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## **Executive Summary**

This Resettlement Action Plan (RAP) is an output from the Community Infrastructure Upgrading Program (CIUP). The RAP takes into account all resettlement and compensation aspects that originate from the upgrading activities in 15 unplanned settlements in the three municipalities of Dar es Salaam. The upgrading involves, among others, the construction of infrastructure such as access roads, drainage structures and public toilets. These construction works may necessarily result into demolition of some of the existing houses and other structures.

Chapter 1 of this document describes the procedural approach to minimize unavoidable impacts resulting from demolition of houses and resettlement. It describes the result of technical solutions to realize the objectives, such as flexible ROW, and appropriate standards. Efforts to minimize impacts, combined with suggestions brought forward by the community at early stage in the planning of the CIUP in order to further reduce the number of affected HH. As a result of this consultative planning exercise the extent of resettlement in the 15 sub-ward is limited both in scope and scale. Out of total of 1,035 affected properties, only 25 will require resettlement of the affected households. The rest need minor adjustments.

Chapter 2 gives an account on the project setting in the framework of the Local Government Support Program (LGSP), including an overview of the demographic situation in the 15 selected sub-wards.

Chapter 3 outlines the procedures to ensure full and transparent information of the affected public and establishment of consultation mechanisms. Firstly the selection process of community representatives is described, which constitute important interface of all planning activities as well as a first hand address of affected persons presenting their concerns and aspiration with the forthcoming settlement upgrading investment. Secondly the roles of Technical Support Team (TST) and the Community Planning Team (CPT) are explained in view ensuring public and household meetings to facilitate the survey and awareness raising to Project Affected Persons (PAPs) all details regarding resettlement (if necessary), valuation, compensation payments, assistance and grievance solutions.

Chapter 4 accounts for the household surveys and applied methodologies to obtain a full picture about the impacts on individual properties and residents, including businesses. Questionnaires were instrumental in forwarding a wide spectrum of options and responses

that were taken into account in the RAP. In particular, the PAPs were offered several options in cases of resettlement. It has been fully explained that the Government will pay market value replacement costs for properties (land and structures) to ensure that affected household can afford to buy a new residence or replace affected structures. Out of 46 affected businesses, belonging both to owners and tenants (Annex 2), the vast majority will be able to re-arrange/construct new rooms to affected property. Therefore the temporally impact on local businesses will be limited.

The chapter finally describes the extent of impact to properties being affected in each of the 15 sub-wards.

Chapter 5 describes the steps taken in preparing the compensation plan. To begin with houses eligible for the compensation in cash or kind are determined –i.e. affected households (owners and tenants) rather than individual. The chapter then defines the compensation packages as per impact. Each municipality provided annually updated (market – oriented) standard compensation rates for paying replacement costs for land, structures and other items (gardens and trees). Allowances for affected households are paid in cash and kind covering for accommodation, disturbance, transport, and loss of (temporary and permanent) profit from affected business. Vulnerable groups receive additional allowances and assistance and the RAP also recommends that “moving assistance” to be provided to tenants living in the 25 properties that are earmarked for full demolition in addition to compensation for disturbance and transport costs.

Chapter 6. Explains the applied methods during the valuation process (May-October 2009) for valuing and entering into negotiations and agreements with the municipal valuation team. The process which through the PAPs were informed of their rights during the compensation determination process are described and the means by which the affected assets and eligible persons were documented, including the establishment of a dossier that will be entered into a query database established at the valuation section in each municipality are described.

A monitoring database was established to facilitate monitoring of the resettlement action plan, and that will also be used to record information from the grievance redress system devised in the RAP, described in chapter 7. This section also gives an outline of the flow of information and responsibilities to address all complaints forwarded by the PAPs with respect to the planned investment project in a correct and timely fashion.

Chapter 8 specifies the roles and responsibilities of the institutional actors relevant for this RAP, at municipal and others levels. Key

responsibilities are attributed to the Municipal Council's Planning and Coordination Department from which the CIUP Coordinator operates, while the Urban Planning and Environmental Committee of the Municipal Council scrutinizes and approves the RAP. The chapter also outlines the roles of the Ward executive officer and the Community Planning Team operating under the sub-ward chairman's.

Chapter 9. Provides the implementation schedule and the time chart for all major activities and events that are determined in this RAP. Timely planning of certain activities such as valuation, compensation agreement and payment has been schedule to allow sufficient time for the project affected person to arrange for alternative housing or business premises, etc. before actual demolition starts.

Chapter 10 dwells on proposed monitoring of the resettlement actions being the main responsibility of the head of the Planning and Coordination Department in each municipality. A set of simple verifiable indicators are recommended to monitor and evaluate the success or failure implementation of the resettlement planning. The verification method basically consists of household surveys. Community planning teams (CPT) are will also involved in conducting household surveys to assess the socio-economic situation of PAPs.

Chapter 11 is the final part that provides cost estimates for compensation of the affected houses and private structures, and the costs associated with the relocation procedure and process. The estimates for compensation costs are based on the records provided by the household's valuers and surveys team. For all 15 subwards the cost for compensation of 1,035 projects affected household amount to Tsh 2,863,768,413. 00

A part from the detailed household inventory and agreed compensation prices during the valuation process (Annex 4) other detailed information is attached to this document, such as:

Annex: 1	Maps showing the affected properties15 sub-wards
Annex 2	Survey questionnaire sample for PAPS
Annex 3:	questionnaire
Annex 4:	Social- Economic Baseline Survey status
Annex 5:	Tenants and Businesses
Annex 6;	Implementation schedule
Annex 7:	Organization structure
Annex 8	Compensation Inventory for Ilala, Kinondoni and Temeke municipalities (not attached)

## Community Infrastructure Upgrading Program

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### Acronyms and Abbreviations

CBOs	Community-Based Organizations
CBP	Capacity Building Program
CDA	Community Development Association (eg at Hanna Nassif Sub-Ward)
CEMP	Community Environmental Management Plan
CIUP	Community Infrastructure Upgrading Program
CPT	Community Planning Team
CUP	Community Upgrading Plan
CWS	City Water Services Ltd.
EIA	Environmental Impact Assessment
EP	Entitled Person
ESMF	Environmental and Social Management Framework
GRC	Grievance Redress Committee
GoT	Government of Tanzania
HH	Household
LA	Land Acquisition
LGSP	Local Government Support Program
MC	Municipal Council
MD	Municipal Director
MV	Municipal Valuer
NEMC	National Environmental Management Council (1983)
NGO	Non-Governmental Organization
OP	Operational Policy (of WB)
O & M	Operation and Maintenance
PAF	Project-Affected Families
PAP(s)	Project-Affected Person(s)
PMO-RALG	Prime Minister Office – Regional Administration and Local Government
PWC	Price Waterhouse Cooper (Consultant)
RA	Resettlement Action
RAP	Resettlement Action Plan
RE	Resettlement Expert
RoW	Right of Way
RPF	Resettlement Policy Framework
THB	Tanzania Housing Bank
TSH	Tanzanian Shilling (= 1.060 TSH to 1 US \$, as per Dec.03)
TST	Technical Support Team (for CIUP)
UCLAS	University College of Lands and Architectural Studies, Dar es Salaam
V/MC	Village/Mtaa Council
WB	World Bank
WDC	Ward Development Committee
WEO	Ward Executive Officer

## **1.0 Introduction**

### **1.1. Key Sections of the Resettlement Action Plan**

This document outlines a resettlement action plan (RAP) for phase II of the Community Infrastructure Upgrading Program. The resettlement policy framework (RPF) applied for the Local Government Support Program (LGSP) which provides general guidance for development of this RAP was disclosed for public discussion, in 2003.

This Resettlement Action Plan includes the following key sections:

- Description of the project setting;
- Collection of technical information to identify the extent of unavoidable demolition of houses and the necessity for relocating affected families or business, either permanently or temporarily;
- Description of the nature and extent of community consultation and participation, including the establishment of sub-ward committees;
- On-site data collection by means of specific inventory of the affected households to obtain exact figures of project affected persons (PAPs);
- Valuation of the losses of the project affected persons (PAPs) by category of impact;
- Development of compensation packages offered for each type of impact.
- Description of the valuation process and the compensation s given for each property affected itemized by asset;
- Implementation of grievance resolution procedures;
- Institutional arrangements for payment of compensation, allowance, assistance and monitoring
- Implementation schedules
- Resettlement monitoring
- Total budget estimates for the RAP

Prior to valuation exercise, field surveys were conducted to record existing features, dimensions and values of the affected properties. The results of the survey details out all particulars of people and affected assets. These records are stored together with the household questionnaires (see Annex 5.3) as dossier in the municipal planning and coordination department.

The proposed resettlement actions and measures will ensure:

- The provision of timely and fair compensation, with the ultimate goal that all project-affected persons would be compensated at least to restore their pre-project living standard levels;
- Compensation will include loss of non-movable assets and structures (market value), disturbance, vulnerability, accommodation, transport and loss of profit(business) allowances, as applicable;

- Necessary assistance for relocation to all PAPs whose properties /homes will be totally demolished, prior to displacement, including assistance for the selection of new resettlement sites that have adequate facilities;

### **1.2 Principle governing the CIUP planning –Minimization of Resettlement**

From the perspective of resettlement, the major principle adopted for the CIUP has been to minimize the extent of demolition of existing residential and commercial structures or affect on the structural integrity of individual properties. In this context it need to be noted that partial demolition will be permitted under the CIUP investment project in accordance with two provision made in legislative framework. In several cases of the land owner and the valuer have come to mutual understanding that partial demolition of house will be unacceptable, although it would structurally not affect the building's integrity. The procedures agreement is related particularly to cases where the families claimed that remaining property would hardly serve as adequate homestead or, in case of small business, as basis for sustaining the family livelihood. Consequently, such houses /structure would then be totally demolished and the corresponding registration and compensation packages would apply. For reasons of easing compensating for the hardship the RAP therefore has categorized any property as being totally demolished when at least 50% of all build-up structures building were to be removed.

#### Engineer options and flexible design solutions

On the engineering side the planning team adopted a more flexible approach. The principle of minimization resettlement was pursued by the following steps;

- To minimize the extent of involuntary resettlement specific technical options have been taken into consideration. Much of the upgrading activity will focus on footpath, roads and storm water drainage improvements, in order to reduce the number of potentially affected houses in certain cases the CIUP planners/engineers, in close consultation with the communities, opted to adopt levels of service that are technically and financially appropriate (basic and intermediate service level)
- Rather than opting for rigid technical standards with respective ROW and more or less straight geometry of new roads the engineers designed meandering roads and drainage structure to accommodate existing structures as much as possible it reduces carriageways and right of way (ROW) to the minimum feasible width (to maintain unhindered traffic flow), and in some sections limited vehicular flow to one-way traffic;
- Partial demolition of built structures has been taken into account. The potentially affected structure have been carefully surveyed by

the engineers to determine whether the affected building would remain structurally integral and safe from collapse after demolition of a part of structure. In case such examination gave doubtful or negative results, full demolition has been agreed.

- iv. Selection location of new waste collection structures in uninhabited spaces where surrounding impacts would be minimized, in contrast to other reflections that would rather place the waste collection systems in closer vicinity to where (domestic) waste is generated and people would have short distance only to deliver and store their garbage properly.
- v. In order warrant meaningful planning (e.g. to ensure safe emergency evacuation lines and trafficable road conditions) each single location as carefully screened against the above principle versus preparing for functional road and drainage network.
- vi. The planning and final design solutions (see maps in Annex 1) have been done in close cooperation with environmental team who assessed the EIA documented separately as the EMP for CIUP.

#### Community involvement in minimization of resettlement

The community actively participated in efforts to minimise resettlement, in the sub-ward meetings by the chairman residents raised numerous concerns that were duly taken into account by the CIUP planners. The result of this consultation was further reduction of potential project-induced impacts. For example, each potentially affected plot has been scrutinized in joint survey with Community representatives (Community Planning Teams) and PAPs for possible solutions (e.g. option of accommodating the re-arrangement /construction of new room or house). The technically expert gave applicable, advice on how such re – arrangement could be carried out without affecting the integrity and stability of the old structure. As a result, in most cases where only single or annexed rooms, part of rooms, latrines, verandas, kiosk and fences were considered to be demolished, solution that reduce the impact, to a short period where possible. In fact, in most cases if the owners would start building /rebuilding the affected structures by the time of receipt of compensation payment no temporary resettlement, loss business or hardship would be encountered. As outlined in the implementation schedule (section 9.1) there is a sufficient time between compensation payment and beginning of the upgrading construction activities to allow for all newly re-arrange/construct residential rooms or new business annexes (e.g. kiosks) to be ready for occupation before demolition starts,. This would result only in minor impacts on day-to-day life or income situation of the affected HH.

### **1.3 Overall extents of unavoidable resettlement and partial impacts on properties**

As a result of applying the principle of minimizing resettlement, the magnitude of expected impacts and hardship will be limited to a relatively small number of families. In total 1035 properties will be affected, of which (25 house fully resettled permanently demolished), 1010 houses owners will have partial demolition of their structures. For details, reference is made to Annex 1. (a map showing the affected areas) In the majority of cases CIUP will result only in partial demolition of properties, often a portion of a room or secondary structures like steps, verandas and outside storerooms.

Overall, the CIUP interventions that will result in relocation caused by unavoidable full demolition and removal of 25 properties, as follows:

- Kinondoni Municipality 1 property
- Ilala Municipality 24 properties;

As far s partial demolition is concerned, this will affect 1010 properties without necessitating the resettlement of people in

- Kinondoni Municipality 275 properties
- Ilala Municipality 341 properties
- Temeke Municipality 394 properties

More information on specific impacts are provided in section 5.1 and in Annex 5.3-4 and Details of the survey records on the household structure, members , house conditions , household income situation and specific demands of the affected households will be monitored (commencing after the RAP appraisal) and dossiers prepared and filed at the municipal planning office)

## 2.0 Project setting

### 2.1 Brief description of the CIUP

The Community Infrastructure Upgrading Program (CIUP) is part of the wider Local Government Support Program (LGSP), intending to enhance the delivery and management capabilities, productive efficiencies and financial sustainability of local government in Tanzania. The CIUP is improving community infrastructure in 31 selected areas in Dar es Salaam to appropriate functional standards, affordable and responsive to community demand. CIUP has been upgrading infrastructure and services for Roads and footpaths, Drainage, Sanitation, Solid waste and Streetlights. Upgrading of infrastructure and urban services has the implementation period of 7 years (2005-2012). The first phase of implementation started in year 2005, covers 16 unplanned areas, and benefits 167,000 people. For phase II, implementation started from 2009-2012. In each CIUP areas a community upgrading plan (CUP) has been prepared in a participatory, and demand responsive way.

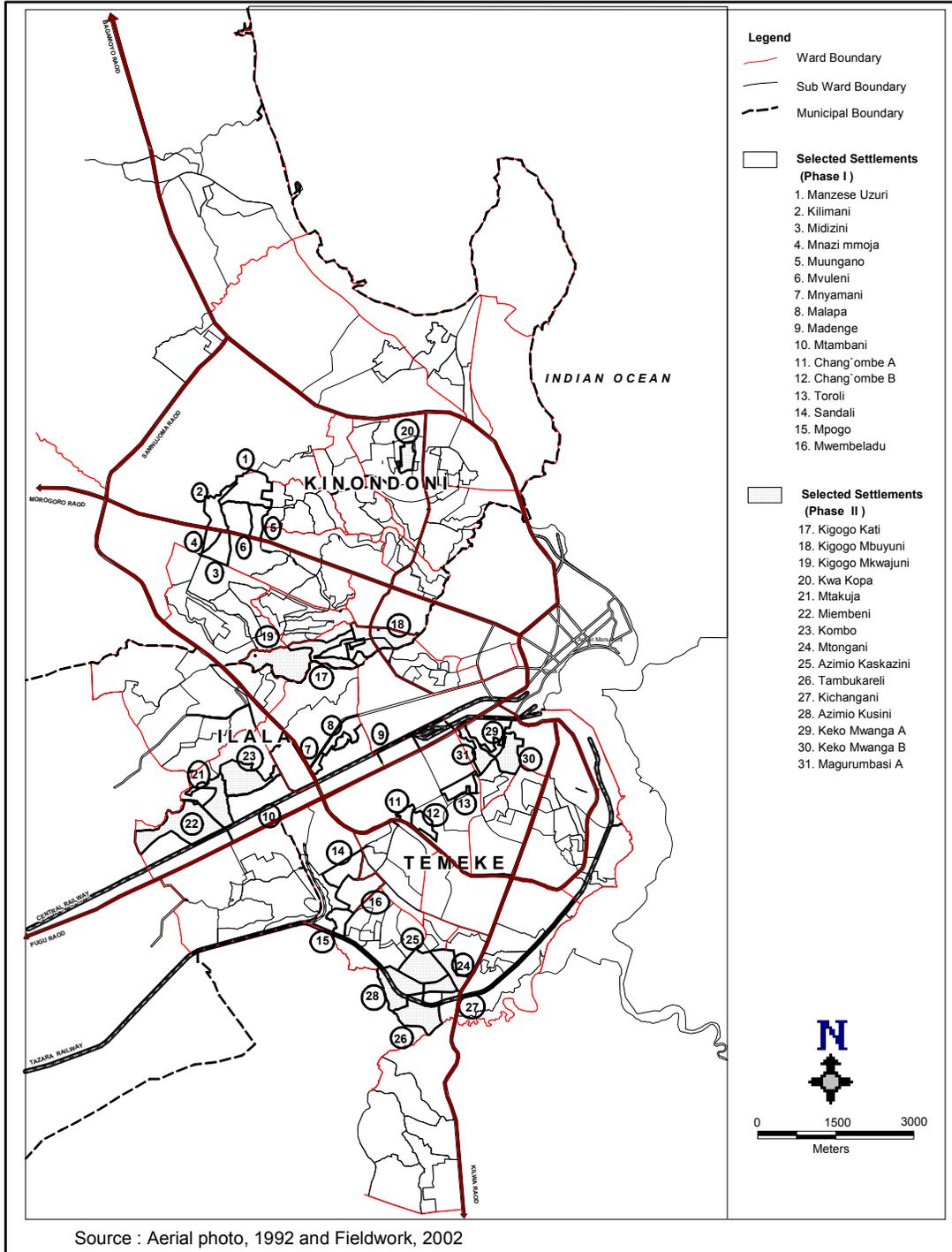
The basic demographic figures of the sub-wards that will participate in phase 2 of the CIUP are given in Table 1.1 'Phase 2 CIUP sub-wards'. The map overleaf shows the location of both the phase I and phase II CIUP areas.

**Table 1.1 CIUP Phase 2 Sub-Wards**

Municipality	Ward	Sub-wards	Hectares	Population
Kinondoni	Kigogo	Kigogo Kati	34	11,896
		Kigogo Mbuyuni	48	10,004
		Kigogo Mkwajuni	58	14,333
Ilala	Mwananyamala	Kwa Kopa	27	7,546
	Vingunguti	Mtakuja	35	14,464
Temeke	Keko	Miembeni	98	13,778
		Kombo	46	20,234
		Keko Mwanga A	7	4,415
		Keko Mwanga B	27	15,813
		Magurumbasi A	18	7,104
Ilala	Azimio	Mtongani	22	9,146
		Azimio Kaskazini	39	7,883
		Azimio Kusini	43	8,212
		Tambukareli	41	9,716
		Kichangani	14	7,439

**Source: CIUP data (2009)**

Priority Sub-Wards in Phase I and II - CIUP - Dar es Salaam City



### **3.0 Community participation and establishment of local communities**

Community participation in the CIUP was designed to ensure that an iterative process of consultation and feedback was undertaken from the beginning of program preparation through to the post-construction period. The RAP has paid special attention to community participation seen as most critical in planning and decision making, in addressing environmental and resettlement issues, and in devising responsibility for monitoring of outlined resettlement actions.

#### **3.1 Selection of Community Representatives**

The focus of the participation process has been on the sub-ward level, both with respect to the entire community and the group of representatives (Community Planning Team – CPT) established at the beginning of the project preparation period to guide the planning process. Community participation is regarded as crucial to the success of participatory planning, communication, monitoring and supervision and settling possible disputes within the community.

With respect to the preparation of RAPs, the role of CPT or elected representatives is to;

- ensure the functioning of the public consultation process,
- Assist Municipal Technical Support (TSTs) established to prepare and manage CIUP in arranging for community follow-up meetings;
- Act as resource information persons for the surveyors of the PAPs and their affected properties;
- discuss issues raised by affected persons and communicate them to the TSTs;
- facilitate the assistance program (e.g. moving assistance, assistance to vulnerable group)
- cooperate with NGOs and CBOs involved in development programs;
- assist in initiating the process of grievance resolution;
- Assist, as need, in the resettlement monitoring activities.

#### **3.2 Mechanism of Community Consultation and Participation**

The following steps were taken to establish strong linkage between communities and municipalities for the purpose of community consultations and communication with regard to the CIUP and RAP in the formation of Technical Support Teams (TST) for each municipality, consisting of municipal government staff and experts of the consultants' team preparation of maps for each area is showing the foreseen investment structures and the individual properties that will become affected.

- Public meeting announced and organized in each CIUP area to elect community representatives for the CIUP preparation. The group of representatives would be named Community Planning Team (CPT)
- Elections and actual formation of Community Planning Teams (CPT) for each CIUP area;
- The CIUP areas subdivided in housing clusters (geographical zones) from where the residents would elect representatives. Previous experience revealed that it is practical to form clusters of about 30 to 40 houses. This created a balanced geographical representation. It and ensured equity and eliminate favoritism to particular areas. It is also facilitate direct communication between residents and representatives, because the clusters are small enough to ensure that people know each other.
- Housing clusters defined in accordance with geographical features and existing street patterns and not by using existing ten-cell units system, which is more politically oriented. Gender equity achieved by election of one male and one female from each housing cluster.
- Subsequent housing cluster meetings it's easy to organize in order to obtain feedback. Such meetings instrumental in disseminating information and receiving ideas and views on ways to priorities community needs and to test willingness of the community to pay for urban services delivery.
- It was further decided that the sub-ward chairman and the sub-ward secretary participate in the process by virtue of their administrative position. The various communities opt to invite specific stakeholder representatives to participate in the process, such as NGOs and CBOs, the business community or religious institutions.

Once agreement has been reached on how to select representatives from the community, the sub-sequent steps for planning were as follows:

1. Joint field visits (TST and CPT) for orientation, identification of priorities, identification of infrastructure deficiencies, proposed infrastructure interventions, identification of environmental issues and priorities and need for resettlement;
2. Plotting of the proposed interventions on the relevant map of the community area in order to give the CPT an idea of the extent of the impact and potential problems, such as demolitions;
3. Case by case discussion between engineers, TSTs and CPTs to find best solution to minimize structure demolition and resettlement and mitigate against negative environmental impacts;

4. Guided by the technical experts (including environmental resettlement specialists) the CPTs, and TSTs assisted in costing analysis and finalization of the initial investment programs ;
5. Formal approval of the investment programs by the sub-ward committee and the ward development committee.

With the expectation of step (iii) the entire planning include continual internal consultation between representatives and residents of the respective housing clusters to obtain feed back on proposed interventions, as well as addressing complaints, priorities and preference of the PAPs. In some instances, when crucial decisions had to be made the elected leaders (councillors, etc) were mobilised to participate in the process and to resolve initial disputes with PAPs. This facilitated not only the decision-making process but also demonstrated commitment and a sense of ownership on behalf of the elected leaders.

The results of the planning process, including the respective detailed maps (Annex 2), are incorporated in the Community Upgrading Plans (CUPs) that have been prepared for each CIUP area.

#### **4.0 On – site data collection –inventory of the affected households**

##### **4.1 Household Survey and Questionnaires**

First, the TST code-marked all houses and structures along the new infrastructure upgrading access routes. The chairman assisted in identification of the house owners who then were notified and a date for surveying the plot was agreed. The owners of affected properties and their household members were surveyed and (see household questionnaire Annex 5.3) to identify their aspirations, priorities and concerns in connection with the anticipated partial or full demolition of structures. More detailed about the discussed resettlement and compensation options are presented below.

During the survey and questionnaire administration the PAPs were made aware of the implications of impacts, their entitlements and registration requirements in the line with notification times. In line with the RFP, the cut-off date has been established and communicated to the PAPs by the date of the inventory of all affected property in the community.

##### **Resettlement options**

During the household surveys all heads of the projects –affected households who face full or partial demolition of their home were asked to make statements concerning their choice for future residence. The majority of the interviewed PAPs indicated (in the questionnaires) their wish to 'remain on plot' or left to re-arrange on the same plot'. According to the field surveyors

the connotation is that these projects –affected persons, most of them facing only partial demolition of their house or part of a room would opt to re-arrange/construct the room or house within the same plot boundaries when space allows. The same holds true for business – such as those vending their goods on the street from kiosks attached on the roadside of the house.

**Compensation options:**

There has been no choice offered to the PAPs with respect to cash or kind compensation. The RAP follows the principle that all PAPs (owners) are treated equally with full cash compensation for land and structures at undepreciated market-price replacement costs. This compensation will be sufficient for the purchase of new house or alternatively a plot on which to construct a new home.

**4.2 Results: Project Affected Persons by Category of Impact**

**Table 2: Number of property owners and their resettlement options**

Type of Impact	Number HH	Opting for remaining on plot site and re-arrangement
Home full affected	25	Re-arrangement
Business full affected	-	Not applicable
Home partial affected	980	<b>Opting for remaining on plot site</b>
Business temporarily affected	46	<b>Opting for remaining on plot site</b>
Tenant families in partial affected properties	165	<b>Opting for remaining on plot site and re-arrangement</b>
Tenant families in full affected properties – rooms only	-	Not applicable

**\* Detailed tables on the affected people, type, and impact is in annex 4.1-3**

**4.3 Extent of Resettlement in each of the CIUP Sub-wards**

The location of the properties affected by the CIUP interventions is indicated on the map for each sub-ward in annex 1.A brief summary of impact in each of the 15 sub-wards is provided below.

## **ILALA MUNICIPALITY-SUBWARD**

### **(1) Kombo**

By adapting the designs to the local conditions, improvement of roads and storm water drains will only affect 119 properties. The upgrading program in this sub-ward will result in the full demolition of 7 houses necessitating resettlement of the residents. The other, partially affected, property owners are willing and able to rebuild the demolished part of their house on the same plot.

### **(2) Miembeni**

The upgrading program in this sub-ward will result in the full demolition of 14 houses necessitating resettlement of the residents. Other assets affected are several verandas that will be partially removed and amount to 91.

### **(3) Mtakuja**

The only concern in this sub-ward is upgrading of some of the current footpaths into access roads, resulting in widening of the road reserve. The designs have been adapted in close consultation with the community to avoid demolition. However, two houses need to be pulled down completely which will require resettlement of the affected families. 101 other houses will be partially affected, involving the removal of fences, walls, gates and verandas. The upgrading program in this sub-ward will result in the full demolition of 3 houses necessitating resettlement of the residents. These affected households have indicated to reconstruct the lost property within their plots.

## **KINONDONI MUNICIPALITY-SUBWARDS**

### **(4) Kwa Kopa**

In this sub-ward infrastructure upgrading necessitates full demolition of one (1) house while 81 other properties are to be partially demolished due to the fact that parts of the houses (rooms, verandas, shop kiosks) protrude into the road reserves. The affected house owners have been interviewed.

### **(5) Kigogo Kati**

In this sub-ward resettlement actions are equally minimal as only one house owner is unavoidably affected by the road rehabilitation works and will be resettled. 48 other houses will be partially affected (mainly verandas). None of the latter affected households would require resettlement.

- (6) **Kigogo Mbuyuni**  
72 properties will be affected with partial demolition (verandas, side-rooms and kiosks), but this would not require relocation of people.
- (7) **Kigogo Mkwajuni**  
74 properties will be partially affected (removal of side-rooms, verandas, staircases). In some properties fruit trees need to be cut.

#### **TEMEKE MUNICIPALITY-SUBWARDS**

- (8) **Keko Mwanga A**  
The planned upgrading works will affect 60 properties. Not one house needs to be demolished completely. The landowners opt for reconstruction of the part of their property that has to be demolished within their current plot.
- (9) **Keko Mwanga B**  
Improvement including provision of the storm water drains is expected to partially affect 25 properties only. No house needs to be totally removed.
- (10) **Magurumbasi A**  
Infrastructure upgrading is only going to result in partial demolition. 99 properties will be affected, including the removal of verandas, a few rooms and walls. Accordingly, there is no need for resettlement of Magurumbasi A residents.
- (11) **Azimio Mtongani**  
Infrastructure upgrading can be done without much demolition. 7 more properties will be partially affected, including the removal of one or two rooms, walls or verandas. Two mango trees will also be affected.
- (12) **Azimo Kaskazini**  
27 other properties will be partially affected (removal of walls, rooms, verandas). The owners of these 27 houses have indicated to prefer reconstruction of the property lost within their original plots.
- (13) **Azimio Tambukareli**  
Most of the existing road lack side drains and the construction of such structures will affect the workshops, kiosks, verandas and rooms currently extending into the existing roadway. Consequently, 47 properties partially. The house owner concerned has opted to be resettled in one of the areas chosen for the purpose. All others have decided to reconstruct in their current plots.

**(14) Azimio Kichangani**

The CIUP interventions in this sub-ward will not necessitate full demolition. 54 houses will only be partially affected: 2 rooms need to be removed, while the rest of the affected structures consist of verandas and walls/fences.

**(15) Azimio Kusini**

32 other properties will be affected with partial demolition without necessitating resettlement.

**5.0 Compensation for Lost Assets and Hardship due to Demolition and Relocation**

**5.1 Groups eligible for compensation**

The groups eligible for specific compensation and assistance packages in the community infrastructure upgrading program are:

- Affected houses and business (owners and tenants) suffering any direct loss, whether permanent or temporary, complete or partial, of assets or investment, land and property or access to natural resource as a result of the sub-project activities.
  
- Vulnerable households-having special needs than other households. This category includes households and business that for various reasons are unable to find replacement housing, pack their personal belongings or business inventory, move their belongings or stock and unpack them in the new location

Persons or agencies eligible for compensation for in advertent construction damage will hold the contractor liable.

The CIUP does not impinge on the local community as no public and /or social and cultural common facilities will be affected. No community building, school, clinic or other public structure, nor any infrastructure such as telephone [poles and lines electric poles and lines, water mains, sewer mains and the like affected by this project. Compensation measures therefore do not apply.

**5.2 Compensation Categories**

Compensation for land, built-up structures, and business and relocation actions will be based on the following categories of the impacts:

- Replacement cost of property: mainly residential and business structures  
vegetation: property owners (houses and business)are entitled to replacement costs for land and structural (unmovable ) asset at market values

- Compensation allowances for property owners: in cases where the impact on the property is (i) partial, i.e. will not require displacement and the affected property owner opts for re-arrange /construct new structures within the existent plot, provisions are made for compensation termed in Tanzania law as disturbance allowance. In cases where (ii) full relocation is unavoidable, additional accommodation and transport allowances will be paid.(see section 4.1-3)
- Assistance to vulnerable households: special assistance and allowance will be considered for this group, Vulnerable group are defined as a disabled or old people who leave alone and unable to find replacement housing, pack their belongings or business inventory. In case of CIUP areas there is no vulnerable person among the affected people.
- Assistance for tenants: Tenants will receive assistance (see Also Annex 2 number of tenants affected) – to the extent they are impacted – when the affected property is used by tenants for residential or business purpose. All tenants will be assisted with moving and locating new housing or business and provided compensation for the immediate cost. I.e. assistance to pack up, to move the goods, to re-establish themselves in the new places etc.). Tenants will also be assisted in lodging claims against house owners that do not pass on the transport allowance allocated by the project to them.
- Shops and business: the owners of the affected business temporarily affected by construction are eligible for compensation in cash for the temporary loss of profit resulting from the period of the move. As applicable, wages of salaried employees will be paid for the time the business is closed. (See annex 2 detailed of the business affected.
- Graves: where the infrastructure upgrading requires the removal of a grave (including tombstone) the relatives of the respective dead will be given the right to remove the remains of their dead relatives and bury them in a cemetery close to the actual location. The municipality is responsible to allocate such replacement plot. Standard Municipal rates apply to compensate for costs for relocation, including possible exhumation rites.

### **5.3 Compensation Package**

This RAP follows the terminology of allowances as used in the Tanzanian Regulations Land Act 4 of 1999. (Government Notice of 4/4/2001 the land assessment of the value of land compensation.) The compensation rates detailed below are mostly referring to table no. 5.1 which is list the standard compensation rates applied during the valuation process for replacement of affected structures, utilities, horticulture, trees, graves etc. (Replacement

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value is defined as cost putting up an equivalent structures as the one existing at the time of valuation and making allowance for age, state repair and economic obsolescence in the place. Detailed on the case-wise application of the rates for each affected property are given in table no. 3.

The rates are similar for all sub-wards within the Municipality. The actual value compensated has been the one determined during the final agreement between the valuer and the property owner.

**Table 3: Compensation Standards applied for affected properties in Kinondoni, Ilala and Temeke Municipalities**

S/N		Replacement Item	Unit	Compensation Rate in TSh based in replacement cost.		
				Ilala	Kinondoni	Temeke
1		Land undeveloped	m <sup>2</sup>	20,000	20,000	20,000
2	a	House - block construction, floors doors, windows, roof corrugated iron sheets, high quality	m <sup>2</sup>	200,000	200,000-300,000	200,000
	b	House - block construction, floors doors, windows, roof corrugated iron sheets, medium quality	m <sup>2</sup>	150,000	150,000	150,000
	c	House - block construction, floors doors, windows, roof corrugated iron sheets, poor quality	m <sup>2</sup>	80,000-100,000	80,000-100,000	80,000-100,000
	d	House, constructed of mud & poles, Iron sheet roof, no cement screed floor	m <sup>2</sup>	30,000	30,000	30,000
	e	Half built	m <sup>2</sup>	80,000-120,000	20,000-80,000	20,000-80,000
	f	Foundation only	m <sup>2</sup>	20,000-80,000	20,000-80,000	20,000-80,000
3	a	Business premises – concrete block wall – high quality	m <sup>2</sup>	200,000	200,000-300,000	200,000
	b	Business premises – concrete block wall – medium quality	m <sup>2</sup>	150,000	150,000	150,000
	c	Business premises – concrete block wall – low quality	m <sup>2</sup>	80,000-100,000	80,000-100,000	80,000-100,000
4	a	Veranda – concrete block wall – high quality	m <sup>2</sup>	200,000	200,000-300,000	40,000
	b	Veranda – concrete block wall – medium quality	m <sup>2</sup>	150,000	150,000	150,000
	c	Veranda – concrete block wall – low quality	m <sup>2</sup>	80,000-100,000	80,000-100,000	80,000-100,000
5	a	Steps Tank and Latrine good quality	m <sup>2</sup>	200,000	200,000	200,000
	b	Steps Tank and Latrine medium quality	m <sup>2</sup>	150,000	150,000	150,000
	b	Steps Tank and Latrine poor quality	m <sup>2</sup>	80,000-100,000	80,000-100,000	80,000-100,000
	c	Inspection chamber	piece			6,000
6	a	Fence, cement blocks	m	130,000 – 150,000	130,000 –	130,000 –

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					150,000	150,00
	b	Hedge	m	8,000	325each nr	8,000
7	a	Ashoka	nr	7,500	7,500	7,500
	b	Coconut tree,	nr	14,300 – 28,600	14,300-28,600	14,300-28,600
	c	Sugarcane	nr	1,060	2,600	
	d	Orange	Nr	18,200	45,500	
	e	Fruit trees –papaya	Nr	5,200	5,200	5,200
	f	Shades trees	Nr	7,500	6,500	6,500
	g	Palm	nr	15,600	15,600	15,600

### 5.3.1 Property Valuation

#### **For land (including non-agricultural vegetation)**

This type of compensation applies to all affected households, regardless of whether there is need for resettlement of the PAP opts to re-arrange their structure on the remaining plot.

In accordance with 3 of the 2001 Regulation of Land Act 4 of 1999, the basis for assessment of the value of land affected by the project is the market value of the respective land measurements were in m<sup>2</sup>.

The valuers specified the market value (including unexhausted improvement) by using the standard rates provided by the municipality for land valuation. (See table no 3)

#### **For Non Movable Built –Up Structure**

The valuer determined the compensation for all private buildings and structures affected by the project. Case-by-case agreements during the valuation were in relationship to the material and quality of the structure. These valuations use annually updated standard compensation lists of the respective municipality. The same lists specify the compensation payment to the head of family whose grave will be affected by the project.

### 5.3.2 Allowances in Cash and Kind

#### **Accommodation Allowance:**

The accommodation allowance applies to all structures or portions of structures that are to be demolished, regardless of whether resettlement is required or not. The Tanzanian Law provides for an allowance which compensates the property owners for the costs incurred in the period when construction of new structures is underway. In Tanzanian legislative terminology this defined as accommodation allowance, in accordance with §8 of the 2001 Regulation of Land Act 4 of 1999, accommodation allowances are calculated on the basis of monthly markets rents multiplied by 36 (months).

**Disturbance Allowance:**

The Tanzania Law makes additional provision for all allowance which compensates project –affected persons for impacts they experience during the process of demolition and, as applicable, of relocation. This type of compensation is meant to give support to the family to alleviate any social problems or physical hardship that they might experience. In Tanzania legislative terminology the compensation for the experienced suffering is defined as disturbance allowance. In accordance with section 20 of the 2001 Regulation of Land Act 4 of 1999 the disturbance allowance is calculated by multiplying the actual value of the land by the average percentage of interest offered by commercial banks on fixed deposits for 12 months. The Tanzanian legislation only considers property owners eligible for this type of compensation. However the Government of Tanzania has agreed to pay the affected tenants disturbance allowance. Since no fixed figure has been set, tenants in CIUP project should get 50% of the already calculated amount; the remaining being given to the respective property owner. The tenants affected in each will share the 50% equally.

**Transport Moving Allowance:**

**Transport Allowance (for House Owners)**

In accordance with § 11 the 2001 Regulations of Land Act of 1999 a transport allowance is paid to all project –affected persons whether partially or full affected. The payment is intended to meet transport cost incurred by property owners. It is specifically noted that the valuers applied this compensation to all properties, i.e. also to vast majority of those who will not be resettled. The legal provision determines that the transport costs are compensated at fixed rates equivalent to the actual costs for transporting 12,000 kg of luggage by road for a distance of 20 km all three municipal authorities established the applicable rate at the time of evaluation being TSh. 80,000 per household. The rate will also apply to the tenants affected.

**Moving Assistance (for Tenants):**

In order to ensure fair compensation of tenants (residences and business), the RAP will provide a supplementary payment –moving assistance to tenants (including business) in (i) all priorities facing complete demolition and necessitating full resettlement; and (ii) partially demolished structures in which tenants will be relocated elsewhere within the plot. Verification of all tenants' households is proposed to ascertain the assistance package to all persons affected by project. Tenants in partially affected properties need only shift their belongings to the new structure within the plot. Tenants (household or business) will receive;

- Timely notification (3 months) (Rent Restriction Act of 1984) terminating the rental agreement as per Tanzania regulations.
- Assistance to obtain any refund of advance rent payments
- In accordance with their rental agreements
- Assistance in finding a new rental until will be provided to any tenants in properties that will be fully demolished;
- Assistance in moving from current to new room on the respective plot will be provided to tenants on properties that will only be partially affected. The new room will be built and the tenants moved before the old one is demolished.
- Assistance in packing personal belongings or business inventory, transporting the same to new location, unpacking and re-arranging.

The respective PAPs have been informed by the survey team about the assistance offered by the project during verification period. The person's eligible and requesting this assistance will be registered at the Ward Executive Office (WEO). Disputes and claims will be settled by the grievance addressing arrangements.

The WEO will help to forward justified claims to the grievance settlement offices for resolving problems such as obtaining back pre-paid rental fees.

The WEO will determine the cut-off day for effecting the payment and assistances.

#### **e) Vulnerability Allowance**

Although there are no provisions in the Tanzania legislation for dealing with vulnerable group, PAPs who require special assistance (e.g. elderly, handicapped), in the line with the CIUP policy that no. PAPS suffer undue hardship because of project investments, will be provided.

Full assistance to find and received a new residential plot

Construction funds for a new residence that shall be in better condition than the one previously inhabited, approved the municipal authority

The vulnerability allowance is calculated at 5% of the total value of the affected property to be calculated as lump sum allowance for a household that falls under the said category. The allowance is paid to the head of household.

#### **Loss of Profit**

In accordance to § 9 of the 2001 Regulations of Land Act 4 of 1999 the net monthly profit obtained from the business associated with the affected properties is assessed (for high incomes, evidenced by audited accounts where necessary and applicable, for low income approved by the authorities trade business list), and multiplied by 36 months in order to arrive at loss of

profit payable. This calculation applies also for such businesses that are only temporarily affected during the project's construction phase.

This compensation payment will be made to all business regardless of the status (owner or tenant) of the user: as long as the respective business is affected by the project, the loss of profit shall be exclusively and directly paid to the person who loses his/her business premises.

**Compensation for Inadvertent Construction Damage**

Persons or agencies who suffer damage from inadvertent construction incidents are to be compensated by the respective constructor at market-value plus replacement costs for the damage incurred. The CPT will assist in bringing claims forward to the municipality and/or the grievance resolution offices, as applicable.

As precaution measure, the technical specifications in the contracts for the contractors for the upgrading investments contain clauses that deal with inadvertent damage. The clauses are detailed in the CEMP for CIUP.

**Table 4: Summary Matrix for Eligibility and Compensation**

<b>Category of Impact</b>	<b>Number of HH affected</b>	<b>Compensation Package</b>
Loss of entire plot, built-up structures and garden plants (residential and/or business)	25	<ul style="list-style-type: none"> <li>• Compensation at determined replacement rates</li> <li>• Accommodation allowance</li> <li>• Disturbance allowance</li> <li>• Transport allowance</li> </ul>
Partial of entire plot, built-up structures and garden plants (residential and/or business)	980	<ul style="list-style-type: none"> <li>• Compensation at determined replacement rates</li> <li>• Accommodation allowance</li> <li>• Disturbance allowance</li> </ul>
Tenants in totally affected properties	-	<ul style="list-style-type: none"> <li>• Disturbance allowance</li> <li>• Moving allowance</li> <li>• Transport allowance</li> </ul>
Tenants residing in partially affected properties	165	<ul style="list-style-type: none"> <li>• Moving allowance</li> <li>• Disturbance allowance</li> <li>• Transport allowance</li> </ul>
Vulnerable households	non	<ul style="list-style-type: none"> <li>• Assistance to receive anew residential plot</li> <li>• Vulnerability allowance</li> </ul>
Businesses, vendors (operating in permanent, semi-	46	<ul style="list-style-type: none"> <li>• Compensation for 46 business premises that will be demolished is included</li> </ul>

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permanent and temporally structures such as kiosks, street shops, bars, charcoal –sellers)		<p>in the loss of built up structures compensation.</p> <ul style="list-style-type: none"> <li>• Disturbance and transport allowance for those vendors not residing in the plot but using it for business</li> <li>• Loss of profit , as applicable</li> </ul>
Daily transient vendors (easily movable premises such as tables)	100-150 (estimates as number fluctuates)	<ul style="list-style-type: none"> <li>• At fixed public announcement date (within 1 month before construction starts) the CPT provides alternative locations to vendors to sell their wares or proffer services , no cash compensation</li> </ul>
Employed artisans (e.g. carpenters, furniture's makers)	Estimated 50 (almost belonging all belonging to carpenters)	<ul style="list-style-type: none"> <li>• No specific compensation, as in most cases (carpenters) there is option to shift open space workplace for short distances.</li> </ul>

### 6.0 Asset Valuation Process

#### 6.1 Procedure

The valuation of affected assets eligible for compensation, as well as the identification and agreement on compensation allowances has been embedded in the following procedure scheme:

- (1) All potential resettlement issues have been analyzed based on first hand information i.e. from survey of the affected households. This survey allows identification of the magnitude and impact of resettlement. The survey and the answers retrieved form the questionnaires (Annex 5.3) substantially determined the planning for resettlement actions. The individual household questionnaire responses are also an important source of information in setting possible disputes at later stage.
- (2) The land survey team then made demarcations in line with the technical designs, and the structural assets subject to demolition were marked with code references along with the registered names of the property owner.
- (3) The ward executive officer contacted and notified (using Land Form No. 69, 'noticed to Land Occupier to apply Compensation) in early May 2004 each individual land owner / occupier to agree upon a date for valuation and filled in Land Form No. 70 'Application for Compensation by Land Occupier).

- (4) On the agreed date the appointed municipal valuers, accompanied by the municipal coordinator and members of planning team, valued the property by discussing each single item eligible for compensation, as well as calculating, in presence of the owner, the respective compensation values. The negotiations include the agreement of temporally loss of benefit for cases where business will become affected. During the valuation procedure the owner of the affected properties were full informed about the use of established (standardized) criteria for compensation of lost asset as well for the allowable compensation packages. The valuers took care that the procedure was explained manner comprehensible to the owner being affected.
- (5) After the negotiation agreement with the affected owner the municipal valuer drew up a contract that lists all property and land being surrendered and the type of compensation to be given. In kind compensation was also recorded in and order form, which were signed by the respective parties and witnessed. The compensation contract was read aloud in the presence of the affected party prior to signing.
- (6) The items eligible for compensation were documented in the owners' presence. Photographs were made of the signing party and of all major assets subject to compensation, and they are kept in Chief Valures files. Compensation will be included.
- (7) The owners were informed about their rights and the devised mechanisms to forward complaints, and notified that they must allow access to their property to the ward executive officer and the land officer of the respective municipalities for cross-checking their claims.
- (8) In addition, PAPs were informed that any of their complaints and claims prior to payment will be forwarded to the Municipal Director who is obliged to investigate the case. All claims need to be resolved before compensation payments are affected. Any complaints advance after a fixed date (within days of receipt of the final claim would be entertained).
- (9) In accordance with the laid down procedures and notified schedules (still to be determined by the MD), the local authority will pay the cheques to the entitled heads of households.
- (10) Thereafter, at a fixed and notified schedule, owners have the right to remove all assets and structures. Should the owner fail to comply with this action, the contractor will be given in writing the permit to unconditionally demolish and remove all structures as and when work progress would require.

Note 1: The cut-off dates for eligibility for compensation under CIUP was not the asset inventory and valuation but the date of signing the agreement between valuer and the head of the PAPs.

## **6.2 Documentation, Contract Agreement and Dossier**

Written record and photograph documentation of holdings and asset is important to settle claims and to avoid later claims or fraudulence. Therefore, along with the signing the agreements forms, people and asset (infrastructure) were photographed for documentation. The detailed records of the valuation are kept in the Chief Valuer office in each municipality as dossier file.

During the valuation process (June-December) all house owners worked with valuers and municipal CIUP Coordinators and CPTs to establish final compensation value of asset affected by the project. After discussion and agreement for the total compensation value the municipal valuer drew contract listing all property and land being surrendered and the type of compensation to be given. In kind compensation is also recorded in an order form, which was signed by respective parties and witnessed. The compensation contract was read aloud in the presence of the affected party prior to signing.

For each valuation record a dossier will be prepared and entered into a municipal database which will have restricted access. The dossier will be prepared jointly by the municipal CIUP coordinators and the respective CIUP Resettlement Monitoring Officer (see section 6.1) each municipality office will maintain such database. The dossier will be entered in query database that will contain information on;

- Site location with property and valuation codes of effected property;
- Particulars of household members (both owners and tenants, as applicable)
- Relocation place, applicable;
- Total holdings and specification / quantification of lost/ affected items
- Records of valuation and replacement compensation paid,
- Records of compensation packages agreed
- Record of compensation payment affected
- Description of new domicile (including land holding and built structures)
- Photographic documentation (digital form) of the asset affected as per evaluation date
- Result of the first household survey (questionnaire records, see Annex 3)
- Claims and grievance forthcoming
- Claims and grievance resolved (including records for dispute resolution)
- Other information relevant for monitoring and verification purpose (see section 10.1)

## **7. Proposed Grievance Redress Mechanisms**

At the time that the individual resettlement and compensation plans are approved and individual compensation contracts are signed, affected individuals were already been informed of the process for expressing dissatisfaction and seek to redress.

Claims and complaints shall be brought to the attention of the sub-ward chairman who will forward all grievances concerning non-fulfilment of contracts, level of compensation or seizure of assets without compensation to the attention of the municipal director. If no agreement can be reached, the cases will be taken to the local court system. The basis for judging the claim will be the documentation provided in the municipality's individual dossier for this RAP.

The grievance procedure will be simple, administered as far as possible at the local level to facilitate access, be flexible and open to any proofs. Care will be taken to recognize the fact that most people are illiterate and poor. It is advocated that all attempts would be made to settle grievances. Those seeking redress and wishing to state grievances would do so by notifying the municipal director. The latter will consult with the councilors, the ward/ *mtaa* and elders to determine the justification of the claims. If valid, the municipal director will notify the complainant to settle the matter. If the complainant's claim is rejected, then the matter can be brought before the local courts for settlement. If the local courts cannot settle the matter, it can go to the high court of Tanzania for resolution. The high court will be the highest appellate "judge" in this system. The decision of the high court would be final and all such decisions must be reached within a full growing season after the complaint is lodged.

If a complaint pattern emerges, the municipal director with the TST and CPT will discuss possible remediation. The director will be required to give advice concerning the need for revisions to the procedures. Once the municipality and the community agree on necessary and appropriate changes a written description of the changed process will be made. The ward executive officer and sub-ward chairman will be responsible for communicating any changes to the local community.

## **8.0 Institutional Arrangements for the RAP**

### **8.1 Institutional Actors**

The overall responsibility for the resettlement lies in the hands of the local authorities under local government administrative and financial management rules and manuals. In specific, the head, of the planning and coordination

department in each municipality will be the main responsible official to oversee and coordinate the RAP. Funding will be processed and affected through the Ministry of Administration and Local Government (PMO-RALG) through the decentralized local government and will comply with the financial arrangement agreed upon at project appraisal. The finance administrative committee of the MC maintains the overall budget responsibility for the resettlement costs and for compensation and claim payments effected by the municipality's finance department. This committee also oversees the collection of the resident's contribution for the CIUP.

Compensation and resettlement activities envisage for the CIUP involve several institutions actors, including the community, individuals, local authorities and NGOs/CBOs, such as:

**The Consultant (SNC-Lavalin) in association with MMK** prepared the technical design for survey is responsible of elaborating the RAP in close consultation with all institutional actors described in this section. The consultant prepares the survey of affected households, the community participation process, the cost estimates and the implementation schedules for all activities described in the RAP.

**Technical Support Team (TST)**: Responsible for the local surveys to design the urban infrastructure upgrading, maintains close linkage with the municipal planning and coordination department through the CIUP coordinator.

CIUP Coordinators: He/she ensures the functioning of the community consultation and participation process, and timely launching of the project in community meetings other tasks include the overseeing of the selection of the community representatives and the establishment of the CPTs who will be, among other, engaged in moving assistance to PAPs. He/she also coordinates the set-up of a grievance resolution mechanism at the ward executive office, the resettlement monitoring and maintenance of the PAP record database.

**The Valuation Section of the Municipal Planning and Coordination Department** provides annual lists for compensation standards. It determines the notification and registration of PAPs as well as cut-of date for compensation carries out the property valuation (through officers from the valuation section), while the Land Officer is responsible for signing the transfer contracts for land-take.

**The Ward Executive Office** receives and makes all efforts to resolve community and PAP issues and complaints, forwards them to the MC in case no consensus can be reached in the grievance resolution mechanisms at ward level.

## Implementation Schedule

The resettlement action plan and compensation plan has been approved by the municipal governments.

Timing of all resettlement activities, including land acquisition and demolition of houses etc. is linked with the schedule starts and [progress of the construction works. Acquisition of land and asset may be affected only after compensation has been paid and, where applicable, resettlement sites and relocation allowance have been provided to displaced persons.

The implication is that before any construction activity is implemented, the PAPs entitled to compensation will need to be notified and compensated in due time in accordance with the RAP, all measures required to assist households with relocation must be completed prior to displacement. The same holds true for timely compensation for all businesses that are required to shift temporarily. The timing mechanism of these measures as outlined in section 2 the implementation schedule is attached Annex: 3

### 10.0 Monitoring the Proposed Resettlement Actions

The monitoring of the RAP is also the responsibility of the Head of the Planning and Coordination Department in each municipality.

### 10.1 Application of Verifiable Indicators

As stipulated by the resettlement policy framework, a set of simple verifiable indicators was adopted to monitor and evaluate the implementation of resettlement and compensation plans as given in table below.

**Table 5. Matrix of Verifiable Indicators for Monitoring the RAP**

<b>Verifiable Indicators to Monitor-Post Resettlement Situation</b>	
<b>Monitoring</b>	<b>Evaluation</b>
Number /Percentage of PAPA HH who decided to re-arrange their structure on the same plot after partly demolition	Acceptance or rejection of new resettlement area proposed by the government
Number /Percentage of PAPA HH arranging successfully their new homestead after re-arrangement in the partly affected plot.	Preference of (successful) re-adjustment of residence after partly demolition re-structuring
Number and reasons for failure of such re-arrangement	Causes for failure, and lessons learned for future resettlement actions to be planned
Percentage of moving assistance	Effectiveness of assistance measures
Number/Percentage of payment for allowance	Effectiveness of compensation allowance
Number/Percentage of payment for	Effectiveness of transport allowance

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transport allowance	arrangement
Number/Percentage of payment for loss of profit compensation	Effectiveness of compensation arrangement for lost business profit
Number/Percentage of additional payment to vulnerable groups	Effectiveness of compensation and assistance to vulnerable groups
Number of grievance appeals	Overall performance of the RAP and lessons to be learned for future resettlement
Number of successfully resolved appeals	-
Ability of (number ) individual	-
Ability of (number ) individuals and families to re-establish their pre-displacement activities, by category of impact	-
For displaced persons: Comparative percentage of daily life costs (transport, market, utilities, school, and medication) increase in new resettlement area.	Maintenance of better life standard after resettlement ;living standard at least equal to pre-relocation situation
Number/percentage of PAPs in working age who found adequate income opportunity in new resettlement area	Income situation at least equal or better after relocation
Pro-project production and income (year before land used) versus present production and income of resettles and affected persons (both for business and non business people)	All affected individuals and/or households compensated or resettled have at least marinated their previous standard of living at final evaluation
Number of impacted local residents employed by civil works contractors for CIUP	Beneficial impacts generated by the project on resident's income opportunities

### **10.2 Determination of the Monitors and Implementation of Monitoring schemes**

Consistent with the environmental effectiveness monitoring procedures laid out in the CEMP, the resettlement monitoring would be carried out by analyzing household surveys in all resettled families that were registered during the process of notification and valuation. A query database will be maintained (see section 6.4) which contain all individual dossiers to keep track of the affected persons. This will ensure that also those families will continually be monitored who become resettled in other areas.

The survey will be primarily assessing the actual socio-economic situation through a structured household interview and questionnaire. The above – described indicators will serve as analytic tools.

## 11.0 Cost Estimates

The monitoring activities shall start at the date of the appraisal of the RAP, and will continue 24 months. 11. Cost estimates to implement the RAP

A summary of the resettlement plans cost **2,259,979,176.00** (in Tanzania Shilling) for compensation of properties affected and compensation packages payable to project-affected persons properties in each sub-ward is provided in table no 6.

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**TABLE 6:0 SUMMARY COST ESTIMATE FOR THE CIUP 2 RESETTLEMENT ACTION PLAN**

No	CIUP Area	Affected properties			Replacement Value Compensation Tsh	Compensation Allowances Tsh	Total
		Total loss (Resettlement)	Partial loss	Total			
<b>a) KINONDONI</b>							
1	Kigogo Kati		48	48	119,451,140.00	19,752,557.00	139,203,697.00
2	Kigogo Mbuyuni		72	72	107,876,021.50	16,562,447.00	124,438,469.00
3	Kigogo Mkwajuni		74	74	158,192,670.00	18,618,138.50	176,810,808.50
4	Kwa Kopa	1	81	82	252,183,110.00	75,669,797.00	327,852,907.50
<b>Sub-total Kinondoni</b>		<b>1</b>	<b>275</b>	<b>276</b>	<b>637,702,941.50</b>	<b>130,602,939.00</b>	<b>768,305,882.00</b>
<b>b) ILALA</b>							
5	Mtakuja	3	106	109	248,057,400.00	77,613,060.00	325,670,460.00
6	Miembeni	14	112	126	399,502,100.00	147,891,660.00	547,393,760.00
7	Kombo	7	123	130	383,190,400.00	123,713,360.00	506,903,760.00
<b>Sub-total Ilala</b>		<b>24</b>	<b>341</b>	<b>365</b>	<b>1,030,749,900.00</b>	<b>349,218,080.00</b>	<b>1,379,967,980.00</b>
<b>c) TEMEKE</b>							
8	Keko Mwanga A		60	60	97,563,400.00	38,598,170.00	136,161,570.00
9	Keko Mwanga B		25	25	20,930,040.00	16,166,502.00	37,096,542.00
10	Magurumbasi A		99	99	172,586,720.00	32,069,336.00	204,656,056.00
11	Mtongani		7	7	19,583,300.00	2,819,165.00	22,402,465.00
12	Azimio Kaskazini		27	27	54,149,100.00	8,867,455.00	63,061,555.00
13	Azimio Kusini		32	32	62,217,800.00	4,662,890.00	66,880,690.00
14	Tambukareli		47	47	50,527,315.00	6,966,365.75	57,493,680.75
15	Kichangani		54	54	74,204,100.00	14,110,205.00	88,314,305.00
16	Keko Major Drain		43	43	39,764,560.00	1,948,126.00	41,712,686.00
<b>Sub-total Temeke</b>			<b>394</b>	<b>394</b>	<b>591,526,335.00</b>	<b>126,208,214.75</b>	<b>717,734,550</b>
<b>Sum a) – c)</b>		<b>25</b>	<b>1,009</b>	<b>1,034</b>	<b>2,259,979,176.00</b>	<b>606,029,233.75</b>	<b>2,866,008,412.00</b>
<b>Contingencies 5%</b>							<b>143,300,420.00</b>
<b>GRAND TOTAL FOR RESETTLEMENT ACTION PLAN</b>					<b>Tsh</b>		<b>3,009,308,832.00</b>

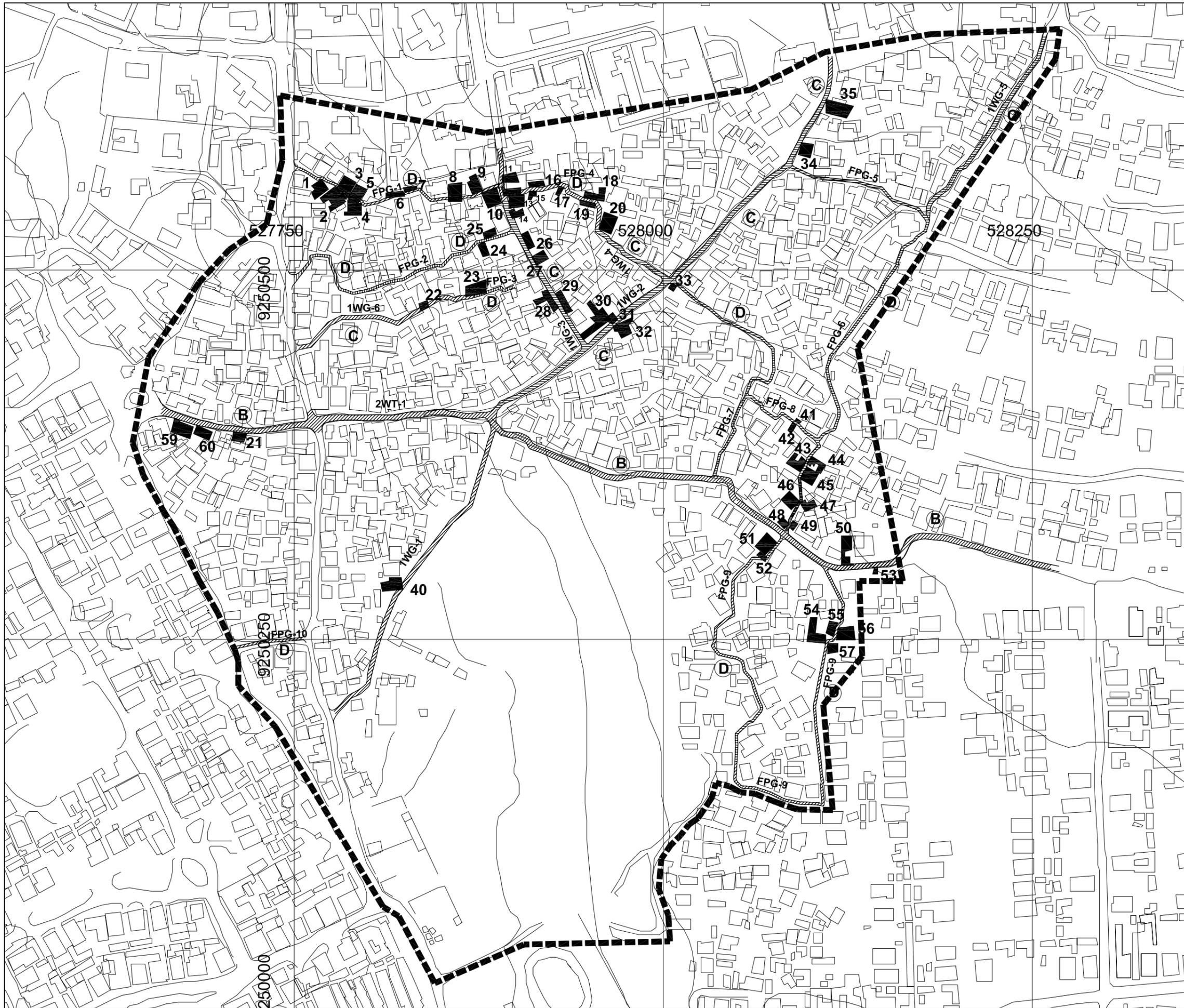
The cost estimates for compensation of the affected houses and private structures are based on a complete inventory and subsequent valuation assessment for all properties that were either fully affected (25 of 1,035 =3%) or only partially 1010 of 1,035=97%).

The compensation allowances are in line with the packages described in section 6 of this RAP. The presented figures reflect the actual agreement between the valuers and the affected person (usually the land owner).

An additional 5% for other cost has been added, calculated from both the compensation payment and the allowances, to make adequate provision for other costs related to settlement considered in this RAP, namely moving assistance and assistance to vulnerable groups. This budget items includes also the operational costs for a grievance redress office.

**ANNEXES**

**ANNEX 1 – MAPS SHOWING AFFECTED PROPERTIES**



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

- Buildings
- Affected Buildings
- 2WT-TWO WAY TARMAC ROAD
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP-FOOT PATH
- SUB WARD BOUNDARY

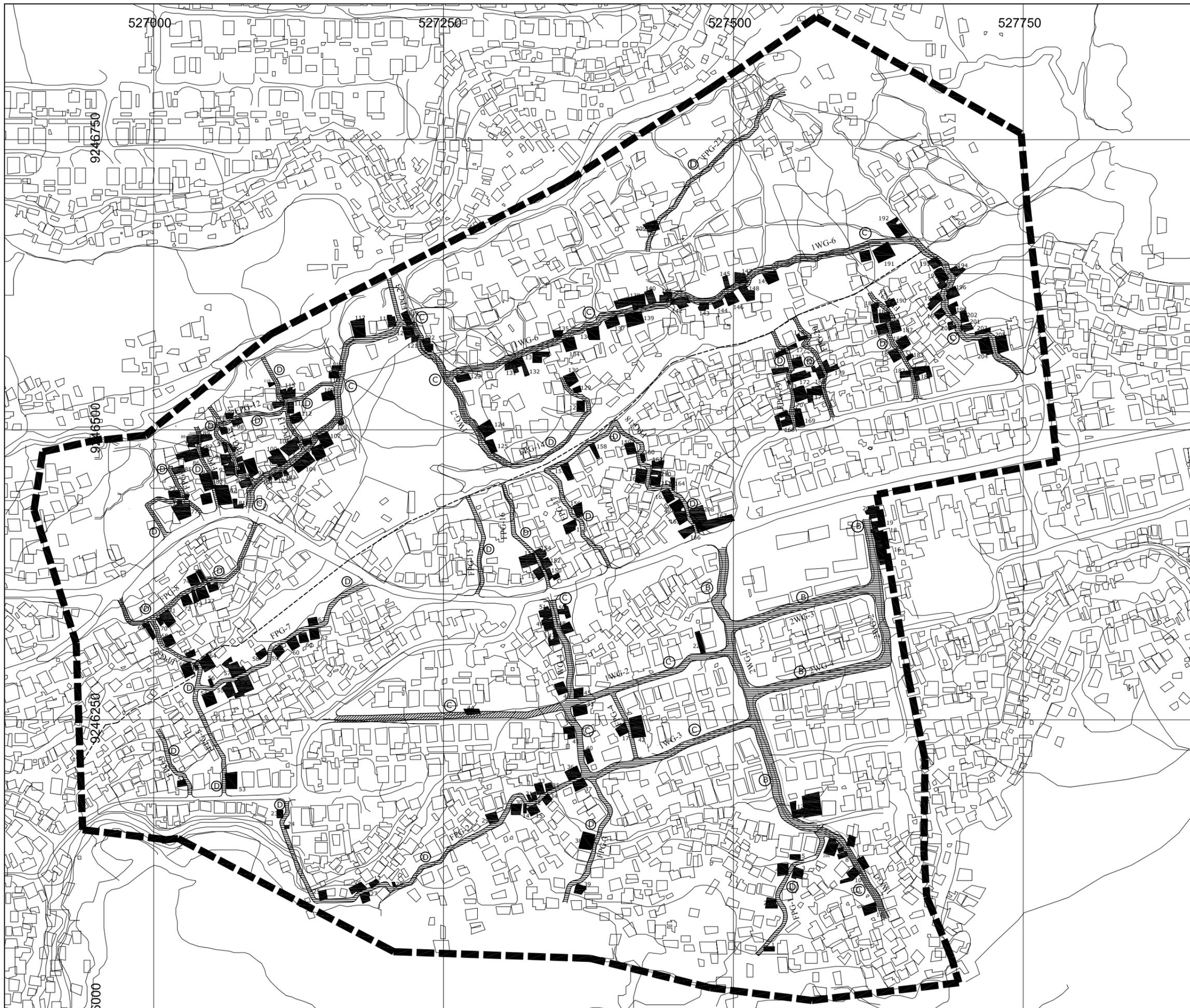
Client:  
DAR ES SALAAM CITY COUNCIL

Project:  
CUPS CIUP PHASE II

Consulting Engineers:




Title:  
MWANANYAMALA KWA KOPA  
ROAD ACCESS



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

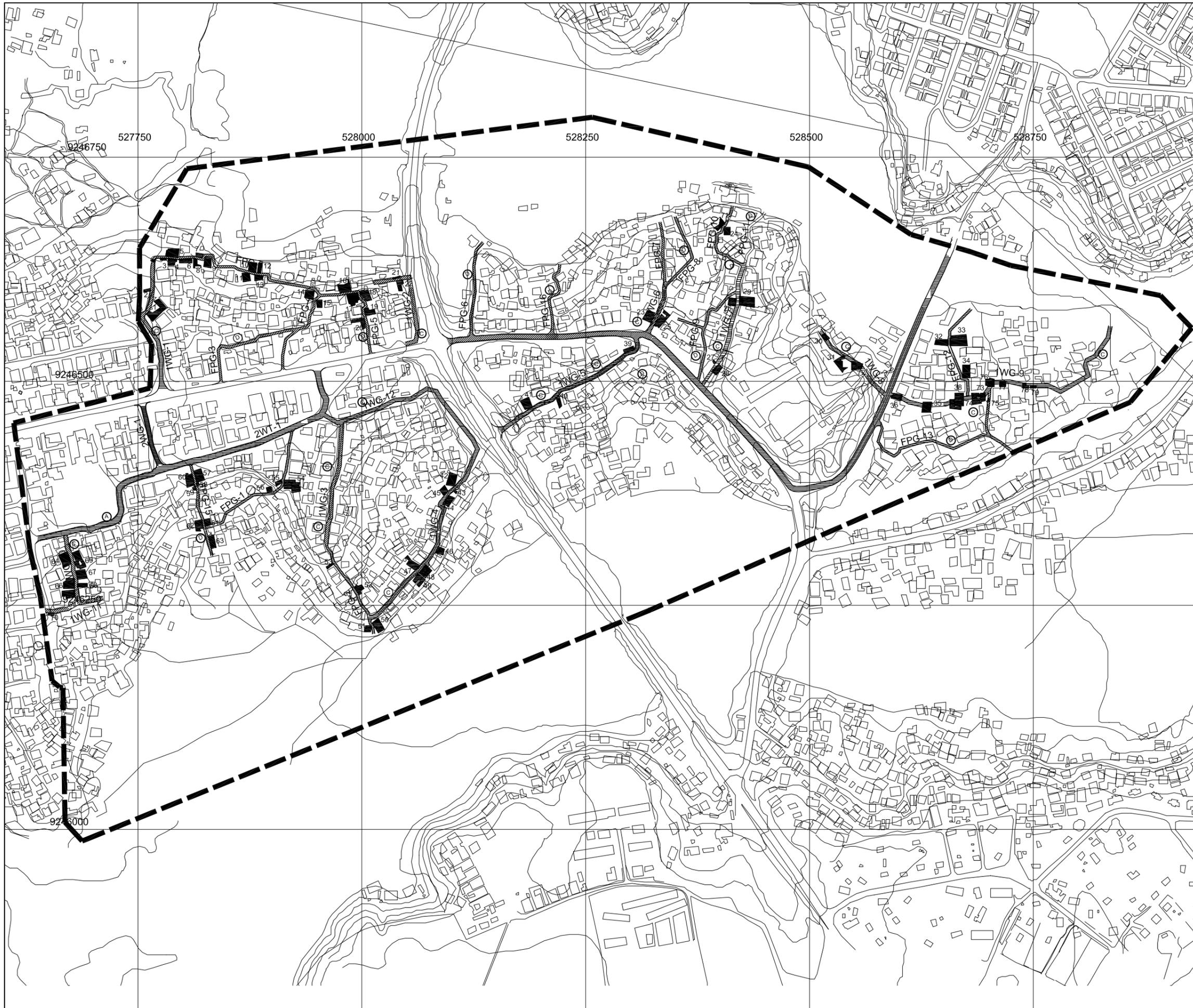
- Buildings
- Affected Buildings
- WSP - WASTE SOLID DISPOSAL
- PT-PUBLIC TOILET
- WP - WATER KIOSKS
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP -FOOT PATH
- 2WT-TWO WAY TARMAC ROAD
- WARD BOUNDARY

Client:  
**DAR ES SALAAM CITY COUNCIL**

Project:  
**CUPS CIUP PHASE II**

Consulting Engineers:

Title:  
**KIGOGO KATI ACCESS ROADS**



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
A	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
B	Secondary Access	Two-way	5.0	10-12	Gravel
C	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
D	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

-  Buildings
-  Affected Buildings
-  1WG-ONE WAY GRAVEL ROAD
-  2WG-TWO WAY GRAVEL ROAD
-  FP-FOOT PATH
-  2WT-TWO WAY TARMAC ROAD
-  SUBWARD BOUNDARY

Client:

DAR ES SALAAM CITY COUNCIL

Project:

CUPS CIUP PHASE II

Consulting Engineers:

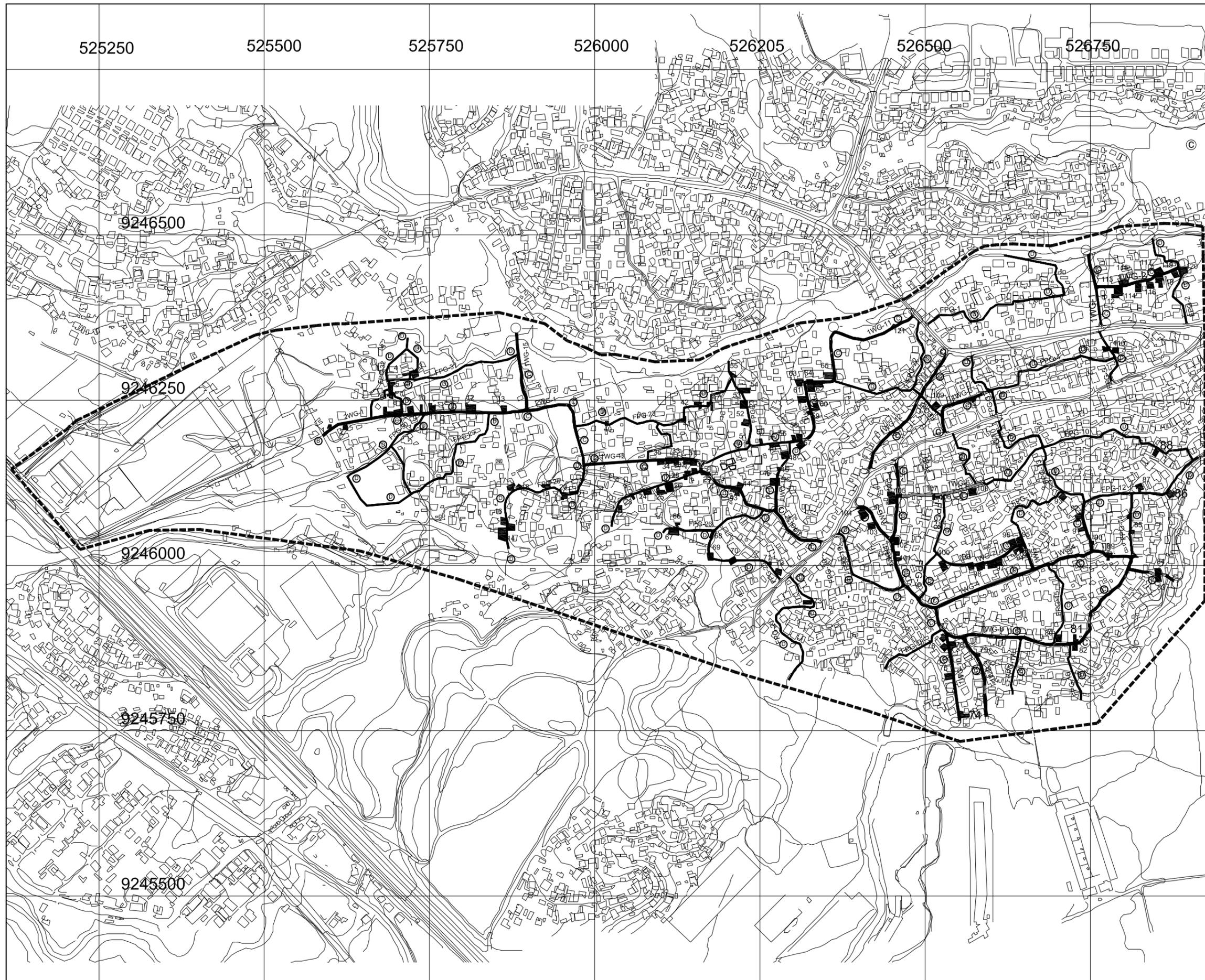


Title:

KIGOGO MBUYUNI  
ACCESS ROADS

FIGURE NO: 4.1.3

DATE: Sept,2009



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

- Buildings
- Affected Buildings
- 2WT-TWO WAY TARMAC ROAD
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP-FOOTPATH
- SUB WARD BOUNDARY

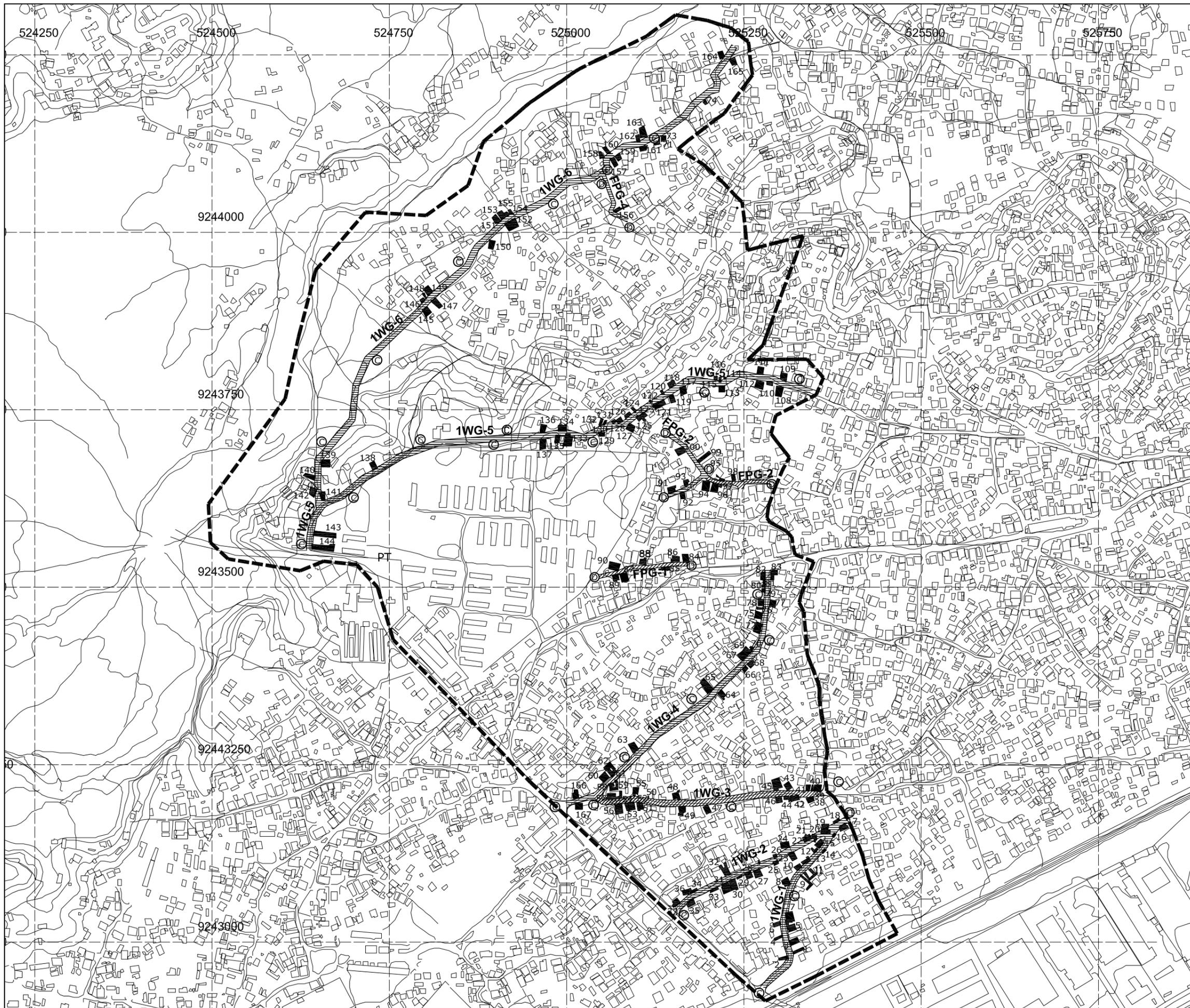
Client:  
DAR ES SALAAM CITY COUNCIL

Project:  
CUPS CIUP PHASE II

Consulting Engineers:




Title:  
KIGOGO MKWAJUNI  
ACCESS ROADS



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

- Buildings
- Affected Buildings
- 2WT-TWO WAY TARMAC ROAD
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP-FOOTPATH
- SUB WARD BOUNDARY

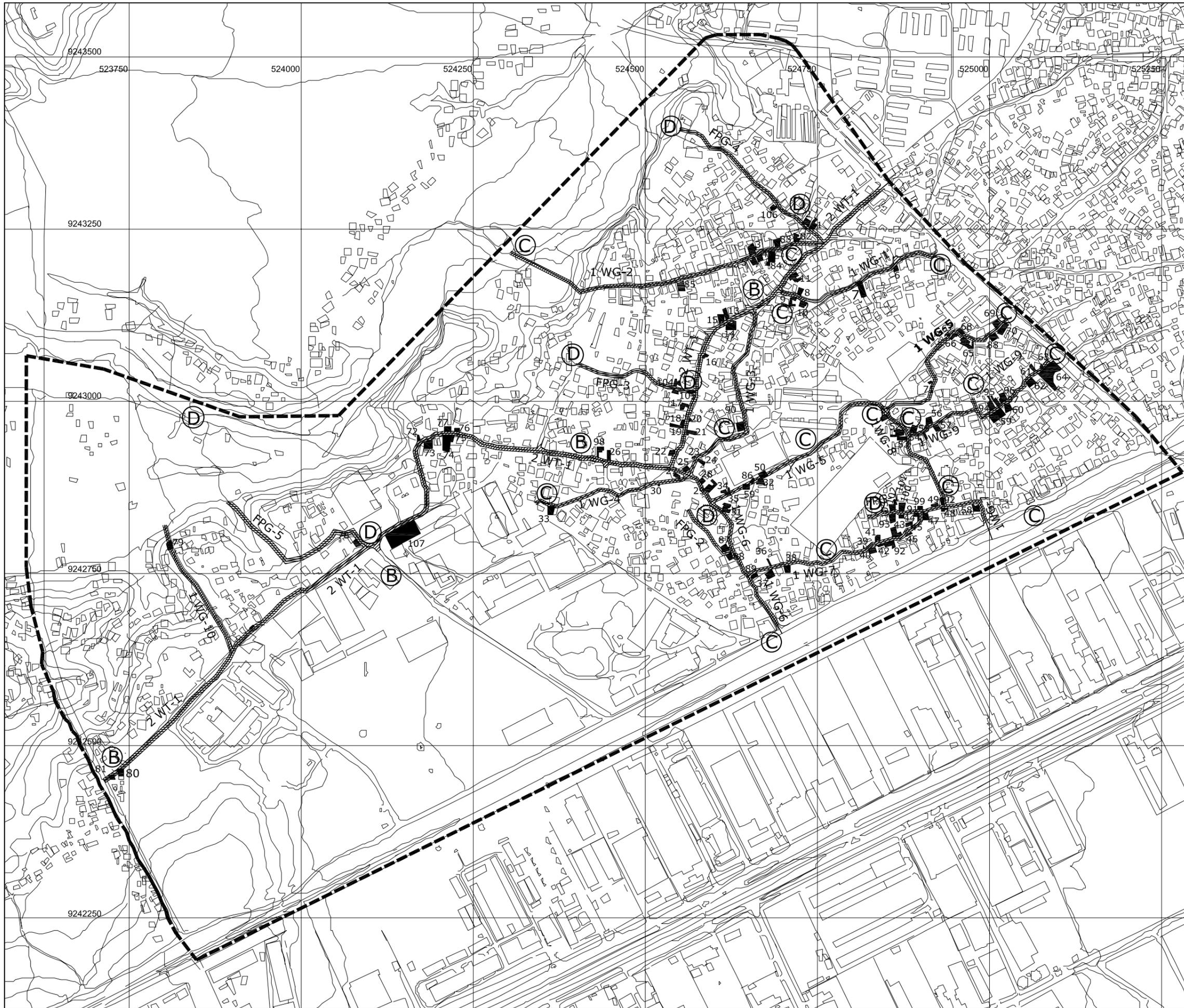
Client:  
**DAR ES SALAAM CITY COUNCIL**

Project:  
**CUPS CIUP PHASE II**

Consulting Engineers:




Title:  
**VINGUNGUTI MTAKUJA ROAD ACCESS**



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
A	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
B	Secondary Access	Two-way	5.0	10-12	Gravel
C	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
D	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

- Buildings
- Affected Buildings
- 2WT-TWO WAY TARMAC ROAD
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP-FOOTPATH
- WARD BOUNDARY

Client:  
 DAR ES SALAAM CITY COUNCIL

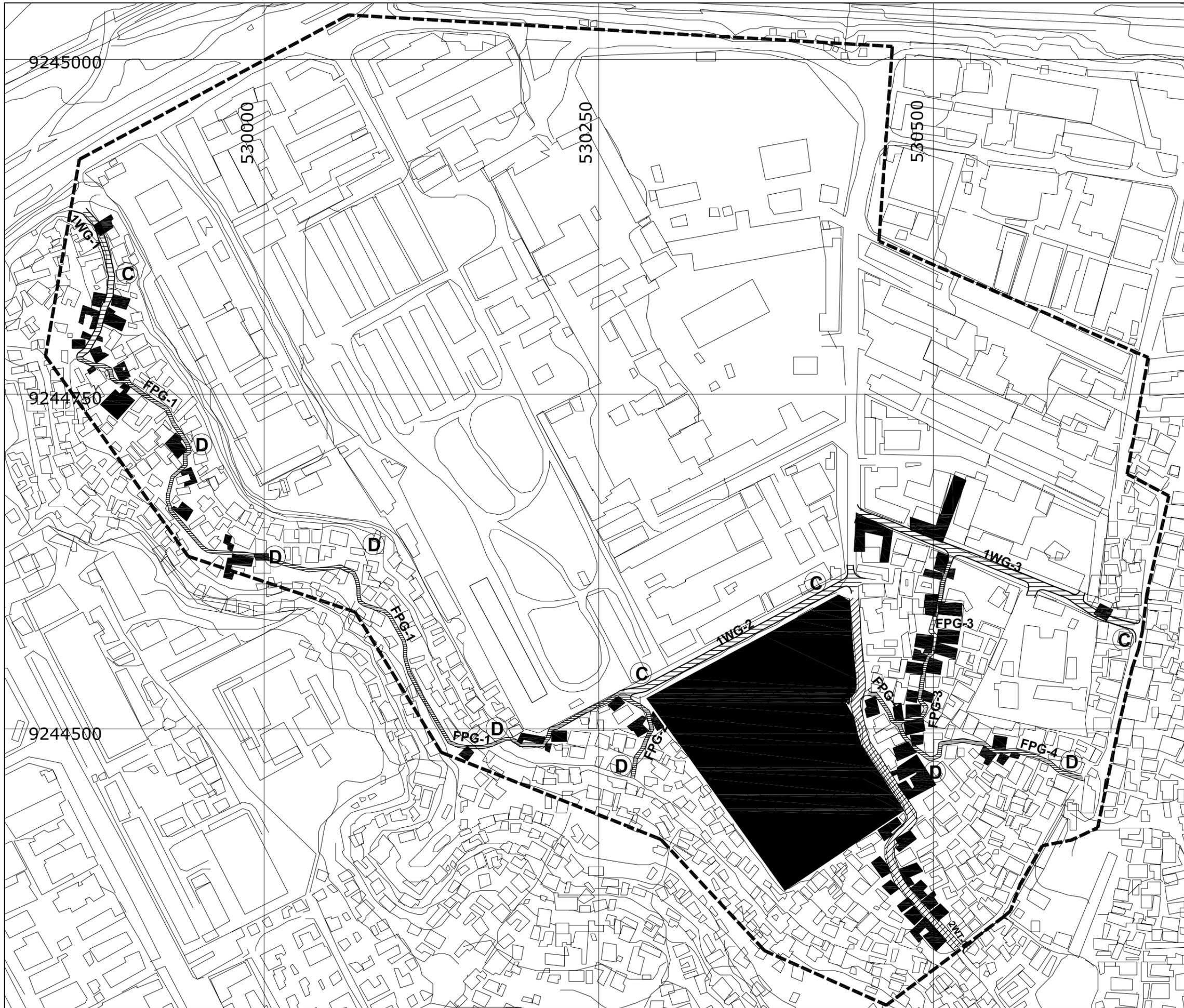
Project:  
 CUPS CIUP PHASE II

Consulting Engineers:




Title:  
 VINGUNGUTI MIEMBENI  
 ACCESS ROAD





**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

- Buildings
- Affected Buildings
- 2WT-TWO WAY TARMAC ROAD
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP-FOOTPATH
- WARD BOUNDARY

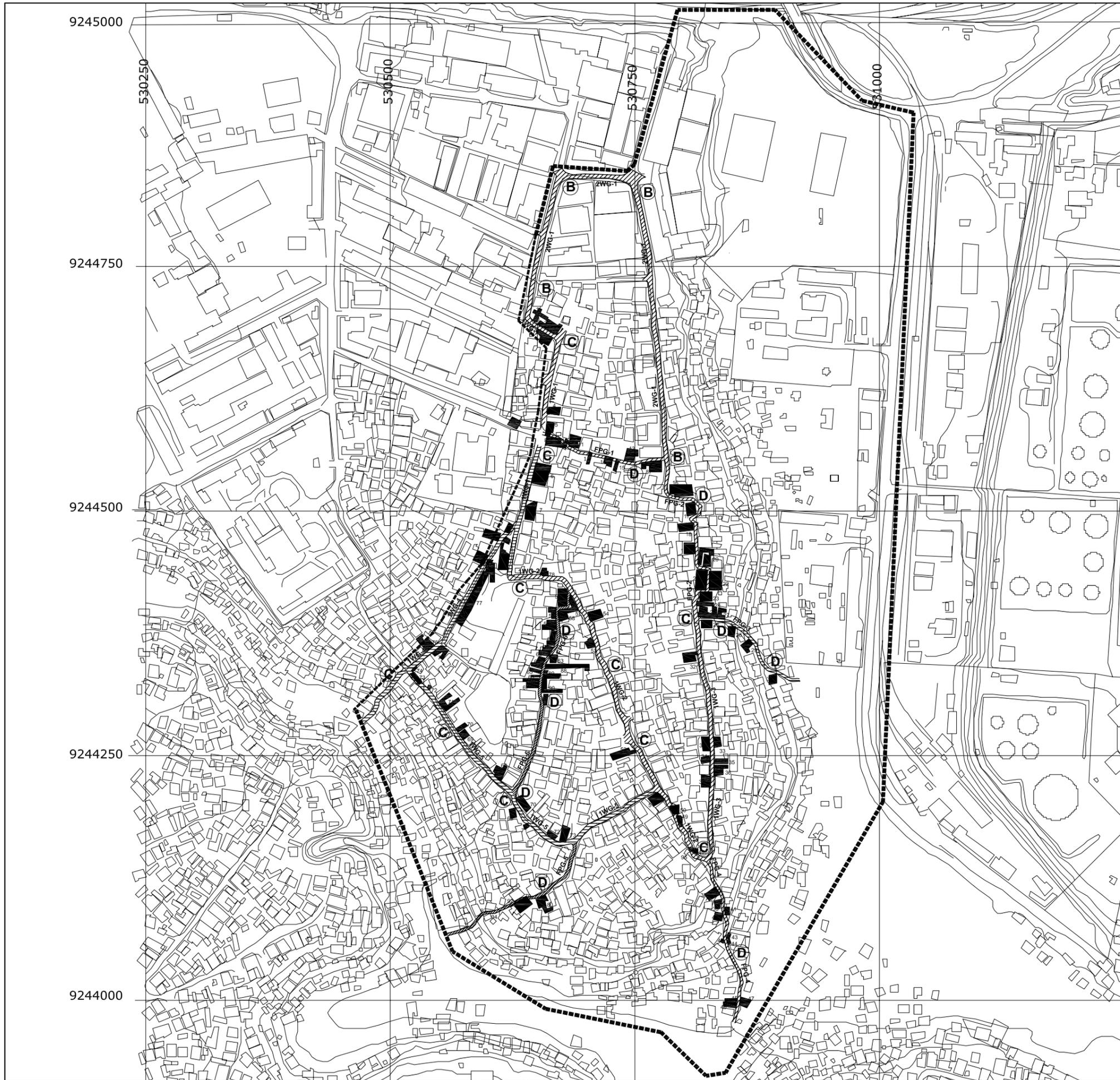
Client:  
 DAR ES SALAAM CITY COUNCIL

Project:  
 CUPS CIUP PHASE II

Consulting Engineers:




Title:  
 KEKO MWANGA A ACCESS ROADS



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

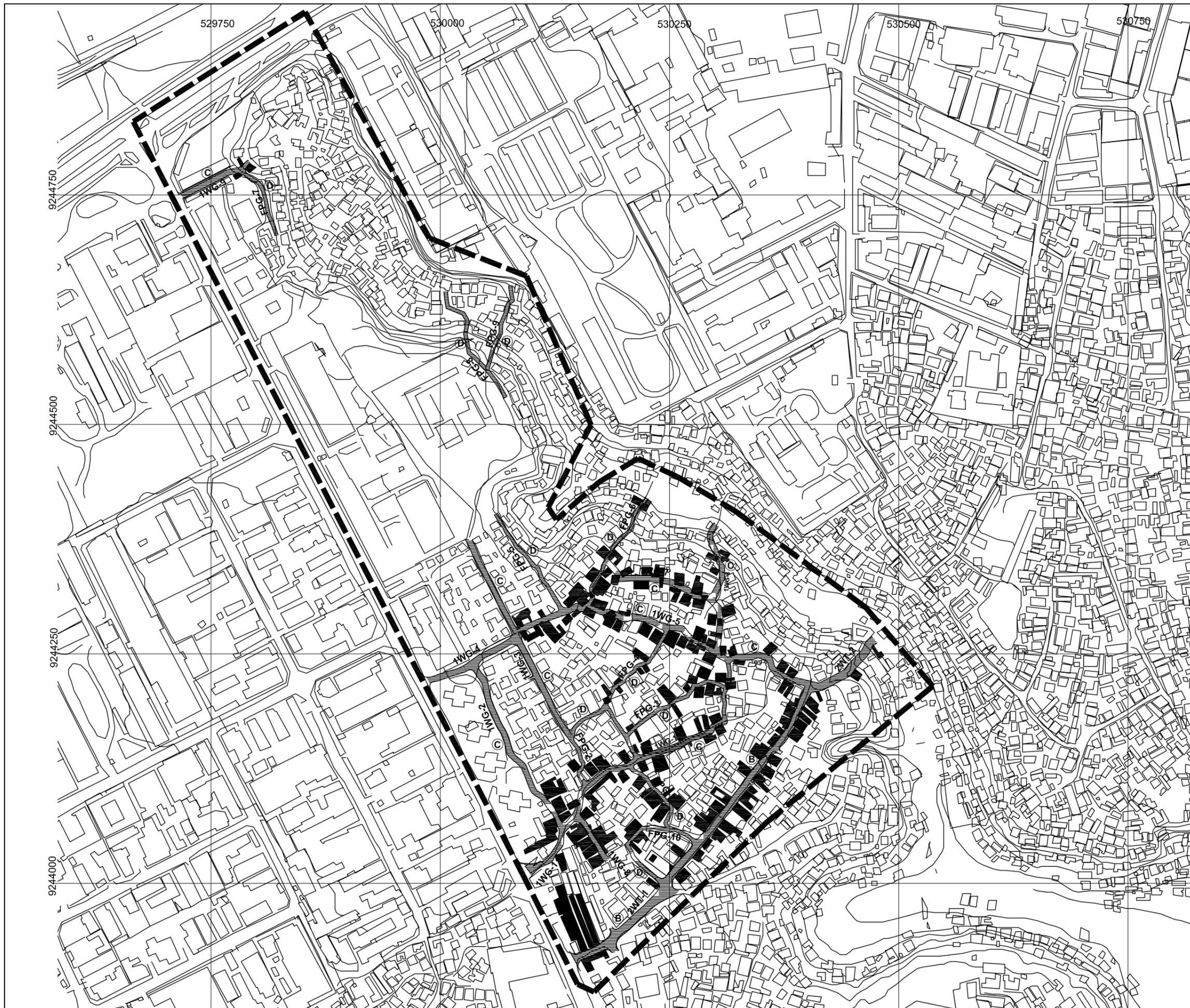
- Buildings
- Affected Buildings
- 2WT-TWO WAY TARMAC ROAD
- 1WG-ONE WAY GRAVEL
- 2WG-TWO WAY GRAVEL
- FP-FOOTPATH
- SUB WARD BOUNDARY

Client:  
DAR ES SALAAM CITY COUNCIL

Project:  
CUPS CIUP PHASE II

Consulting Engineers:

Title:  
KEKO MWANGA B  
ACCESS ROAD



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

- Buildings
- Affected Buildings
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP -FOOT PATH
- 2WT-TWO WAY TARMAC ROAD
- SUBWARD BOUNDARY

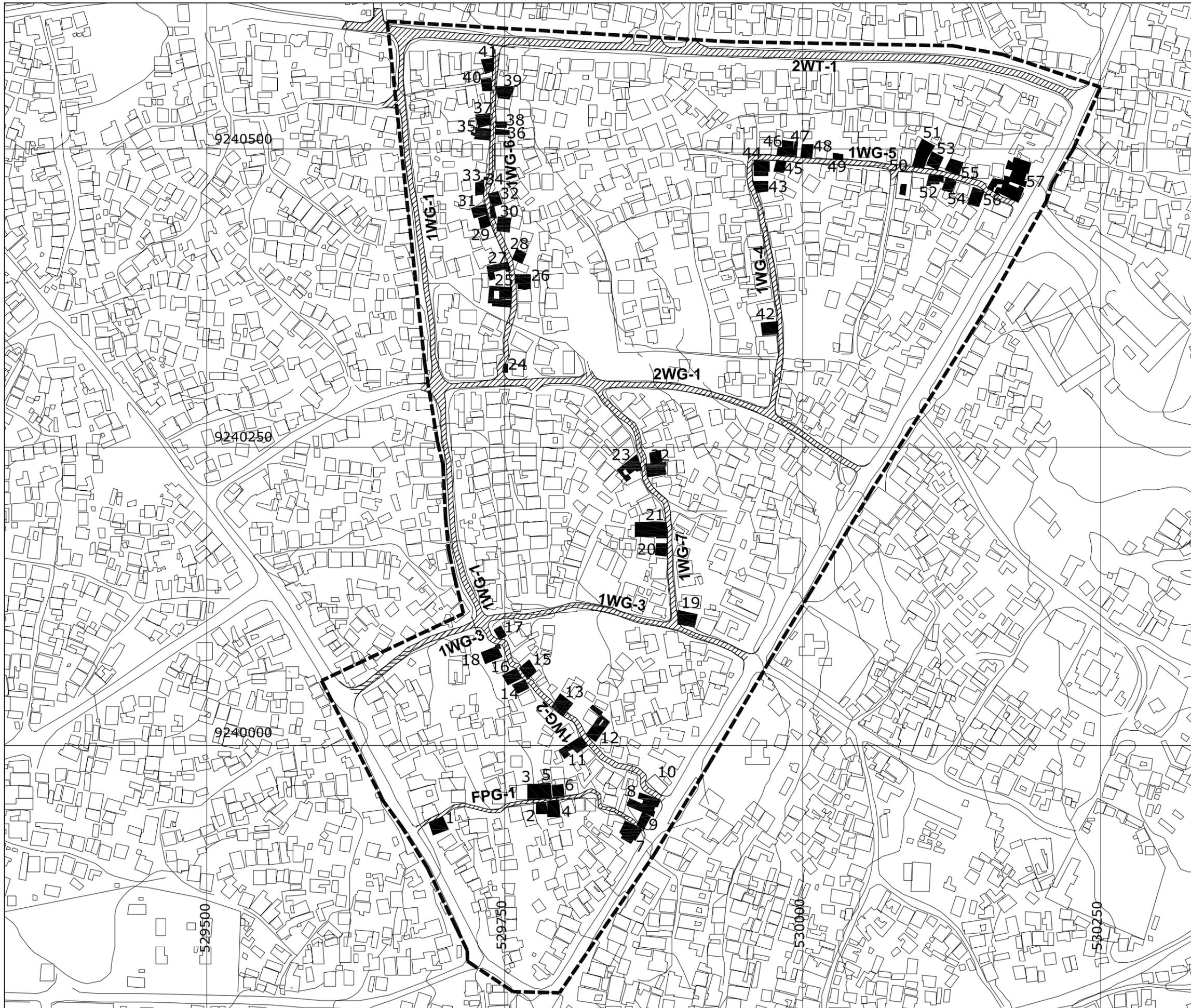
Client:  
DAR ES SALAAM CITY COUNCIL

Project:  
CUPS CIUP PHASE II

Consulting Engineers:  



Title:  
MAGURUMBASI AI  
ACCESS ROADS



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

-  Buildings
-  Affected Buildings
-  2WT-TWO WAY TARMAC ROAD
-  1WG-ONE WAY GRAVEL ROAD
-  2WG-TWO WAY GRAVEL ROAD
-  FP-FOOTPATH
-  SUB WARD BOUNDARY

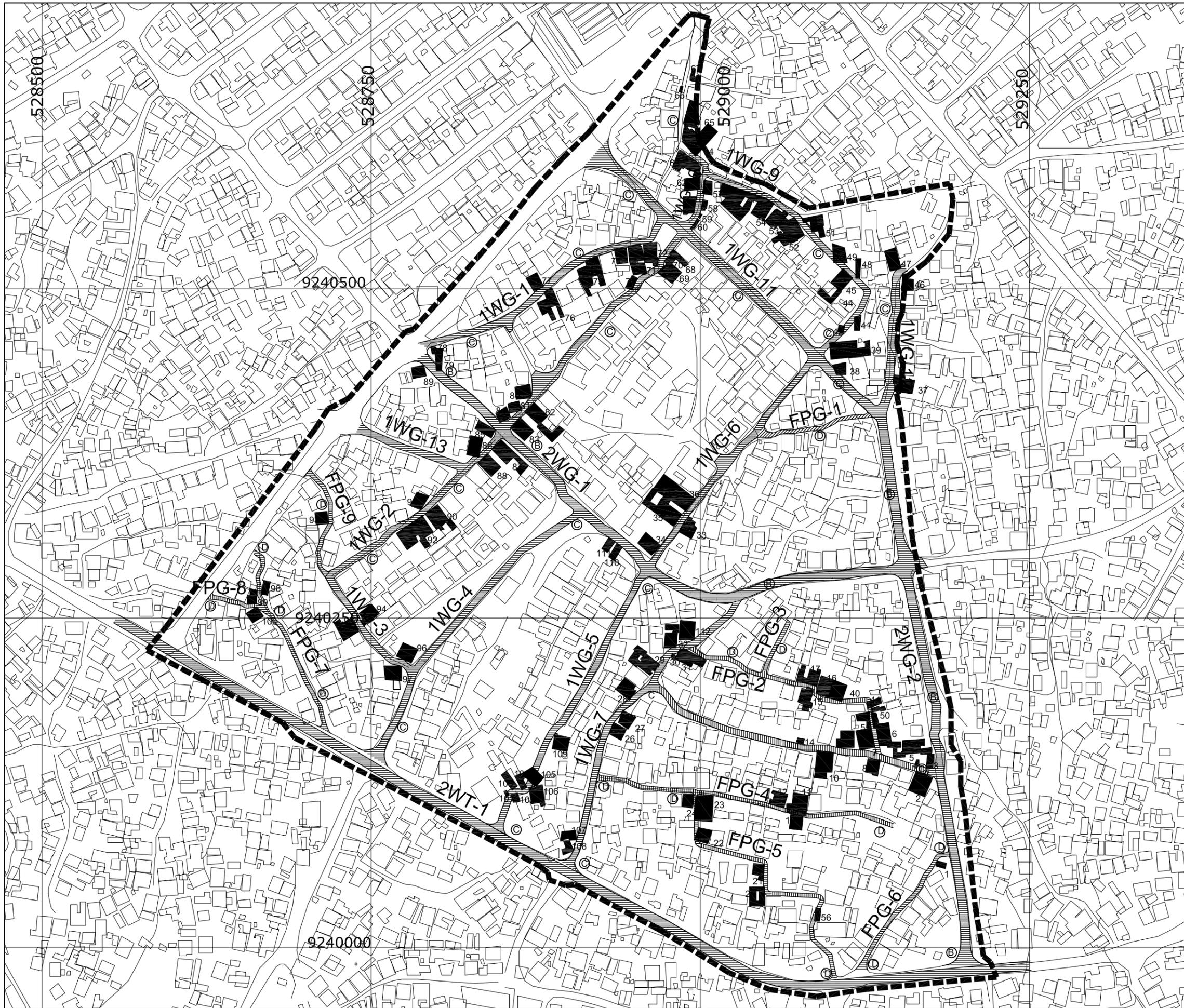
Client:  
DAR ES SALAAM CITY COUNCIL

Project:  
CUPS CIUP PHASE II

Consulting Engineers:  



Title:  
AZIMIO MTONGANI ACCESS ROAD



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

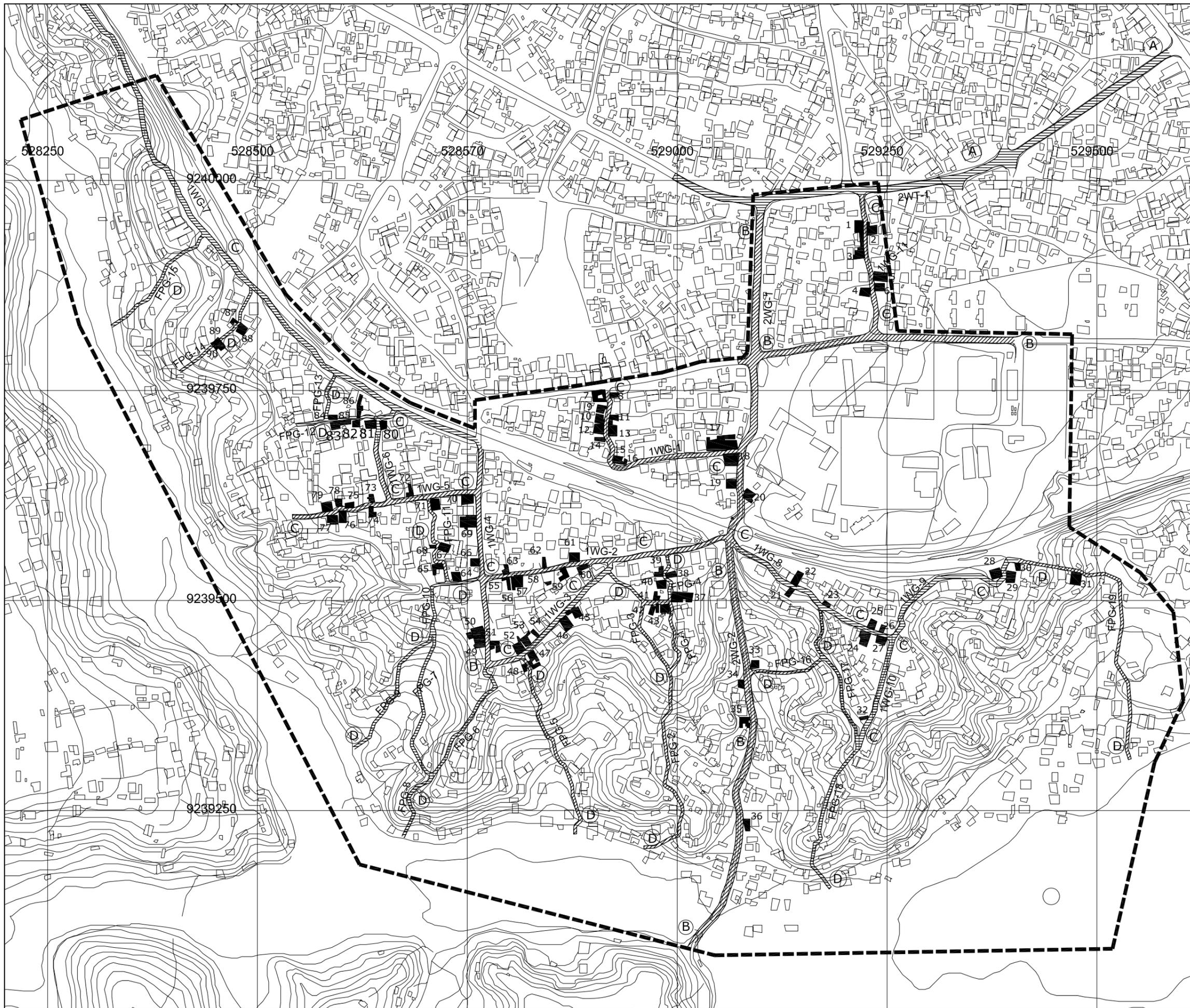
- Buildings
- Affected Buildings
- 2WG-TWO WAY TARMAC ROAD
- 1WG ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP-FOOT PATH

Client:  
DAR ES SALAAM CITY COUNCIL

Project:  
CUPS CIUP PHASE II

Consulting Engineers:

Title:  
AZIMIO KASKAZINI  
ACCESS ROADS



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

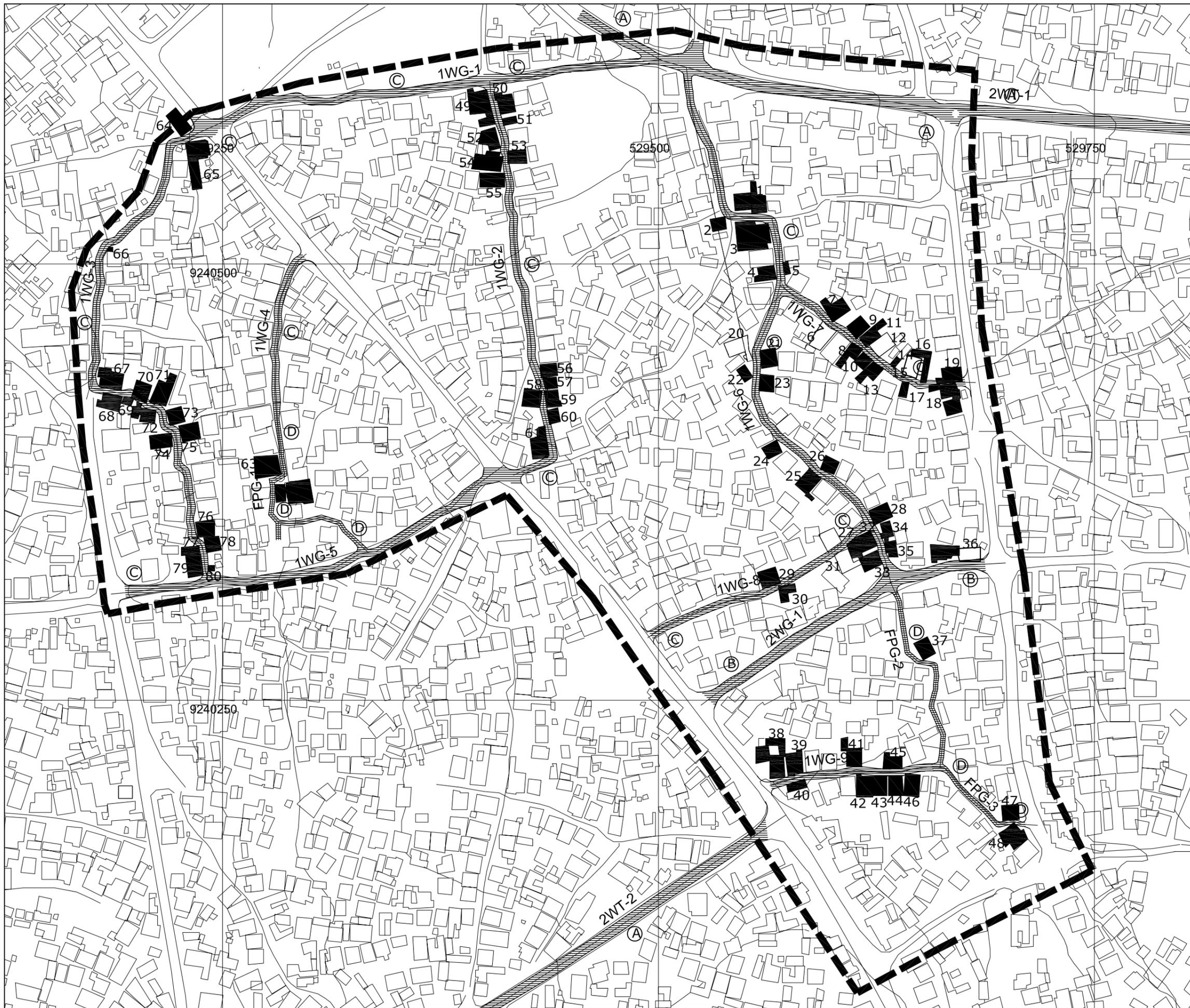
- Buildings
- Affected Buildings
- 2WT-TWO WAY TARMAC ROAR
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP-FOOT PATH
- SUB WARD BOUNDARY

Client:  
DAR ES SALAAM CITY COUNCIL

Project:  
CUPS CIUP PHASE II

Consulting Engineers:

Title:  
TAMBUKARELI ROAD ACCESS



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

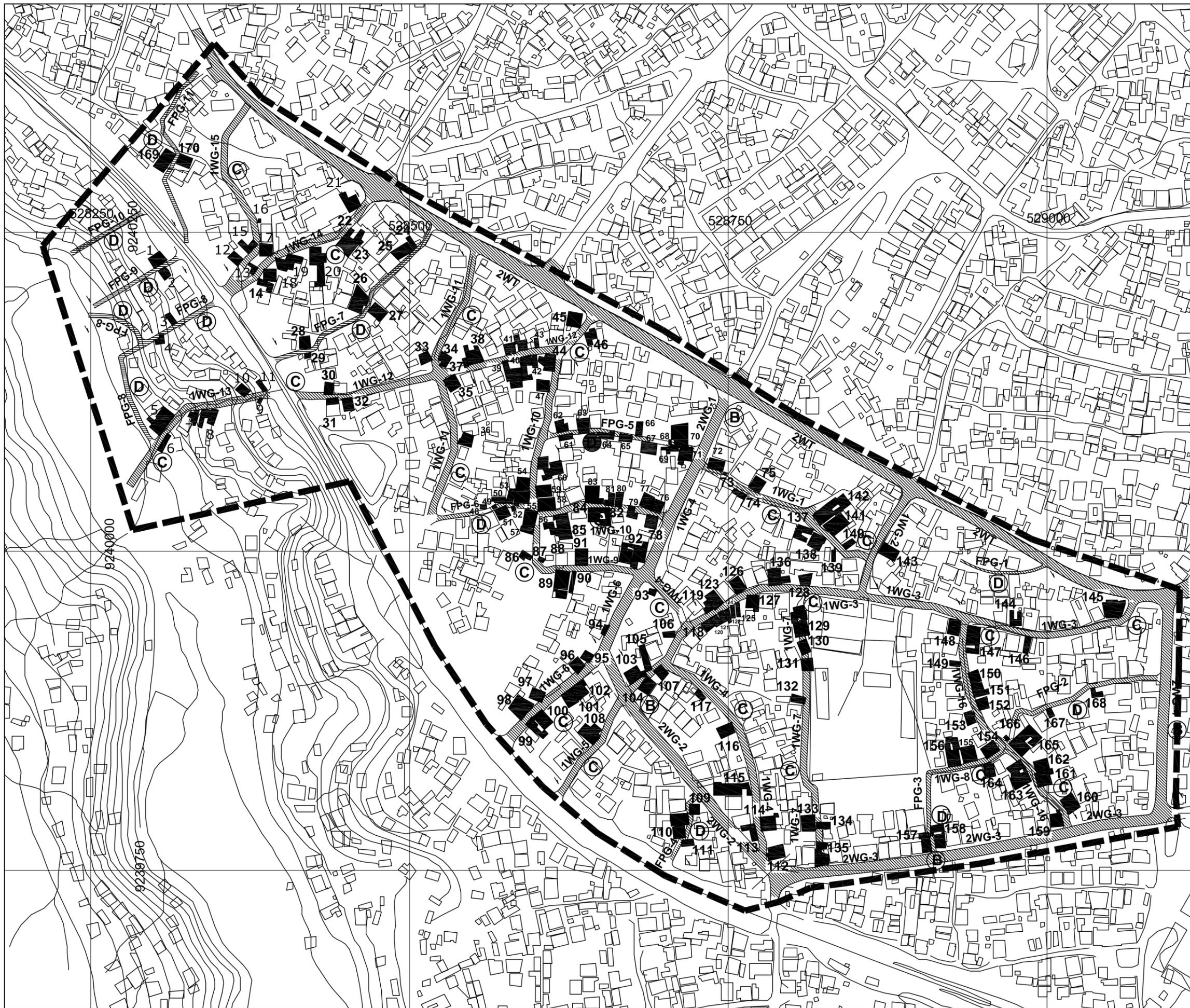
- Buildings
- Affected Buildings
- 2WT-TWO WAY TARMAC ROAD
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY GRAVEL ROAD
- FP-FOOTPATH

Client:  
DAR ES SALAAM CITY COUNCIL

Project:  
CUPS CIUP PHASE II

Consulting Engineers:

Title:  
KICHANGANI ACCESS ROADS



**LEGEND:**

Class	Road Type	Traffic	Carriage way width (m)	ROW (m)	Pavement Type
(A)	Primary Access	Two-way ADT>100	5.0	10-12	Bitumen
(B)	Secondary Access	Two-way	5.0	10-12	Gravel
(C)	Tertiary Access	One-way	1.8-3.0	6-8	Gravel
(D)	Footpath	Pedestrians	1.0-2.0	2-4	Grave/Earth

- Buildings
- Affected Buildings
- 2WT-TWO WAY TARMAC ROAD
- 1WG-ONE WAY GRAVEL ROAD
- 2WG-TWO WAY ROAD GRAVEL
- FP-FOOTPATH
- SUB WARD BOUNDARY

Client:  
DAR ES SALAAM CITY COUNCIL

Project:  
CUPS CIUP PHASE II

Consulting Engineers:

Title:  
AZIMIO KUSINI ROAD ACCESS

**ANNEX 2 – BASELINE STATUS OF PROJECT AFFECTED FAMILIES**

**SURVEY QUESTIONNAIRE**

## RESETTLEMENT HOUSEHOLD SURVEY QUESTIONNAIRE

[N.B: Where there is more than one household living in the house, the surveyor has to interview each of the house hold living in the house separately.]

### 1. LOCALITY AND IDENTIFICATION PARTICULARS

Municipality..... Name of Interviewer .....

Ward.....Subward.....Date.....

### 2. HOUSEHOLD MEMBERS: Age Education and Employment

#### 2.1 Demography and Education

S/N	NAME OF FAMILY MEMBER	1.1 SEX	1.2 FAMILY RELATION	1.3 AGE IN YRS	1.4 EDUCATION LEVEL
1					
2					
3					
4					
5					
6					
7					
8					
9					
10					

Coding 1.1 Sex of person= male or female

- 1.2 Family relation
- (1) Head of household husband
  - (2) Wife or Husband in case wife is Head of HH
  - (3) Son or daughter
  - (4) Other relative
  - (5) Visitor

1.3 Education Level

- (1) Did not attend school
- (2) Uncompleted elementary school
- (3) Completed elementary school
- (4) Uncompleted high school
- (5) Completed high school
- (6) Uncompleted higher technical/vocational school
- (7) Completed higher technical/vocation school
- (8) Uncompleted college education
- (9) Complete college

#### 2.2 Occupation and Employment (15 to 64 yrs) in Each Household

S/N	OCCUPATION STATUS	EMPLOYMENT CATEGORY BY INDUSTRY	PLACE OF EMPLOYMENT
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			



- (3) Video/DVD-Player .....
- (4) Fan .....
- (5) Air conditioner .....
- (6) Refrigerator .....
- (7) Bicycle(s) .....
- (8) Car .....
- (9) Pickup .....
- (10) Truck .....

4.2 Does the Household posses other land or houses (other land than this plot)? YES / NO

	ha	Estimated/Value in Tshs.
(1) Other land for housing	.....	.....
(2) Farmland	.....	.....
(3) Other house(s)	.....	.....
Total value(1) to (3)	.....	.....

4.3 Does the household posses cattle/animals? YES / NO

	Number	Estimated value in TShs
(1) Cattle	.....	.....
(2) Poultry	.....	.....
(3) Goats sheep	.....	.....
(4) Others	.....	.....
Total value (1) to (4)	.....	.....

4.4 Is the house hold connected to power supply lives? YES/NO

## 5. HOUSEHOLD EXPENDITURE

5.1 How much in cash did your household spend during last month on the following expenditure items or categories. *In kind* means food and other items produced by your own house or collected from relatives/friends

SN	ITEM	PER WEEK	PER MONTH	PER WEEK	PER MONTH
1	Food and drinks				
2	Clothing				
3	Transport				
4	Education/school				
5	House rent				
6	House maintenance and repairs				
7	Water supply				
8	Electricity				
9	Fuel for cooking				
10	Garbage collection				
11	Medical expenses				
12	Recreation				
13	Tax				
14	Others				

## 6. HOUSEHOLD INCOME

What is approximately the total monthly household income from the following income sources for the last month? (Account for income of all contributing household wife others)

Income sources:	Total monthly Cash income TShs. (Month)	Total monthly Value of income in Kind in Tshs(Month)
(1) From main work/Job		

- As employee .....
- (2) From other jobs(s) .....
- (3) From other jobs(s) .....
- (4) Remittance from abroad.....

## 7. WATER SUPPLY INTO YOUR HOUSE

### 7.1 Sources

S/N	SOURCE OF WATER SUPPLY FOR YOUR HOUSEHOLD	AS YOUR MAIN SOURCE FOR DRINKING WATER	AS SOURCE FOR OTHER WATER USES	IS THE VOLUME OF WATER ENOUGH
1	Piped water house connection			
2	Piped water but connected through neighbour			
3	Water from communal pump			
4	Own dug well+electric pump			
5	Deep tube well+electric pump			
6	Vendors(on the street)			
7	Others(water from stream)			

7.2 Is your house-connection provided with a water meter?(in case you have piped water) ? YES/NO

7.3 Is the quality of water good enough?

- (i) for piped water YES..... NO.....
- (ii) for other sources like wells YES..... NO .....
- (iii) Indicate the quantity of each relevant source of water that your house hold in using last month: see next table

SN	SOURCE OF WATER SUPPLY FOR YOUR HOUSE HOLD	QUANTITY: HOW MANY BUCKETS (EACH 20 L) PER DAY	DISTANCE FROM THE SOURCE TO YOUR HOUSE IN METRES	WHO IS USUALLY FETCHING THE WATER FROM THE SOURCE - husband - wife - son/daughter - other relative - hired person - vendor
1	Piped water but connected through neighbour			
2	Water from communal tap			
3	Own dug well+hand pump			
4	Deep tube well+electric pump			
5	Vendors (on the street)			
6	Others stream/river			

(iv) Is your house hold also buying bottled water from shops/factory? YES / NO

If yes what are the reasons for buying bottled water? .....

8. If you are a house owner, do you have right of occupancy? YES / NO .

9. If you have a right of occupancy: What is your leasehold period ?.....

10. If you have business: Has your business got a license? YES / NO

- What is your business: shop, kiosk or restaurant or genge ? .....
11. (as applicable)Your house/property is to be demolished for an infrastructure provision, what preference do you have among options for resettlement package?
- (i) Being compensated?..... How much .....
  - (ii) Get a new plot?..... where in particular.....
  - (iii) Compensated but left to a new location site for himself/herself .....
  - (iv) Compensated but left to readjust in the same pilot?.....
  - (v) Property location for business needs to be compensated?.....
  - (vi) New location should be of similar characteristics e.g corner plot for business etc .....
12. What are you going to miss if you are displaced far from your present area?
- (i) .....
  - (ii) .....
  - (iii) .....
  - (iv) .....
  - (v) .....
13. What assistance would you like to shift to the new location?
- (i) .....
  - (ii) .....
  - (iii) .....
  - (iv) .....
  - (v) .....
14. Preference time to shift .....

**ANNEX 5.2 – BASELINE STATUS OF PROJECT AFFECTED FAMILIES**



**ANNEX 3 – SOCIO-ECONOMIC BASELINE SURVEY QUESTIONNAIRE**

	Interviewer Name .....	Municipality .....	Street.....		
	Date .....	Ward .....	House Number.....		
		Sub Ward.....	1.1 Nrs of households.....		
	GPS – Elevation.....	N.....	E.....		
<b>1</b>	<b>HOUSEHOLD DETAILS :</b>				
	Name of Respondent .....		Position in Family.....		
	(.....)1 <sup>st</sup> , 2 <sup>nd</sup> , 3 <sup>rd</sup> , 4 <sup>th</sup> , 5 <sup>th</sup> Household				
	Name of Head of Family.....				
	1.2 numbers of people in the household .....				
	<b>1.3</b> Name of family member	<b>1.4</b> Sex (M/F)	<b>1.5</b> Age (yrs)	<b>1.6</b> Relationship	<b>1.7</b> Education
	01.....	.....	.....	.....	.....
	02.....	.....	.....	.....	.....
	03.....	.....	.....	.....	.....
	04.....	.....	.....	.....	.....
	05.....	.....	.....	.....	.....
	06.....	.....	.....	.....	.....
	07.....	.....	.....	.....	.....
	08.....	.....	.....	.....	.....
	09.....	.....	.....	.....	.....
	10.....	.....	.....	.....	.....
				(1)..Husband (2)...Wife (3)..son or daughter (4)...relative (5)...visitor	(1)...never attended (2)...primary (3)...secondary (4)...Veta (5)...College (6)...University
<b>2.</b>	<b>OCCUPATION AND ECONOMIC ACTIVITIES : Adults</b>				
	<b>Main</b> Name of persons working	<b>2.1.1</b> Status	<b>2.1.2</b> Type	<b>2.1.3</b> Location	<b>2.1.4</b> Distance
	01.....	.....	.....	.....	.....
	02.....	.....	.....	.....	.....
	03.....	.....	.....	.....	.....
	04.....	.....	.....	.....	.....
	05.....	.....	.....	.....	.....
	06.....	.....	.....	.....	.....
	<b>Secondary</b> Name of persons working	<b>2.2.1</b> Status	<b>2.2.2</b> Type	<b>2.2.3</b> Location	<b>2.2.4</b> Travel Time
	01.....	.....	.....	.....	.....
	02.....	.....	.....	.....	.....
	03.....	.....	.....	.....	.....
	04.....	.....	.....	.....	.....
	05.....	.....	.....	.....	.....
	06.....	.....	.....	.....	.....

		(1)...unemployed (2) ..permanent employment (3)...temporary employment (4).. own business (5)..retired	(1)..farming (2)...fishing (3)...industry workshop (4)..shops/market (5)..offices (6)..construction (7)..hotel / food (8)..transportation (9)...health (10)..other specify	(1)..at home (2)..in sub ward (3)..in ward (4)..city centre (5)..other specify	hours and minutes
<b>3.</b>	<b>MIGRATION</b>				
	<b>3.1</b> How many years you are residing in this sub-ward ..... (1) ...more than 20 years (2).. between 10 – 20 years (3)..less than 10 years	<b>3.2</b> Where did you come from ..... (1)...another ward (2)..another district in Dar es Salaam (3)..another town or city (4)..other specify	<b>3.3</b> Why did you move here ? ..... (1)..cheap housing (2)..land available (3)..good infrastructure : roads, water, electricity and drainage (4).. good social services : schools, health and markets (5)..others specify		
	<b>3.4</b> Do you plan to move out..... (Yes / No) If yes continue below				
	<b>3.4.1</b> Why ? ..... (1) expensive housing (2) poor infrastructure (3) poor social services (4) for better employment / business (5) other specify	<b>3.4.2</b> When ? ..... (1)..this year (2)..in five years	<b>3.4.3</b> Where to ? ..... (1).. another ward .. name (2)...another district... name (3)..another town...name		
<b>4.</b>	<b>HOUSING CONDITIONS</b>				
	<b>4.1</b> House type ..... (1) single main house only (2) main house and out buildings (3) flat / apartment (4) row of houses (5) other specify	<b>4.3</b> Main walls ..... (1) mud and wood / poles (2) mud blocks (3) cement blocks (4) clay bricks (5) other specify	<b>4.5</b> Roof ..... (1) Corrugated iron sheets (2) thatch (3) tiles (4) concrete slab (5) other specify		
	<b>4.2</b> Value of the plot and building ..... (million TShs)	<b>4.4</b> Is wall plastered (Yes/No) .....			
	<b>4.6.1</b> Ownership ..... (1) self owned (2) rented (3) employer provided (4) relatives or friends	<b>4.7</b> Sizes <b>4.7.1</b> numbers of habitable rooms ..... <b>4.7.2</b> If available Kitchen..... (Yes/No) Toilets..... (Yes/No) Shower..... (Yes/No)	<b>4.7.3</b> Plot size (m x m) ..... <b>4.7.4</b> Main Building size (m x m) ..... <b>4.7.5</b> Out building size (m x m) ..... <b>4.8</b> Utilization .....		
	<b>4.6.2</b> If self owned : legal papers				

	..... (1) title deed (2) others specify	Sitting room..... (Yes/No)	(1) residential (2) business (3) both
<b>5.</b>	<b>HOUSEHOLD ASSETS</b>		
	<b>5.1 Household Items</b> Do you have (Yes / No)		
	5.1.1 Radio ..... 5.1.2 TV ..... 5.1.3 Fan..... 5.1.4 Air Conditioner..... 5.1.5 Refrigerator.....	5.1.6 Bicycle..... 5.1.7 Motor cycle..... 5.1.8 Motor car..... 5.1.9 Pick up..... 5.1.10 Truck..... 5.1.11 Cell phones .....	<b>5.2 Livestock</b> (yes/No) and Qty 5.2.1 Livestock ..... Numbers..... 5.2.2 Poultry..... Numbers .....
	<b>5.3 Other properties</b>	5.3.1 Other buildings ..... ..... (Yes/No) 5.3.2 How many.....	5.3.3 Other farms .....(Yes /No) 5.3.4 Numbers ..... 5.3.5 Total Area ..... acres
<b>6.</b>	<b>HOUSEHOLD EXPENDITURE</b> How much did you spend in the last month for the following ?		
	Item	TShs / month	TShs / week
6.1	House rent		
6.2	Food		
6.3	Clothes		
6.4	School fees		
6.5	Electricity		
6.6	Water supply		
6.7	Medical Health expenses		
6.8	Transport		
6.9	Kerosene / Charcoal		
6.10	Garbage collection		
6.11	House maids		
6.12	Security watchman / Sungu sungu		
6.13	Cell phones		
<b>7.</b>	<b>HOUSEHOLD SAVINGS</b> Do you have any savings ?		
	<b>7.1</b> How much has your family saved in the last year ..... TShs		
<b>8.</b>	<b>HOUSEHOLD INCOME</b> tick where appropriate		
	Amount / month TShs	Main Employment / Business	Secondary
8.1	1,000,000 and above		
8.2	451,000 – 1,000,000/-		
8.3	351,000 – 450,000/-		
8.4	251,000 – 350,000/-		
8.5	151,000 – 250,000/-		
8.6	less than 150,000 specify amount		
8.7	If assistance from other family members, state amount		
<b>9.</b>	<b>SOCIAL SERVICES</b> Availability (Yes / No) and Travel time (minutes)		
	<b>9.1</b> Health Hospital .....	<b>9.2</b> Education Kindergarten .....	<b>9.3</b> Market / Shopping small .....

	How far away ..... Dispensary ..... How far away ..... Health Centre..... How far away.....	How far away ..... Primary School ..... How far away ..... Secondary School..... How far away.....	How far away ..... medium ..... How far away ..... Main market..... How far away.....
10.	<b>ELECTRICITY</b> 10.1 Do you have TANESCO connection .....(Yes/No) If Yes .....(Luku / Meter) 10.2 If No ..... why ? ..... (1) No network (2) Have applied for connection (3) Cannot afford (4) Other specify		
11.	<b>WATER SUPPLY SERVICES Availability, Satisfaction, Improvements and Affordability</b>		
	<b>11.1 Source of Water</b> 11.1.1 What is your main source of water ? ..... and fetching distance ..... (m) and fetching time .....(min / hrs). 11.1.2 What is your alternative source of water if first not available ..... and fetching distance ..... (m) and fetching time .....(min / hrs). (1) DAWASCO house connection (2) DAWASCO neighbour (3) DAWASCO kiosk and standpipe (4) Wells (5) Vendors	<b>11.2 Quality of Water</b> 11.2.1 Are you satisfied with the quality of water ..... (Yes/No) If No, what is the problem ? ..... (1) Color (2) Dirty (3) smells (4) other specify 11.2.2 Do boil water ..... (Yes/No) 11.2.3 Do you buy bottled water for drinking ..... (Yes/No) <b>11.3 Adequacy - is the water available sufficient .....</b> (Yes/No) If No, what is the problem ? ..... (1) Little flow (2) no pressure (3) too many people – long queue (4) other specify	<b>11.4 Reliability</b> Is the water availability reliable – does it flow every day and all the time ..... (Yes / No) If No, what is the problem ..... (1) Flows only at night (2) Flows part of the day (3) Flows some days in a week <b>11.5 Fetching distance and fetching time</b> How far is the water source ? ..... (1) At home (2) 100m or 10 minutes (3) 250m or 25 mins (4) 400m or 40 minutes (5) more than 400m or more than 1 hour
	<b>11.6 Payment for Water</b> How much do you pay for water ..... (1) monthly flat rate state amount (2) at the water kiosk per bucket state amount (3) from neighbour state amount (4) from wells per bucket state amount (5) no payment - free	<b>11.7 Improvements</b> What improvements do you suggest for water supply services ? in sequence of priority ..... (1) piped water supply form DAWASCO (2) bring piped water supply closer to the house (3) increase pipe flow and pressure (4) improve quality (5) no improvement necessary	<b>11.8 Level of Service Improvements</b> 11.8.1 What level of service can you afford ? ..... (1) Multiple taps house connection with monthly charges 40,000/- (2) Single Yard tap house connection with monthly charges 20,000/- (3) Water kiosk collection with water charges per bucket 20/-
12.	<b>ACCESS ROADS present situation and desired improvements</b> 12.1 What is your common mode of transport to work ..... (1) foot (2) bicycle (3) bus (4) motor cycle (5) car personal or employers		
	12.2 Present Situation	12.2.2 Can an Ambulance or a	12.2.4 How wide is the access road

	12.2.1 How far is the nearest bus stop ? ..... (1) 100m or 5 minutes (2) 500m or 10 minutes (3) 1 km or 20 minutes (4) 2km or 40 minutes (5) 4km or 60 minutes	vehicle reach your house ? ..... (Yes / No) 12.2.3 How far from your house can a vehicle reach ? (1) 100m or 5 minutes (2) 500m or 10 minutes (3) 1 km or 20 minutes (4) 2km or 40 minutes (5) 4km or 60 minutes	to your house ?..... (1) no access road or path at all (2) access path for bicycle 1 – 2m wide (3) access road path 2 – 5m wide (4) access road > 5m wide
	<b>12.3 Improvements</b> 12.3.1 How nearest would you want the access road ? ..... (1) 100m or 5 minutes (2) 500m or 10 minutes (3) 1 km or 20 minutes (4) no improvement  12.3.2 How nearest would you want the bust stop to be ? ..... (1) 100m or 5 minutes (2) 500m or 10 minutes (3) 1 km or 20 minutes (4) No improvements	12.3.3 Are you willing to provide part of your land (upto 25%) for access road way leaf knowing that your property value will increase because of the new road ? (1) Yes with government compensation rate (2) Yes as my contribution towards the project (3) Not at all	12.3.4 How wide would like your access road to be ? ..... (1) access road path 3 – 5m wide – single lane (2) access road 5 – 8 m wide – two way narrow (3) access road 10m wide – two way wide (4) no improvement  12.3.5 If you have to contribute towards the costs, do you want the road to be ? ..... (1) gravel road cheap but poor condition (2) single seal bitumen medium cost (3) premix good tarmac but high cost
<b>13.</b>	<b>STORMWATER DRAINAGE</b> Present situation and improvements desired		
	<b>13.1 Present Situation</b> 13.1.1 Do you experience flooding during the rains ..... (1) Every rainfall (2) Some rainfall (3) No flooding  13.1.2 Does the flooding / ponding last for along period ..... (1) For many days (2) For one day (3) For few hours (4) No flooding	13.1.3 Does any damage occur during flooding ..... (1) Yes to my building (2) Yes to other buildings as well (3) Yes to access roads (4) Yes erosion (5) No damage <i>[Fill as many]</i>	<b>13.2 Improvements</b> 13.2.1 Do you recommend that drainage system should extended ? ..... (1) Yes (2) No  13.2.2 Will you contribute towards the cost of construction ? ..... (1) Yes (2) No  13.2.3 Will you assist in cleaning the drainage system ? ..... (1) Yes (2) No
<b>14.</b>	<b>SANITATION – WASTEWATER DISPOSAL</b> Present Situation and Improvements		
	<b>14.1 Present Situation</b> 14.1.1 What do you have for toilet wastewater? ..... (1) Inside the house Flush toilet (2) Outside the house Flush Toilet	14.1.3 What do you have for sullage ? ..... (1) Inside the house wash basin, shower and kitchen sink (2) Outside the house shower and Karo (3) Others specify	<b>14.2 Improvements</b> 14.2.1 <i>[For those with Pit Latrines]</i> For improved water supply, you may be required to build a septic tank and soak pits. Will you be willing to do so ?

	(3) Pit Latrine (4) Nothing (5) Others specify  14.1.2 How do you dispose your toilet wastewater ? ..... (1) In stormwater ditches (2) Pit Latrine (3) Soak pit only (4) Septic Tank with Soak Pit (5) Others Specify	14.1.4 How do you dispose your sullage wastewater ? ..... (1) In stormwater ditches (2) On open ground (3) Pit Latrine (4) Soak pit only (5) Septic Tank with Soak Pit (6) Others Specify  14.1.5 How does your pit latrine or septic tank/soakpits function ? ..... (1) They overflow (2) They smell badly (3) They encourage rodents, flies and mosquitoes (4) They function well	..... (1) Yes (2) No  14.2.2 <i>[For those with Pit Latrines]</i> Would you like to build a Ventilated Pit Latrine ? ..... (1) Yes (2) No  14.2.3 <i>[For overflowing system]</i> How do you plan to solve this problem ? ..... (1) Get cesspit emptiers (2) Build another system (3) Others Specify
<b>15.</b>	<b>GARBAGE COLLECTION Present Situation and Improvements</b>		
	15.1 Present Situation 15.1.1 How do dispose your garbage ? ..... (1) Municipal Collection - Transfer Station (2) Private Collection (3) Store in a pit / drum and burn (4) Store on open ground and burn (5) Dump on open ground in the plot and do nothing (6) Dump on other informal areas - ditches and streams or other unused land	<i>[For those with Municipal / Private Collection]</i> 15.1.2 If Municipal or Private Collection, How often it is collected in one week ? ..... Specify  15.1.3 How much do you pay for collection every months..... specify Tshs  15.1.4 How far is the transfer station ? ..... specify minutes of walking	15.2 Improvements <i>[For those without Collection System]</i> 15.2.1 Would you like to avail Municipal Collection system and pay for the services ? ..... (1) Yes (2) No 15.2.2 How much are you willing to pay for the services every month ? ..... specify TShs  <i>[For those with Collection System]</i> 15.2.3 What improvements do you wish ? ..... ..... specify as many (1) Increase frequency of collection and am willing to pay more (2) Bring transfer stations closer and am willing to pay more (3) Others Specify (4) No improvements necessary
<b>16.</b>	<b>STREET LIGHTING Present Situation and Improvements</b>		
	16.1 Present Situation 16.1.1 Have you ever been attacked or robbed at night ? ..... (1) Yes How many times ..... (2) No  16.1.2 Have you ever been hurt while walking or traveling	16.2 Improvements 16.2.1 Do you believe with street lights will reduce the attacks and hurting oneself ? ..... (1) Yes (2) No  16.2.2 If Yes do you agree to contribute towards the cost of street	16.2.3 Where do you recommend that street lights should be installed ? ..... ..... ..... ..... specify locations

	because of darkness ? ..... (1) Yes How many times ..... (2) No	lights ? ..... (1) Yes (2) No	
<b>17.</b>	<b>IMPROVEMENTS AND SEQUENCE OF PRIORITY</b>		
	<b>17.1</b> Please indicate Yes / No if improvements are necessary in your area ? (1) Water Supply ..... (2) Flood protection ..... (3) Access Roads..... 4) Street Lighting ..... (5) Garbage Collection ..... (6) Sanitation ..... (7) Environment ..... (8) Market..... (9) Schools ..... (10) Health ..... (11) Other Specify .....	<b>17.2</b> Please indicate Yes / No if you will contribute towards these improvements ? (1) Water Supply ..... (2) Flood protection ..... (3) Access Roads..... (4) Street Lighting ..... (5) Garbage Collection ..... (6) Sanitation ..... (7) Environment ..... (8) Market..... (9) Schools ..... (10) Health ..... (11) Other Specify .....	<b>17.3</b> Specify Priority 1 <sup>st</sup> (most needed) ..... 2 <sup>nd</sup> (necessary) ..... 3 <sup>rd</sup> (useful) .....

**ANNEX 4 – SAMPLE BASELINE SOCIO-ECONOMIC STATUS IN SUB-WARDS**

**Mtakuja Sub-Ward – Vingunguti Ward – Ilala District**

Item	Parameter
<b>1. Population</b>	
- Family size	3.89 person/HH
- Gender	- Male: 48.3% - Female: 51.7%
- Age structure	- Under 18: 39.6% - From 18 to 60: 58.1% - Over 60: 3.1%
<b>2. Education</b>	- Nil: 21.3% - Primary: 66.1% - Secondary School: 11.5% - College, University: 1.1%
<b>3. Employment</b>	- Permanent: 16.4% - Self Employed: 44.1% - Unemployed: 5.1% - Retired : 0.5% - Housewife : 27.7% - Temporary Employment : 6.2%
<b>4. Household income</b>	- Low income under 150,000 TShs/HH/ month: 57% - From 151,000 – 250,000 TShs/HH/month : 15% - From 251,000 – 350,000 TShs/HH/month : 5% - From 351,000 - 450,000 TShs/HH/ month: 1% - From 451,000 – 1,000,000 TShs/HH/ month : 1% - Over 1,0500,000 TShs/HH/month: 0.0%
<b>5. Expenses</b>	- Food and drink: 46.7% - Electricity: 1.4% - Water supply, drainage: 3.9% - Solid waste: 0.9% - Health : 3.3% - Kerosene / charcoal : 13.8% - Transportation: 6.6% - House rent: 3.5% - Clothes : 8.2% - School fees 5.6% - Cell phone : 5.9%
<b>6. Basic infrastructure</b>	
<i>Housing:</i>	- Average plot size : 248sqm - Average house size : 172sqm (including out houses) - Occupancy : 2.27 HH/House - Per Capita House Size : 19.48 m <sup>2</sup> /person
	<u>Type of house:</u> - Mud and other : 0% CGI Roof : 98% - Mud Blocks : 1% Concrete Roof Slab : 0% - Cement Blocks : 99% Other Roof : 2% o Plastered Wall : 51%
	<u>Housing ownership:</u> - Private: 29% With Ownership legal papers : 21% o Rent from private owner: 69%
	<u>House Use :</u> - Business Only : 6% - Residential Only : 77% - Combined : 8%
	<u>Other House Features</u> - With Kitchen : 26% - With W.C : 88% o With Shower : 64%
<i>Transportation</i>	Mode : Walk - 9% Cycle – 1% Bus – 70% motorcycle – 1% cars – 0% Access width : Nil – 9% 1 to 2m – 31% 2 to 5m – 46% > 5m – 10% Vehicle Access : up to house – 59% 100m / 5 mins – 55% 500m / 10 mins – 4% ≥ 1km 10% To Bus Stop : 100m / 5 min – 67% 500m / 10 mins – 24% ≥ 1km 6%

<i>Access to Social services</i>	<ul style="list-style-type: none"> <li>- Health : Hospital – 62% Dispensary – 54% Clinic - 53%</li> <li>- School : Nursery – 100% Primary – 100% Secondary – 11%</li> <li>- Markets : Main – 11% Small – 66% Mid – 77%</li> </ul>	
<i>Diseases</i>	<ul style="list-style-type: none"> <li>- Malaria – 55% Cholera – 1% Dysentery – 0% Diahorrea – 2%</li> <li>- HIV / AIDS – 1% Bronchitis – 0% Worms – 0% Skin – 0%</li> <li>- STD – 0% Eyes – 0%</li> </ul>	
<i>Domestic power:</i>	<ul style="list-style-type: none"> <li>- Connecting to domestic power system by formal contract: 38%</li> <li>- With LUKU prepaid – 13%</li> </ul>	
<i>Water supply service and satisfaction :</i>	<ul style="list-style-type: none"> <li>- Hse connection : 1%</li> <li>- From neighbour : 22%</li> <li>- Vendors purchase : 31%</li> <li>- Wells : 81%</li> </ul>	Satisfaction : <ul style="list-style-type: none"> <li>- Quality : 35% Boiling : 52%</li> <li>- Reliability : 41%</li> <li>- Adequate : 46%</li> </ul>
<i>Water supply costs and fetching distance</i>	Costs <ul style="list-style-type: none"> <li>- monthly : TShs 525/ HH</li> <li>- per bucket from kiosks: 36TShs</li> <li>- per bucket from wells : 33TShs</li> <li>- per bucket Vendors : - TShs</li> <li>o Consumption daily : 5.7 buckets</li> </ul>	Fetching Distance / time : Nil / hse connection : 4% 100m / 10 mins : 40% 250m / 25 mins : 29% 400m / 40 mins : 4% > 400m / > 1 hr :01%
<i>Stormwater Drainage</i>	Flooding during rainfall : Always – 24% Occasionally – 14% never – 38% Flooding period : Many days – 20% one day – 15% few hours – 29% nil – 35% Damage to properties : my house – 14% others houses – 18% road damage – 50% erosion – 7% no damage – 39%	
<i>Sanitation :</i>	Facilities : <ul style="list-style-type: none"> <li>- Internal WC with Septic tank : 3%</li> <li>- External WC with Septic tank : 7%</li> <li>- Pit Latrine : 88%</li> <li>- Neighbours and others : 2%</li> </ul>	Discharge wastewater : storm ditches - 6% pit latrine – 75% septic tank / soakpit – 17%
<i>Sullage (grey water) :</i>	Wash clothes : <ul style="list-style-type: none"> <li>- inside the house – 1%</li> <li>- outside – 53%</li> </ul> Sulage discharge : <ul style="list-style-type: none"> <li>- storm ditches – 3%</li> <li>- on open ground – 80%</li> <li>- pit latrine – 3%</li> <li>- septic tank – 8%</li> </ul>	Satisfaction of system : full / overflow – 6% smell – 0% rodents – 10% satisfactory – 78%
<i>Solid Waste Collection :</i>	Service : <ul style="list-style-type: none"> <li>- municipal stations - 12%</li> <li>- private service providers – 75%</li> <li>- burn at the plot – 4%</li> <li>- dispose open grounds – 3%</li> <li>- dispose in storm ditches – 3%</li> </ul>	Collection frequency : 1 times / 2week Cost for waste collection : Tshs 904/ month Distance to station : 1 minutes
<i>Street Lights :</i>	Crime last year: <ul style="list-style-type: none"> <li>- experienced - 15%</li> <li>- injured during robbery – 16%</li> </ul>	Believe crime due to no street lights – 94%

**Kigogo Kati Sub-Ward – Kigogo Ward – Kinondoni District**

Item	Parameter
<b>1. Population</b>	
- Family size	4.23 person/HH
- Gender	- Male: 49.4% - Female: 50.6%
- Age structure	- Under 18: 35.2% - From 18 to 60: 61.7% - Over 60: 3.1%
<b>2. Education</b>	- Nil: 15.8% - Primary: 65.5% - Secondary School: 18% - College, University: 0.7%
<b>3. Employment</b>	- Permanent: 13.0% - Self Employed: 26.1% - Unemployed: 34.4% - Retired : 1.7% - Housewife : 17.1% - Temporary Employment : 7.7%
<b>4. Household income</b>	- Low income under 150,000 TShs/HH/ month: 52% - From 151,000 – 250,000 TShs/HH/month : 19% - From 251,000 – 350,000 TShs/HH/month : 8% - From 351,000 - 450,000 TShs/HH/ month: 3% - From 451,000 – 1,000,000 TShs/HH/ month : 2% - Over 1,0500,000 TShs/HH/month: 2%
<b>5. Expenses</b>	- Food and drink: 39.94% - Electricity: 2.19% - Water supply, drainage: 6% - Solid waste: 0.24% - Health : 6.39% - Kerosene / charcoal : 13% - Transportation: 7.10% - House rent: 3.22% - Clothes : 9.64% - School fees 5.12% - Cell phone : 7.07%
<b>6. Basic infrastructure</b>	
<i>Housing:</i>	- Average plot size : 375sqm - Average house size : 63sqm (including out houses) - Occupancy : 2.01 HH/House - Per Capita House Size : 7.41 m <sup>2</sup> /person
	<u>Type of house:</u> - Mud and other : 4% CGI Roof : 97% - Mud Blocks : 2% Concrete Roof Slab : 0% - Cement Blocks : 94% Other Roof : 3% - Plastered Wall : 71%
	<u>Housing ownership:</u> - Private: 41% With Ownership legal papers : 34% - Rent from private owner: 56%
	<u>House Use :</u> - Business Only : 4% - Residential Only : 72% - Combined : 12%
	<u>Other House Features</u> - With Kitchen : 37% - With W.C : 89% - With Shower : 74%
<i>Transportation</i>	Mode : Walk - 5% Cycle – 3% Bus – 77% motorcycle – 1% cars – 1% Access width : Nil – 21% 1 to 2m – 24% 2 to 5m – 32% > 5m – 10% Vehicle Access : up to house – 39% 100m / 5 mins – 49% 500m / 10 mins – 16% ≥ 1km 15% To Bus Stop : 100m / 5 min – 65% 500m / 10 mins – 20% ≥ 1km 14%
<i>Access to Social services</i>	- Health : Hospital – 72% Dispensary – 47% Clinic - 84% - School : Nursery – 87% Primary – 96% Secondary – 11% - Markets : Main – 21% Small – 58% Mid – 27%

<i>Diseases</i>	<ul style="list-style-type: none"> <li>- Malaria – 76% Cholera – 9% Dysentery – 4% Diarrhoea – 9%</li> <li>- HIV / AIDS – 5% Bronchitis – 4% Worms – 10% Skin – 7%</li> <li>- STD – 2% Eyes – 9%</li> </ul>	
<i>Domestic power:</i>	<ul style="list-style-type: none"> <li>- Connecting to domestic power system by formal contract: 50%</li> <li>- With LUKU prepaid – 42%</li> </ul>	
<i>Water supply service and satisfaction :</i>	<ul style="list-style-type: none"> <li>- Hse connection : 10%</li> <li>- From neighbour : 66%</li> <li>- Vendors purchase : 4%</li> <li>- Wells : 61%</li> </ul>	Satisfaction : <ul style="list-style-type: none"> <li>- Quality : 55% Boiling : 63%</li> <li>- Reliability : 36%</li> <li>- Adequate : 45%</li> </ul>
<i>Water supply costs and fetching distance</i>	Costs <ul style="list-style-type: none"> <li>- monthly : TShs 2,584 / HH</li> <li>- per bucket from kiosks : 60TShs</li> <li>- per bucket from wells : 32 TShs</li> <li>- per bucket Vendors : - TShs</li> </ul> Consumption daily : 5.3 buckets	Fetching Distance / time : Nil / hse connection : 8% 100m / 10 mins : 40% 250m / 25 mins : 21% 400m / 40 mins : 8% > 400m / > 1 hr : 1%
<i>Stormwater Drainage</i>	Flooding during rainfall : Always – 26% Occasionally – 43% never – 29% Flooding period : Many days – 7% one day – 6% few hours – 43% nil – 29% Damage to properties : my house – 23% others houses – 16% road damage – 21% erosion – 6% no damage – 45%	
<i>Sanitation :</i>	Facilities : <ul style="list-style-type: none"> <li>- Internal WC with Septic tank : 5%</li> <li>- External WC with Septic tank : 7%</li> <li>- Pit Latrine : 83%</li> <li>- Neighbours and others : 2%</li> </ul>	Discharge wastewater : <ul style="list-style-type: none"> <li>- storm ditches - 7%</li> <li>- pit latrine – 61%</li> <li>- septic tank / soakpit – 20%</li> </ul>
<i>Sullage (grey water) :</i>	Wash clothes : <ul style="list-style-type: none"> <li>- inside the house – 17%</li> <li>- outside – 65%</li> </ul> Sulage discharge : <ul style="list-style-type: none"> <li>- storm ditches – 15%</li> <li>- on open ground – 60%</li> <li>- pit latrine – 10%</li> <li>- septic tank – 2%</li> </ul>	Satisfaction of system : <ul style="list-style-type: none"> <li>- full / overflow – 5%</li> <li>- smell – 0%</li> <li>- rodents – 8%</li> <li>- satisfactory – 75%</li> </ul>
<i>Solid Waste Collection :</i>	Service : <ul style="list-style-type: none"> <li>- municipal stations - 8%</li> <li>- private service providers – 33%</li> <li>- burn at the plot – 23%</li> <li>- dispose open grounds – 15%</li> <li>- dispose in storm ditches – 15%</li> </ul>	Collection frequency : 1 times / 3week Cost for waste collection : Tshs 370/ month Distance to station : 1 minutes
<i>Street Lights :</i>	Crime last year: <ul style="list-style-type: none"> <li>- experienced - 15%</li> <li>- injured during robbery – 13%</li> </ul>	Believe crime due to no street lights – 94%

**Kichangani Sub-Ward – Azimio Ward – Temeke District**

Item	Parameter
<b>1. Population</b>	
- Family size	3.49 person/HH
- Gender	- Male: 46.0% - Female: 53.0%
- Age structure	- Under 18: 36.1% - From 18 to 60: 59.9% - Over 60: 4.0%
<b>2. Education</b>	- Nil: 21.7% - Primary: 68.0% - Secondary School: 8.7% - College, University: 0.6%
<b>3. Employment</b>	- Permanent: 11.4% - Self Employed: 43.1% - Unemployed: 10.0% - Retired : 0.5% - Housewife : 30.3% - Temporary Employment : 4.7%
<b>4. Household income</b>	- Low income under 150,000 TShs/HH/ month: 49% - From 151,000 – 250,000 TShs/HH/month : 20% - From 251,000 – 350,000 TShs/HH/month : 8% - From 351,000 - 450,000 TShs/HH/ month: 1% - From 451,000 – 1,000,000 TShs/HH/ month : 0% - Over 1,050,000 TShs/HH/month: 0.0%
<b>5. Expenses</b>	- Food and drink: 50.1% - Electricity: 1.0% - Water supply, drainage: 3.1% - Solid waste: 0.8% - Health : 3.4% - Kerosene / charcoal : 17.1% - Transportation: 7.8% - House rent: 3.9% - Clothes : 6.0% - School fees 1.6% - Cell phone : 5.0%
<b>6. Basic infrastructure</b>	
<i>Housing:</i>	- Average plot size : 302.9sqm - Average house size : 116.8 sqm (including out houses) - Occupancy : 3.35 HH/House - Per Capita House Size : 10.0 m <sup>2</sup> /person
	<u>Type of house:</u> - Mud and other : 3 % CGI Roof : 99% - Mud Blocks : 0% Concrete Roof Slab : 0% - Cement Blocks : 97% Other Roof : 1% - Plastered Wall : 48%
	<u>Housing ownership:</u> - Private: 19% With Ownership legal papers : 16% - Rent from private owner: 81%
	<u>House Use :</u> - Business Only : 0% - Residential Only : 81% - Combined : 9%
	<u>Other House Features</u> - With Kitchen : 20% - With W.C : 97% - With Shower : 65%
<i>Transportation</i>	Mode : Walk - 32% Cycle – 2% Bus – 51% motorcycle – 1% cars – 1% Access width : Nil – 5% 1 to 2m – 25% 2 to 5m – 55% > 5m – 15% Vehicle Access : up to house – 70% 100m / 5 mins – 57% 500m / 10 mins – 5% ≥ 1km 0% To Bus Stop : 100m / 5 min – 36% 500m / 10 mins – 36% > 1km 18%
<i>Access to Social services</i>	- Health : Hospital – 43% Dispensary – 53% Clinic - 77% - School : Nursery – 94% Primary – 87% Secondary – 19% - Markets : Main – 11% Small – 80% Mid – 64%

<i>Diseases</i>	<ul style="list-style-type: none"> <li>- Malaria – 48% Cholera – 3% Dysentery – 1% Diarrhoea – 4%</li> <li>- HIV / AIDS – 0% Bronchitis – 1% Worms – 1% Skin – 1%</li> <li>- STD – 0% Eyes – 1%</li> </ul>	
<i>Domestic power:</i>	<ul style="list-style-type: none"> <li>- Connecting to domestic power system by formal contract: 38%</li> <li>- With LUKU prepaid – 15%</li> </ul>	
<i>Water supply service and satisfaction :</i>	<ul style="list-style-type: none"> <li>- Hse connection : 3%</li> <li>- From neighbour : 96%</li> <li>- Vendors purchase : 1%</li> <li>- Wells : 75%</li> </ul>	Satisfaction : <ul style="list-style-type: none"> <li>- Quality : 58% Boiling : 27%</li> <li>- Reliability : 54%</li> <li>- Adequate : 73%</li> </ul>
<i>Water supply costs and fetching distance</i>	Costs <ul style="list-style-type: none"> <li>- monthly : TShs 649 / HH</li> <li>- per bucket from kiosks : 5.50 TShs</li> <li>- per bucket from wells : 18 TShs</li> <li>- per bucket Vendors : - TShs</li> </ul> Consumption daily : 6.5 buckets	Fetching Distance / time : Nil / hse connection : 11% 100m / 10 mins : 69% 250m / 25 mins : 2% 400m / 40 mins : 0% > 400m / > 1 hr : 0%
<i>Stormwater Drainage</i>	Flooding during rainfall : Always – 13% Occasionally – 15% never – 3% Flooding period : Many days – 3% one day – 6% few hours – 54% nil – 35% Damage to properties : my house – 9% others houses – 13% road damage – 42% erosion – 9% no damage – 41%	
<i>Sanitation :</i>	Facilities : <ul style="list-style-type: none"> <li>- Internal WC with Septic tank : 1%</li> <li>- External WC with Septic tank : 7%</li> <li>- Pit Latrine : 92%</li> <li>- Neighbours and others : 0%</li> </ul>	Discharge wastewater : <ul style="list-style-type: none"> <li>- storm ditches - 1%</li> <li>- pit latrine – 93%</li> <li>- septic tank / soak pit – 6%</li> </ul>
<i>Sullage (grey water) :</i>	Wash clothes : <ul style="list-style-type: none"> <li>- inside the house – 0%</li> <li>- outside – 12%</li> </ul> Sulage discharge : <ul style="list-style-type: none"> <li>- storm ditches – 5%</li> <li>- on open ground – 90%</li> <li>- pit latrine – 2%</li> <li>- septic tank – 3%</li> </ul>	Satisfaction of system : <ul style="list-style-type: none"> <li>- full / overflow – 0%</li> <li>- smell – 0%</li> <li>- rodents – 12%</li> <li>- satisfactory – 87%</li> </ul>
<i>Solid Waste Collection :</i>	Service : <ul style="list-style-type: none"> <li>- municipal stations - 0%</li> <li>- private service providers – 95%</li> <li>- burn at the plot – 3%</li> <li>- dispose open grounds – 1%</li> <li>- dispose in storm ditches – 0%</li> </ul>	Collection frequency : 1 times / week Cost for waste collection : Tshs 802 / month Distance to station : 0.5 minutes
<i>Street Lights :</i>	Crime last year: <ul style="list-style-type: none"> <li>- experienced - 39%</li> <li>- injured during robbery – 6%</li> </ul>	Believe crime due to no street lights – 98%

**ANNEX 5 –TENANTS AND BUSINESS IN AFFECTED**

**ANNEX NO. 5**

**ILALA MUNICIPALITY – TENANTS AND BUSINESS**

	<b>SUBWARD</b>	<b>NUMBER OF TENANTS</b>	<b>NUMBER OF BUSINESS OWNERS</b>
1	Kombo	3	2
2	Mtakuja	-	-
3	Miembeni	21	5
	<b>Total</b>	<b>24</b>	<b>7</b>

**KINONDONI MUNICIPALITY – TENANTS AND BUSINESS**

	<b>SUBWARD</b>	<b>NUMBER OF TENANTS</b>	<b>NUMBER OF BUSINESS OWNERS</b>
1	Kwa kopa	15	22
2	Kigogo Kati	3	3
3	Kigogo Mbuyuni	-	3
4	Kigogo Mkwajuni	3	3
	<b>Total</b>	<b>21</b>	<b>31</b>

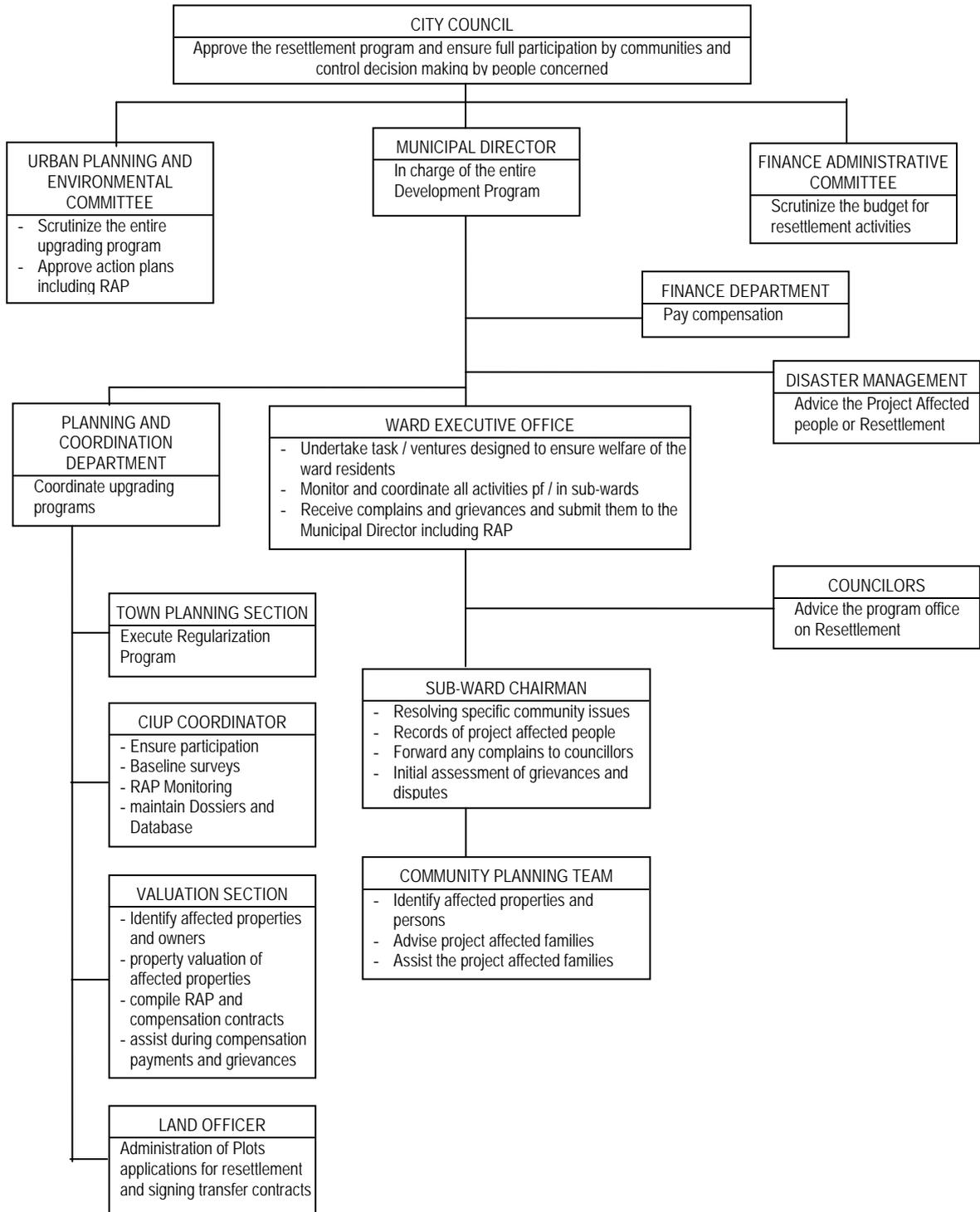
**TEMEKE MUNICIPALITY – TENANTS AND BUSINESS**

	<b>SUBWARD</b>	<b>NUMBER OF TENANTS</b>	<b>NUMBER OF BUSINESS OWNERS</b>
1	Keko Mwanga A	8	20
2	Keko Mwanga B	-	9
3	Keko Magurumbasi A	24	12
4	Keko Mfereji	-	-
5	Azimio Kichangani	14	5
6	Azimio Kusini	7	1
7	Azimio Tambukareli	7	2
8	Azimio Mtongani	1	1
9	Azimio Kaskazini	8	3
	<b>Total</b>	<b>69</b>	<b>53</b>

**ANNEX 6 –IMPLEMENTATION SCHEDULE**



**ANNEX 7 – ORGANIZATION STRUCTURE**





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