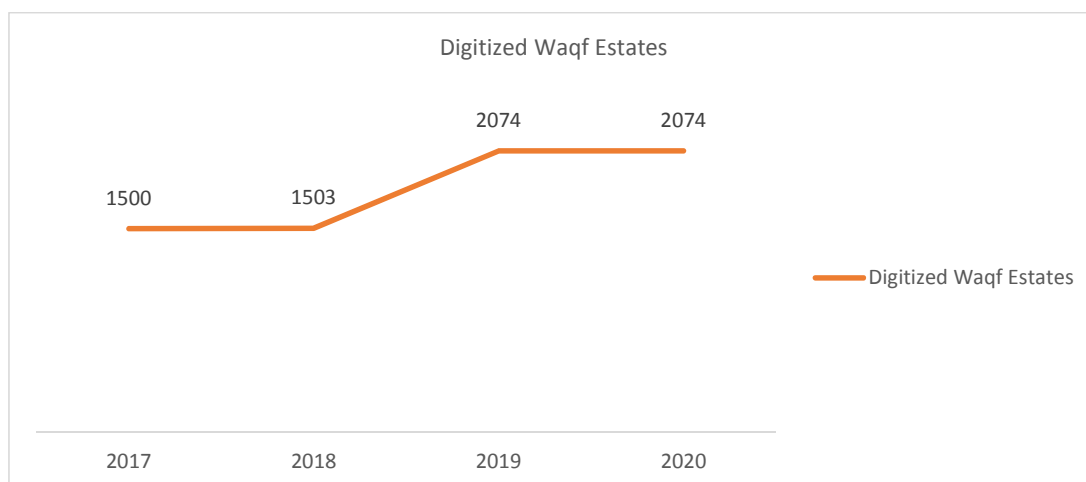


Figure 149. Waqf Estate records on WAMSI registration module of Uttarakhand Waqf Board

Figure 150 highlights that the records of the immovable properties on the registration module have increased significantly. In 2017, a total of 4343 immovable properties were updated on the WAMSI portal. The analysis shows an increase in registration of immovable properties in the last 4 years. As of the latest figures in November 2020, a total of 5312 immovable properties are registered in the WAMSI portal.

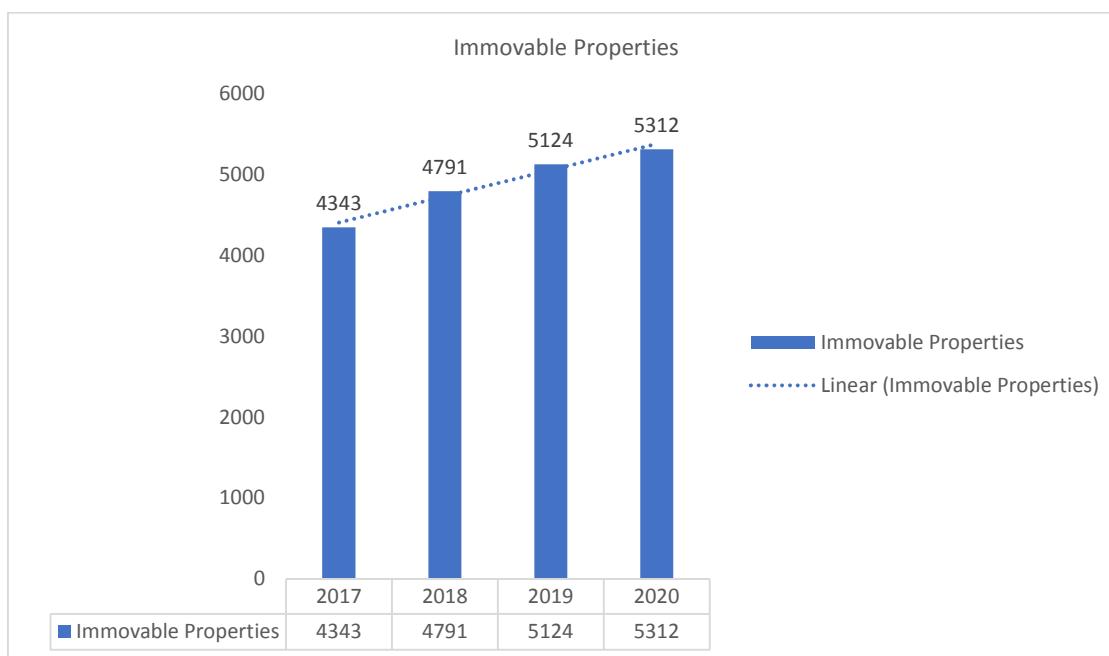
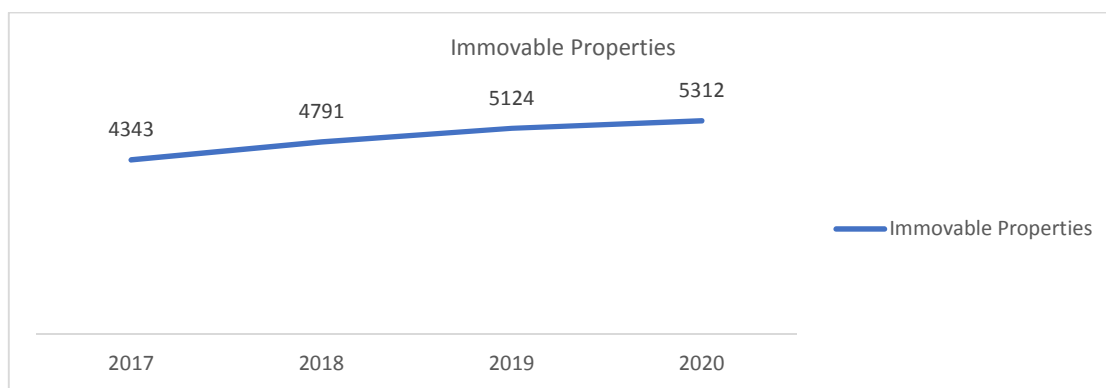


Figure 150. Records of the immovable properties on WAMSI portal of Uttarakhand Waqf Board

These immovable properties include agricultural land, buildings, Chill, Dargah, house, Madarsa, plot, pond, shop, etc. Table 47 shows the list of immovable properties that are registered in the WAMSI portal. There is no record of the movable properties in the WAMSI module for Uttarakhand.

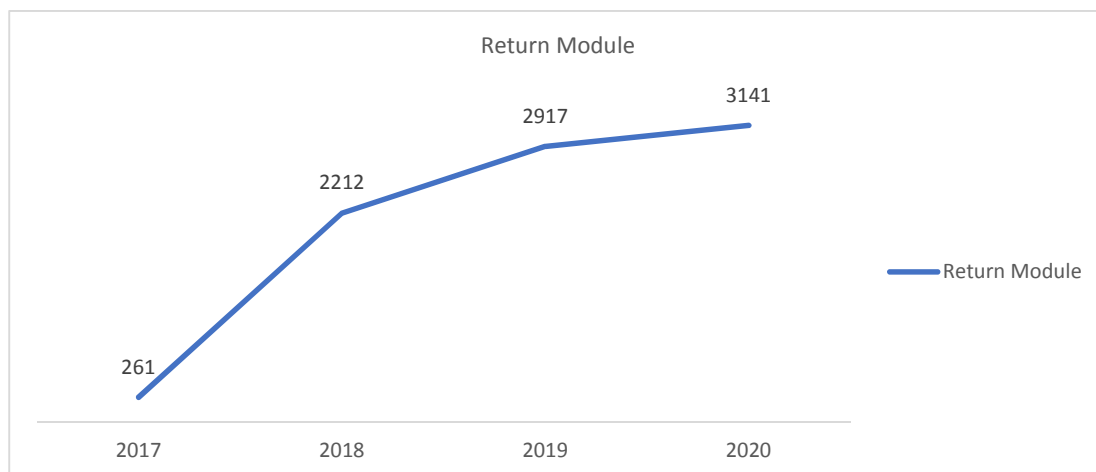
Table 47. List of immovable properties of Uttarakhand Waqf Board

Immovable Property	Total
Agricultural Land	110
Ashoorkhana	2
Building	26
Dargah or Mazaar or Makbara	201

Darul-Uloom	1
Graveyard	763
House	1070
Hujra	45
Idgah	69
Imambara or Chauki or Karbala	31
Khankaha	4
Madarsa	96
Maktab	6
Mosque	706
Musafirkhana or Inn	13
Orchard	2
Plot	133
School	10
Shop	1761
Takiya	14
Others	249

5.13.1.3 Progress under Annual Return Filing

Figure 151 shows that the annual return filing of Waqf properties in the board has increased from 261 to 3141 from the year 2017 to 2020.



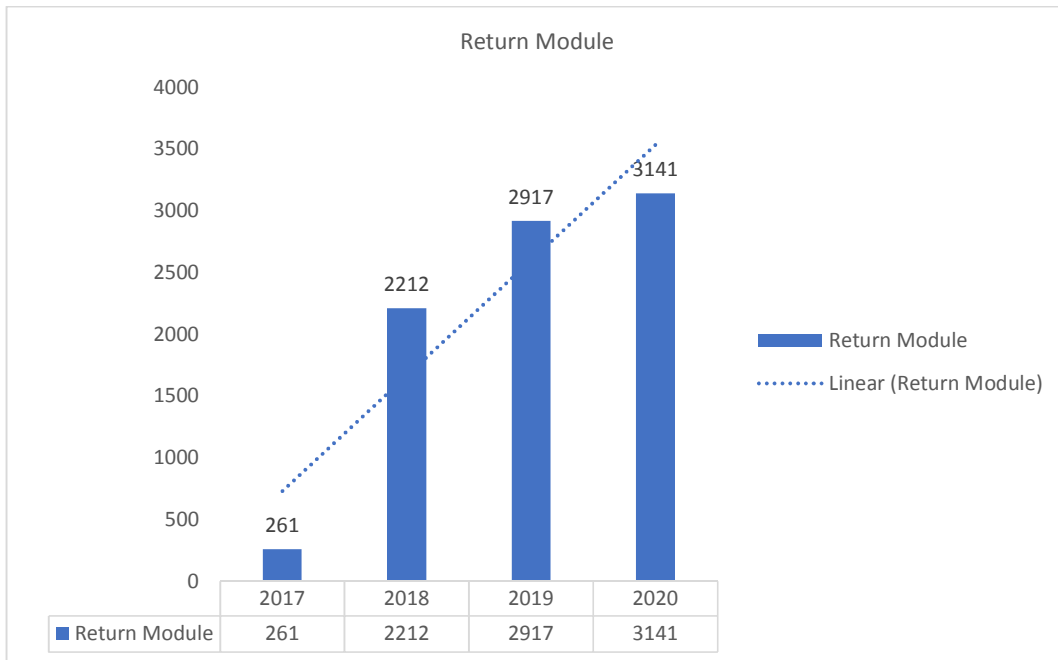
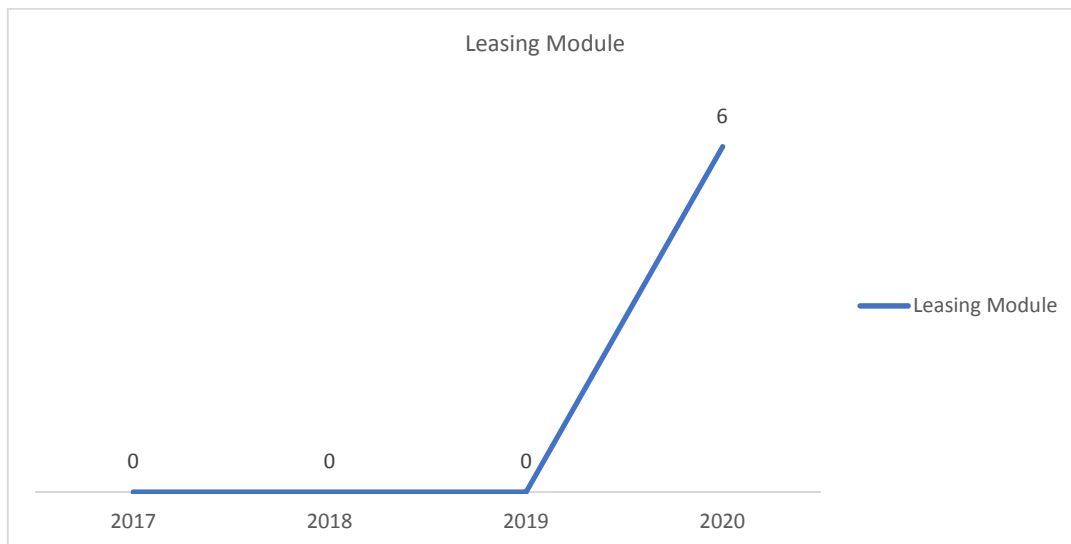


Figure 151. Progress under Annual Return Filing of Uttarakhand Waqf Board

5.13.1.4 Progress under Leasing Module

Figure 152 shows that there are no significant updates on the records of the leasing module of the board from the year 2017 to 2019. In 2020, a total of 6 records of leasing had been updated in the WAMSI portal (see Figure 152).



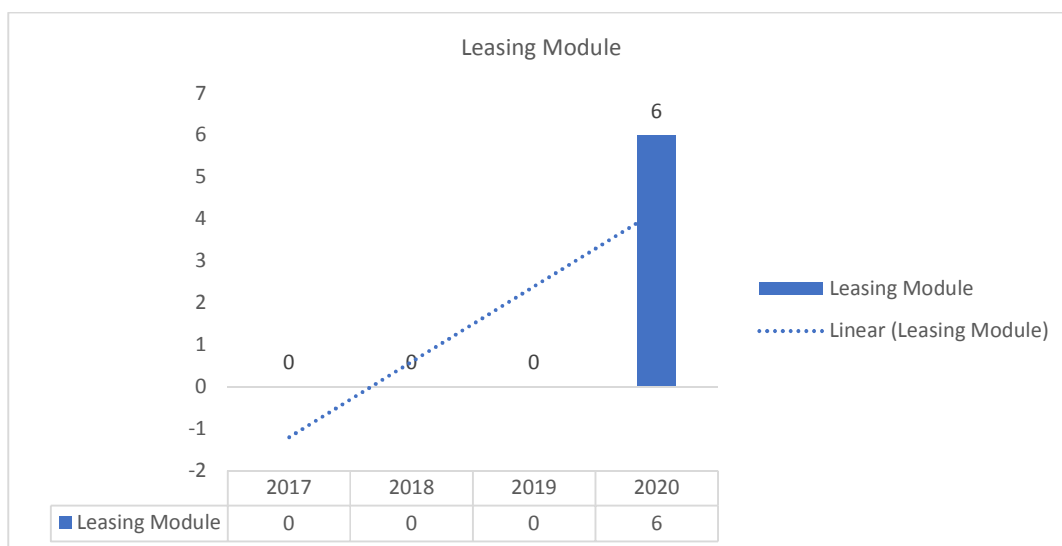
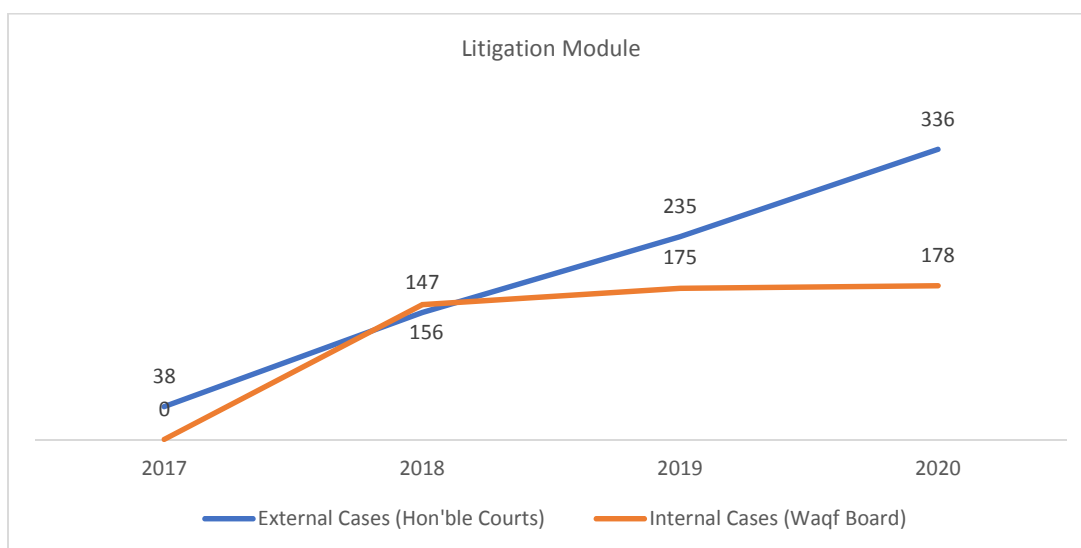


Figure 152. Progress under Leasing Module of Uttarakhand Waqf Board

5.13.1.5 Progress under Litigation Module

Figure 153 highlights that there is progress in the record tracking of litigation of external cases from 38 in 2017 to 336 in 2020. For the internal cases, there is an increase in the cases from 156 in 2018 to 178 in 2020 (see Figure 153).



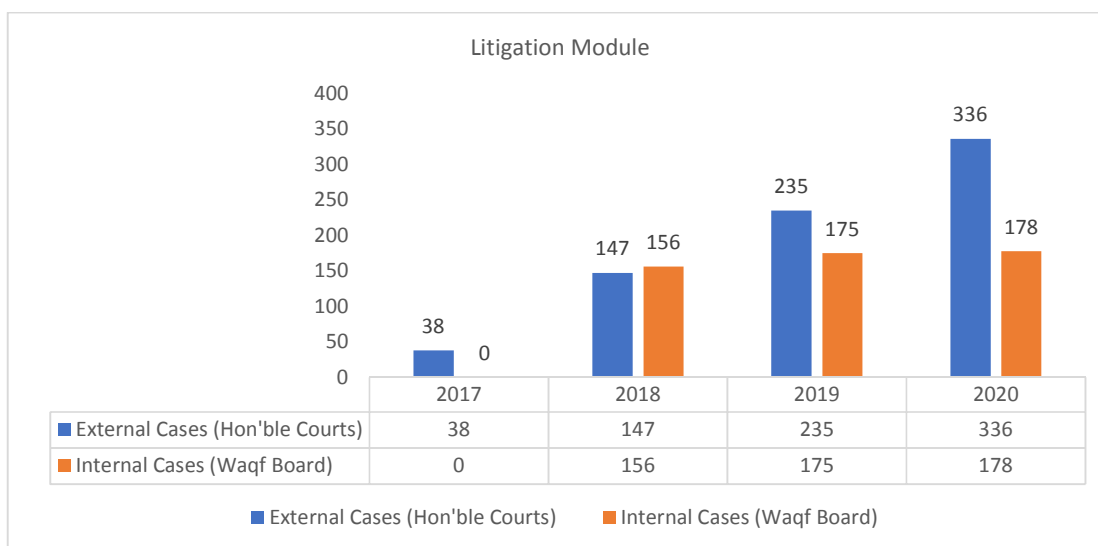


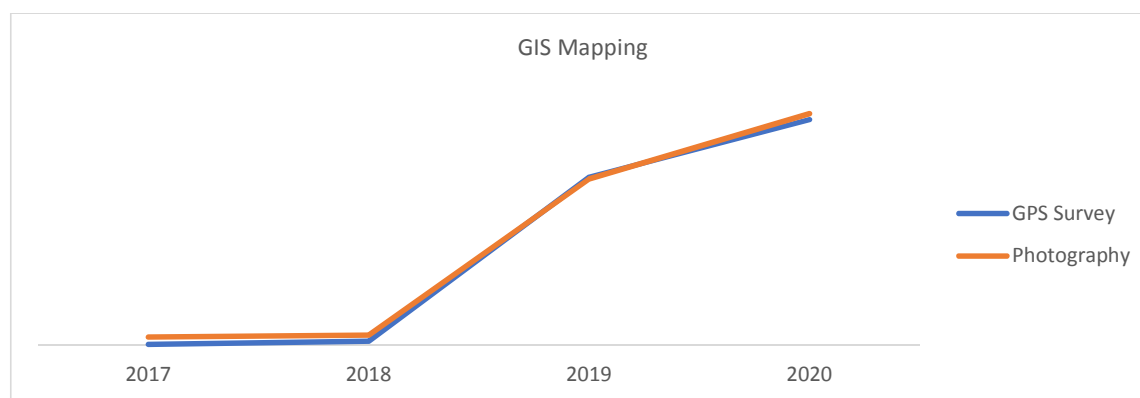
Figure 153. Progress under Litigation Module of Uttarakhand Waqf Board

5.13.1.6 Encroachment and Retrieval of Waqf properties

The SWB has 28 encroachment of properties in the state. The board members were able to dispose of 500 cases out of 670 lawsuits filed against the encroachment of Waqf properties under their jurisdiction. The remaining 25% of cases are pending because of the non-availability of legal advisors and external lawyers.

5.13.1.7 Progress in GIS Mapping

A total of 2302 GPS field surveys have been updated in the registration module on the WAMSI portal as of November 2020. Similarly, a total of 2241 Photography records were updated on the WAMSI portal as of November 2020. Figure 154 shows that there is a significant increase in the records of GPS surveys and Photography from 2018 to 2020.



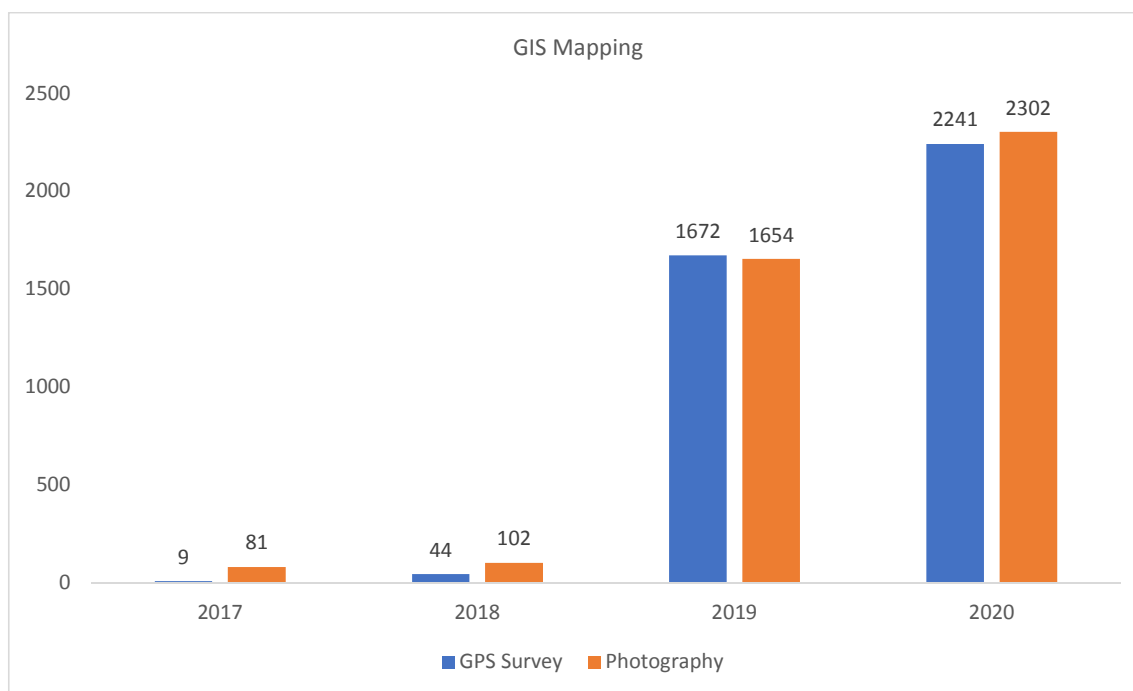


Figure 154. Progress in GIS Mapping of Uttarakhand Waqf Board

5.13.2 Shahari Waqf Sampatti Vikas Yojana

According to the discussion with Uttarakhand members, the commercial properties are developed where the above medium RoI is generated. The income generated from the Waqf property is utilized in meeting the SWB requirements. Welfare activities performed are very limited. The governance mechanism is not efficient in Uttarakhand SWB. The stakeholders are not fully committed to the development of the State Waqf Board. The reason was because of the non-availability of a full-time CEO. In Uttarakhand, the SWB member mentioned that they are having a shortage of staff. Therefore, the Uttarakhand SWB is not operating at its full capacity. The Uttarakhand SWB is appropriately using technology for the management of properties under its control. It was suggested that loan funding should be increased, and awareness workshops should occur at a fixed-decided interval.

CHAPTER 6

STATE WISE COMPARISON

6.1 Qaumi Waqf Board Taraqqiati Scheme

6.2 Shahari Waqf Sampatti Vikas Yojana

6.1 Qaumi Waqf Board Taraqqiati Scheme

Table 48 shows the state-wise comparison of various components under the QWBTS scheme based on the primary data.

Table 48. State-wise comparison (QWBTS)

	Bihar (Sunni)	Bihar (Shia)	Haryana	Punjab	Karnataka	Kerala	Odisha	Gujarat	MH	Manipur	Assam	Uttarakhand	HP
No. of Staff	3	2	40	37	4	1	5	7	3	5	4	11	3
CEO	Full Time	Part-Time	Part-Time	Full Time	Full Time	Full Time	Part-Time	Part-Time	Part-Time	Part-time	Part-Time	Part-Time	Part-Time
GIS Mapping	No	PR	PR	PR	PR	Yes	PR	PR	No	PR	No	PR	No
Availability of Funds for Maintenance of IT Equipment	No	Yes	No	Yes	Yes	No	Yes	Yes	Yes	No	No	Yes	No
Impact of Scheme to bring Transparency	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
ERP installed for the management of data on properties	No	No	No	No	No	Yes	No	No	No	No	No	No	No
Awareness about the	No	No	No	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	Yes	No

eligibility for a one-time grant to implement an ERP solution													
Whether the training on WAMSI modules provided to the staff or not	Yes	Yes	Yes	Yes	No	Yes	Yes	Yes	Yes	Yes	No	Yes	No
The scheme helped in setting up CCF	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Award the best practices adopted by Mutawalli/ Management	Yes	Yes	No	No	Yes	Yes	No	No	No	Yes	Yes	Yes	No
Impact of the scheme on Employment	Agree	Agree	Agree	SA	Agree	Agree	SA	SA	Agree	Agree	Agree	SA	Agree
Impact of the scheme on record-keeping, computerization and transparency	Agree	Agree	Agree	SA	Agree	SA	SA	SA	Agree	SA	Agree	SA	Agree
Are proper data entry and regular	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No

updates done in the WAMSI module													
The Waqf board often face the issue of encroachment of properties	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
The Scheme helped in winning the number of pending cases	Yes	No	Yes	Yes	No	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No
Do you send periodical reports on action taken regarding encroached Waqf properties to the CWC and National Waqf Development Corporation Ltd	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	Yes	Yes	Yes	No
Financial assistance to SWBs helped in the capacity building	Disagree	Neutral	Agree	Neutral	Agree	SA	Neutral	Neutral	Neutral	SA	Agree	SA	Neutral

Funds sufficient to meet the SWBs requirements	Yes	No	Yes	Yes	No	No	Yes	Yes	Yes	No	Yes	Yes	Yes
Financial assistance provided to SWBs for the collection of co-ordinates of Waqf property for GIS mapping is sufficient	Agree	Disagree	Agree	Agree	Neutral	Neutral	Agree	Neutral	Agree	Agree	Agree	Neutral	Neutral
Financial assistance provided for the deployment of manpower as an assistant programmer is sufficient	Disagree	SD	Agree	Agree	Disagree	Agree	Agree	SA	Agree	Disagree	Agree	Disagree	Agree
Video conferencing facility in the SWBs	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Digitization of the Waqf record completed	No	Partly remaining	Yes	Yes	Partly remaining	Yes	Yes	Yes	No	Partly remaining	Yes	Yes	Yes
The quality of data for	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes

digitized records is satisfactory													
Financial assistance helped to strengthen the legal and accounting section of SWBs	Disagree	Agree	Agree	SA	SA	SA	Agree	SA	Agree	SA	Agree	SA	Agree
The scheme has a positive impact on the functioning of the SWBs	Agree	Agree	Agree	SA	Agree	SA	SA	SA	Agree	Agree	Neutral	SA	SA
Need any changes in the structure of the Scheme to make it more effective	Yes	Yes	No	No	Yes	No	No	Yes	No	No	Yes	Yes	Yes
Overall Feedback	Positive	Positive	Positive	Positive	Positive	Positive	Positive	Positive	Positive	Positive	Positive	Positive	Positive

MH: Maharashtra; HP: Himachal Pradesh; PR: Partly Remaining; SA: Strongly Agree; SD: Strongly Disagree

Table 49 shows the state-wise comparison of various challenges faced in the proper implementation of the QWBTS scheme based on the primary data.

Table 49. Issues and Challenges in the QWBTS

States	Major challenges faced in the proper implementation of the WAMSI Module	Main reasons for losing the cases in the court for Waqf properties	Major challenges faced by the SWBs in the implementation of the Scheme
Bihar (Sunni)	Lack of staff for entering data of Waqf properties	Lack of fund for the external lawyer	Lack of staff
Bihar (Shia)	No clear guideline for property identification, The problem in Waqf property identification, The problem in GIS mapping	No payment for external lawyers and legal adviser	The problem in GIS Mapping, Salary of Assistant programmer is low, No clear guideline for property identification
Haryana	Problem in Documents Management System (DMS) installation The problem in GIS Mapping	Lack of fund for lawyers and legal advisor	Encroachment issues
Punjab	Difficulty in edit/delete any wrong entry in GIS Mapping	Illegal occupation of Waqf properties	Encroachment problem
Karnataka	Lack of awareness about the guidelines	No proper records of Waqf properties	Salary to the staff under the scheme is very less

			Not able to find experienced manpower in that range of current salary
Kerala	Lack of Funds for Assistant programmer and Legal Advisor	Lack of fund for lawyers and legal advisor	Lack of fund for staff, Non-availability of the legal advisor
Odisha	Lack of Assistant Programmer for entering data of Waqf properties	Lack of cooperation from the managing committee, Lack of streamlining of records, Mismatch in Waqf property record and revenue record	Shortage of qualified legal practitioner with required experience expertise
Gujarat	No full-time CEO and Lack of cooperation from the Mutawallis	Lack of funding for litigation handling	Issues in litigation handling
MH	Lack of technical knowledge to the Staff	Lack of support from local authorities, Lack of Legal experts	Encroachment issues
Manipur	Non-availability of records of old properties, Time taking process	No Full-time legal expert	Lack of financial assistance, Non-availability of records of some properties
Assam	MIS records missing Mutawallis details missing	Lack of support from the local authority	Encroachment issues Lack of support from the local authority
Uttarakhand	Identification of the location of Waqf properties and encroachment	Mismatch in Waqf property record and revenue record Lack of knowledge about litigation handling	Lack of clear guidelines and awareness
Himachal Pradesh	Revenue Collection Record Shortage of Staff Leasing Module not completed	No proper records of Waqf properties, Mutation of property is not done properly,	Shortage of staff, Revenue record collection, Leasing module is not completed

		Official gadgets are not recognized by the local courts, Survey of Waqf properties are not done	
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6.2 Shahari Waqf Sampatti Vikas Yojana

Table 50 shows the state-wise comparison of various components under the SWSVY based on the primary data.

Table 50. State-wise comparison of various components under the SWSVY

	Himachal Pradesh	Manipur	Karnataka	Uttarakhand	Odisha	Punjab	Assam	Maharashtra	Bihar	Gujarat	Kerala	Haryana
Funds Availability	Yes	No	No	Yes	Yes	Yes	Yes	Yes	No	Yes	No	Yes
Status of CEO	Part-Time	Part-Time	Full Time	Part-Time	Part-Time	Full Time	Part-Time	Part-Time	Part-Time	Part-Time	Full Time	Part-Time
Availability of Survey commissioner	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Sufficiency of Financial assistance for GIS mapping	Neutral	Agree	Neutral	Neutral	Agree	Agree	Agree	Agree	Disagree	Neutral	Neutral	Agree
Sufficiency of Financial assistance for Assistant Programmer	Agree	Disagree	Disagree	Disagree	Agree	Agree	Agree	Agree	Strongly Disagree	Strongly Agree	Agree	Agree
Setup of CCF in SWB is completed	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Funds for upgrading Equipment	No	No	Yes	Yes	Yes	Yes	No	Yes	Yes	Yes	No	No
ERP installation Completed in SWBs	No	No	No	No	No	No	No	No	No	No	Yes	No
Awareness about ERP installation	No	Yes	Yes	Yes	Yes	Yes	No	Yes	No	Yes	Yes	No
Computerization helped in transparency	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	Yes	Yes	Yes
Video conferencing facility is present in SWBs	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Financial assistance for setting up of video conferencing facility	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes

Awarding of the best practices to the Mutawalli/ Management Committee	No	Yes	Yes	Yes	No	No	Yes	No	Yes	No	Yes	No
GIS Mapping Completed	No	Partly remaining	Partly remaining	Partly remaining	Partly remaining	Partly remaining	No	No	Partly remaining	Partly remaining	Yes	Partly remaining
Digitization Status Completed	Yes	Partly remaining	Partly remaining	Yes	Yes	Yes	Yes	No	Partly remaining	Yes	Yes	Yes
Quality of Data	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Proper data entry and regular updation in WAMSI	No	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
training on WAMSI modules	No	Yes	No	Yes	Yes	Yes	No	Yes	Yes	Yes	Yes	Yes
Issue of encroachment of properties in SWB	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
External lawyers appointed	Yes	Yes	Yes	Yes	No	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Satisfaction with the process of litigation handling	Yes	Yes	No	yes	Yes	yes	Yes	No	No	Yes	Yes	Yes
periodical reports on action taken regarding encroached Waqf properties	No	Yes	Yes	Yes	Yes	Yes	Yes	No	Yes	Yes	Yes	Yes
Change Needed	Yes	No	Yes	Yes	No	No	Yes	No	Yes	Yes	No	No
Functioning of SWBs	Strongly Agree	Strongly Agree	Agree	Strongly Agree	Strongly Agree	Strongly Agree	Neutral	Agree	Agree	Strongly Agree	Strongly Agree	Agree
Financial assistance has strengthened the legal and accounting section	Agree	Strongly Agree	Strongly Agree	Strongly Agree	Agree	Strongly Agree	Agree	Agree	Agree	Strongly Agree	Strongly Agree	Agree
Financial assistance has strengthened capacity building	Neutral	Strongly Agree	Agree	Strongly Agree	Neutral	Neutral	Agree	Neutral	Neutral	Neutral	Strongly Agree	Agree
Streamlining record-keeping, introducing transparency, and computerizing	Agree	Strongly Agree	Agree	Strongly Agree	Strongly Agree	Strongly Agree	Agree	Agree	Agree	Strongly Agree	Strongly Agree	Agree
Employment Creation	Agree	Agree	Agree	Strongly Agree	Strongly Agree	Strongly Agree	Agree	Agree	Agree	Strongly Agree	Agree	Agree

CHAPTER 7

OUTCOMES OF THE SCHEME

7.1 Qaumi Waqf Board Taraqqiati Scheme

7.2 Shahari Waqf Sampatti Vikas Yojana

7.1 Qaumi Waqf Board Taraqqiati Scheme

Table 51 shows the outcomes and indicators of QWBTS based on the study.

Table 51. Outcomes and indicators of QWBTS

Outcomes of QWBTS	Indicators
Increase in the digitization of the Waqf properties in 4 modules of the WAMSI project	Number of Waqf properties where digitation of records on all 4 modules is in progress
Identification of the location of the property and illegal occupation of Waqf properties	GIS mapping of the Waqf properties
Employment generation through the deployment of an assistant programmer for entering the records of the Waqf properties	Funds are provided to SWBs for IT personnel, Assistant programmer, survey Assistant, Data entry operator, and legal assistant
Strengthen the Litigation handling	Funds are provided for legal assistant and Winning the number of pending cases by SWBs
Streamlining record-keeping, introducing transparency, and computerizing the various functions/processes	Increase in the computerization of records of annual return and leasing of the property on the WAMSI portal
Setting up of CCF, VCF and development of ICT infrastructure in SWBs	Grant in aid is provided for CCF and Video Conferencing facilities
Technology up-gradation of the SWBs	Online websites of SWBs, IT infrastructure, WAMSI Portal

7.2 Shahari Waqf Sampatti Vikas Yojana

Table 52 shows the outcomes and indicators of QWBTS based on the study.

Table 52. Outcomes and indicators of SWSVY

Outcomes of SWSVY	Indicators
Development of Urban Waqf properties	Loan assistance is provided under the scheme
Income generation from the developed properties	Loan repayment and paying income taxes
Enlarging the welfare activities	Welfare activities carried out from the income generated from Waqf properties
Capacity development of SWBs	Loans provided under the SWSVY for commercial property development of the vacant properties
Prevention of the Waqf properties from encroachment and illegal occupations	Availability of computerized database of Waqf properties and funds for the development of unused Waqf properties
Employment Generation	Loan applicants are encouraged for self-employment

7.3 Summary of discussion with NIC officials

The meeting was organized to understand the NIC officials' perspective on the QWBTS. The following points were the key concern areas:

- a. Unavailability of Staff: In the WAMSI portal, four different modules are handled by the same persons. This creates pressure on the employees involved with the WAMSI portal. Moreover, to avoid this, a functional structure for every module should be created.
- b. Training: Currently, the training is to be provided to the staff dealing with the WAMSI portal. Moreover, there is a need to train the Mutawallis and the staff of SWB. A pre-scheduled timetable for training can be developed by the concerned authority for a duration of six months or a year.
- c. GIS Mapping: GIS mapping is given to various agencies. However, no person is responsible for monitoring the work of these agencies. Therefore, a position can be created to monitor the work and progress of these agencies for respective states.
- d. Shortage of Staff: Many SWBs are facing a shortage of Staff. Therefore, a central recruitment body can be created to appoint the staff for SWBs. Also, the work role, job responsibilities, and key performance area should be defined by the central recruitment body.

7.4 Summary of discussion with NAWADCO officials

The meeting was organized to understand the NAWADCO officials' perspective on the QWBTS and SWSVY. NAWADCO aims to develop Waqf properties across India and increase the income of SWBs for the socio-economic empowerment of minorities. The key concern areas for the development of Waqf properties include lack of proper support from Mutawallis are required for the development of Waqf properties, Mutawallis lack the trust on SWB for the development of the property, Mutawallis face the fear of loss of control for the properties, lack of full-time CEOs in the SWBs, and the unaccounted income generated by Mutawallis for their current properties.

CHAPTER 8

WAQF ASSETS MANAGEMENT SYSTEM OF INDIA (WAMSI) PROJECT

8.1 Activities of WAMSI Project

8.2 Technology Features

8.3 Implementation of the WAMSI Project

The WAMSI is an e-Governance initiative under the support of the Ministry of Minority Affairs, Govt. of India. The WAMSI project was implemented in 2014 in 28 SWBs across the country. The main activities of the WAMSI project are to streamline record-keeping, introduce transparency, and computerize the various functions and processes of Waqf boards and develop a single web-based centralized software application (see Figure 155).

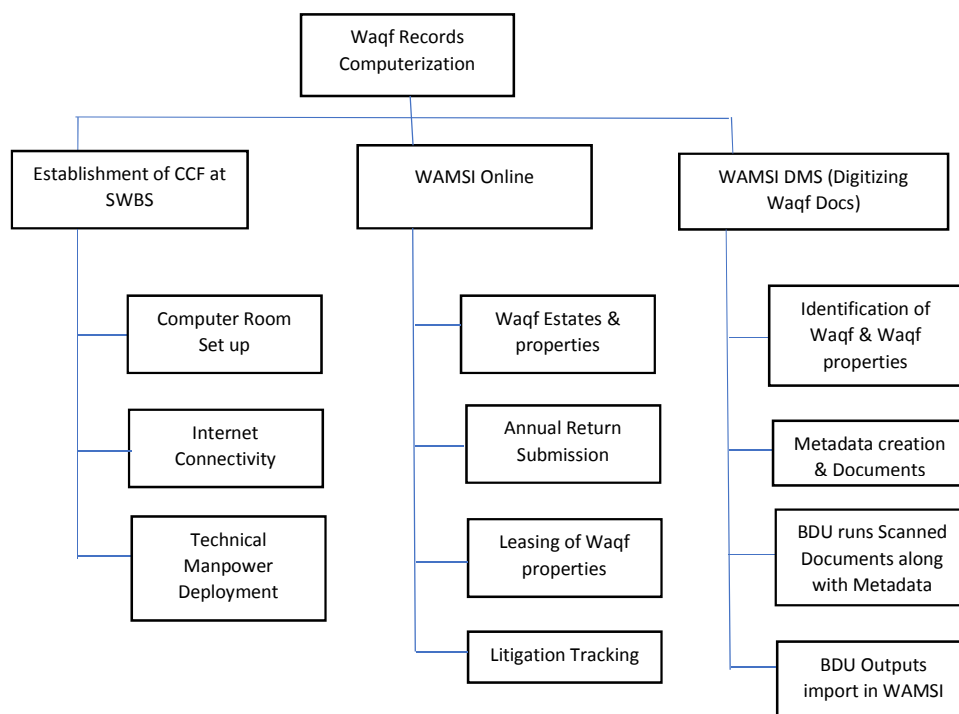


Figure 155. WAMSI Project

8.1 Activities of WAMSI Project

The main activities of the WAMSI Project are digitization work (digitizing Waqf documents & their storage) and data entry in the WAMSI portal.

8.1.1 Digitization Work

8.1.1.1 Pre-Digitization Work

Pre-Digitization work includes activities of keeping all the relevant Waqf property documents of a particular Waqf Estate in a single physical folder called Pre-Digitization Work. The type of the Waqf property document can be proof of ownership, ownership right to SWBs, Waqf

deeds, Waqf registration forms, mutation records, revenue records, layout/area maps, etc. This work is done according to the “Good Practices,” which is issued by NIC-PMU⁴.

8.1.1.2 Scanning Work

The activity of scanning can be done when the pre digitization work is completed. This work will primarily be done by NICS empanelled scanning Agency. In the case of the State Waqf Boards having a lesser number of immovable Waqf properties, the scanning work can be executed by the data entry operator/assistant developer. This work is done according to the “Good Practices,” which is issued by NIC-PMU.

8.1.1.3 WAMSI-BDU

WAMSI-BDU has been designed to capture Metadata fields of Waqf Estate & upload related Scanned Documents of that particular Waqf Estate. This work will primarily be done by NICS empanelled scanning Agency. In the case of the State Waqf Boards having a lesser number of immovable Waqf properties, the scanning work can be executed by technical manpower.

8.1.1.4. WAMSI-Document Management System

It is an offline software that is installed in the SWBs computers for storing scanned Waqf properties documents. The software also has a searching function. This software can be installed by the assistant developer by following the guidelines provided by NIC-PMU(Waqf).

8.1.2 WAMSI Portal

WAMSI portal is an internet-based system that includes four modules, namely, Registration, Leasing, Return, and Litigation. The technical manpower and data entry operators are given the responsibility of making data entry in the WAMSI-Online System. The Assistant Developer verifies the data entered on a regular sampling basis. The website of the WAMSI-online system is <http://Waqf.gov.in/wamsi>.

8.1.2.1 Computerizing the Records

The main objectives of computerizing the records of the SWBs are:

- a. Waqf properties registration management

⁴ <http://Waqf.gov.in/goodpractice/goodpractice.php>

- b. Annual returns filing of assessable Waqf properties management
- c. Transparency in the leasing of Waqf properties under the direct management of the Waqf board
- d. Litigations (internal cases as well as external cases) tracking management
- e. Waqf properties ownership establishing documents archiving & retrieval management
- f. GIS mapping of Waqf properties using GPS field survey and Photographs of Waqf properties
- g. Funds management to Mosques, Durgah, Imams, girls' marriages, scholarships, schools, hospitals, Skill development centers, etc.
- h. Loans management for the development of urban Waqf properties

8.2 Technology Features

WAMSI portal is deployed at NIC-National Data Centre. The technologies involved (software) in the WAMSI-Online System are Red Hat Enterprise Linux 5 (operating system), Apache Tomcat 5.5 (web server), PostgreSQL 8.2 (RDBMS database), JDK 1.5 (programming language), J2EE 1.4 (JSP, JSTL), Oracle JDeveloper 10.1.3 (IDE), Strut 1.1 (Framework), SVN 5 (collaboration and versioning), Services of Google Map APIs Technologies involved (Hardware), etc. Open-Source Technologies such as Java Programming Language, PostgreSQL Database, etc., have been intensively employed for the project. The technology involved (Hardware) is WAMSI DMS System & WAMSI BDU Utility. GIS mapping, GPS coordinates, and Photography are used to draw the layouts of the Waqf properties on satellite imageries with advanced search parameters like encroached/litigated properties in a particular area. The involvement of the technology through computerization of Waqf records helps in transparent management of Waqf properties:

- Helps to maintain records for all Waqf properties (both immovable and movable)
- Facilitates cross-checking of records of Waqf properties
- Tracks the revenue generated from Waqf properties
- Helps in monitoring the leasing process of Waqf properties
- Tracks the litigations on Waqf properties

- Facilitates easy retrieval of documents whenever required
- Preserves the documents of Waqf properties digitally

8.3 Implementation of the WAMSI Project

The main objectives of the WAMSI project are to develop a single web-based centralized software application, streamline record keeping, computerize the various modules, and introduce transparency in the management of the Waqf properties. The MoMA has given grants to all SWBs to set up the CCF to meet the objective of the WAMSI portal. The progress on all 4 modules (Registration, Leasing, Return, and Litigation) has been analyzed in this section.

8.3.1 Registration Module

32 SWBs have uploaded the records of Waqf properties on the WAMSI portal under the Registration module. This helps in preserving the old records of the Waqf properties (both movable and immovable) and bringing transparency in the functioning of SWBs. Thus, the computerization of Waqf records helps to easily access the data and information about the Waqf properties of all states.

In the year 2017, 28159 Waqf Estates records were entered on the WAMSI portal. According to the analysis, it can be seen that records on the Waqf Estates under the WAMSI portal Registration Module have been increased from 281259 in the year 2017 to 331872 in 2020 (see Figure 156). Thus, there has been considerable progress for entering data on Waqf Estates on the WAMSI portal Registration Module. It has also been observed that Uttar Pradesh Sunni Waqf Board (123115) has the highest number of records of Digitized Waqf Estates on the WAMSI portal, followed by Telangana State and Karnataka.

However, in many states/UTs like Andaman & Nicobar UT (34), Bihar (Shia) (287), Chandigarh UT (33), Dadra & Nagar Haveli UT (23), Jharkhand (144), Lakshadweep UT (341), Meghalaya (61) and Puducherry UT (45) have less number of Waqf Estates records entered on the WAMSI portal. The computerization process of Waqf Estates records needs to be accelerated in these states.

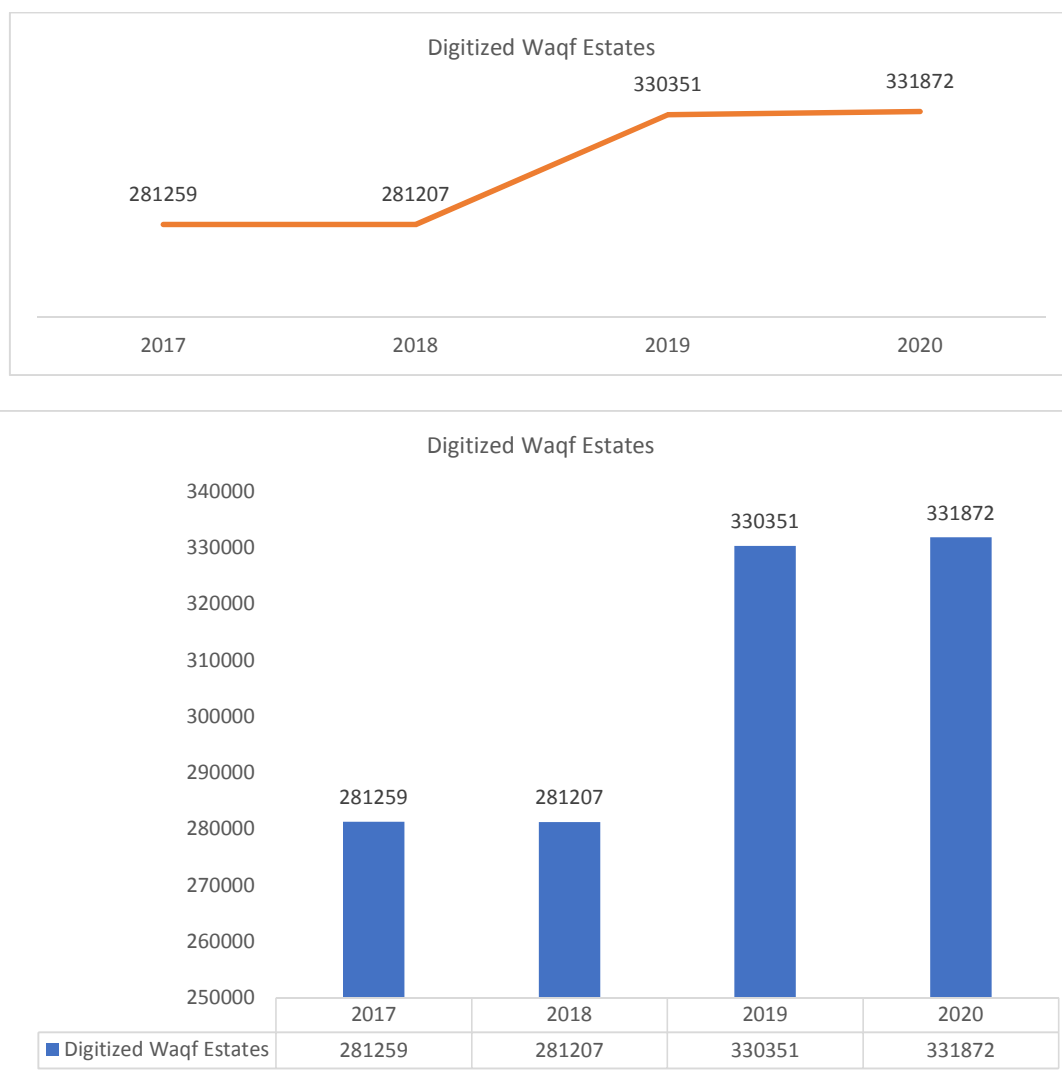


Figure 156. Status of Digitized Waqf Estates Entered in Online Registration Module

In the year 2017, a total of 5675 immovable property records were entered on the WAMSI portal under the Registration Module. The records on the immovable property have been increased from 567522 in the year 2017 to 669945 in 2020 (see Figure 157). Thus, substantial progress has been made on WAMSI portal registration modules to enter data on immovable properties. It has also been observed that Uttar Pradesh Sunni Waqf Board (175742) has the highest number of immovable properties recorded on the WAMSI portal, followed by West Bengal.

However, many states/UTs like Andaman & Nicobar UT (147), Chandigarh UT (34), Dadra & Nagar Haveli UT (26), Jharkhand (282), Lakshadweep UT (896), and Meghalaya (58) have

less number of immovable properties records entered on the WAMSI portal. There is a need to speed up the computerization of records of immovable properties in these states.

For movable properties, 16158 records were entered on the WAMSI portal under the Registration Module. Figure 157 shows that the records on the movable property have increased from 16158 in the year 2017 to 16617 in 2020. It has also been observed that Tamil Nadu (8605) has the highest number of records of movable properties on the WAMSI portal, followed by Gujarat.

Thus, few progresses have been made on WAMSI portal registration modules to enter data on movable properties.

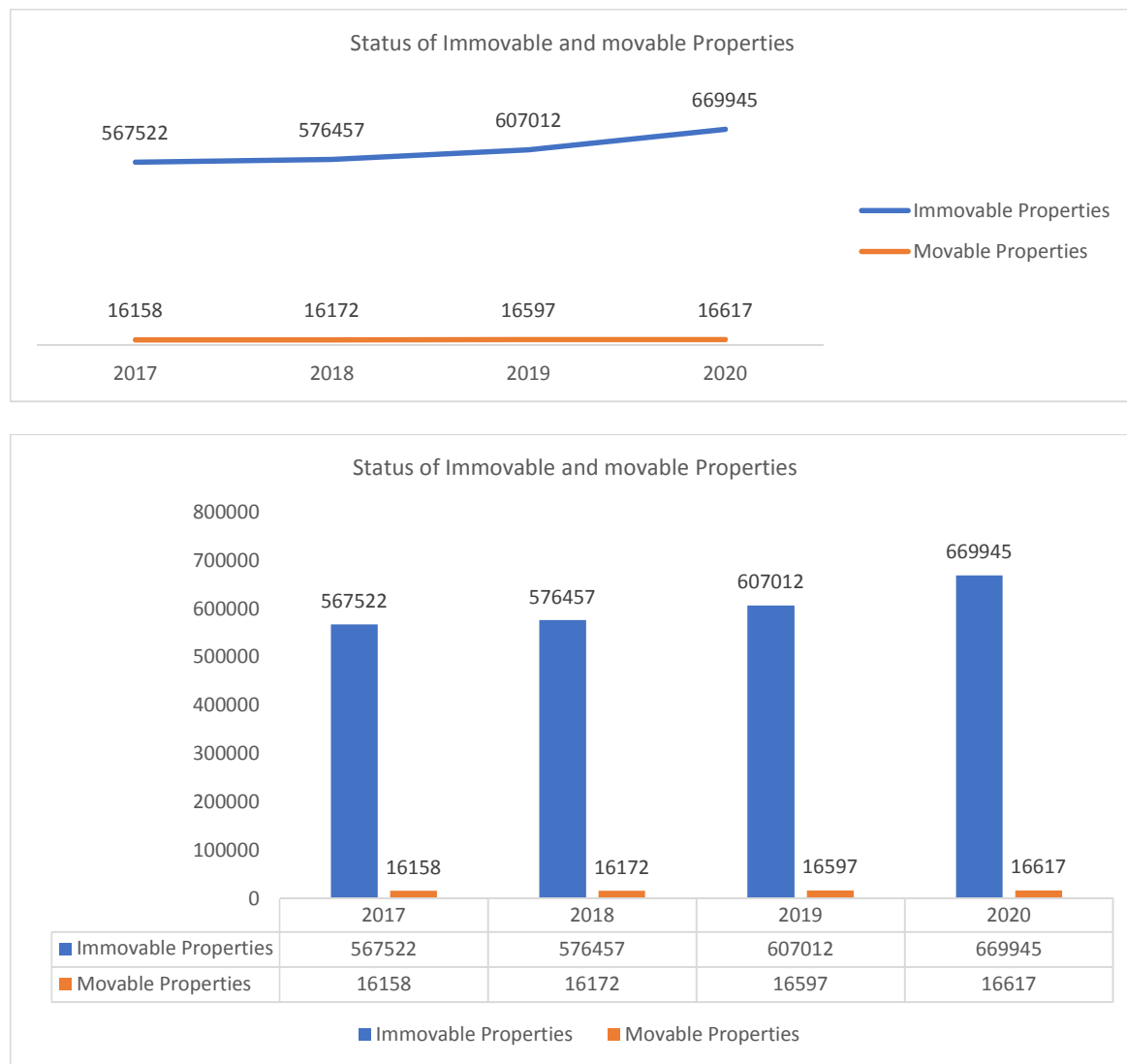


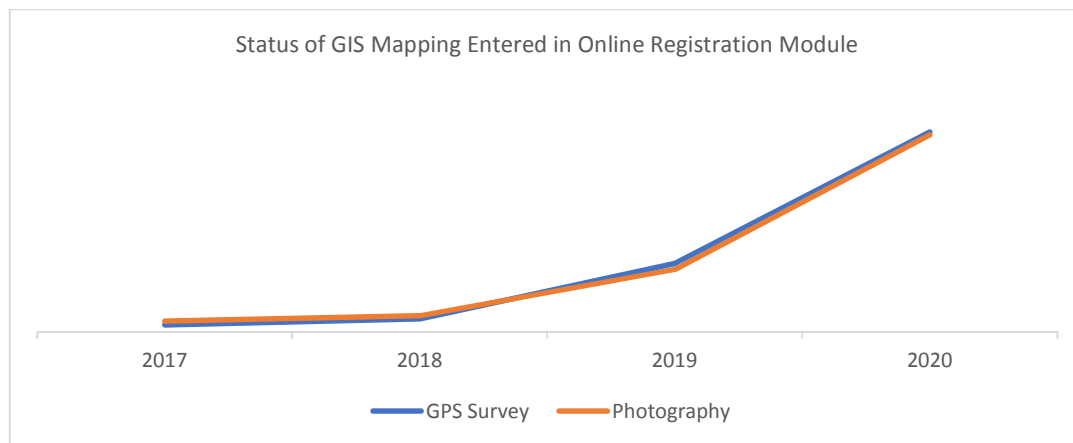
Figure 157. Status of immovable and movable Properties Entered in Online Registration Module

In the year 2017, a total of 4082 GPS survey records were entered on the WAMSI portal under the Registration Module. The records on the GPS survey have increased from 4082 in the year 2017 to 115664 in 2020 (see Figure 158). Thus, substantial progress has been made on WAMSI portal registration modules to enter data on the GPS survey.

It has also been observed that Uttar Pradesh (Sunni) (42442) has the highest number of records of GPS survey on the WAMSI portal. However, in many states/UTs like Andaman & Nicobar UT (0), Assam (2), Chandigarh UT (21), Himachal Pradesh (6), Jammu & Kashmir UT (0), Jharkhand (0), Meghalaya (9), Puducherry UT (70), Tamil Nadu (1), Tripura (0), and West Bengal (0) have zero or a smaller number of survey and Photographs records entered on the WAMSI portal.

In the year 2017, 6133 Photographs records were entered on the WAMSI portal under the Registration Module. Figure 158, records on the Photographs have increased from 6133 in the year 2017 to 113947 in 2020 (see Figure 158). Thus, substantial progress has been made on WAMSI portal registration modules to enter records on Photographs.

It has also been observed that Uttar Pradesh (Sunni) (42208) has the highest number of records of Photographs on the WAMSI portal, followed by Karnataka and Haryana. However, in many states/UTs like Andaman & Nicobar UT (0), Assam (2), Chandigarh UT (21), Himachal Pradesh (6), Jharkhand (0), Meghalaya (9), Puducherry UT (61), Tamil Nadu (1), Tripura (0), and West Bengal (0) have zero or very a smaller number of survey and Photographs records entered on the WAMSI portal.



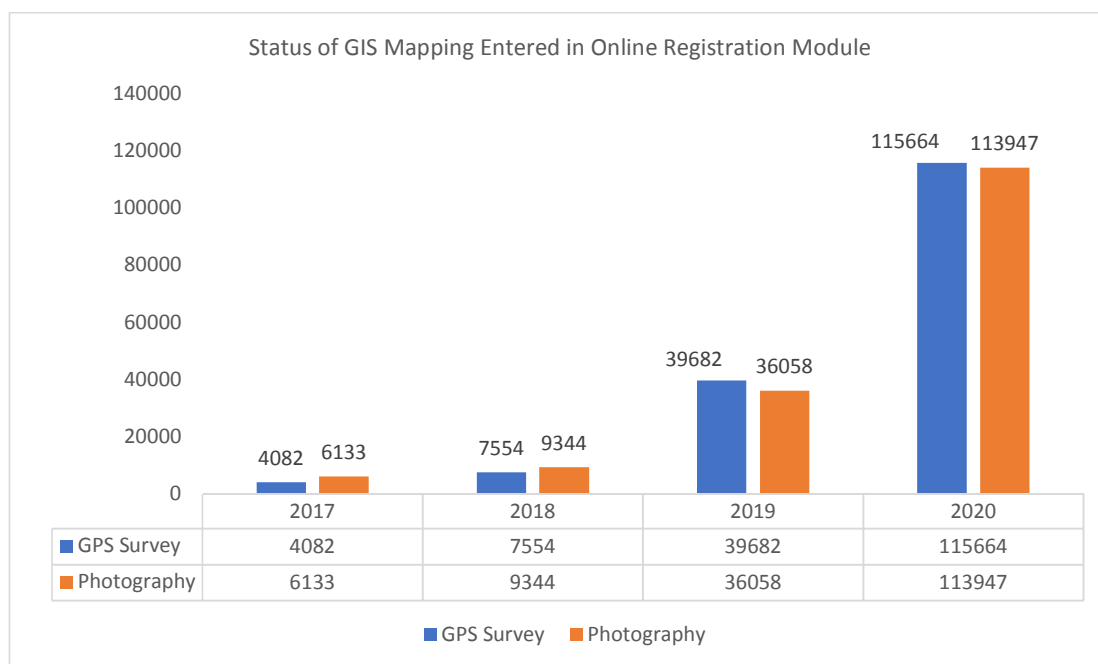


Figure 158. Status of GIS Mapping Entered in Online Registration Module

8.3.2 Leasing Module

The computerization of records of leasing of Waqf Properties is one of the main objectives of the WAMSI project. Under a lease, a tenant is given the right to use a Waqf property for a limited period of time on a fixed amount to be paid as rent. The SWBs can get higher rent from leased properties with its constant tracking. Under the leasing module, the SWBs have to update records of leasing of properties on the WAMSI portal. As demonstrated in the figure below, records in the leasing module have increased from 10510 in the year 2017 to 20626 in 2020 (see Figure 159). The results show that substantial progress of records has been made on the WAMSI portal leasing module.

It has also been observed that Haryana (8543) has the highest number of records of leasing on the WAMSI portal, followed by Punjab. However, in many states/UTs like Andaman & Nicobar UT (0), Bihar (Shia) (0), Chandigarh UT (0), Chhattisgarh (0), Dadra & Nagar Haveli UT (0), Delhi (0), Gujarat (0), Himachal Pradesh (0), Jammu & Kashmir UT (0), Jharkhand (0), Lakshadweep UT (0), Manipur (0), Meghalaya (0), Uttar Pradesh (Shia) (0), and Uttar Pradesh (Sunni) (0) have no records on leasing module on the WAMSI portal. There is a need to provide assistance to these states to track and speed up the computerization of leasing properties by the concerned authority.

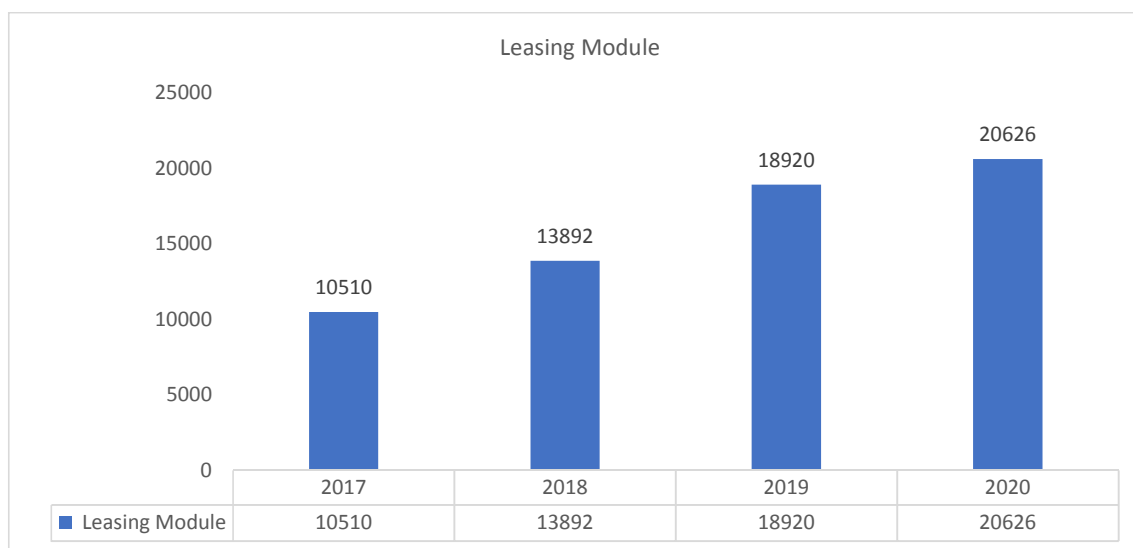
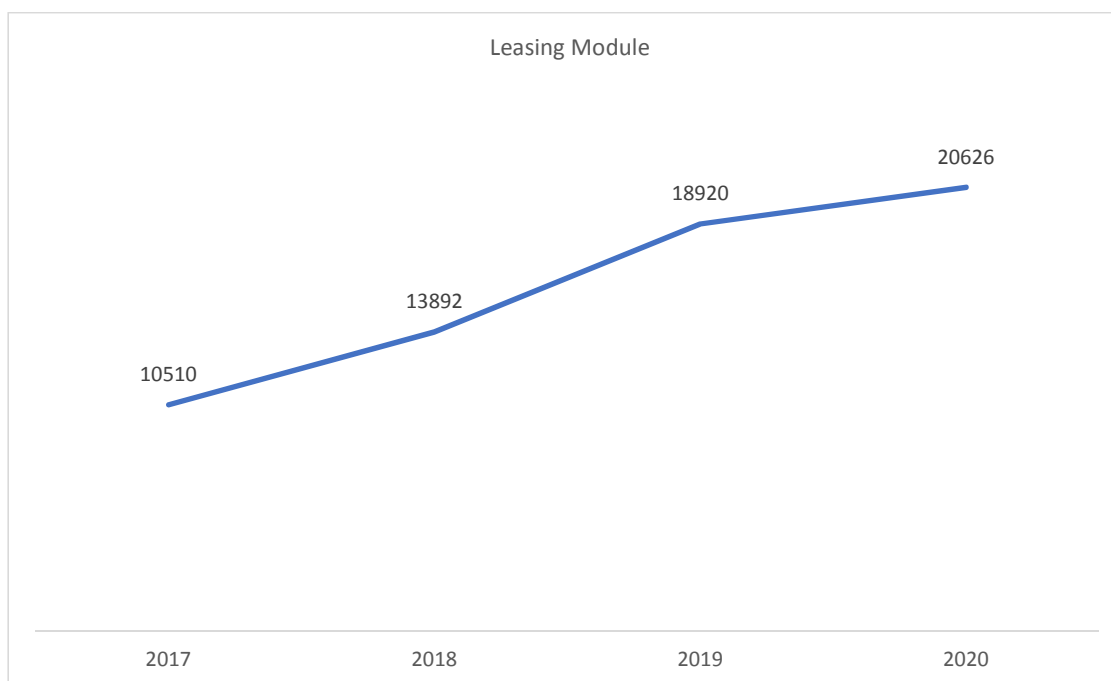


Figure 159. Status of Leasing module Entered in WAMSI Portal

8.3.3 Return Module

Annual return filing a consolidation of all the returns filed in that year. It can be seen that after the computerization, the annual return filing of properties of the SWBs has increased. The records in return filing have increased from 23112 in the year 2017 to 52682 in November 2020 (see Figure 160).

It has also been observed that Tamil Nadu (10002) has the highest number of records of annual return on the WAMSI portal, followed by Karnataka. However, many states/UTs like Andhra Pradesh, Chandigarh UT, Dadra & Nagar Haveli UT, Delhi, Haryana, Himachal Pradesh, Jammu & Kashmir UT, Jharkhand, Punjab, and Telangana State have no records of annual return available at the WAMSI Return module. The computerization process of return filing needs to be accelerated in these states.

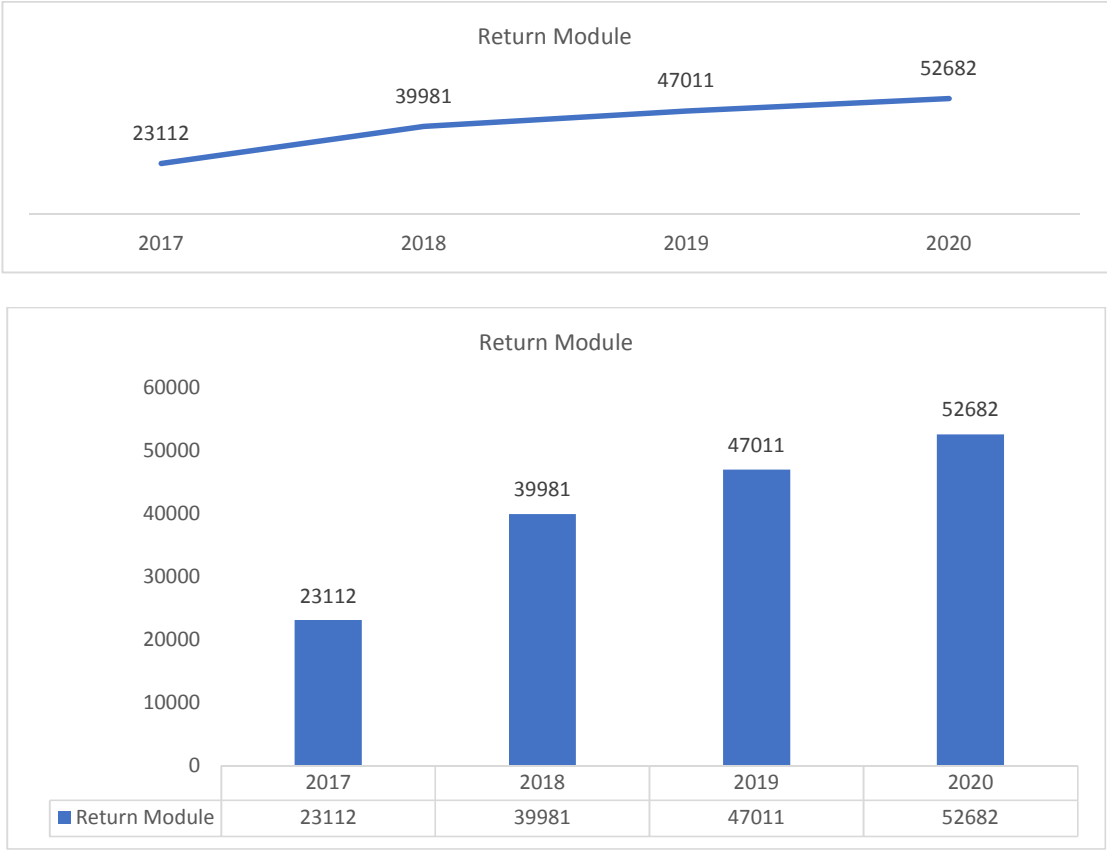


Figure 160. Status of Return Module Entered in WAMSI Portal

8.3.4 Litigation Module

The litigation module (internal cases as well as external cases) is also a very important component of the WAMSI project. It can be seen that after the computerization, the records of litigation (internal cases as well as external cases) of the SWBs has increased. The records in External litigation have increased from 3268 in the year 2017 to 6742 in November 2020. The

records in Internal litigation have increased from 4523 in the year 2017 to 7462 in November 2020 (see Figure 161).

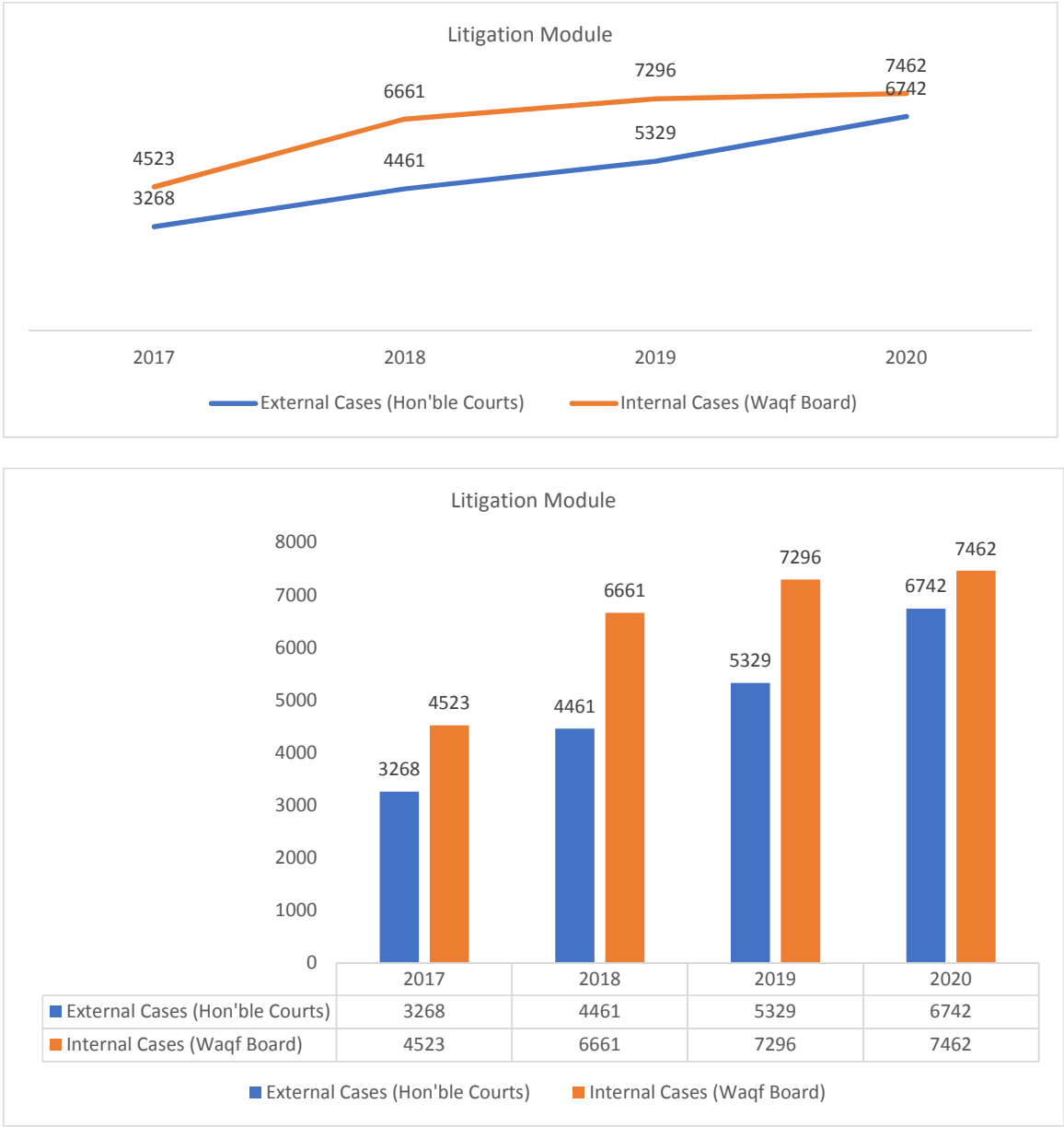


Figure 161. Status of Litigation Module Entered in WAMSI Portal

8.3.5 Training on WAMSI portal

In the year 2016, a training programme for 5 days on the WAMSI portal was conducted for the staff of SWBs. The training program was provided by the NetCreative Mind Pvt. Limited, New

Delhi, and Datapro Computers Pvt. Ltd Hyderabad on various features of the WAMSI portal and update the record of Waqf properties in all four modules (see Table 53 and 54).

Table 53. NetCreative Mind Pvt. Ltd. New Delhi

State/UT Waqf Board	Venue	No of Candidates	Days
Jammu & Kashmir	Srinagar	10	5
Himachal Pradesh	Shimla	10	5
Uttarakhand	Dehradun	10	5
Assam	Guwahati	10	5
UP (Sunni)	Lucknow	10	5
(a) Punjab (b) Chandigarh	Chandigarh	10	5
Haryana	Ambala Cantt.	10	5
Madhya Pradesh	Bhopal	10	5
Rajasthan	Jaipur	10	5
Gujarat	Gandhinagar	10	5
UP (Shia)	Lucknow	10	5
Delhi	Delhi	10	5
(a) Bihar (Shia) (b) Bihar (Sunni)	Patna	10	

Source: MoMA

Table 54. Datapro Computer Pvt. Ltd. Hyderabad

State/UT Waqf Board	Venue	No of Candidates	Days
(a) Maharashtra (b) Dadra & Nagar Haveli	Aurangabad	8 + 2	5
(a) Andhra Pradesh (b) Telangana	Hyderabad	4 + 6	5

Karnataka	Bangalore	10	5
(a) Kerala (b) Lakshadweep	Kochi	7 + 3	5
(a) Tamil Nadu (b) Puducherry	Chennai	7 + 3	5
Odisha	Cuttack	10	5
Chhattisgarh	Raipur	10	5
Jharkhand	Ranchi	10	5
West Bengal	Kolkata	10	5
Andaman and Nicobar	Port Blair	10	5
Manipur	Imphal	10	5
Tripura	Agartala	10	5
Meghalaya	Shilong	10	5

Source: MoMA

8.4 Issues and Challenges in the WAMSI Portal

The main challenges of the WAMSI project and its solutions are mentioned in Table 55.

Table 55. Challenges and Solution of WAMSI

Challenges	Solutions
Issues in the quality of photographs of the Waqf properties	Proper image resolution should be fixed for uploading any image in the portal. This will ensure the quality of photographs in the WAMSI.
Lack of information about the availability of EDIT/MODIFY option in the WAMSI portal to correct the information of the uploaded data	Awareness and information on the EDIT/MODIFY option should be provided to assistant programmers and SWB members.
The report is generated on a monthly basis	The report should be generated on a real-time basis. The MIS system should be able to generate real-time information for the decision-makers.
THE current WAMSI portal is not interactive	The current WAMSI portal presents uploaded information. The WAMSI portal should be

	interconnected with the WAMSI module to show interactive graphs/data.
User-friendliness of WAMSI portal	The current WAMSI portal is not user-friendly. It needs an update in the user interface (UI) and user experience (UX) of various sections like Home, About, Steer Comm, Manage Comm, FAQs, Data Verify Form, Feedback, Progress, News watch, Legislations, and Sample Waqf Deeds in the WAMSI portal.

Other Challenges at the SWBs level includes:

1. Validation of records/information of the Waqf properties that are updated by the SWBs on the WAMSI portal
2. Identification of an individual who is updating the data on the WAMSI portal
3. No regular training to the staff and SWB members for the WAMSI module
4. Lack of qualified IT personnel in SWBs to operate WAMSI portal

CHAPTER 9

EMPIRICAL IMPACT ASSESSMENT OF THE SCHEMES

9.1 Qaumi Waqf Board Taraqqiati Scheme

9.2 Shahari Waqf Sampatti Vikas Yojana

The impact analysis of the QWBTS and SWSVY was conducted to understand the impact of the respective scheme for the effective administration of Waqf properties, benefit to the community, and employment creation. The pair sample t-test was performed to analyze the significance of factors that influence the impact of these schemes. A paired sample t-test is used to compare the mean of two paired groups. The significance of the t-test is measured through p-value (significance value). P-value can range from 0 to 1. The lower the p-value, the better is the result. The confidence interval chosen for this study is 95%. This means that the P-value should be smaller than 0.05 for that factor to be significant. The impact of the QWBTS is defined in terms of strengthening the legal and account section of SWBs, capacity building of SWBs, streamlining record-keeping, introducing transparency, and employment creation. In the context of SWSVY, the impact of the scheme is defined in terms of employment generation, benefit the society at large and the creation of a few successful commercial properties.

9.1 Qaumi Waqf Board Taraqqiati Scheme

To compare the impact of the QWBTS and different factors, a pair sample t-test was applied using IIT Delhi proprietary software. The analysis shows that the test shows a significant difference in the mean for all the factors. The factors taken into consideration for this study includes funds availability, the status of CEO, availability of Survey Commissioner, the sufficiency of financial assistance for GIS mapping, the sufficiency of financial assistance for Assistant Programmer, setup of CCF, video conferencing facility, financial assistance for setting up of video conferencing facility, award the best practices of Mutawalli/ Management Committee, GIS mapping, digitization status, quality of data, proper data entry and regular updation in WAMSI, training on WAMSI modules, issue of encroachment of properties, winning the number of pending cases, external lawyers appointment, satisfaction with the process of litigation handling, periodical reports on action taken regarding encroached Waqf properties, and functioning of SWBs. The impact of the scheme is defined in terms of strengthening the legal and account section of SWBs, capacity building of SWBs, streamlining record-keeping, introducing transparency, and employment creation.

Pair 1: Funds Availability – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 shows that there are significant differences between the fund availability and impact of the QWBTS ($t=-21.230$, $p<0.05$). This reveals that the fund availability directly contributes

to the scheme's impact. With optimum fund availability, the SWBs can be able to utilize the opportunities available for generating more impact on the effective administration of Waqf properties, the benefit to the community, and employment creation.

Table 56. Paired Sample T-test Statistics and results for QWBTS

Variables		Pair sample statistics differences		Paired sample test		
		Mean	Std. Deviation	t	df	Sig. (2-tailed)
Pair 1	Funds availability - Impact	-3.369	0.727	-21.230	20	.000
Pair 2	Status of CEO - Impact	-3.940	0.684	-26.391	20	.000
Pair 3	Availability of survey commissioner- Impact	-3.179	0.537	-27.124	20	.000
Pair 4	Sufficiency of financial assistance for GIS mapping - Impact	-3.607	0.872	-18.963	20	.000
Pair 5	Sufficiency of financial assistance for assistant programmer - Impact	-3.512	0.820	-19.636	20	.000
Pair 6	Centralized computing facility - Impact	-3.179	0.537	-27.124	20	.000
Pair 7	Video conferencing facility - Impact	-3.179	0.537	-27.124	20	.000
Pair 8	Financial assistance for setting up of video conferencing facility - Impact	-3.179	0.537	-27.124	20	.000
Pair 9	Award the best practices- Impact	-3.702	0.616	-27.564	20	.000
Pair 10	GIS mapping status - Impact	-3.559	.410	-39.778	20	.000
Pair 11	Digitization status - Impact	-3.226	.564	-26.211	20	.000
Pair 12	Quality of data - Impact	-3.178	.537	-27.124	20	.000
Pair 13	Regular updation in WAMSI - Impact	-3.273	.541	-27.709	20	.000
Pair 14	Training - Impact	-3.416	.603	-25.931	20	.000
Pair 15	Encroachment - Impact	-3.178	.537	-27.124	20	.000
Pair 16	Winning the number of pending cases - Impact	-3.416	.560	-27.915	20	.000
Pair 17	External lawyers' appointment - Impact	-3.226	.585	-25.238	20	.000
Pair 18	Process of litigation handling - Impact	-3.511	.443	-36.285	20	.000
Pair 19	Periodical reports for encroached properties - Impact	-3.416	.514	-30.439	20	.000
Pair 20	Functioning of the SWBs - Impact	-3.273	.585	-25.610	20	.000

Pair 2: Status of CEO – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights significant differences between the Status of the CEO and the impact of the QWBTS ($t=-26.391$, $p<0.05$). This reveals that the Status of the CEO directly contributes to the scheme's impact. With the full-time availability of CEOs, the SWBs can be able to work at optimum capacity, thereby generating more impact.

Pair 3: Availability of Survey Commissioner – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights that there are significant differences between the availability of Survey Commissioner and the impact of the QWBTS ($t=-27.124$, $p<0.05$). This reveals that the availability of the Survey Commissioner directly contributes to the scheme impact. With the availability of a Survey Commissioner, the SWBs can be able to map more properties, thereby generating more impact.

Pair 4: Sufficiency of financial assistance for GIS mapping – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 shows that there are significant differences between the sufficiency of financial assistance for GIS mapping and the impact of the QWBTS ($t=-18.963$, $p<0.05$). This reveals that the sufficiency of financial assistance for GIS mapping directly contributes to the scheme's impact by mapping the properties effectively. With the sufficiency of financial assistance for GIS mapping, the SWBs can be able to map the Waqf properties, thereby generating more impact.

Pair 5: Sufficiency of financial assistance for Assistant Programmer – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights that there are significant differences between the sufficiency of financial assistance for Assistant Programmer and the impact of the QWBTS ($t=-19.636$, $p<0.05$). This reveals that the sufficiency of financial assistance for Assistant Programmers directly contributes to the scheme impact. With the sufficiency of financial assistance for Assistant Programmer, the SWBs can be able to more entries in the WAMSI module, thereby generating more impact.

Pair 6: Centralized Computing Facility (CCF) – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 presents that there are significant differences between CCF and the impact of the QWBTS ($t=-27.124$, $p<0.05$). This reveals that the CCF directly contributes to the scheme's impact by improving transparency. With the CCF, the SWBs can digitize the records, thereby generating more impact.

Pair 7: Video Conferencing Facility (VCF) – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights that there are significant differences between the VCF and the impact of the QWBTS ($t=-27.124$, $p<0.05$). This reveals that the VCF directly contributes to the scheme impact. With the VCF, the co-ordinations among the SWBs can be increased, thereby generating more impact.

Pair 8: Financial assistance for setting up of video conferencing facility – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 shows that there are significant differences between the financial assistance for setting up of VCF and the impact of the QWBTS ($t=-27.124$, $p<0.05$). This reveals that the financial assistance for setting up of VCF directly contributes to the scheme's impact. With the financial assistance for setting up of VCF, the SWBs can be able to install VCF, thereby generating more impact.

Pair 9: Award the best practices – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights that there are significant differences between awarding the best practices of Mutawallis/management committee and the impact of the QWBTS ($t=-27.564$, $p<0.05$). This reveals that awarding the best practices directly contributes to the scheme's impact. With awarding the best practices, the Mutawallis will be motivated to do better, thereby generating more impact.

Pair 10: GIS Mapping Status – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 presents that there are significant differences between the GIS mapping status and the impact of the QWBTS ($t=-39.778$, $p<0.05$). This reveals that the GIS mapping status of

properties directly contributes to the scheme's impact. With the GIS mapping status being complete, all the Waqf properties of SWBs can be identified, thereby generating more impact.

Pair 11: Digitization Status – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 shows that there are significant differences between the digitization status and impact of the QWBTS ($t=-26.211$, $p<0.05$). This reveals that the digitization status directly contributes to the scheme's impact. With the digitization status being complete, the SWBs can be able to work more efficiently, thereby generating more impact.

Pair 12: Quality of Data – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights that there are significant differences between the quality of data and the impact of the QWBTS ($t=-27.124$, $p<0.05$). This reveals that the satisfactorily quality of data directly contributes to the scheme's impact. With the satisfactorily quality of data, the SWBs can be able to generate more quality information about the waqf properties, thereby will help to increase the impact.

Pair 13: Regular data entry and updation in WAMSI – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights that there are significant differences between the regular data entry & updation in WAMSI and the impact of the QWBTS ($t=-27.709$, $p<0.05$). This reveals that the regular data entry and updation in WAMSI can directly contribute to the betterment of the data repository, thereby generating more impact.

Pair 14: Training – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 shows that there are significant differences between the training and impact of the QWBTS ($t=-25.931$, $p<0.05$). This reveals that the training on WAMSI modules provided to the staff can directly contribute to the scheme's impact. With the regular training, the staff will be more equipped with the changes in the software and can be able to work more efficiently, thereby generating more impact.

Pair 15: Encroachment – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 illustrates that there are significant differences between the encroachment and impact of the QWBTS ($t=-27.124$, $p<0.05$). This reveals that encroachment directly contributes to the scheme's impact. With the high number of encroachments, the SWBs will not be able to work efficiently.

Pair 16: Winning the number of pending cases – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights that there are significant differences between winning the number of pending cases and the impact of the QWBTS ($t=-27.915$, $p<0.05$). This reveals that winning the number of pending cases will directly contribute to the scheme impact.

Pair 17: External lawyers' appointment – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 presents that there are significant differences between the appointment of external lawyers and the impact of the QWBTS ($t=-25.238$, $p<0.05$). This reveals that the appointment of external lawyers directly contributes to the scheme's impact. With the external lawyer's appointment, the SWBs can be able to resolve the pending litigation issues, thereby generating more impact.

Pair 18: Satisfaction of litigation handling process– Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights that there are significant differences between the satisfaction of the litigation handling process and the impact of the QWBTS ($t=-36.285$, $p<0.05$). This reveals that the process of litigation handling directly contributes to the scheme impact. With the satisfied process of litigation handling, the SWBs can be able to resolve more litigations, thereby generating more impact.

Pair 19: Periodical reports for encroached properties – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 shows significant differences between the status of periodical reports for encroached properties and the impact of the QWBTS ($t=-30.439$, $p<0.05$). This reveals that the status of periodical reports for encroached properties directly contributes to the scheme impact. With the status of periodical reports for encroached properties, the SWBs can be able to work more effectively on the encroached properties, thereby generating more impact.

Pair 20: Functioning of the State Waqf Boards – Impact of QWBTS on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 56 highlights that there are significant differences between the functioning of the SWBs and the impact of the QWBTS ($t=-25.610$, $p<0.05$). This reveals that the functioning of the SWBs directly contributes to the scheme impact. With the efficient functioning of the SWBs, the SWBs can generate more impact.

Therefore, the factors including funds availability, the status of CEO, availability of Survey Commissioner, the sufficiency of financial assistance for GIS mapping, Sufficiency of financial assistance for Assistant Programmer, setup of CCF, video conferencing facility, financial assistance for setting up of video conferencing facility, award the best practices of Mutawalli/ Management Committee, GIS mapping, digitization status, quality of data, proper data entry and regular updation in WAMSI, training on WAMSI modules, issue of encroachment of properties, winning the number of pending cases, external lawyers appointment, satisfaction with the process of litigation handling, periodical reports on action taken regarding encroached Waqf properties, and functioning of SWBs will have a significant influence on the QWBTS impact on the effective administration of Waqf properties, the benefit to the community, and employment creation.

9.2 Shahari Waqf Sampatti Vikas Yojana

9.2.1 State Waqf Boards

To compare the impact of the SWSVY and different factors, a pair sample t-test was applied using IIT Delhi proprietary software. The analysis was conducted on the responses received from SWB members. The analysis shows that the test shows a significant difference in the mean for all the factors. The factors taken into consideration for this study includes RoI from Waqf Properties, annual return from Mutawallis, up-to-date audit, governance mechanism, IEC activities, commitment, operational at full capacity, and usage of technology. In the context of SWSVY, the impact of the scheme is defined in terms of employment generation, benefit the society at large and the creation of a few successful commercial properties.

Pair 1: RoI from Waqf Properties – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 57 shows that there are significant differences between the RoI from Waqf properties and the impact of the SWSVY ($t=-8.475$, $p<0.05$). This reveals that higher RoI from Waqf properties directly contribute to the scheme impact. With higher RoI, the SWBs can be able to utilize the fund in generating more impact.

Table 57. Paired Sample T-test Statistics and results for SWSVY (Views of SWBs)

Pairs	Variables	Pair sample statistics differences		Paired sample test		
		Mean	Std. Deviation	t	df	Sig. (2-tailed)
Pair 1	RoI from Waqf Properties - Impact	-1.718	0.731	-8.475	12	.000
Pair 2	Annual Return from Mutawallis - Impact	-2.179	0.647	-12.143	12	.000
Pair 3	Up-to-date audit - Impact	-2.026	0.630	-11.585	12	.000
Pair 4	Governance mechanism - Impact	-2.949	0.837	-12.700	12	.000
Pair 5	IEC activities - Impact	-3.179	0.835	-13.735	12	.000
Pair 6	Commitment - Impact	-2.795	0.660	-15.263	12	.000
Pair 7	Operates at full capacity - Impact	-3.179	0.765	-14.982	12	.000
Pair 8	Usage of technology - Impact	-2.949	0.559	-19.035	12	.000

Pair 2: Annual Return from Mutawallis – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 57 highlights that there are significant differences between the annual return from Mutawallis and the impact of the SWSVY ($t=-12.143$, $p<0.05$). This reveals that the timely annual return from Mutawallis directly contributes to the scheme impact. With the timely annual return from Mutawallis, the SWBs can be able to utilize the fund in generating more impact.

Pair 3: Up-to-date Audit – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 57 presents that there are significant differences between up-to-date audits and the impact of the SWSVY ($t=-11.585$, $p<0.05$). This reveals that the up-to-date audit directly contributes to the scheme impact by improving transparency.

Pair 4: Governance mechanism – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 57 illustrates that there are significant differences between the governance mechanism and impact of the SWSVY ($t=-12.700$, $p<0.05$). This reveals that the efficient governance mechanism will foster the scheme impact. With the efficient governance mechanism, the SWBs will be able to generate work more efficiently and carry out more welfare activities.

Pair 5: IEC activities – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 57 shows that there are significant differences between the IEC activities and the impact of the SWSVY ($t=-13.735$, $p<0.05$). This reveals that the IEC activities such as building awareness among the underprivileged will contribute to the scheme's impact.

Pair 6: Commitment – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 57 presents that there are significant differences between the commitment of SWB members and the impact of the SWSVY ($t=-15.263$, $p<0.05$). This reveals that the commitment of SWB members directly contributes to the scheme's impact. With the commitment of SWB members, the SWBs can do the required work optimally and in-time.

Pair 7: Operates at Full capacity – Impact of SWSVY on the effective administration of Waqf properties, benefit to the community, and employment creation

Table 57 highlights that there are significant differences between the operationalization of SWBs at full capacity and the impact of the SWSVY ($t=14.982$, $p<0.05$). This reveals that the operationalization of SWBs at full capacity directly contributes to the scheme impact. With the operationalization of SWBs at full capacity, the SWBs can do the required work optimally and in-time.

Pair 8: Usage of Technology – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 57 illustrates that there are significant differences between the usage of technology and the impact of the SWSVY ($t=-19.035$, $p<0.05$). This reveals that the usage of technology directly contributes to the scheme's impact. With the higher usage of technology, the SWBs will work more transparently and efficiently.

Therefore, the factors including RoI from Waqf Properties, annual return from Mutawallis, up-to-date audit, governance mechanism, IEC activities, commitment, operational at full capacity, and usage of technology will have a significant influence on the SWSVY impact on the effective administration of Waqf properties, benefit to the community, and employment creation.

9.2.2 Mutawallis

To compare the impact of the SWSVY and different factors, a pair sample t-test was applied using IIT Delhi proprietary software. The analysis was conducted on the responses received from Mutawallis. The analysis shows that the test shows a significant difference in the mean for all the factors. The factors taken into consideration for this study includes: payment of rent, cases of defaulters, encroachment problems, periodical report send for encroachments, welfare activities, training, participation mandatory in training, governance mechanism, IEC activities, commitment, SWBs operational at full capacity, and usage of technology. In the context of SWSVY, the impact of the scheme is defined in terms of employment generation, benefit the society at large, and creation of a few successful commercial properties.

Table 58. Paired Sample T-test Statistics and results for SWSVY (Views of Mutawallis)

Pairs	Variables	Pair sample statistics differences		Paired sample test		
		Mean	Std. Deviation	t	df	Sig. (2-tailed)
Pair 1	Payment of rent - Impact	-1.646	0.856	-7.690	15	.000
Pair 2	Cases of defaulters - Impact	-2.208	1.074	-8.224	15	.000
Pair 3	Encroachment problems - Impact	-2.146	1.075	-7.986	15	.000
Pair 4	Periodical report send for encroachments - Impact	-2.021	1.220	-6.626	15	.000
Pair 5	Welfare activities - Impact	-1.708	0.918	-7.444	15	.000
Pair 6	Training - Impact	-2.021	0.649	-12.447	15	.000
Pair 7	Participation mandatory in training - Impact	-2.083	0.890	-9.360	15	.000
Pair 8	Governance mechanism - Impact	-2.833	0.878	-12.912	15	.000
Pair 9	IEC activities - Impact	-3.083	0.784	-15.729	15	.000

Pair 10	Commitment - Impact	-2.833	0.740	-15.308	15	.000
Pair 11	SWBs operational at full capacity - Impact	-3.083	0.865	-14.259	15	.000
Pair 12	Usage of technology - Impact	-3.021	0.830	-14.563	15	.000

Pair 1: Payment of Rent – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 shows significant differences between the payment of rent and the impact of the SWSVY ($t=-7.690$, $p<0.05$). This reveals that higher the rent paid will directly contribute to strengthening the scheme impact. With higher rent received, the Mutawallis can be able to utilize the fund in generating more impact.

Pair 2: Cases of Defaulters – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 shows that there are significant differences between the cases of defaulters and the impact of the SWSVY ($t=-8.224$, $p<0.05$). This reveals cases of lesser defaulters will directly contribute to the scheme impact by improving the earning potential of Mutawallis.

Pair 3: Encroachment problems – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 shows that there are significant differences between the encroachment problems from Waqf properties and the impact of the SWSVY ($t=-7.986$, $p<0.05$). This reveals that fewer encroachment problems of Waqf properties directly contribute to the scheme impact. With less encroachment problems, the SWBs and Mutawallis can be able to utilize the property in generating more impact.

Pair 4: Periodical report send for encroachments – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 shows that there are significant differences between the periodical report send for encroachments and the impact of the SWSVY ($t=-6.626$, $p<0.05$). This reveals that periodical reports send for encroachments will directly contribute to the scheme impact. The SWBs will be able to get better action on the encroached properties to generate more impact.

Pair 5: Welfare activities – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 shows that there are significant differences between the welfare activities and the impact of the SWSVY ($t=-7.444$, $p<0.05$). This reveals that more welfare activities will directly contribute to the scheme's impact.

Pair 6: Training – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 shows that there are significant differences between the training and impact of the SWSVY ($t=-12.447$, $p<0.05$). This reveals that with proper training, the Mutawallis can be able to contribute more to facilitate scheme impact by generating more income.

Pair 7: Participation mandatory in training – Impact of SWSVY on the effective administration of Waqf properties, benefit to the community, and employment creation

Table 58 shows that there are significant differences between the mandatory participation in training from Waqf properties and the impact of the SWSVY ($t=-9.360$, $p<0.05$). This reveals that mandatory participation will ensure the availability of the Mutawallis for their upliftment and development of properties, generating revenues, and utilizing the fund to generate more impact.

Pair 8: Governance Mechanism – Impact of SWSVY on the effective administration of Waqf properties, benefit to the community, and employment creation

Table 58 illustrates that there are significant differences between the governance mechanism and impact of the SWSVY ($t=-12.912$, $p<0.05$). This reveals that the efficient governance mechanism will foster the scheme impact. With the efficient governance mechanism, the SWBs will be able to generate more employment and carry out more welfare activities.

Pair 9: IEC activities – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 shows that there are significant differences between the IEC activities and the impact of the SWSVY ($t=-15.729$, $p<0.05$). This reveals that the IEC activities such as building awareness among the underprivileged will contribute to the scheme's impact.

Pair 10: Commitment – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 presents that there are significant differences between the commitment of SWB members and the impact of the SWSVY ($t=-15.308$, $p<0.05$). This reveals that the commitment of SWB members directly contributes to the scheme's impact. With the commitment of SWB members, the SWBs can do the required work optimally and in-time.

Pair 11: SWBs operating at full capacity – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 highlights that there are significant differences between the operationalization of SWBs at full capacity and the impact of the SWSVY ($t=-14.259$, $p<0.05$). This reveals that the operationalization of SWBs at full capacity directly contributes to the scheme impact. With the operationalization of SWBs at full capacity, the SWBs can do the required work optimally and in-time.

Pair 12: Usage of Technology – Impact of SWSVY on the effective administration of Waqf properties, the benefit to the community, and employment creation

Table 58 illustrates that there are significant differences between the usage of technology and the impact of the SWSVY ($t=-14.563$, $p<0.05$). This reveals that the usage of technology directly contributes to the scheme's impact. With the higher usage of technology, the Mutawallis/SWBs will work more transparently and efficiently.

Therefore, the factors including payment of rent, cases of defaulters, encroachment problems, periodical report send for encroachments, welfare activities, training, participation mandatory in training, governance mechanism, IEC activities, commitment, SWBs operational at full capacity, and usage of technology will have a significant influence on the SWSVY impact on the effective administration of Waqf properties, the benefit to the community, and employment creation.

The summary of the empirical impact assessment for QWBTS is summarized in Table 59, and SWSVY is summarized in Table 60 and 61.

Table 59. Summary of pair sample t-test of QWBTS

Pair	Variables	Summary of Relationship
Pair 1	Funds availability - Impact	Availability of funds can help the SWBs to maximize the computerization of Waqf records
Pair 2	Status of CEO - Impact	The availability of Full-time CEOs can help the SWB to work at optimum capacity
Pair 3	Availability of survey commissioner- Impact	Availability of Survey Commissioner can help to maximize the GIS mapping of the Waqf properties
Pair 4	Sufficiency of financial assistance for GIS mapping - Impact	Financial assistance for GIS mapping can help in the identification of more properties and prevent the encroachments
Pair 5	Sufficiency of financial assistance for an assistant programmer - Impact	Financial assistance for Assistant Programmer can lead to an increase in the computerization of Waqf records in the WAMSI portal
Pair 6	Centralized computing facility - Impact	Availability of CCF in the SWBs can help in the increase in digitization of the records of Waqf properties
Pair 7	Video conferencing facility - Impact	Availability of Video Conferencing Facility in the SWBs can help in the increase in the co-ordinations among various stakeholders involved in the scheme
Pair 8	Financial assistance for setting up of video conferencing facility - Impact	Availability of funds for the Video Conferencing Facility can help in the increase in the co-ordinations among various stakeholders through online meetings.
Pair 9	Award the best practices- Impact	Award for the best practices can motivate the Mutawallis to better perform
Pair 10	GIS mapping status - Impact	GIS mapping helps in the identification of Waqf properties
Pair 11	Digitization status - Impact	SWBs will be able to work more efficiently and transparently if the digitization status is completed
Pair 12	Quality of data - Impact	SWBs can generate more quality information about the Waqf properties if the quality of data is satisfactorily
Pair 13	Regular updation in WAMSI - Impact	The regular data entry and updation in WAMSI can directly contribute to the betterment of the data repository
Pair 14	Training - Impact	Regular training can improve the knowledge, skill, and awareness of the staff working under the scheme and they will be to work more efficiently
Pair 15	Encroachment - Impact	SWBs will not be able to meet the objectives of the scheme if the number of encroachments is high
Pair 16	Winning the number of pending cases - Impact	Winning the number of pending cases will help in the development of the properties
Pair 17	External lawyers appointment - Impact	SWBs will be able to resolve the more pending cases if external lawyers are appointed
Pair 18	Process of litigation handling - Impact	A proper litigation handling process can impact the wining of the cases
Pair 19	Periodical reports for encroached properties - Impact	SWBs will be able to work more effectively for the development of the Waqf properties if the periodical reports for encroached properties are updated
Pair 20	The functioning of the SWBs - Impact	Efficient functioning of the SWBs will impact on the effective coordination among the various stakeholders and increase the digitization of records on the WAMSI portal

Table 60. Summary of pair sample t-test of SWSVY (Views of SWBs)

Pair	Variables	Summary of Relationship
Pair 1	RoI from Waqf properties - Impact	SWBs will be able to utilize more fund for the available opportunities if the RoI is higher
Pair 2	Annual return from Mutawallis - Impact	SWBs will be able to utilize the fund for the available opportunities if they get the timely annual return from Mutawallis
Pair 3	Up-to-date audit - Impact	Up-to-date audit directly contribute in improving transparency in the system
Pair 4	Governance mechanism - Impact	SWBs will be able to generate work more efficiently and carry out more welfare activities if the governance mechanism is efficient
Pair 5	IEC activities - Impact	More IEC activities will build more awareness among the underprivileged to promote good behaviour
Pair 6	Commitment - Impact	The commitment of SWB members can lead to the winning of cases and an increase in the digitization of records
Pair 7	Operates at full capacity - Impact	The computerization of records of all Waqf properties can be maximized if the SWBs operated at their full capacity
Pair 8	Usage of technology - Impact	Usage of the technology will help in increasing the transparency and increase in the GIS mapping of the properties

Table 61. Summary of pair sample t-test of SWSVY (Views of Mutawallis)

Pair	Variables	Summary of Relationship
Pair 1	Payment of rent - Impact	Mutawallis can be able to utilize the fund for social welfare activities if the higher rents are received
Pair 2	Cases of defaulters - Impact	Cases of lesser defaulters' cases will improve the earning potential of Mutawallis
Pair 3	Encroachment problems - Impact	SWBs and Mutawallis can be able to utilize the property for revenue generation or welfare purposes if there is a lesser number of encroachment problems
Pair 4	Periodical report send for encroachments - Impact	SWBs can be able to work more effectively for the litigation management if the status of periodical reports for encroached properties are sent to MoMA
Pair 5	Welfare activities - Impact	More welfare activities under this scheme will contribute in increasing the impact of the scheme.
Pair 6	Training - Impact	Mutawallis can be able to develop their skills and knowledge for the development of the properties if proper training is conducted
Pair 7	Participation mandatory in training - Impact	Mandatory participation will ensure availability of the Mutawallis for their upliftment and development of properties, generating revenues, and utilizing the fund
Pair 8	Governance mechanism - Impact	Mutawallis will be able to generate work more efficiently and carry out more welfare activities from developed properties if there is an efficient governance mechanism in SWBs
Pair 9	IEC activities - Impact	More IEC activities will build more awareness among the underprivileged to promote good behavior.
Pair 10	Commitment - Impact	The commitment of SWB members can lead to the development of properties and an increase in the social welfare activities
Pair 11	SWBs operational at full capacity - Impact	The development of the Waqf properties can be maximized if the SWBs operated at their full capacity
Pair 12	Usage of technology - Impact	Usage of the technology will help in increasing the transparency in the system and minimizing the encroachments

CHAPTER 10

DISCUSSION AND RECOMMENDATIONS

10.1 Discussion

10.2 Recommendations

10.1 Discussion

10.1.1 Qaumi Waqf Board Taraqqiati Scheme

The current scheme has provided sufficient funds for the SWBs requirements like setting up of CCF, implementation of ERP solution, provision to provide the award to Mutawalli based on their performance, setting up video conferencing facility, regular updates on WAMSI module, digital record keeping of data, GIS mapping of Waqf properties, legal experts for litigations and improving accounting function. However, there is still a lot of work to be done by SWBs as the process is hampered by challenges and issues faced by the SWBs.

The SWBs are not equipped to provide any kind of training to its staff owing to lack of funds and work pressure from other activities. There is a need for continuous training of staff to handle the WAMSI portal at the state level. Secondly, the main challenges in the upgradation are delay in the release of funds, lack of funds, revenue collection records, incorrect entry of Waqf properties, shortage of technical staff, shortage of clerical staff, lack of skilled/trained staff, delay in detection of reports on encroachments of Waqf properties, and downtime of the server.

All the SWBs have developed centralized computing facilities, acquired computers, gained broadband connection, and have embraced digitalization. SWBs agreed that the resources extended by this scheme helped them in setting up CCF facilities. Further, all the SWBs have installed video conferencing facilities for allowing for ease in communication leading to effective monitoring and management of administrative activities. The study observes that most states are undertaking GIS mapping of Waqf properties in their states utilizing the funds provided by the scheme. It is also evident that the practice of awarding Mutawallis based on their performance motivates the Mutawallis to strive for efficiency and effectiveness in their efforts.

In the year 2018-19, it has been observed that the fund utilization of all the SWBs was not uniform. Some of the SWBs, such as Haryana, Bihar (Sunni), and Karnataka, have a higher utilization percentage as compared to other states. However, even though the fund utilization percentage is low, SWBs like Assam, Bihar (both Shia & Sunni), Kerala, and Uttarakhand have also performed well in terms of the development of properties.

There are many pending Waqf property encroachment related lawsuits in the country. As per the survey, the number of registered cases is 10252, and the total disposed cases are 1958.

SWBs across the country face the issue of encroachment of Waqf properties. It is observed that Waqf properties are inefficiently managed due to a lack of systematic documentation. The prominent reasons for losing encroachment cases of Waqf properties in the court are lack of cooperation from the local authority, lack of legal expertise, the nonexistence of fulltime legal expert and mismatch records of Waqf property across different department, and survey of Waqf property has not been performed in many states.

Although the scheme impacts in generating employment, but there is a need for capacity building in the SWB in order to adequately exploit the employment generation potential in and by SWBs. 24% of the SWBs have full-time CEO, and a large number of posts for Waqf inspector/auditor and legal assistant have been lying vacant for a long. Hence, a greater number of technical staff, more funding, an increase in the salary of staff/assistant programmers, and training to improve skills and knowledge for staff are required.

10.1.2 Shahari Waqf Sampatti Vikas Yojana

Findings of the study suggest that the current scheme has been able to protect the Waqf properties from encroachment and facilitate the development of the land for commercial purposes leading to the generation of income. The SWB members and Mutawalli have positive feedback on the effectiveness of the scheme and its benefit to the society at large. The loan is provided for commercial development of Waqf properties for taking up economically viable projects on the Waqf land, such as commercial complex, marriage halls, hospitals, cold storage, etc.

The major challenges faced by the SWBs are from local land grabbers, encroachments, and litigations on Waqf properties. The funds provided by MoMA and CWC are less relative to the number of vacant Waqf properties. The major challenges for this scheme are issues related to capacity development and impediments in process & resource flow, leading to a lack of funds and staff.

The rate of return on investment is low in the majority of the Waqf properties. Projects that fetch high returns are schools/institutions, hospitals, and commercial buildings. The Waqf properties are successfully converted into commercial ventures by SWBs, and the revenue generated from the developed properties have been utilized for the betterment of the community – including education of poor students, medical facilities to poor people and

scholarship to students, hostel facilities, social welfare activities, provision of Covid-19 Testing Kit. However, few projects are fetching lower returns but are important looking at the societal benefits, like, for instance, training centers being established for skill development.

Around 112 Waqf properties have been developed using loan assistance under the scheme in 12 states. The minimum and maximum time taken for the development of the Waqf property are 2-4 years. According to the findings, the loan assistance provided by MoMA has increased substantially. This scheme has also helped in terms of indirect benefits to SWBs through development projects, such as protecting the Waqf properties from local land grabbers and encroachers, thereby minimizing the number of litigations.

Overall, this scheme has a positive impact on revenue generation, employment generation, and the development of Waqf properties.

10.2 Recommendations

10.2.1 Qaumi Waqf Board Taraqqiati Scheme

The study suggests following recommendations for MoMA to overcome the challenges faced by QWBTS. The recommendations for the current scheme are divided into three perspectives, which include recommendations for the short term, medium term, and long term.

(A) Short Term Perspective

Financial Assistance: Under the scheme, financial assistance is provided for the computerization of records and strengthening of SWBs. The amount provided to SWBs for Survey Commissioner is currently differentiated into two categories, i.e., more than 6000 properties and less than 6,000 properties. However, it is suggested to categorize this into three range, i.e., 6000 and above (4 lakhs per SWB), 4000 to 5999 properties (3 lakhs per SWB), and less than 4000 (2 lakhs per SWB). Similarly, the financial assistance provided for CCF can be provided under three categories, i.e., 6000 and above (4 lakhs per annum), 4000 to 5999 properties (3 lakhs per annum), and less than 4000 (2 lakhs per annum). Also, it is suggested to increase the financial assistance provided for collection of coordinates of Waqf properties to Rs. 600 to Rs. 650 per Waqf property.

Excellence Award: Mutawallis are one of the important stakeholders in this scheme. In order to encourage and motivate them to perform better, the best performing Mutawallis should be awarded by giving cash prizes, mementos, and incentives. However, it is observed that the Mutawallis/Management committee in 52% of the SWBs has not been conferred with the Excellence Award. Therefore, it is suggested that the excellence award should be given at two levels - one at the CWC level and second at the state level, this will motivate Mutawallis/Management committee to perform.

Increase in Number of Employees: The study finds that few SWBs, including Odisha, Manipur and Himachal Pradesh, are facing a shortage in the number of personnel. Therefore, it is suggested that for every role, the number of personnel should be decided as per the quantum of work involved and a number of Waqf properties governed by SWBs. The recruitment of the personnel should be done centrally to maintain the quality of the workforce in the SWBs and to increase their efficiency.

Increase in Salary of Employees/Senior and Junior Associate: The financial remuneration provided to the employees working under the current scheme is below the industry standard. Therefore, the salary should be made at par with industry standards. For instance, the salary for the assistant programmer/senior associate/junior associate should be increased. Incentives/honorarium should also be provided to the staff/associates who are doing overtime jobs in data entry in the WAMSI Modules and managing CCF in SWBs. It is highly recommended to appoint full-time staff, CEOs, and legal experts at the state level. Also, the salary of the staff working under the current scheme should be disbursed by CWC.

Awareness about the EDIT Option in the WAMSI Portal: There are EDIT options available in the WAMSI portal, but there is a lack of awareness among the data entry operators. Therefore, there is a need to create awareness about the basic functions of the WAMSI portal. Hence, there is a need to regularly update the new technical specifications and website features on the WAMSI portal. In order to avoid any confusion, features of the WAMSI portal should be visible on the HOME page.

In order to easily provide the basic information about the website, there should also be a LIVE CHAT option on the WAMSI portal by using Artificial Intelligence. LIVE CHAT option in the WAMSI portal can be incredibly beneficial in order to create awareness about the functions and specifications of the WAMSI portal in the long run.

Incorporate the Location Data in the WAMSI Portal: The main challenges in the location data are the lack of standards around how the location data is collected, inaccurate interpretations, lack of accuracy standards, lack of sufficient information, and mismanagement between the various agencies handling land records. Waqf property records consist of various types of information (property maps, sale deeds) and are maintained across revenue departments at the district or village level. In the past, surveys to update land records have not been undertaken or completed, and maps have not been used to establish actual property boundaries on the ground. Therefore, in several records, the property documents do not match the actual position on the ground.

In order to filter out inaccurate locations, initial uploaded data on the WAMSI portal should be verified by the revenue official of that district/village. The documents of the properties (ownership documents with the details of the property, exact location, property tax receipts, khata details and survey documents) can be cross-checked by the CWC/SWBs officials.

Also, the current initiative by the Central Government like Property Card under Survey of Villages and Mapping with Improvised Technology in Village Areas (SVAMITVA) scheme can be used to map the waqf properties across India. Hence, based on the information provided by the revenue office, property cards can be generated to the concerned Mutawallis and SWB members which will have a unique identity number, size of the property, type of the property, directional location of the property and ownership chain of the property. Under this, new technology like using drones in mapping and survey, accurate land records of every Waqf property in India can be created and digitized.

User-Friendliness for the WAMSI Module: In order to make the WAMSI portal user-friendly, there is a need for improvement in the technological advancement in the portal. Currently, the portal includes various sections in its website like Home, About, Steer Comm, Manage Comm, FAQs, Data Verify Form, Feedback, Progress, News watch, Legislations, Sample Waqf Deeds. All sections have been critically examined, and recommendations were made to improve the portal (Table 62).

Table 62. Recommendation for improvement in the WAMSI portal

S.No.	Sections in the Portal	Current Format	Suggested Improvements
1	Home	Tabs for different action items	The User Interface (UI)/ Under Experience (UX) can be further improved in the WAMSI portal. The states can be there in a drop-down as it will save space. It should have a dashboard with respect to user roles - MoMA, CWC, SWB, Mutawallis, NIC & general citizens. The WAMSI project progress statistics can be graphically presented in bar graphs, pie charts, line diagrams, etc. State & Duration wise graphs for Digitized Waqf Estates, CWC, Records in Registration Module (Waqf Estates, Immovable Properties, GPS Survey, Photography, Movable Properties), Records in Return Module, Records in Leasing Module, Records in Litigation Module (External Cases (Hon'ble Courts), Internal Cases (Waqf Board). For MoMA/CWC, it can be the national level view, edit & approval rights. For SWBs, they can view, edit & approve details pertaining to their state. For Mutawallis, they can view, edit & approve details pertaining to their area or properties they look after.
2	About Waqf board	Static Text	In addition to text, more photographs or short videos can be added.

3	Steering Committee Composition	Static Text in table format	UI/UX can be improved. Text can be better formatted- e.g., email id mentioned is - siddharth[dot]devverman[at]nic[dot]in & can be changed to an email id that is readable: siddharth.devverman@nic.in
4	Management Committee Composition	Static Text in table format	UI/UX can be improved. Text can be better formatted - e.g., email id mentioned in - nicpmu[at]wakf[dot]gov[dot]in & can be changed to an email id that is readable: nicpmu@wakf.gov.in
5	FAQs	Downloadable PDF format	A more exhaustive list of FAQs can be added. UI/UX can be improved. This can also be improved by adding an NLP Chatbot in the system wherein a pool of questions can be added into the chatbot & can be integrated into the system.
6	Data Verification Forms	Downloadable PDF format	UI/UX can be improved. The button can be better placed on the home page to download the forms. If there is more than 1 form, a drop-down can be given with mentioning of names of all forms.
7	Feedback	Static Text in table format	UI/UX can be improved. Pages can be reduced and condensed to certain aspects like - reports, committees, feedback, legislations, etc., all can be on 1 page, and state-wise details can be taken out. The user can just enter that in 1 go, like in a drop-down, and download the report in the required printable format - pdf excel word, etc. Searching, Sorting & Filtering can be utilized wherever possible.
8	Monthly Progress Reports	Text in table format month-wise downloadable in pdf format	UI/UX can be improved. Pages can be reduced and condensed to certain aspects like - reports, committees, feedback, legislations, etc., all can be on 1 page, and state-wise details can be taken out.

			The user can just enter that in one go, like in a drop-down, and download the report in the required printable format - pdf excel word, etc. Searching, Sorting & Filtering can be utilized wherever possible.
9	News Watch	Static Text in table format with a link to the news report	UI/UX can be improved. The news section can have more photographs and videos rather than a mere table with links to the news section. Also, some of the news sections are not working properly, so it can be improved. Searching, Sorting & Filtering can be utilized wherever possible to display the news that is relevant. Also, the last news is of 2016; therefore, it needs continuous updates and modifications in the system.
10	Legislations	Static Text in table format with a link to the acts, rules, judgments, model Waqf deeds, important advisories and important notifications.	UI/UX can be improved. Pages can be reduced and condensed to certain aspects like - reports, committees, feedback, legislations, etc., all can be on one page, and state-wise details can be taken out. The user can just enter that in one go, like in a drop-down, and download the report in the required printable format - pdf excel word, etc. Searching, sorting and filtering can be utilized wherever possible.
11	Sample WAQF Deeds	Downloadable in pdf format.	There are two Waqf deeds that are present, and these can be either updated with the latest formats also if these can be condensed to a single page.
12	State-wise Aspects - Home Page	The state that gets selected, it's Map is shown as a watermark with a text over it.	UI/UX can be improved. Neither the map nor the text is clearly visible so that it can be further improved. A dashboard of each state should be built, giving reports in graphical format bar graphs, pie charts, line diagrams, etc.

12.1	Report Card	A report card is opened, and it has all details of the property, Inspection Details, GPS Survey, Property Photo(s), Survey Commissioner Report, Property Management Details, Annual Return Filing, Lease Details, Litigation (External Case) Details, Litigation (Internal Case) Details.	UI/UX can be improved. Neither the map nor the text is clearly visible so that it can be further improved. There can be a graphical representation bar graphs, pie charts, line diagrams, etc. for the number of properties inspected & not inspected, GPS survey done or not done, property photo(s) uploaded or not uploaded, Survey Commissioner Report available or not, Annual Return is filed or not, Lease details updated or not, Litigation (External Case) Details updated or not, Litigation (Internal Case) Details updated or not.
12.2	Search Properties	Dropdowns for SWB, District, Sub District available. Also, search criteria with respect to Waqf Classification (Shia, Sunni), Current Status (Alienated, Encroached, Information Not Available), Land Type (Agricultural Land, Shop, Plot), Management Type (No Management Entered, None), Waqf Board is available	UI/UX can be improved. Neither the map nor the text is clearly visible so that it can be further improved. Searching, Sorting, Filtering can be added as functionality. This page can be linked as a drill-down output from the graphs on the base or state home page. It will make help in understanding the data in a better way.
12.3	Current Status	Gives a list of data once district & sub-district is selected	UI/UX can be improved. Neither the map nor the text is clearly visible so that it can be further improved. Searching, Sorting, Filtering can be

			added as functionality. This page can be linked as a drill-down output from the graphs on the base or state home page. It will make help in understanding the data in a better way.
12.4	Income Status	Gives a list of data once district & sub-district is selected. IT gives three options - Summary, Trend, Graph.	UI/UX can be improved. Neither the map nor the text is clearly visible so that it can be further improved. Searching, Sorting, Filtering can be added as functionality. This page can be linked as a drill-down output from the graphs on the base or state home page. It will make help in understanding the data in a better way.
12.5	Data Entry Status	Gives count for the of the Waqf Estates for Shia & Sunni in that state: - Immovable Properties Movable Properties Annual Returns Records Leasing Details Records Litigation (External) Records Litigation (Internal) Records	UI/UX can be improved. Neither the map nor the text is clearly visible so that it can be further improved. Searching, Sorting, Filtering can be added as functionality. This page can be linked as a drill-down output from the graphs on the base or state home page. It will make help in understanding the data in a better way. The count can be presented in graphical format & further drill down can be provided to the respective fields for the of the Waqf Estates for Shia & Sunni in that state: <ul style="list-style-type: none"> • Immovable Properties • Movable Properties • Annual Returns Records • Leasing Details Records • Litigation (External) Records • Litigation (Internal) Records
13	Data Entry	Data entry is in a specific format as of now	UI/UX can be improved. EDIT/MODIFY option in the WAMSI module to update/modify the incorrect data. Provision to validate the records/information of the Waqf properties at different levels. Once authorized persons enter the data, it should be approved by competent authorities. The quality of photographs should be improved by fixing the criteria of Format, File size, and

			Dimension of the images. Also, the location of the site can be mapped with Google map coordinates or by providing latitude & longitude in addition to data. Periodic Data entry needs to be done to monitor in real-time.
14	De-duplication check	As of now, there is no aspect noticed with respect to the deduplication check.	A uniqueness criteria or deduplication check needs to be in place so that one property can be updated only once. An exact match can be utilized, or fuzzy logic with the rule-based approach can be taken up.
<div>Overall Issues & Recommendations</div>			
		<p>1. The data is incomplete with respect to all the mapping of Waqf properties.</p> <p>2. The data that is there is not shown on the UI in an informative manner.</p> <p>3. Utilization of space</p> <p>4. User login with respect to stakeholders at different levels is not being done.</p>	<p>1. The stakeholders - MoMA, CWC, SWB, Mutawallis, NIC & general citizens can have different views of the portal as per their view & edit rights. The data can be fed into the system & verified by competent authorities.</p> <p>2.If the UI/UX is made friendly so the people will be more interested in utilizing the portal. In addition to reports in pdf or excel format, there should be graphs for each of the critical aspects that are required for decision making. Also, there can be date wise selection of reports like for what duration the report is needed.</p> <p>3. Pages can be reduced and condensed to certain aspects like - reports, committees, feedback, etc. All can be in one page, and state-wise details can be taken out. The user can just enter that in 1 like in a drop-down go and download the report on the required printable format - pdf excel word etc.</p> <p>4. User login with respect to stakeholders at National, State, District, Sub District levels - MoMA, CWC, SWB, Mutawallis, NIC & general citizens can be different. Except for general citizens, others should have a login id password and a full system of entering data into the system, approvals, escalations, verification to be done online. SOPs can</p>

	<p>5. It is more of a hardcopy format merely converted into a softcopy website format.</p> <p>6. No Software level of intelligence that can be utilized for monitoring is there.</p>	<p>be defined for a specific duration that is to be given for each user to take certain actions.</p> <p>5. Software should be so designed that it adds value to the hardcopies that we use in the offices.</p> <p>6. A system of continuous reporting, monitoring, approvals, rejections & new user additions should be in place so as to have better control over the system.</p>
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Availability of Permanent Staff to Handle/Monitor the WAMSI Portal Functions: It is recommended that an experienced permanent staffs should be hired by CWC/MoMA for each SWBs for the computerization and uploading records in the WAMSI portal. The staff must have the technical knowledge and at least 2-3 years of experience in scanning and digitizing old record documents or work of similar nature from reputed organizations in India. There should be proper access control on the WAMSI portal. Access to the WAMSI portal should be authorized for permanent staff only through personalized login/ usernames and passwords. The permanent staff should also be trained by NIC on the functionality of the WAMSI portal. The permanent staff should be responsible for ensuring that the Waqf records uploaded in the WAMSI portal are authentic and accurate. The permanent staff should ensure that the documents/files handed over to them from Mutawallis/SWBs/CWC/MoMA are kept in proper condition, and no documents are lost/damaged/misplaced. A target should be given to the staff on a monthly basis, and the target should include digitization of the entire volume of records of Waqf properties in their states and implement the objectives of the scheme. The staff should be responsible for reporting an update on the status of digitization and computerization of records (at different stages) to SWBs/CWC/MoMA.

(B) Medium Term Perspective

Fund Utilization: The fund utilization of a few SWBs, including Himachal Pradesh and Uttarakhand, was below average. The states are not able to utilize the amount provided to them as they have a limited scope of activities. The CCF and video conferencing facilities are in

operation for the past few years, and the computer and other supporting equipment require regular up-gradation and replacement in some cases. Therefore, it is suggested that to increase the components under which the SWB can utilize the amount. The array of activities should include office automation, maintenance of ERP, internet facilities, etc.

Training for WAMSI portal: It is suggested that continuous training need to be provided from NIC to facilitate the data entry process in WAMSI Module. Also, refresher training should be designed annually for SWB members in order to improve the efficiency of SWB. Best practices adopted by different SWBs could be articulated to other SWBs. This will enable the extension of best practices put into use by individual SWBs to be adopted by other SWBs. CWC can plan for experience sharing sessions by best performing SWBs to other SWBs. Further, for providing training, academic institutions such as the Indian Institute of Technology/ Indian Institute of Management could be consulted. Training should include sessions on Annual Return Module (i.e., income and expenditure return), Litigation Module (i.e., the process of case filing, inquiry, hearing, settlement), Registration Module, Leasing Module (i.e., account settlement, renewal), Hands-on-training for GIS mapping, Data entry on GPS coordinates, Photographs, Demonstration of GOS features. It can include fine-tuning of GPS coordinates vis-à-vis actual boundaries on satellite maps. Further, the training can also include downloading, cropping, and renaming of the photograph as per good practices. It is suggested to finalize the location and dates by the concerned authority one-months before and publish the same on the MoMA and CWC websites. The following recommendations are made:

1. Refresher training should be designed annually
2. Training sessions on the following can be arranged to train the stakeholders CWC, SWB, Mutawallis & MoMA. This will help in monitoring the system (Table 63).

Table 63. Training for stakeholders

Training for Stakeholders	
S. No.	Training Type
1	User Registration on Portal
2	Property Details Submission by Mutawalli
3	Approval & Verification of Property Details (1st Level –SWB)
4	Approval & Verification of Property Details (2nd Level: CWC)
5	Approval & Verification of Property Details (3rd Level: MoMA)
6	Deduplication (Sanity Check)
7	Annual Return Module
8	Litigation Module
9	Registration Module
10	Leasing Module
11	Hands-on-training for GIS mapping
12	Data entry on GPS coordinates
13	Photographs Demonstration of GIS features
14	Fine-tuning of GPS coordinates vis-à-vis actual boundaries on the satellite map
15	About all the pages in the portal - Home About Waqf board Steering Committee Composition Management Committee Composition FAQs Data Verification Forms Feedback Monthly Progress Reports News Watch Legislations Sample Waqf Deeds State-wise Aspects - Home Page Report Card Search Properties Current Status Income Status Data Entry Status Data Entry
16	Communication Chain
17	Grievance Redressal
18	Awareness Actions

The various ways through which training can be conducted:

1. Case-based training can be taken into consideration wherein the real-time cases can be discussed and explained. This will help in the standardization of the actions taken by MoMA, CWC, SWB & Mutawalli. Also, give end-to-end process details through case bases training.
2. NIC can build the training material and impart training to the stakeholders.
3. Cisco WebEx, Microsoft teams & google meet, or any other secure medium of virtual training can be aligned. YouTube Live can also be looked into with respect to taking unlisted video option as there only those people having a link can watch that video live and later view that video anytime they want.

The suggested steps for the training plan: This can also be further improved by having all the training activities complete within a fixed time frame, including basic training, doubt clearance, suggestions, assessment conduct, and then sharing final points with each authorized personnel at the national, state, district, village level. The objective is to make the communication direct and also has a feedback system through which the authorities can make informed decisions. NIC can build the training material and impart training to the stakeholders (Figure 162).

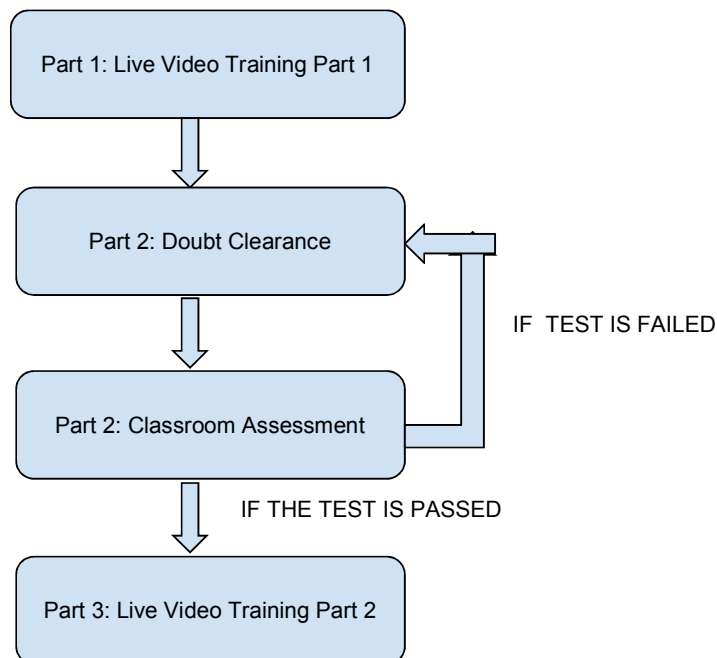


Figure 162. Steps for the training plan

Part 1: Live Training Video Part 1

1. The YouTube Live training can be provided online to all the stakeholders at all 4 levels - National, State, District, Sub District/ Village Level.
2. The recorded videos can be made available to all the stakeholders.
3. All material can be uploaded on a platform.
4. All stakeholders go through intensive training
5. All training can be done in a span of 2 weeks.
6. All doubts can be sent by filling an online form and sharing the queries for any of the above sessions.
7. A specific platform can be utilized for sharing the training material.

Part 2: Doubt Clearance & Classroom Assessment

1. Classroom Assessment can be done online to understand the level of understanding of the personnel. This can be done by sharing the YouTube Live link and an exam link.
2. A specific platform can be utilized for hosting assessments if possible or else using Google form link for the assessment.
3. This will also help in understanding who all are available on what contact details, email id, which type of handset of phone they use & other details that can be important for establishing a communication chain for all locations in India.
4. All the doubt clearance can be done online through live training online.
5. All the above points can be completed in 2 weeks.
6. This will also create a pool of doubts that can be consolidated into FAQs, and it can be shared with all the stakeholders.
7. Also, the officers will be given a chance to share their suggestions for the plan overall and as per their local arrangements.
8. A special helpline number for districts & subdistricts should be given in each state. This can help in one-to-one doubt clearance. The person who is at the helpline number should be able to speak in the regional language. This can be handled at the state level.

Part 3: Live Training Video Part 2

1. YouTube Live can be utilized to discuss all doubts of various stakeholders involved and also share the updated points if there are any major changes done at any level.
2. A specific platform can be utilized for sharing the updated training material and FAQs.

*For Sub-District/ Village Level: There can be traditional classroom training in addition to the online training. The district-level personnel can lead the same.

Functional Unit: There should be separate Data operators or Assistant developers for WAMSI in its all four modules named Registration, Return, Leasing, and Litigation modules. The responsibility of each data operator should be fixed and monitored by CWC. Also, there should be separate GIS Technical assistant for monitoring GIS Mapping in all SWBs.

Internship Program: MoMA can start internship programs for graduates with stipends. The internship program should focus on research-related projects to identify challenges and issues in the current scheme. The interns can be selected from centrally funded government institutions. The ministry can also provide a stipend to the students. The internship duration can range from 4 weeks to 10 weeks.

Validation of Records on the WAMSI Portal: The validation of existing records is most important for the current scheme in order to ensure the correctness of the data provided by the SWBs on the WAMSI portal. The following procedures can be followed to validate the records on the WAMSI portal.

1. *Workflow for validation:* The technological advancements skill & training should be imparted to all the stakeholders. A complete reporting & monitoring should be done so as to achieve better control over the system. The process flow can be done, and detailed SOPs can be created. There should be a checklist for each staff member as to what action items are there for each member.
2. *Upload status in the portal:* The project managers and verification officers can upload their status in the portal. There can be a separate chain of a process flow for validation of applicants done by project managers/ Mutawallis & are further shared with SWBs. SWBs can then validate their records, and it can be further shared with CWC. The CWC can validate & it can further be shared with MoMA.
3. *Internal audits:* Internal Auditors can be hired in order to audit each record and put all points on the portal.
4. *Form-based uploads in the portal:* All this can be done in a form-based approach, and forms can be sent from one stakeholder to another in the hierarchy by adding

forms in a portal where all stakeholders can be on the same page. External auditors can share their reports, and it can be uploaded on the portal.

5. *Positions and roles of personnel*: There should be the following personnel who can take care of the work at the mentioned levels (Table 64):

Table 64. Positions and roles of personnel for validation of records

S. No.	Position	Role	Level
1	Project Managers/ Mutawallis	To take care of the overall working of the scheme for the areas they are responsible for.	National, State, District
2	Verification Officers	Verify all the work that is going on at all sites & update photos and relevant updates in the portal. Senior officials look to see if the work is done correctly or not. Also, timely verification to be done so that it provides better control over the system.	National, State, District
3	Internal Auditors	Internal auditors to check all records with respect to finance, land, and processes.	National, State
4	External Auditors	External agency to check all records with respect to finance, land, and processes.	National, State

(C) Long Term Perspective

Continuation of Scheme: The economic potential of Waqf properties are significant. The current market values of Waqf properties are estimated to be more than Rs. 1200 billion (Sachar Committee Report, 2006). Efficient management of Waqf properties would enable us to gain an annual return from these properties (at the rate of minimum 10 percent - Rs 12,000 crores per annum). However, the cases of encroachment of Waqf properties are also very high. The total number of litigations on Waqf properties is more than 25,092. Computerization of SWBs would help to minimize and prevent encroachment of Waqf properties. Though substantial progress has been made in the scheme on computerization of records maintained by SWBs, Waqf properties registration management, Mutawalli returns management, leasing of properties management, litigations tracking management system, documents archiving & retrieval management system, GIS mapping of Waqf properties to develop co-ordinates to prevent encroachment, funds management, loan management, and employment generation,

there still remains a lot of things to be done. The progress of implementation of various steps taken by SWBs has slowed due to the COVID-19 pandemic. Further, strengthening the Waqf board is required to improve the administrative efficiency activities involved in managing Waqf properties. Based on the analysis and findings, the QWBTS has to be continued with recommended modifications for at least another 10 years. After 5 years, there should be another evaluation to assess the impact of the Scheme in the computerization of SWBs records and strengthening of SWBs.

Litigation Management: As per the discussion with members of SWBs, the entries in the WAMSI litigation module has increased substantially. The main reason for losing litigations related to Waqf properties is lack of cooperation from the local authority, lack of legal expertise, non-existence of full-time legal experts, mismatch in Waqf property and revenue record, improper documentation, and the official gadget not being recognized by a local court. From the survey, it has been observed that most of the litigations of the Waqf properties are related to vacant land/immovable property. Findings also show that most of the litigations are due to the poor state of Waqf land records in India. Therefore, a multi-pronged approach needs to be adopted to tackle the issue of Waqf property litigations, depending on the kind of litigation. The following recommendations are suggested to minimize litigation issues:

1. Creation of an exhaustive database of all disputed Waqf land or properties
2. The MoMA/CWC must devote financial and technical resources to conduct Waqf land surveys and update paper records of the litigated properties
3. Digitization of legal records, costs of litigation, details of cases, details of parties involved in the litigation, judicial pronouncements, upcoming case hearings, and details of hearings with the Hon'ble Court on WAMSI portal to monitor the entire life cycle of a case and ensures that no case remains unnoticed.
4. The MoMA can use the Legal Information Management & Briefing System (LIMBS) web-based technology to monitor and handling cases. The procedure for using LIMBS software can be accessed from <https://www.cbic.gov.in/htdocs-cbec/legalaffairs/limbs-faq.pdf>. SWBs/Legal Team can upload the latest information regarding cases, and that

will be available on a real-time basis on a single unified platform to avoid confusion and delay.

5. The MoMA should provide an additional fund to SWBs to recruit external lawyers and ensure better skills training so that external lawyers/advisers dealing with litigation have both the knowledge to implement the rule of law
6. The MoMA/CWC/SWBs can establish a fair compensation program to settle the cases of land. This can help to solve those land conflicts that result from lack of compensation or insufficient compensation and prevent future conflicts.

Awareness about the Scheme: The general awareness among various stakeholders seems to be limited. There is a need to undertake a general awareness campaign at the national level about the current schemes to achieve the objectives of the scheme. There should be a provision to create awareness about the utility/importance of the current scheme.

Monitoring Mechanism: A proper monitoring mechanism should be devised to check the progress of the scheme for the computerization of records and strengthening of SWBs. Regular and frequent monitoring of the scheme can be done through proper implementation of the MIS system for each of the activities. Further, regular monitoring can be undertaken through meetings and video conferencing with the officials from MoMA and CWC. Additionally, a project management unit can be set up to continuously monitor the progress of the scheme.

Project Management Unit (PMU): The PMU will be the responsible for the implementation of the current scheme and will be under CWC. The technological advancements skills & training should be imparted to all the stakeholders. The complete reporting and monitoring should be done to achieve better control over the system. The process flow can be done, and detailed SOPs can be created. There should be a checklist for each staff member as to what action items are there for each member.

The following hierarchy for PMU can be followed (Figure 163).

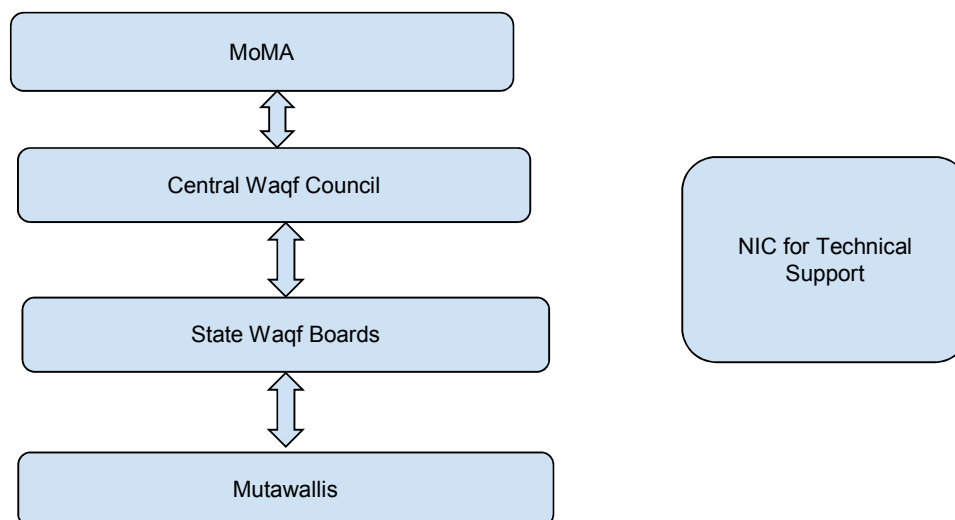


Figure 163. The hierarchy for PMU under QWBTS

There should be the following personnel to take care of the work at the mentioned levels (Table 65):

Table 65. Positions and roles of personnel for PMU under QWBTS

S. No.	Position	Role	Level
1	Project Managers/ Mutawallis	To take care of the overall working of the scheme for their areas	National, State, District
2	Accountant	To take care of all the accounts and approve the values entered the system & file taxes accordingly	National, State
3	IT Expert	To take care of all the IT level issues - Server, DB, adding users and Application level.	National, State
4	Marketing Expert Group	To do awareness camps in different locations all over India. Monthly or quarterly updates sent via mail & print format to stakeholders.	National, State, District
5	Digital Marketing Expert	To do awareness about the scheme using digital platforms - website building, blogs, Facebook, Instagram & LinkedIn	National, State
6	Verification Officers	Verify all the work that is going on at all sites & update photos and relevant updates in the portal. Senior officials look to see if the work is done correctly or not. Also, timely verification to be done so that it provides better control over the system	National, State, District
7	HR & PR Expert	To make sure the personnel are to make sure that all the items that are given to the press are reviewed and then shared. Also, newsletters can be developed to popularize the scheme	National, State
8	Training Expert Group	Expert group imparts Training to all stakeholders	National, State, District

9	Internal Auditors	Internal auditors to check all records with respect to finance, land, and processes	National, State
10	External Auditors	External agency to check all records with respect to finance, land, and processes	National, State

Increasing Coordination among Stakeholders: The roles and responsibilities of stakeholders, including MoMA, SWBs, CWC, and NIC, are specified for the implementation of the current scheme. However, there is a lack of coordination among these agencies in monitoring the progress and supervising the implementation of the scheme. Therefore, it is suggested that periodic meetings should be conducted (probably once every 45 days) to discuss the status and challenges faced during the implementation of the scheme by each SWB. This will help to identify and rectify glitches in a short duration of time as well as allow for increasing responsibility for SWBs to ensure attainment of objectives of QWBTS. Thus, this will improve the overall monitoring and implementation of the scheme.

The following procedures can be followed to increase the coordination among the various stakeholders.

1. *Frequent Meetings:* The stakeholders - MoMA, CWC, SWB, Mutawallis, NIC, should be in regular coordination, i.e., frequent meetings, resolution of issues & updates.
2. *Timeline of Meetings:* This can be done once every 45 days to discuss the status and challenges faced during the implementation of the scheme by each SWB. The SWBs should have a weekly update from the Mutawallis. The Mutawallis to have regular updates on a daily or alternate day basis from other authorized persons like - Accountant, IT Experts, Marketing Expert Group, Digital Marketing Expert, Verification Officers, HR & PR Expert.
3. *Training of Personnel:* There can be an Expert Training group that can train the personnel on a quarterly basis. There can be state-wise training sessions so that they can be yearlong.
4. *Internal Audits:* The Internal Auditors can quarterly audit all states for their work and update their findings in the portal.

5. *External Audits:* The External Auditors can perform annual audits for all states for their work and update their findings in a report that can be uploaded in the portal.

10.2.2 Shahari Waqf Sampatti Vikas Yojana

The study suggests the following recommendations to overcome the challenges in the implementation of the scheme based on the analysis and discussion with SWBs and Mutawalli/Management committee. The recommendations for the current scheme are divided into three perspective, which includes recommendations for the short term, medium-term, and long term.

(A) Short Term Perspective

Increase in the Grant-in-aid: The proposals received by CWC through SWBs are in a good number. Therefore, due to a lack of budget, they must select only a few of the proposals. Also, sometimes due to the unavailability of funds, potential projects for generating revenues are rejected. Therefore, it is suggested that the MoMA should increase the grant-in-aid limit to Rs. 6 crores. By increasing the grant-in-aid to Rs. 6 crores, CWC will be able to support the development of a greater number of Waqf properties as well as increase the overall income. It will also take care of increasing the total number of projects.

Funds to Commercially Viable Properties: Funds should be provided to commercially viable Waqf properties. Several Waqf properties (see Appendix 5) have been identified from different states that can be developed under the current scheme. Hence, these Waqf properties should be funded for the development of the Waqf properties.

Reduction in Administrative Charges: The administrative charges are 8% of the loan amount and is collected prior to the release of the loan amount. However, in many cases, Mutawallis are not capable of paying that amount. Therefore, the administrative charges should be based on the different for Tier I cities & Metropolitan area, Tier II Cities/ Towns, and Tier III Towns & other Villages. The administrative charges for Tier I cities & Metropolitan areas should be 8%, Tier II Cities/ Towns should be 6%, and Tier III Towns & other Villages should be 4.5%. It is suggested to reduce the administrative charges to the suggested limit.

(B) Medium Term Perspective

Appointment of Auditors: According to the MoMA Waqf Act 1995, if the annual income of Waqf property is more than 1 lakh annual, a total of 7% of the income should be paid to the State Waqf Boards. As discussed with the members of NAWADCO, very few Mutawallis show gross annual incomes of more than 1 lakh. Therefore, there should be a provision in the scheme of auditors' appointment in SWB to check the income of Waqf properties developed under the existing scheme.

Training and Skill Development: It is suggested that continuous training need to be provided to the Mutawallis/Management committee for the efficient management of Waqf properties. They should be given basic knowledge of litigation procedures and how to handle encroachment issues. It is suggested that once every 6 months, seminars should be conducted to make aware the Mutawallis/Management committee aware of the benefit of the schemes handled by SWBs and CWC. The CWC project evaluation committee can also brief on how to develop a commercially successful enterprise on the Waqf land. Best practices adopted by different Mutawallis/Management committee could be articulated to another Mutawallis/Management committee. This will enable the extension of best practices put into use by individual Mutawalli to be adopted by another Mutawallis/Management committee. CWC can plan for experience sharing sessions by best performing Mutawallis/Management committee to another Mutawallis/Management committee.

Internship Program: MoMA and CWC can start internship programs for graduates with stipends. The internship program should focus on research-related projects to identify challenges and issues in the current scheme. Projects may be given to interns to create awareness about the current scheme to Mutawallis/Management committee in different states. The interns can be selected from centrally funded government institutions. The ministry can also provide a stipend to the students. The internship duration can range from 4 weeks to 10 weeks.

(C) Long Term Perspective

Continuation of Scheme: The Waqf properties, if efficiently managed, can contribute significantly to the community. Few of the Waqf properties, such as commercial buildings, hospitals, institutes/schools, etc., have a good rate of return. From the past trends, it can be observed that CWC has pending proposals for the development of Waqf properties as they exhaust the amount. Based on the analysis and findings, the SWSVY has to be continued with recommended modifications for at least another 10 years. After 5 years, there should be another evaluation to assess the impact of the Scheme in protecting the vacant land from encroachers and to develop them on commercial lines for generating more income in order to increase welfare activities.

Awareness regarding the Current Scheme: Awareness regarding the current scheme should be provided to all SWBs and Mutawallis to achieve the objectives of the current scheme. There should be a provision to create awareness about the utility/importance of the current scheme.

Alliance/Collaboration for the development of the Waqf properties: Currently, the majority of the Mutawallis are not interested in developing the properties. The fear could be related to the risk of loss of control, monetary benefits, lack of idea, etc. The CWC should examine the various Waqf properties that can be developed to generate income. Based on the commercial viability of the identified property, the CWC can ask to collaborate Mutawallis/SWBs with other agencies or Multinational Corporations (MNCs) to develop the property.

The possible business models that can work for the development of the Waqf properties through collaboration is given below in Table 66.

Table 66. The business models for the development of the Waqf properties

Business Model	Details
<p><i>1. Alliance/Collaboration with MNCs</i></p> <p>MoMA/CWC should enter into collaboration with MNCs to plan for the development of the identified commercially viable vacant Waqf properties. Mutawallis/SWBs can be asked for the MoU with MNCs for the development of the property</p>	<p>In this plan, the MoMA/CWC can invite/advertise MNCs to seek collaboration with them for the development of the properties. The vacant Waqf properties can be opened to a competitive marketplace where any MNCs can submit the proposal for the development of commercial properties. The proposal can be evaluated based on various parameters, including the concept of the proposal, technical feasibility, commercialization capability, credit score of owners, and other criteria as decided by MoMA</p> <p>The selected MNCs can collaborate with concerned SWBs/Mutawallis under the supervision of MoMA/CWC for a specific period.</p>
<p><i>MNCs and MoMA as Financier</i></p> <p>Invited MNCs and CWC must bear the project development cost partially</p>	<p>The MoMA and CWC can finance the project based on the commercial viability of the property. The MNCs must submit the business plan to the MoMA, and based on the business plan, a partial fund can be provided to MNCs for the development of the properties. Funds can also be contributed by the Mutawallis/SWBs.</p> <p>Various incentives, such as tax exemptions, can be provided to the institution in a partner</p>
<p><i>Revenue Sharing Basis</i></p> <p>Funds for the project also can be contributed by the Mutawallis and SWBs based on the MoU.</p>	<p>The dividends of revenue generated by the developed properties can be distributed in proportion to the investment of the respective partners after the project cost is recouped. The income from the developed properties can also be utilized based on the guideline provided under the scheme</p>

Monitoring of the Income and Status of the Developed Properties: The mapping of different monitoring aspects can be done to know the amount of provided loan to Mutawallis for property development, the status of the developed projects, and generated income from the developed properties. This can be done in the following ways:

1. *Mode of application*: This can be done through online mode by form filling. This can be aligned with user registration, verification, approval, reporting & monitoring activities.
2. *Track status*: Once an application is entered into the system, the users can track the application status- Applicant, Mutawallis, SWB, CWC, and MoMA.
3. *Processing of the applications and disbursal of loan*: The processing of the applications & loan disbursal should start only when all the relevant details are entered online, verification is completed & approved by competent authorities.
4. *Release of funds*: Once approval is done, then after checking all details, the release of funds can be made & an update on the online portal can be made.
5. *Monitoring of approved projects*: Constant and continuous monitoring of the progress of the project in terms of how much loan is given, information of the project developed, how much income is being generated through the property, is the property fully built or partially developed
6. *Time for completion of the project*: The time for completion of the project should be mentioned, and continuous updates to be added to this by applicants and monitored by higher authorities. The system should be intelligent & can show defaulters automatically on its own.
7. *Terms of loan repayment*: The terms should be clearly mentioned in the portal & the system should be intelligent enough to share the reports on Terms of repayment of the loan. The system should be intelligent & can show defaulters automatically on its own.
8. *Implementation of the scheme*: The plans that are approved by Architects/ Engineers/ Experts can be uploaded online on the portal.
9. *Utilization of additional income*: The system should automatically have percentage divisions for Mutawalli, CWC, paying taxes, contribution, maintenance and administration charges, depreciation fund, and audit fee on such educational and social welfare activities. The system should be intelligent to share these details.
10. *Creation and utilization of revolving funds*: The system should automatically be able to render the Revolving Fund that can be checked by competent authorities and utilized for the development of Urban Waqf Properties. The system should be intelligent to share these details.

11. *Removal of difficulties*: MoMA should be able to view all the aspects and track the status of the work going on in the system. Any difficulties faced by any of the stakeholders can be resolved. There can be a separate chain of process flow, i.e., grievance once raised by applicants shared with Mutawallis and are further shared with SWBs. If SWB can resolve the issue, then it can get closed there else, it can further be shared with CWC. If CWC can resolve the issue, then it can get closed there else, it can further be shared with MoMA. This can be done in a form-based approach, and forms can be sent from one stakeholder to another in the hierarchy.

Project Management Unit (PMU): The technological advancements & training should be imparted to all the stakeholders. A complete reporting & monitoring should be done to achieve better control over the system. The process flow can be done, and detailed SOPs can be created. There should be a checklist for each staff member as to what action items are there for each member. The following hierarchy for PMU can be followed for the current scheme (Figure 164).

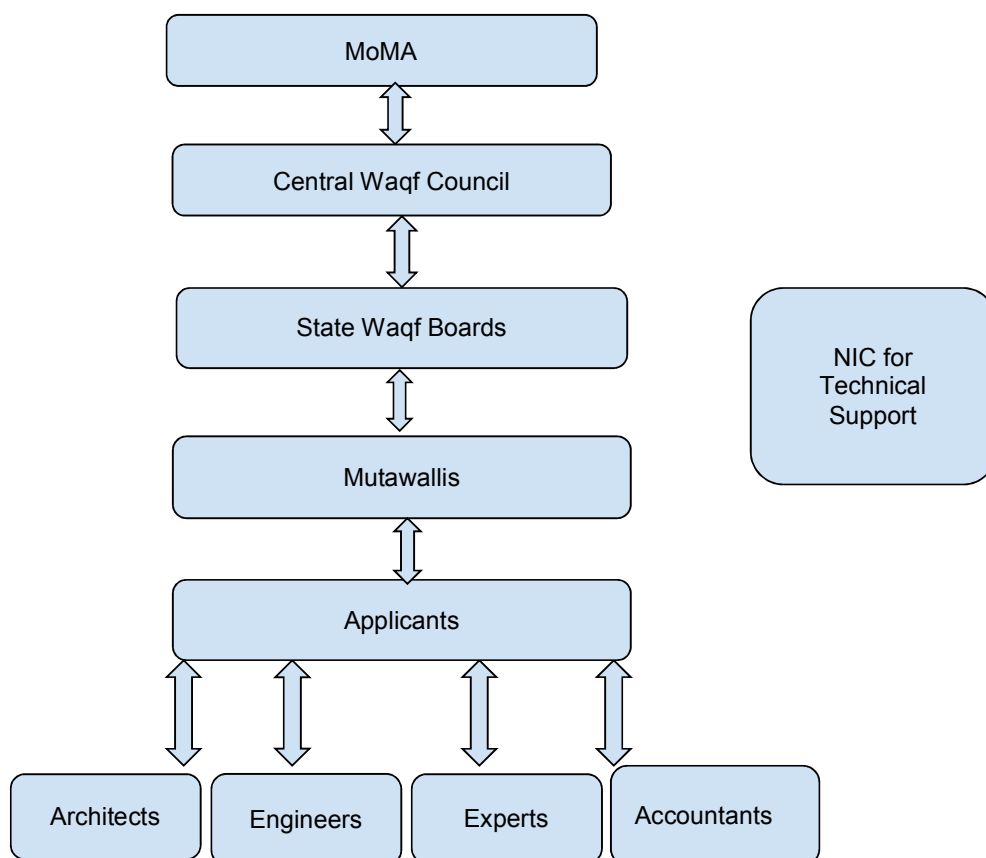


Figure 164. The hierarchy for PMU under SWSVY

There should be the following personnel to take care of the work at the mentioned levels (Table 67):

Table 67. Positions and roles of personnel for PMU under SWSVY

S. No.	Position	Role	Level
1	Project Managers/ Mutawallis	To take care of the overall working of the scheme for their areas	National, State, District
2	Accountant	To take care of all the accounts and approve the values entered into the system & file taxes accordingly	National, State
3	IT Expert	To take care of all the IT level issues - Server, DB, adding users & Application level	National, State
4	Marketing Expert Group	To do awareness camps in different locations all over India. Monthly or quarterly updates sent via mail & print format to stakeholders	National, State, District
5	Digital Marketing Expert	To do awareness about the scheme using digital platforms - website building, blogs, Facebook, Instagram, and LinkedIn	National, State
6	Verification Officers	Verify all the work that is going on at all sites & update photos and relevant updates in the portal. Senior officials look to see if the work is done correctly or not. Also, timely verification to be done so that it provides better control over the system	National, State, District
7	PR Expert	To make sure that all the items that are given to the press are reviewed and then shared. Also, newsletters can be developed to popularise the scheme	National, State
8	Training Expert group	Expert group Training to be imparted to various stakeholder	National, State, District
9	Internal Auditors	Internal auditors to check all records for finance, land & processes.	National, State
10	External Auditors	External agency to check all records for finance, land & processes.	National, State
11	Architects	To create and verify the architectural plans that can be utilized to build the Waqf properties	National, State, District
12	Engineers	To see the civil engineering aspects of the Waqf properties on the architectural plans developed by architects	National, State, District

Improvement in the Transparency of the Revenue Generation by Mutawallis on the Developed Project: The following procedures can be followed in order to increase the transparency of the revenue generated from the developed properties by the Mutawallis.

1. *Award best performing Mutawallis:* The best performing Mutawallis can be awarded recognition for their good performance under the current scheme. State & Nation wise best performing Mutawallis can be given certificates for their exceptional performance quarterly.
2. *Top-performing Mutawallis given priority for new projects:* The best performing Mutawallis can be awarded recognition for their good work. State & Nation wise best performing Mutawallis can be a priority for the next proposals they give for their exceptional performance quarterly.
3. *The percentage share of income shared with Mutawallis:* The Mutawallis can be given a percentage share of the income generated from the Waqf properties. This will create motivation among them to generate more income & declare actual income.
4. *Penalty on Mutawallis who don't update status on Portal:* There can be a penalty for not filling the status of the properties on the portal.
5. *Frequent meetings:* The stakeholders - MoMA, CWC, SWB, Mutawallis, NIC, should be in regular coordination, i.e., frequent meetings, resolution of issues & updates.
6. *Timeline of meetings:* This can be done once every 45 days to discuss the status and challenges faced during the implementation of the scheme by each SWB. The SWBs should have a weekly update from the Mutawallis. The Mutawallis to have regular updates on a daily or alternate day basis from other authorized persons like - Accountant, IT Experts, Marketing Expert Group, Digital Marketing Expert, Verification Officers, HR & PR Expert.
7. *Architects & engineers:* The plans that are approved by Architects & Engineers can be uploaded online on the portal. Architects to create & verify the architectural plans that can be utilized to build the Waqf properties. Engineers apply their expert vision of civil engineering aspects of the Waqf properties on the architectural plans developed by architects.

8. *Training of personnel*: There can be an Expert Training group that can train the personnel on a quarterly basis. There can be state-wise training sessions so that they can be yearlong.
9. *Internal audits*: The Internal Auditors can quarterly audit all states for their work and update their findings in the portal.
10. *External audits*: The External Auditors can perform annual audits for all states for their work and update their findings in a report that can be uploaded in the portal.

Ways for Proper Audit Mechanism for Developed Properties: Currently, there is no audit mechanism developed for properties with respect to how much income they are earning out of which the SWB gains a percentage of income. If the audit is undertaken SWBs will be able to gain better income & processes will become more streamlined.

1. Internal Audits: The Internal Auditors can quarterly audit all states for their work and update their findings in the portal. 8 Steps for performing Audit:
 - a) *Collect basic documentation*: Policy documents, Assets, Revenue, Bank accounts, Accounting, Purchase orders and invoices, property details & stakeholders - MoMA, CWC, SWB, Mutawallis & Partners.
 - b) *Defining audit objectives*: To define the objectives & identify the risks in the system. The broad objective should be that all the activities are in line & risks can be identified. At times the income is not reported by Mutawallis, so these can be audited and aligned further.
 - c) *Audit initiation meeting*: A meeting with all stakeholders can be aligned with MoMA, CWC, SWB, Mutawallis & Partners. Basic detailing of the workflow can be explained. The issues in paying taxes, contribution, maintenance and administration charges, depreciation fund, and audit fee on such educational and social welfare activities can be shared. Also, how the Revolving Fund is utilized for the development of Urban Waqf Properties. The members can be introduced, and action items can be decided. Further other important documents could be shared with the auditors. Also, help plan the field visits.
 - d) *Field visits*: The field visits of Waqf offices and properties can be done. There can be many risks that can be seen on the site. These can be divided into high, moderate, and low-risk issues.

- e) *Reviewing and Communicating Results*: The observations can be communicated to the stakeholders on the site and also other stakeholders.
- f) *Audit exit meeting*: The meeting can be utilized to report issues & share recommendations. Also, to agree upon the reasonable & achievable goals so that they can be implemented, and the system can be further improved.
- g) *Audit report generation*: A consolidated report of all states can be prepared and entered into the portal.

2. External Audits: The External Auditors can perform annual audits for all states for their work and update their findings in a report that can be uploaded in the portal. The above seven points mentioned in internal audit applies for external audits as well.

APPENDIX 1

A. Questionnaire for State Waqf Board on Qaumi Waqf Board Taraqqiati Scheme

Designated Person Name	
Designation	
Contact	
Email ID	
Address State	

Fund Utilization

1. Provide the detail on the following

Year	Availability of Funds with Waqf Board			Utilization of funds (%)
	Grant-in-aid	Rental Income	Other (Please specify)	
2019-20				
2018-19				
2017-18				

2. Are the funds sufficient to meet the State Waqf Board's requirements?

- a. Yes
- b. No

Availability of Human Resource

3. Do you have a CEO?

a. Yes

b. No

If yes, whether the appointment is full-time or part-time

a. Full Time

b. Part-Time

4. Do you have a survey commissioner?

a. Yes

b. No

If not, when the survey commissioner likely to be appointed? _____

5. Provide details on the following

No. of IT personnel:

No. of legal personnel:

No. of inspection personnel:

Scheme Functioning

6. The financial assistance provided to the State Waqf Board for the collection of co-ordinates of Waqf property for GIS mapping is sufficient. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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7. Financial assistance provided for the deployment of manpower as an assistant programmer is sufficient. Rate the statement on a scale of 1 to 5.

1.Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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If you strongly disagree or disagree, what should be the amount? _____

8. Please suggest an increase, decrease, or no change in the amount received under the following:

Financial assistance for	Increase	Decrease	No Change	How Much?
Collection of co-ordinates Waqf property				
Maintenance for SWBs				
Video Conferencing				
Other, please specify				

9. Has the scheme helped in setting up a centralized computing facility?

- a. Yes
- b. No

If No, please provide the reason for the same.

If Yes, when was the work of CCF completed (please specify year): _____

If Yes, what are the steps being taken to ensure timely completion of the centralized computing facility?

10. Do you have funds for up-gradation and maintenance of IT equipment?

- a. Yes
- b. No

11. Do you have an ERP installed for the management of data on properties attached to your board?

- a. Yes
- b. No

If No, please provide the reason for the same.

If No, then are you aware that you are eligible for a one-time grant to implement an ERP solution?

- a. Yes
- b. No

12. Has the computerization of State Waqf records have helped to bring transparency in the system?

- a. Yes
- b. No

If No, please provide the reason for the same.

13. Do you have a video conferencing facility in the State Waqf Board?

- a. Yes
- b. No

If No, please state the reasons for the same.

14. Are you aware that you are eligible for getting financial assistance for setting up of video conferencing facility?

- a. Yes
- b. No

15. Do you award the best practices adopted by Mutawalli/ Management Committee?

- a. Yes
- b. No

If No, please state the reasons for the same.

If yes, what is the provision followed to award the Mutawalli/ Management Committee adopting best practices?

If Yes, then please share the best practices with examples.

16. Is GIS mapping completed for your state?

- a. Yes
- b. No
- c. Partly remaining

If the option is chosen in “b” or “c,” please state the reason for such delay.

How can such delay in the GIS mapping can be prevented?

17. Is the digitization of the Waqf record completed in your state?

- a. Yes
- b. No
- c. Partly remaining

18. Is the quality of data for digitized record satisfactory?

d. Yes

e. No

If No, What do you suggest for improving the quality of data used in the digitization of Waqf records?

19. Are proper data entry and regular updations done in the WAMSI module?

a. Yes

b. No

If No, please state why?

Which the major modules in which regular data entry and regular updation of records are not done?

20. Whether the training on WAMSI modules provided to the staff or not?

a. Yes

b. No

If No, then please state the reason for the same

21. What are the major challenges faced in the proper implementation of the WAMSI Module?

22. What solutions do you recommend to overcome such challenges?

23. Who are the different stakeholders involved in the successful implementation of the Scheme? Please state the roles and responsibilities of each.

24. Does the Waqf board often face the issue of encroachment of properties?

- a. Yes
- b. No

If Yes, then what are the steps taken to resolve this issue?

25. Has the Scheme helped in winning the number of pending cases?

a. Yes

b. No

If No, then what improvements can be made in this regard?

26. Provide details on the following:

a. Total registered case

b. Total no. of disposed cases

27. Are external lawyers appointed for the higher value properties?

a. Yes

b. No

If No, then what please state reasons for the same?

28. Are you satisfied with the process of litigation handling?

29. What are the main reasons for losing the cases in the court for Waqf properties?

30. Do you send periodical reports on action taken regarding encroached Waqf properties to the Central Waqf Council and National Waqf Development Corporation Ltd?

a. Yes

b. No

If No, then Why?

Bottlenecks and Challenges

31. What are the challenges faced by the State Waqf Board in the implementation of the Scheme?

32. How can these challenges be resolved?

33. Do you need any changes in the structure of the Scheme to make it more effective?

a. Yes

b. No

If yes, then please suggest some key modifications in the structure that can make the scheme more effective.

34. What are the main reasons for proposing such modifications?

Impact

35. This Scheme has a positive impact on the functioning of the State Waqf Boards. Rate this statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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36. The financial assistance to State Waqf Board has helped to strengthen the legal and accounting section of State Waqf Boards. Rate this statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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37. The financial assistance to State Waqf Board has helped in the capacity building of the Mutawalli/ Management committee. Rate this statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
----------------------	-------------	------------	----------	-------------------

38. The Scheme helped in streamlining record-keeping, introducing transparency, and computerizing the various functions/processes of the Waqf board. Rate this statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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39. The Scheme has helped in the creation of employment. Rate this statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Recommendation and Overall Feedback

40. Please suggest recommendations for improvement of this Scheme.

41. Overall feedback on the success of the Scheme

- a. Positive
- b. Negative
- c. Neutral

APPENDIX 2

B. Questionnaire for State Waqf Board on Shahari Waqf Sampatti Vikas Yojana

Designated Person Name	
Designation	
Contact	
Email	
State	

Fund Utility

1. How many properties are developed using the loan assistance under the jurisdiction of your State Waqf Board?

2. What is the time duration for the development of a Waqf property?

3. How is the income earned from the commercialized Waqf property utilized?

Loan Repayment Status

4. Please provide the details on the loan in the last 10 years.

No. of Loan Approved	Amount Sanctioned	Majority Loan Categories	Total Loan Repayment Amount	No. of properties Started Paying the Loan	Total Annual Income from Property	
					Prior to Loan	After Development with Loan

Which category of property pays the loan more often? _____

Which category of the property are the major defaulters? _____

What are the major reasons for the non-repayment of loans?

5. What are the purposes for which the income generated from the Waqf property is utilized?

Revenue Generation on Development

6. What are the categories of loans from which you are able to generate relatively higher revenue?

7. Indicate the return of investment on Waqf properties?

- a. High
- b. Medium
- c. Low

Please indicate the percentage. _____

8. Provide a consolidated detail of the income and expenditure details of Waqf properties in the last year.

Amount of Revenue Generated (INR)	Payment towards loan	Maintenance expenditure of Waqf Properties	Surplus income used for charity/ skill development/ welfare of the poor etc.

Welfare Activities out of Generated Income

9. What are the welfare activities carried out using the income generated from Waqf properties?

10. What percentage of total income generated from Waqf properties is spent on welfare activities?

11. How frequently are welfare activities carried out using the income generated from Waqf properties by the State Waqf Board?

IEC Activities (Information Education Communication)

12. What are the IEC activities carried out by the State Waqf Board for different stakeholders and beneficiaries?

Stakeholders / Beneficiaries	IEC activities

13. How many days do you devote to planning for conducting IEC activities?

14. At what frequency such IEC activities are carried out?

15. What is the man-power used for conducting IEC activities?

16. Where do you conduct such IEC activities?

17. What is the outcome of IEC activities? Please share a few examples.

Mutawallis/ Management Committee

18. Do you get an annual return from the Mutawallis/ Management committee?

- a. Yes
- b. No

If No, please state the reason for the same.

19. Is an up-to-date audit of the accounts of the Mutawallis/ Management committee?

- a. Yes
- b. No

Bottlenecks and Challenges

20. The governance mechanism is efficient in the Waqf Board. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating.

21. The IEC activities carried out helps in building awareness. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating

22. The stakeholders are committed to the development of the State Waqf Board. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating.

23. State Waqf Board currently operates at full capacity. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating.

24. The State Waqf Board is appropriately using technology for the management of properties under its control. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating.

25. What are the major bottlenecks and challenges under this Scheme?

- a. Governance mechanism
- b. Awareness generation
- c. Stakeholders engagement

- d. Process and resources flow
- e. Capacities development
- f. Other, please specify _____

26. How can the non-performing properties (developed using this Scheme) be to performing asset? Please recommend some solutions.

Benefits

27. The loans provided under the Waqf Board for commercial property development help in employment generation. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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28. The Scheme has benefited society at large. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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29. The Scheme has been able to create a few successful commercial properties. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Recommendation and Overall Feedback

30. Please suggest recommendations for improvement of this Scheme.

31. Overall feedback on the success of the Scheme

- a. Positive
- b. Negative
- c. Neutral

APPENDIX 3

C. Questionnaire on Shahari Waqf Sampatti Vikas Yojana for Mutawallis

Name	
Contact Number	
District/Area/State	
Email	

Fund Utility

1. How many properties are developed using the loan assistance provided by Shahari Waqf Sampatti Vikas Yojana?

2. What is the time duration for the development of a Waqf property using the assistance provided by Shahari Waqf Sampatti Vikas Yojana?

3. How is the income earned from the commercialized Waqf property utilized?

Loan Repayment Status

4. Please provide the details on loan completely repaid on Waqf properties in the last 10 years.

Sl. No.	Waqf Property Details (Waqf ID and Address)	Amount Sanctioned	Loan Category	Loan repayment amount	Purpose	Annual income from property	
						Prior to loan	After development with loan

5. Please provide the following information about the Waqf properties in which the installments are due in the last 10 years?

Sl. No.	Waqf Property Details (Waqf ID and Address)	Amount Sanctioned	Loan Category	Loan repayment Status		Purpose	Reasons for not paying loans or discontinuing the loan payment
				Installments and amount paid	Installments and amount due		

6. How many total installments are due for loan repayment?

7. What are the primary reasons for the delay in payment of the loan received through Shahari Waqf Sampatti Vikas Yojana?

Revenue Generation on Development

8. What are the loan categories from which you can generate more revenue?

9. Indicate the level of return of investment on Waqf properties?

- a. High
- b. Medium
- c. Low

Please indicate the percentage? _____

10. Which category of the Waqf commercial provides the maximum return on investment?

11. Do the tenants/occupants/users of Waqf properties are paying their rents regularly?

- a. Yes
- b. No

If No, what is the reason for the same?

12. Are there any cases of defaulters in the rent payment of Waqf properties?

- a. Yes
- b. No

If Yes, please describe the cases for the same

13. Provide the details of income generation and expenditure details of Waqf properties in the last 10 years.

Year	Income Generated	Payment towards loan	Maintenance expenditure on Waqf properties	Surplus income utilized for skill development/charity/welfare of poor people	Impact on 7% contribution by the loan		
					Contribution prior to loan	Contribution after availing loan	Net increase in contribution

14. Have you ever faced encroachment problems in Waqf properties?

a. Yes

b. No

If yes, please provide the details about the tracking of cases

a. Total registered cases:

b. Numbers of pending cases:

15. Do you send periodic reports of action taken against Waqf properties' encroachers to the State Government/ State Waqf Board/ Central Waqf Board?

a. Yes

b. No

Welfare Activities out of Generated Income

16. What are the welfare activities carried out from the income generated from Waqf properties?

17. What percentage of the total amount is spent on welfare activities?

18. How frequently are such welfare activities carried out?

IEC Activities (Information Education Communication)

19. What are the IEC activities carried out by the State Waqf Board for different stakeholders and beneficiaries?

Stakeholders / Beneficiaries	IEC activities

20. How many days do you have to plan before conducting any IEC activities?

21. At what frequency such IEC activities are carried out?

22. What is the man-power used for conducting such IEC activities?

23. Where do you conduct such IEC activities?

24. What is the outcome of such IEC activities? Share a few examples.

Capacity Development

25. Are you provided training on a regular basis from the State Waqf or Central Waqf Board?

- a. Yes
- b. No

If Yes, what is the duration of the training?

- a. 1 day
- b. 2 to 3 days
- c. 4 to 7 days
- d. Others

What is the frequency at which the training/seminars are conducted?

- a. Once in a year
- b. Twice in a year
- c. Thrice in a Year
- d. Others, please specify

Is the participation mandatory in such events?

- a. Yes
- b. No

26. What steps could be taken to improve capacity development?

Bottlenecks and Challenges

27. The governance mechanism is efficient in the State Waqf Board. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating.

28. The IEC activities carried out helps in awareness generation. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating.

29. The stakeholders are committed to the development of the State Waqf Board. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating.

30. The State Waqf Board currently operates at its full capacity. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating.

31. The technology is used appropriately under the Scheme. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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Please provide the reason for your rating.

32. What is the major bottleneck and challenge under this Scheme?

- a. Governance mechanism
- b. Awareness generation
- c. Stakeholders engagement
- d. Process and resources flow
- e. Capacities development
- f. Other, please specify _____

33. How can the non-performing properties be turned into a performing asset? Please recommend some solutions.

Benefits

34. The loans provided under the State Waqf Board for commercial property development help in employment generation. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
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35. The Shahari Waqf Sampatti Vikas Yojana scheme has benefited the society at large. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
----------------------	-------------	------------	----------	-------------------

36. The Scheme has been able to create a few successful commercial properties. Rate the statement on a scale of 1 to 5.

1. Strongly Disagree	2. Disagree	3. Neutral	4. Agree	5. Strongly Agree
----------------------	-------------	------------	----------	-------------------

Recommendation and Overall Feedback

37. Please suggest recommendations for the improvement of this Shahari Waqf Sampatti Vikas Yojana.

38. Overall feedback on the success of the Scheme

- a. Positive
- b. Negative
- c. Neutral

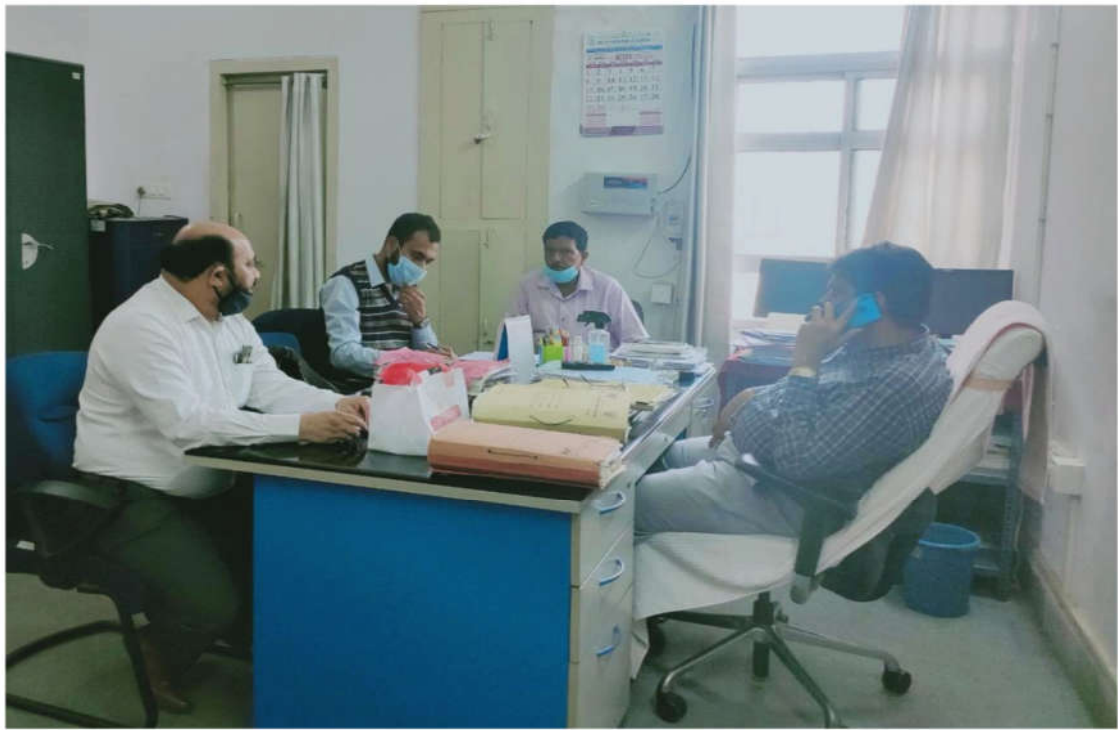
APPENDIX 4

VISIT TO STATE WAQF BOARDS/MUTAWALLIS

GANDHINAGAR (GUJARAT)



PATNA (BIHAR)



MUZAFFARPUR (BIHAR)





SHIMLA (HIMACHAL PRADESH)



IMPHAL (MANIPUR)



BANGALORE (KARNATAKA)



DEHRADUN (UTTARAKHAND)



CUTTACK (ODISHA)



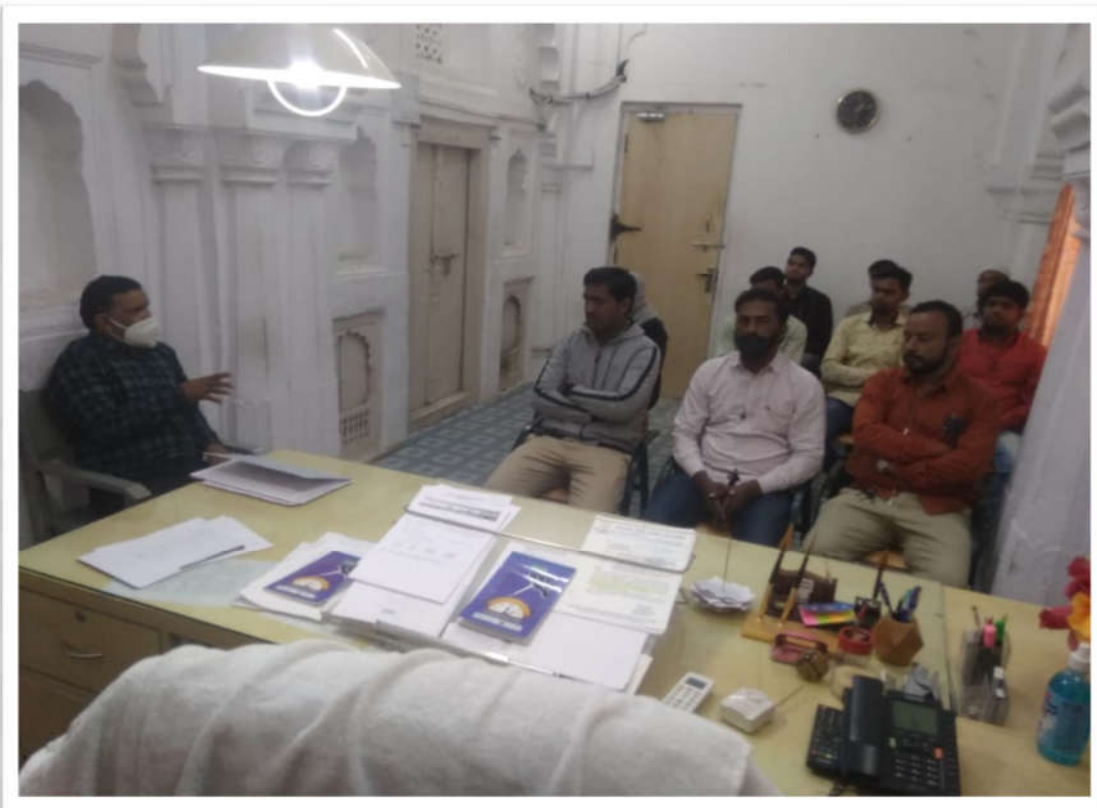
CHANDIGARH (PUNJAB)



GUWAHATI (ASSAM)



AURANGABAD (MAHARASHTRA)



AMBALA (HARYANA)



APPENDIX 5

List of Waqf properties which could be developed depending upon preparedness of the respective State Waqf Boards

States	Name of Property & Location
Karnataka	Muslim Orphanage No. 43, Dickenson Road, Queens Road, Bengaluru-42
	Dargah Hazrat Ataullah Shah and Nabi Shah Bada Makan adjoining film sensor board, H.Siddiah Road, Bengaluru-27
	Gulistan Shadi Mahal, 129, Infantry Road, Bengaluru-01
	Hameed Shah & Muhib Shah Dargah Complex Cubbonpet, Bengaluru-02
	Jama Masjid Varthur, Bengaluru (South), 30 kms from city
	Dargah Hazrat Faqih Shah Wali, Murugamalla, Chintamani Taluk, Chikballapur
	Masjid-e-Mavalli, Lal Bagh Fort Road , 24/1 H. Siddiah Road, Bengaluru-27
	Jamia Masjid Village Yelahanka, Bengaluru (on the way to Airport)
	Ali Raza Waqf, Richmond Town, Bengaluru
	Anjuman-e-Rifah-e-Aam Bagalkot, Main Road of Navanagar new city of Bagalkot Town
	Waqf Survey .No. 55 of Bellahalli Village, Bengaluru North (Additional):- land on the airport road leading to Bengaluru city.
	Jamia Masjid, No.1, Boopsandra, Sanjaynagar Post, Bengaluru-94
	Safdar Jung Makan, Near Fountain Circle, Mysore
	Hazrath Syed Yousuff Peeran Hussaini Makan, Near Tipu Circle, Bengaluru Road, Mysore
	Masjid-e- Rabbania, Yelwal, Mysore Taluq (Industrial Area)
Delhi	Dhoalapeer, Lado Sarai, MB Road, Kh. No. 577/430, & 422, Mehrauli, New Delhi
	Kamra Bangush, Tiraha Bairam Khan, Daryaganj, Delhi
	Muslim Musafir Khana attached to house bearing Mpl. No. VI/5139 & 5121-22, Ballimaran, Chandni Chowk, Delhi
	Dargah & Masjid Khawaja Meerdard, Bhairon Road, Near Turkman Road, New Delhi, Dcoument no. 264, Khasra no. 176
	Mosque & Mazar of Shah Waliullah Mohadis Dehlvi, Meerdard Road, Behind Irwin Hospital, Delhi (also known as Makki Masjid/ Mehdian Kabristan)
	Muslim Graveyard Village Sadhora Khurd, Khasra No.604/263, New Rohtak Road, Delhi.
	Waqf on the back of Jama Masjid, Saket (adjoining DLF place market Complex of distt. Saket)
	Dargah Sultan Raju, Village Malikpur, Kohi/ Rangpuri, Mehrauli-Mahipalpur Road (M.B. road), Opposite Gate No. 1 of Vasant Kunj, Khasra no. 1503
	Basti Masjid Chausat Haath Khamba, near MeerDard Road, Maulana Azad Hospital, New Delhi-110002
	Land on Deendayal Upadhyay Marg opposite Sarvodaya Balika Vidyalaya
	Land on Rajpura Road
	Near Maulana Azad Medical College

Haryana	Pyau Ghonchi on Sohna-Ballabhgarh (on the National Highway at Faridabad, Khasra no. 112-7/2, 8 & 13
	Waqf property at village Sirohi located on Ballabhgarh-Sohna road (Khasra no. is 62, 3/19 etc..
	Property on National Highway Panipat on the left corner of flyover before Panipat city near Islamia Public School, Village Siwah
	Waqf property at Firozpur Jhirka, Distt Mewat
Punjab	Kharar District, Mohali, Punjab
Madhya Pradesh	Idgah Hills, Bhopal
	Market/ Masjid at Hamidia Road, Bhopal
	Market/ Imarat Bashkal Saheban, Bhopal
	Masjid Nishat Afza, Bagh Nadia Kheda, Bhopal
	Tukoganj, Indore
	Near Vidhan Sabha, Indore
	Mauza Sirdeewan (Nagarpalika Tagore Ward) Seoni District, Khasra No. 124/1
Rajasthan	Waqf property of Nagori Samaj at Ujjain
	Takiya Chand Shah, M.G. Hospital Road, between Sojati Gate and Jalori Gate, Jodhpur
	Near Ankur Cinema, Ghat Gate, Jaipur
	Muslim Musafir Khana, Moti Dungari Road, Jaipur
	Captian Faiz Mohd., Agra Road, Jaipur
	Dargah Amani Shah, Sikar Road, Jaipur
	Land of Masjid Kalandari, Kota
Maharashtra	Land of Graveyard, Gumanpura, Kota
	Graveyard Kranti Chowk, S.No. 77, Aurangabad
	Jama Masjid, S. No. 210 Aam Khas Maidan, Aurangabad
	Aundh Masjid Trust, B-159, Pune-Bombay Highway Road, Pune
	Khatija Bai Takiyan & Kasban Masjid, Shukruwar Peth, C.T.S. No. 837 & 838, Pune
	Madina Masjid, Chandkhed, Tq. Mawal, District Pune
	Badi Masjid, Shatranjipura, Gondhni Road, Nagpur
	Masjid Jamaetul Qureshi, Trust (Waqf), Survey no. 23/1/2/3/4/56, Mohammed Wadi, Pune
	Sunni Jama Masjid, Navjeevan Society, C.T.S. No. 1724, Chembur, Mumbai
	Deewan Saheb Peer Dargah (Diwan Shah Baba) Raslpur, V/o Tq. Raver, District Jalgaon REG./MSBW/ JGN/351/2013, S.No.83
	Jama Masjid Chandrapur
	Haji Mohammed Hazrath Mohammed Saheb (RAH) Dargah at Village Kondi, District Solapur-413001, Regn. MSBW/SLR/265/2015
	Hazrath Shah Wali Peer (RAH) Dargah at Village Kejaon, Solapur, Regn. MSBW/SLR/264/2015
Bihar	Waqf Estate No. 663, Hazrath Sayeed Saheed Ghulam Shafdar Peer Murad Shah Mazar, Bailey Road, Adjacent to Patna High Court surrounded two sides by road (Majar and Masjid are located in one part of the land)
	Waqf Estate No. 482, Aranda Waqf Estate, situated at Bailey Road, at Kotwali Chowraha, P.O.-G.P.O., Distt Patna-I, Gaya Road, West of Budha Marg

	Waqf Estate No.482, Aranda Waqf Estate, situated at west of Budh Marg and south of Tara Mandal, Delhi Road (Birchand Patel Marg road passes through one side), Patna
	Baba Makhdum Shah Anjan Peer Mazar Sharif, Mazar Gali, Shaikhpura Road, Raza Bazar, Patna, Waqf State no. 2353
	Waqf no. 22 Mauza Pawapuri, Distt. Nalanda, (Khata no. 246, plot no. 218, Area-9, 20 decimal; Khata no. 290, Plot no. 928, Area-8 Acre all within 325 P.S
	Waqf Estate No. 2535, Khawaja Garib Nawaj Medical College and Hospital, Kala Kachu, Pothia, Distt. Kishanganj, Village Andhwacol, Thana No.-24, Khata No. 28, Khasra no. 3/468, (Bihar)
	Waqf Estate No. 2536, Nizamia Muslim Charitable Hospital, Bhagalpur, Village Purainy
Gujarat	Sarkhez Ghanchi Masjid Trust, Village Auqaf Trust, Ahmedabad
	Ganchi Masjid, Village Makarba, Ahmedabad
	Sarkhez, Ghanchi, Village Auqaf Trust, Ahmedabad
	Sarkhez Roza Committee, Ahmedabad
	Abhaalish Jagir, Bhuj
	Ahmadhsha pir ni dargah, Ahmedabad
	New Kabrastan daudi bohra, Rajkot
	Gebansha pir dargah, Vadhwan
Tamil Nadu	Ashraf Ali Shah Farad Ali Shah trust, Saint Mary Road, Mandveli, Mylapure, Chennai (near highly commercial road R K Math)
	Diwan Sahib Burial Ground, 28 Kasim Ali 2nd Lane, Triplicane, Chennai-5, RS no. 1400/1, 2, 3 or On Annie Besant Road, Chennai (located on a parallel road leading to Marina Beach which is about 500 mtrs away)
	On Lloyds Roads, Triplicane Chennai (adjacent to Prince Panna Appartments, on a sort of down area market leading to Marina Beach which is about 500 mtrs away)
	PapaBi Dargah and Mosque, Gorimedu, Poonamalle, Chennai-600056 (distance of about 20 kms from Chennai, behind Masjid)
	Begumpur Mosque & Dargha, Begumpur, Dindigul-625001
	Walaja Nawab Kutba Pallivasal, Nehru Bazar, Sivagangal Town, Sivagangai District
	Faqri Masjid, Arun dele street Mylapure, Chennai
	Pappu Masthan Shah Dargah, 2nd Krishnampet, Chennai
Manipur	Wilt Shine Hospital, Kwakta, District Bishnupur, Village no. 91
	Shehnaz Memorial Hospital, Lilong, Thoubal, Manipur (near to Indo Mynmar Road AH-1 and National Highway39) of Village No. 17-Chaobok
	Abdul Manap Shopping Complex, Dulaland, Imphal East, P.O. Porompat
Telangana	Naley Mubarak, Begam Peth, adjacent to ITC Hotel, Hyderabad
	Hakim Bashar Ahmed, Khairtabad, opposite Pavani Plaza, beside BP Petrol Pump, Hyderabad
	Dargah Shekh Peth, Shekhpeth road, adjoining HP Petrol Pump on Chowkhandi (Having Dargah in centre of the plot), Hyderabad
	Dargah Hussain Shahwali OU Colony, Manikonda (Lanco Hills Road), Hyderabad
	Waqf land-1293.23 acres attached to Dargah Hazrath Maqdoom Biyabani, Village Aloor, chevella Mandal, District Ranga Reddy, Telangana

Andhra Pradesh	Land of Big Masjid, Lalapeta at Reddypalem, District Guntur
	Land adjacent to Jamia Masjid, Imdad Ghar, Kaleswar cloth market, Head Post Office, Vijaywada
	Building Masjid on the Shivatemple road near Kaleshwar Market, Vijayawada
Uttarakhand	Dargah Peeran-e-Kaliyar Sharif, Waqf no. 373, Roorkee
	Nanda ki Chowki, adjoining Bindal River on Chakrata Road, on the Bindal River, Dehradun
	Sunni Muslim Kabristan (not in use), Azad Nagar Colony, Raipur Road, Adhoiwala, Dehradun
	Anda Khet (Waqf no. 114), Nainital
	On the main Mall Road, near Moti Mahal Restaurant, Mussoorie
	Waqf property numbered 2A on Tallital on the upper side of the Grand Hotel, Nainital
Uttar Pradesh	Masjid Raza Club, Nainital
	Waqf property no.1186 in Indira Nagar near Baba Bhootnath Temple, Khasra no. 268
	Waqf No. 454, Masjid and Mazar Sharookey Shah,Sheikhpur Kasela, Indira Nagar, Lucknow
	Waqf No. 553, Darul Uloom Warsia, Ujarion, Vishal Khand-4 Gomti Nagar (via Gomti Nagar Police Station)/ Mithaiwala Chowraha, Lucknow
	Shah Najaf Imambada, in front of Sahara Mall, Lucknow (Shia)
Himachal Pradesh	Sultanul Madaris, Lucknow (in front of King George Medical College Chowk
	At Boileganj, Shimla
Chandigarh	At Lakkar Bazar, Shimla
	Khasra no. 47, Village Kaimbwala, Chandigarh

Source: NAWADCO (<http://nawadco.org.in>.)