



**THE PROJECT ON IRRIGATION SCHEME
DEVELOPMENT IN CENTRAL AND
EASTERN UGANDA (PISD)**

**RESETTLEMENT ACTION PLAN
FOR ATARI IRRIGATION SCHEME
REPORT**

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EXECUTIVE SUMMARY

The Ministry of Agriculture, Animal Industry, and Fisheries (MAAIF) and Ministry of Water and Environment (MWE) with assistance from Japan International Cooperation Agency (JICA) agreed to execute “The Project on Irrigation Scheme Development in Central and Eastern Uganda (PISD)” through technical cooperation in the form of a study to establish medium and large scale irrigation scheme in Uganda targeting farmers cultivating mainly rice in lowland area with unreliable agricultural water sources. The initial survey identified Atari River basin area for further feasibility study. The feasibility study of the project site has been conducted by JICA Study Team and the final project footprint has been identified. Therefore, there is a need to acquire land for the purpose of installing irrigation facilities in the project area. Hence, the preparation of the Resettlement Action Plan (RAP) which will culminate in the compensation of the project affected persons as per the Ugandan laws with guidance from JICA Guidelines for ESC and other international best practices.

Location and Administration

Atari River Basin is found at the boundary between Bulambuli district and Kween district, bordered by Atari River. It lies approximately between latitude 1°43` North and 1°30` South and Longitude 34°27` East and 34°25` West. The project area lies in the two neighboring parishes namely: Buwebere Parish in Bunambutye Sub County of Bulambuli District and Sikwa Parish in Ngenge Sub County of Kween District. The proposed target scheme covers about 7 villages in the two parishes, namely: Sikwa, Sosot, Amukokel, villages in Sikwa Parish and Bunambale, Buwechalo, Bukhayaki and Buwebele village in Buwebele Parish. The total size of this project beneficiary area is about 680ha which is distributed almost equally between the two Parishes in the two Districts.

Project components which require resettlement

The project components that will require resettlement include the construction of the main Irrigation Structures such as:

- Irrigation and Drainage Structures: The Headwork, Main Canal, Secondary Canal, Tertiary Canal, Drainage Canal, and the Appurtenant.
- Flood Control Dyke on both sides
- Scheme Access Roads within the irrigation scheme area
- Construction of workers’ camps and storage for project materials.

These activities will lead to loss of land and property, loss of crops and trees, limited access to water for production, limited access to farmland during construction, loss of income/means of livelihood, and emergence of potentially vulnerable people.

Project Impacts

Population census was carried out of the Project Affected Households (PAHs) in the project area. All together there are 418 PAHs, 252 of them are from Kween District, 166 from Bulambuli District and 65 are in the buffer zone. The 418 PAPs are the household heads who own the affected

plots; they were asked how many people they had in their households. Results from the census survey show that the total number of Project Affected Persons (PAPs) is approximately 2,007.

Table below shows the summary of the land acquisition impact of the project per district per village.

| District | Sub-county | Parish | Village | Number of PAHs | Number of Structures | Land (ha) |
|------------------------------------|------------------|----------|-----------|----------------|----------------------|---------------|
| Kween | Ngenge | Sikwa | Amukokel | 61 | 3 | 10.068 |
| | | | Sikwo | 151 | 0 | 12.948 |
| | | | Soset | 39 | 0 | 2.459 |
| | Total (a) | | | 251 | 3 | 25.475 |
| Bulambuli | Bunambutye | Buwebele | Bunambale | 145 | 7 | 20.663 |
| | | | Buwechalo | 27 | 0 | 1.108 |
| | | | Bukhayaki | 2 | 0 | 0.544 |
| | Total (b) | | | 174 | 7 | 23.939 |
| Buffer Zone | Ngenge | | | 32 | 0 | 4.990 |
| | Bunambutye | | | 33 | 0 | 7.071 |
| | Total (c) | | | 65 | 0 | 12.061 |
| Grand Total (a) + (b) + (c) | | | | 490 | 10 | 59.851 |

Crops and Trees affected in the Project Area

The crops and trees that will be in the project area include; Avacado, Mature Mango Trees, Banana Clumps, Paw Paws, Orange trees, Jack Fruit Trees, Coffee Trees, Eucalyptus Trees Greveria, Fig Trees, Acaccia Trees and Bust Trees. All together a total of 2,579 crops and trees will be lost due the implementation of the irrigation project in Atari area. Kween District will loss the highest number of crops and trees 2040 while Bulambuli District will lose 555.

Eligibility Criteria

A Project Affected Persons (PAP) is one who, as consequence of the project, sustains losses as a result of impact on 1) land, 2) structure, 3) immovable asset and/ or d) livelihood/ incomes. Through the detailed census and assets/ land surveys, those PAPs were identified.

In the Atari Irrigation Scheme land that will be lost is the land on which the irrigation infrastructure such as: (Dyke, Main Canal, Primary Canals, Secondary Canals and access roads) will be constructed. This involves strips of land from the already mapped land in the scheme; therefore PAPs are not losing entire land.

Cut-off date

The cut-off-date of eligibility refers to the date prior to which the occupation or use of the project area makes residents/users of the same eligible to be categorized as PAPs and be eligible to Project entitlements. In the Project, Cut-off date was the beginning date of the final confirmation of acquired land and assets survey. This date was disclosed to each affected persons by the consultants who were carrying out property and land surveys plus and also was the commencement of the socio-economic and census survey. The establishment of the eligibility cut-off date was intended to prevent the influx of ineligible non-residents who might take advantage of Project entitlements.

PAPs were informed that the date when the property census and socio-economic survey commenced was the official cut-off date and this was 20th January 2018, which is the cut-off date for this RAP.

Livelihood Restoration Measures

The nature of displacement is such that at times cash compensation and other short-term mitigation measures may not be effective to ensure that affected persons get back to their original status or better in terms of their earnings and productivity. Therefore, the designing an income and livelihood restoration plan is essential.

Livelihood Needs Assessment

The assessment of needs on a household basis will be done based on baseline data gathered from the following sources: Consultation with government, households and key persons; Asset Survey (Structure, Farm, and Crops); Socio-economic survey and Field visits with extensive consultations

Follow up surveys and in-depth interviews during field visits will lead questions to be asked regarding alternative land sizes and locations, and related questions regarding skills and other assets. Also, information will be gathered on preferences for programs, training opportunities, and community development initiatives. The data collected will be assessment for each household's requirement regarding livelihood and income restoration programs.

Grievance Redress Mechanism

A simple Grievance Redress Mechanism (GRM) has been proposed to enable timely settlement of grievances to the PAPs. The grievance procedures will be secured and administered at the local level to facilitate access, flexibility and openness to all PAPs. The grievance redress procedure ensures consultations and involvement of the respective District and Village officials and other key stakeholders and provides for record keeping determining the validity of claims, and to ensure that solutions are taken in the most transparent and cost effective ways for all PAPs. The grievance resolution committee members shall undergo a briefing session about their roles and requirements at early stage before commencement of RAP implementation activities. The grievance resolution mechanism will involve four stages as described below.

Stage I: Village Grievance Resolution Committee (VGRC)

The Committee will explore all possibilities to solve the raised grievance at the village level and refer to higher level if the grievance is not solved by the committee. This committee will deal with boundary disputes, identification of rightful owners and disputes among family members. However, if aggrieved PAP fails to agree with the committee, the PAP can utilize stage II to solve the grievance.

Stage II: District Grievance Resolution Committee (DGRC)

The committee will work together with the VGRC to resolve grievances raised by the PAPs including revisiting the site investigation. The Committee will explore all possibility to solve the

raised grievance failed to be solved by the VGRC. However, if the DGRC and PAP fail to agree, the PAP can utilize stage III as a last resort to solve the grievance.

Stage III: Land Tribunals

All disputes related to land will be resolved with the help of the existing land tribunals. If the DGRC fails to solve the grievance, it will be referred to the land tribunals. At each level, the land tribunal will endeavour to solve the dispute. If it fails then the dispute will be referred to the land tribunal at the next level. The land tribunals are categorised as follows; The Village Land Council; The Parish Land Tribunal; and The District Land Tribunal.

Stage IV: Courts of Law

Ugandan legislation allows a right of access to the courts of law by any person who has an interest or right over property. If the grievance procedure fails to provide a settlement, complainants can still seek legal redress in courts of law as a last resort.

Implementation Framework

Ministry of Agriculture, Animal Industry and Fisheries

MAAIF will be responsible for resources mobilization, distribution and implementation of compensation and resettlement. Specifically, the Project Implementation Unit (PIU) in MAAIF will be involved with implementation of this RAP. MAAIF has the responsibility to directly oversee resettlement/compensation activities, identifying and co-coordinating all players in the resettlement programme, managing grievances and monitoring RAP implementation. The Ministry is also responsible for provision of technical assistance in the design and construction of on-farm irrigation systems. MAAIF will further be responsible for the provision of extension services and advice to farmers on irrigation systems and promotion of efficient water use. In addition, the Ministry will provide support in the supervision and monitoring of water use and management. Other agencies responsible for the smooth implementation of the RAP include:

Ministry of Lands, Housing and Urban Development MLHUD- will therefore play a direct role in compensation and resettlement activities of proposed project.

Ministry of Gender, Labour & Social Development, MGLSD- working through Community Development Officers (CDOs) at district and sub-county level will be responsible for spearheading and coordinating gender responsive and community development, in particular, sensitizing community members to form groups that will adequately utilize the water amicably.

Local Governments in Which the Project Area Is Situated-are mandated to set compensation rates for crops and non-permanent structures through their District Land Boards. Local governments will also be important in managing and monitoring social impact through site visits or resolving complaints from affected communities. During compensation, LC1s and LC3s in project-affected areas will be helpful for identification or verification of rightful property owners.

Uganda Land Commission-holds and manages land in Uganda vested in or acquired by Government of Uganda and would be involved where such land is affected by the proposed Irrigation project. Uganda Land Commission will manage the land covered by the Irrigation infrastructures on behalf of the Government of Uganda.

Private Sector Entities-like consultants hired by MAAIF for verification and actual payment of compensation to PAPs. These entities are not known at this time since they will be hired through competitive bidding as per Uganda’s procurement laws.

Costs and Budget

Valuation Survey Report indicates that the Total Compensation Award for PAPs to be affected by the proposed the irrigation Project is: Uganda Shillings: **(497,944,193) Four Hundred Ninety Seven Million, Nine Hundred Forty Four Thousand and One Hundred Ninety Three only** for compensation only.

However, the compensation process involves so many other factors that need to be taken as indicated the table below. This therefore will bring the total compensation cost to: **Uganda Shillings: One Billion, Three Hundred Eighty Seven Million, One Hundred Fifty Four Thousand, Eight Hundred Ninety Nine Only (1,387,154,899)**

| | Category | Amount | Activities involved |
|----|---|--------------------|---|
| 1. | Total Valuation of Land | 357,567,000 | compensation |
| 2. | Valuation for crops/plants | 68,835,000 | compensation |
| 3. | Valuation for buildings/Structures | 6,592,950 | compensation |
| 4. | Disturbance allowance 15% | 64,949,243 | compensation |
| | Sub-Total | 497,944,193 | |
| 5. | RAP Implementation and Administration 40% | 199,177,677 | Sensitization of PAPs Verification of PAPs Disclosure of amounts Training of PAPs on proper use of compensation funds Assist PAPs open accounts Prepare accountability report |
| 6. | RAP Update 20% | 99,588,838 | Done before RAP implementation Ensure all PAPs are captured Include PAPs who were left out/absent during the RAP preparation Display of final RAP report Prepare supplementary report for approval by CGV |
| 6. | Grievance Redress Committee 20% | 99,588,838 | Election of grievance redress committees Train the committee members Sitting allowance and transport of committee members Prepare grievance redress log report |
| 7. | Stakeholder Participation | 99,588,838 | Continuous process to keep PAPs aboard about |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| | Category | Amount | Activities involved |
|-------------------------------------|---|----------------------|---|
| | 20% | | the project activities Disclosure of information about the project |
| 8. | Livelihood and income restoration during construction preparation 20% | 99,588,838 | Carry out a needs assessment on all PAPs to establish the opportunity cost of being off their land during construction To establish the best and agreeable form of compensation To establish training opportunities and community development initiatives |
| 9. | Estimated amount for livelihood & income restoration for PAPs | 92,500,000 | Training in agriculture, and other needs will be established after the needs assessment e.g prove improved seeds, agriculture farm equipment |
| Sub-Total RAP Implementation | | 690,033,029 | |
| 10. | Monitoring and Evaluation Internal 15% | 74,691,629 | To monitor the effectiveness of the compensation process To ensure clearance of the site before commencement of construction Follow-up on land re-arrangement |
| 11. | Monitoring and Evaluation External 25% | 124,486,048 | To make a follow-up on the resettlement activities evaluate whether the goals and objectives of resettlement were achieved |
| Sub total | | 199,177,677 | |
| Grand Total | | 1,387,154,899 | |

Monitoring and Evaluation Activities

The JICA Guidelines/World Bank OP4.12 policy on resettlement planning provides that the implementer (MAAIF) of the project shall be responsible for Monitoring and Evaluation (M&E) activities provided for by this RAP. Monitoring will provide an advance warning system for MAAIF and an avenue through which the PAPs will make their needs and reactions known. The funding for the M&E activities shall form part of the project cost.

To ensure that the implementation of the land acquisition and resettlement is carried out in accordance with the relevant requirements of the RAP and to guarantee the progress and quality of the resettlement actions, both internal and independent external monitoring and evaluation procedures will be adopted.

The purpose of resettlement monitoring and evaluation will be to verify that:

- Procedures and obligations described in the RAP are implemented;
- Eligible PAPs receive their full compensation prior to the start of construction activities;
- Mitigation measures have helped people in restoring their lives in a sustainable manner;
- Complaints and grievances of the PAPs are adequately addressed and corrective measures implemented;
- If need be, changes in the RAP procedures and obligations are made to improve service delivery to the PAPs.

Accordingly, the primary monitoring and evaluation activities will be the responsibility of the MAAIF as the project sponsor. MAAIF through the Project Implementation Unit (PIU) will undertake the internal monitoring of the implementation of the land acquisition and resettlement so

as to ensure that all the responsible units follow the schedule and comply with the guiding principles of the RAP.

LIST OF ACRONYMS

| | |
|---------------|---|
| ESIA: | Environmental and Social Impact Assessment |
| ESMP: | Environmental and Social Management Plan |
| GoU: | Government of Uganda |
| HH: | Household |
| JICA: | Japan International Cooperation Agency |
| LRIP: | Livelihood Restoration and Income Programme |
| MAAIF: | Ministry of Agriculture, Animal Industry, and Fisheries (MAAIF) |
| MoWE: | Ministry of Water and Environment |
| NEMA: | National Environment Management Authority |
| NGO: | Non- Governmental Organization |
| OP: | Operational Policy |
| PACC: | Project Area Coordination Committee |
| PAPs: | Project Affected Persons |
| PISD: | Project on Irrigation Scheme Development |
| PIU: | Project Implementation Unit |
| RAP: | Resettlement Action Plan |
| WB: | World Bank |
| VIP: | Ventilated Pit Latrine |

DEFINITIONS

Unless the context dictates otherwise, the following terms will have the following meanings:

“**Census**” means a field survey carried out to identify and determine the number of Project Affected Persons (PAP) or Displaced Persons (DPs). The meaning of the word shall also embrace the criteria for eligibility for compensation, resettlement and other measures emanating from consultations with affected communities.

“**Project Affected Persons (PAPs)**” are persons affected by land use or acquisition needs of the project. These persons are affected because they may lose, be denied, or be restricted access to economic assets; lose shelter, income sources, or means of livelihood. These persons are affected whether or not they must move to another location.

“**Compensation**” means the payment in kind, cash or other assistances given in exchange for the acquisition of land including fixed assets thereon as well as other impacts resulting from sub-project activities.

“**Cut-off date**” is the date of commencement of the census of PAPs or DPs within the project area boundaries. This is the date on and beyond which any person whose land is occupied for sub-project use, will not be eligible for compensation.

“**Displaced Persons**” mean persons who, for reasons due to involuntary acquisition or voluntary contribution of their land and other assets under the project will suffer direct economic and or social adverse impacts, regardless of whether or not the said Displaced Persons are physically relocated. These people will have their: standard of living adversely affected, whether or not the Displaced Person must move to another location, lose right, title, interest in any house, land (including premises, agricultural and grazing land) or any other fixed or movable assets acquired or possessed, lose access to productive assets or any means of livelihood.

“**Economically Displaced Persons**” means Project affected persons who loss income streams or means of livelihood resulting from land acquisition or obstructed access to resources (land, water or forest) caused by the construction or operation of the Project or its associated facilities.

“**Physically Displaced Persons**” means Project affected persons who loss shelter and assets resulting from the acquisition of land associated with the Project that requires the affected person(s) to move to another location.

“**Involuntary Displacement**” means the involuntary acquisition of land resulting in direct or indirect economic and social impacts caused by: loss of benefits from use of such land; relocation or loss of shelter; loss of assets or access to assets; or loss of income sources or means of livelihood, whether or not the Displaced Persons have moved to another location; or not.

“**Involuntary Land Acquisition**” is the repossession of land by government or other government agencies with or without compensation, for the purposes of a public project against the will of the landowner. The landowner may be left with the right to negotiate the amount of compensation proposed. This includes land or assets for which the owner enjoys uncontested customary rights.

“**Land**” refers to agricultural and/or non-agricultural land and any structures thereon whether temporary or permanent and which may be required for the project.

“**Land acquisition**” means the repossession of or alienation of land, buildings or other assets thereon for purposes of the Project.

“**Rehabilitation Assistance**” means the provision of development assistance in addition to Compensation such as land preparation, credit facilities, training or job opportunities needed to enable Project Affected Persons and Displaced Persons to improve their living standards, income earning capacity and production levels; or at least maintain them at pre-project levels.

“**Resettlement and Compensation Plan**”, also known as a “**Resettlement Action Plan (RAP)**” or “**Resettlement Plan**” - is a resettlement instrument (document) to be prepared when program locations are identified. In such cases, land acquisition leads to physical displacement of persons, and/or loss of shelter, and /or loss of livelihoods and/or loss, denial or restriction of access to economic resources. RAPs are prepared by the party impacting on the people and their livelihoods. RAPs contain specific and legal binding requirements to resettle and compensate the affected party before implementation of the MAAIF program activities.

“**Replacement cost**” means replacement of assets with an amount sufficient to cover full cost of lost assets and related transaction costs. The cost is to be based on **Market rate (commercial rate)** according to Uganda law for sale of land or property and without deduction for depreciation and salvage materials per the WB OP 4.12. In terms of land, this may be categorized as follows; (a) “Replacement cost for agricultural land” means the pre-MAAIF project or pre-displacement, whichever is higher, market value of land of equal productive potential or use located in the vicinity of the affected land, plus the costs of: (b) preparing the land to levels similar to those of the affected land; and (c) any registration and transfer taxes;

“**Replacement cost for houses and other structures**” means the prevailing cost of replacing affected structures, in an area and of the quality similar to or better than that of the affected structures. Such costs will include: (a) transporting building materials to the construction site; (b) any labour and contractors’ fees; and (c) any registration costs.

“**Resettlement Assistance**” means the measures to ensure that MAAIF Project Affected Persons and Displaced Persons who may require to be physically relocated are provided with assistance during relocation, such as moving allowances, residential housing or rentals whichever is feasible and as required, for ease of resettlement.

“**Customary Tenure**” Is governed by rules generally accepted as binding and authoritative by the class of persons to which it applies. That is customary tenure is not governed by written law. Landowners do not have deeds recognizing their ownership rights and land is managed according to rules and practices generally accepted as legitimate and binding by a particular community. Customary laws vary according to regions but most systems are based on the same general principles. Ownership rights are recognized by the community through inheritance, purchase, or by settling on a plot of land which was previously vacant. Under Ugandan customary legal systems,

particularly in northern and eastern Uganda, land is usually communally owned by the clan but it can also be owned individually. Rights and responsibilities that derive from communal ownership are shared among various members of the clan according to traditional practices. Usually, the head of the clan or family, the “custodian”, has the responsibility to look after each member’s land rights and to allocate land fairly to all. Under this system, disputes are heard and settled by clan elders.

“Leasehold Tenure” Is created either by contract or by operation of the law and is a form under which the landlord or lessor grants the tenant or lessee exclusive possession of the land, usually for a period defined and in return for a rent. The tenant has security of tenure and a proprietary interest in the land.

“Freehold Tenure” Derives its legality from the constitution and its incidents from the written law. Involves the holding of land in perpetuity or a term fixed by a condition and also enables the holder to exercise, subject to the law, full powers of ownership.

“Mailo Tenure” Has roots in the allotment of land pursuant to the 1900 Uganda Agreement and derives its legality from the constitution and its incidents from written law. It involves the holding of land in perpetuity and permits the separation of ownership of land from the ownership of developments on land made by a lawful or bona fide occupant. The system enables the holder to exercise all powers of ownership, subject to the rights of those persons occupying the land at the time of the creation of the mailo title and their successors.

“Squatters” refers to individuals or groups who occupy lands without the express consent of the landowner and who have sufficient income for legitimate housing. The term shall also apply to persons who have previously been awarded home lots or housing units by the Government but who sold, leased or transferred the same to settle illegally in the same place or in another urban area, and non-bona fide occupants and intruders on lands reserved for socialized housing”

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1. NECESSITY OF THE LAND ACQUISITION AND RESETTLEMENT

1.1. Background

The Ministry of Agriculture, Animal Industry, and Fisheries (MAAIF) and Ministry of Water and Environment (MWE) with assistance from Japan International Cooperation Agency (JICA) agreed to execute “The Project on Irrigation Scheme Development in Central and Eastern Uganda (PISD)” through technical cooperation in the form of a study to establish medium and large scale irrigation scheme in Uganda targeting farmers cultivating mainly rice in lowland area with unreliable agricultural water sources. The Study has been entrusted by JICA to the JICA Study Team (JST). During the first phase of the project, between May 2014 and March 2015, JICA Study Team together with MAAIF and MWE made the initial Feasibility Study (FS) of the proposed potential project area for irrigation development.

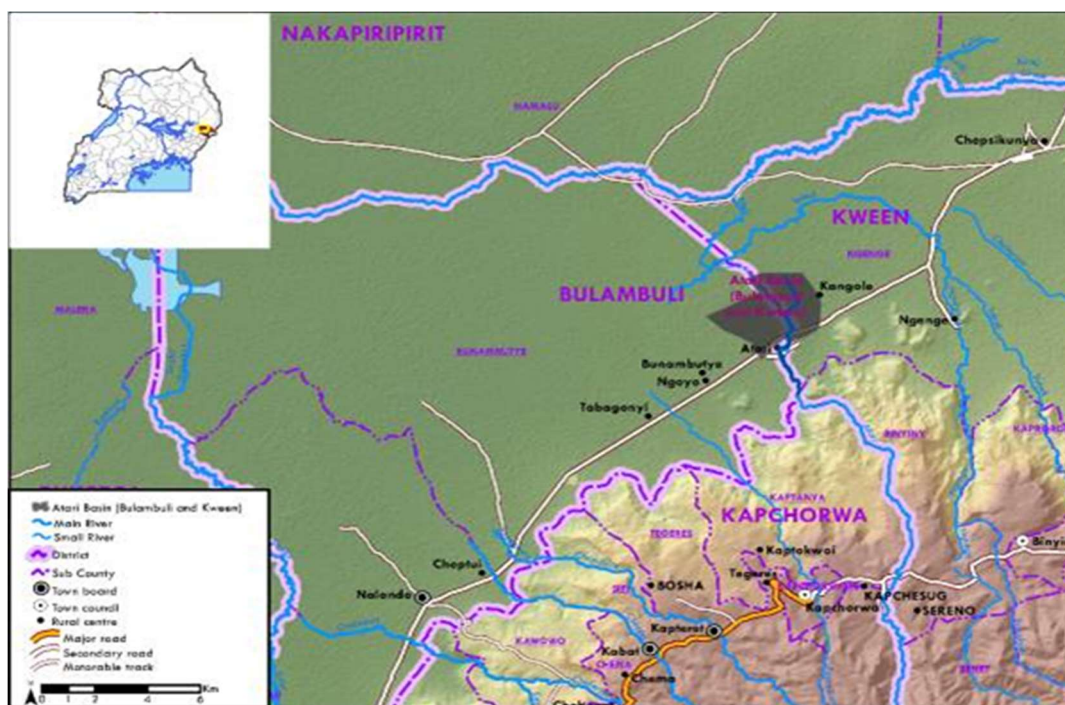
The initial survey identified Atari River basin area for further feasibility study. The feasibility study of the project site has been conducted by JST. As it is the case in most part of Uganda, the land in the project area is held under customary ownership with no clear boundary among the owners. However, there is a need to acquire land for the purpose of installing irrigation facilities in the project area. Hence, the preparation of the Resettlement Action Plan (RAP) using an acceptable land acquisition method which is paramount for smooth implementation of the project. This RAP will culminate in the compensation of the project affected persons as per the Ugandan laws with guidance from JICA Guidelines for ESC and other international best practices. Therefore, JST together with the MAAIF has contracted Associated Engineering Surveyors to prepare a Resettlement Action Plan for Atari Irrigation Scheme under PISD.

1.2. Location and Administration

Atari River Basin is found at the boundary between Bulambuli district and Kween district, bordered by Atari River. It lies approximately between latitude 1°43` North and 1°30` South and Longitude 34°27` East and 34°25` West as shown in Figure 1. Administratively, the project area lies in the two neighboring parishes namely: Buwebere Parish in Bunambutye Sub County of Bulambuli District and Sikwa Parish in Ngenge Sub County of Kween District. The proposed target scheme covers about 6 villages in the two parishes, namely: Sikwa, Sosot, Amukokel, villages in Sikwa Parish and Bunambale, Buwechalo, Bukhayaki village in Buwebere Parish. Specifically, the project area is situated at the foot of the mountain and in area to the north of the National Road that links Mbale to Moroto.

The total size of this project beneficiary area is about 680ha which is distributed almost equally between the two Parishes in the two Districts. The area is characterized as flat land, which often is affected by flood from the river, mainly, during rainy season. Although, most of the area is used for upland crops such as maize production and animal grazing, there is also an increase in the use of the area for rice production which results in fragmentation of the land ownership/tenant (chiefly on Sikwa side). Therefore, the survey should give special emphasis to these fragmented land that might be used by the owner or being used by tenants.

Table 1 below shows the administrative division that covers the project. The geological and administrative location of the project area is shown in エラー! 参照元が見つかりません。 below.



Source: JICA Study Team

Figure 1: Location Map of the Project Area

Table 1 Administrative division of the project area

| District | Sub-County | Parish | Village in the target area | Remark |
|-----------|------------|----------|---------------------------------|---|
| Kween | Ngenge | Sikwa | Sikwa, Sosot, Amukokel, | Most of the community resides along the road and on hill side of the parish |
| Bulambuli | Bunambutye | Buwebere | Bunambale, Buwechalo, Bukhaiaki | Most of the community resides along the road and on hill side of the parish |

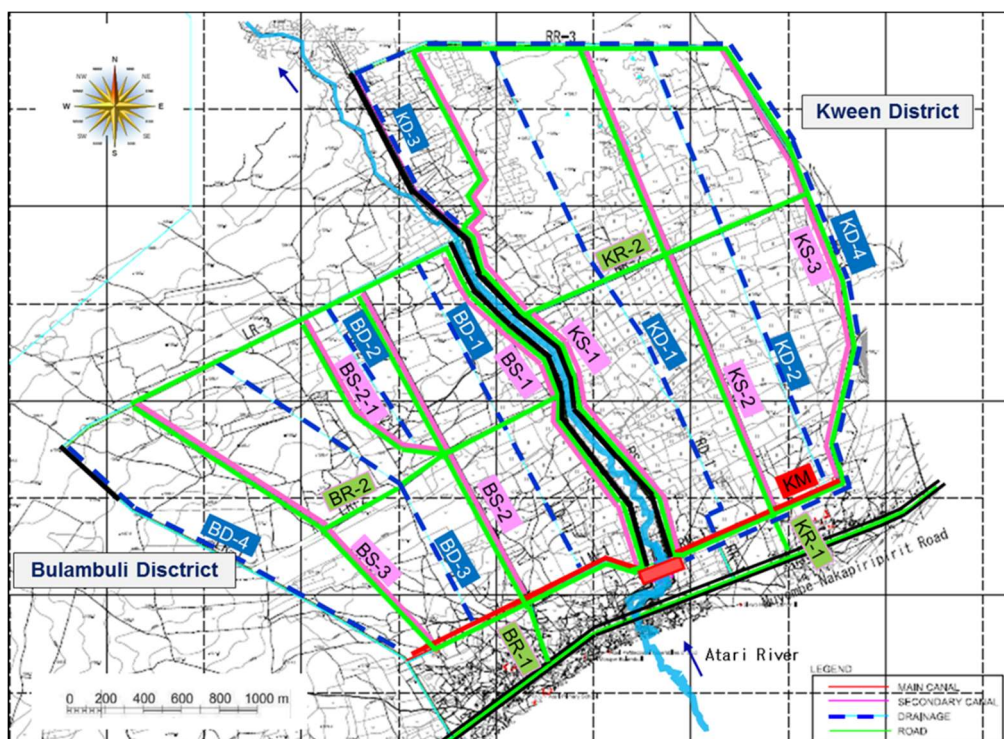


FIGURE 3: MAP SHOWING LOCATION OF IRRIGATION STRUCTURES IN THE PROJECT AREA

1.4. Project Affected Area

It should be noted that not all the Atari Irrigation scheme project area will be affected in terms of land acquisition. Previous studies conducted such as the feasibility study which determined the entire project area and the land ownership mapping exercise established the rightful sizes and owners of each plot within the project area. The project design map containing the irrigation infrastructure was then superimposed on the mapped plots to identify those plots that will be affected by the irrigation infrastructure such as; the main canals, drainage canals, dykes and access roads. The three project maps (figures 3) show the project surveyed area and the infrastructure that will impact on the land.

1.5. Measures for minimizing resettlement and land acquisition during Project implementation

This RAP report whose main objectives are to present the adverse impacts on land, people's activities and assets due to the proposed Project and propose a set of mitigation measures that are commensurate to the extent of impacts. Further, it aims to ensure the following:

- i. Where it is not feasible to avoid resettlement, resettlement activities are conceived and executed as sustainable development programmes, providing sufficient mitigation measures.
- ii. Affected people are assisted in their efforts to improve their livelihoods and standards of living, or at least to restore them, in real terms, to pre-displacement levels or to levels prevailing prior to the beginning of project implementation, whichever is higher.
- iii. Affected people are meaningfully consulted and have opportunities to participate in planning and implementing resettlement programmes.

The RAP carries forward the findings of the ESIA study. Besides listing the non-tangible impacts, it quantifies the tangible impacts and enlists the affected persons/households along with their impacted properties. The scope of the RAP includes:

- extent of impacts, based upon the census/survey of population affected by the project;
- assessment of the potential socio-economic impacts;
- Consultation with stakeholders including; district officials, women and youth groups, the host communities and the project affected persons (PAPs) in each of the villages in the project area.
- review criteria to determine eligibility and other entitlements or forms of assistance for the selected option;
- valuation based on entitlements applicable and determination of an appropriate compensation package providing the full compensation budget;
- determination of other measures necessary to assist affected people to improve or restore living standards in line with the ESMP;
- review existing grievance mechanisms to help formulate clear procedures for settlement of disputes including taking into account traditional dispute settlement mechanisms and judicial recourse;
- review existing and recommend on potential institutional arrangements for coordination and implementation of the RAP including the costs of implementation;
- design a monitoring and evaluation (M&E) framework to enable assessment of achievement/progress of RAP implementation based on indicators; and
- Present a detailed schedule of implementation activities.

1.6. Alternatives of initial design to avoid/ minimize resettlement and land acquisition

Initial studies including feasibility studies, environmental and social impact assessment, and landownership and boundary mapping were conducted to ensure that involuntary resettlement is minimized as much as possible.

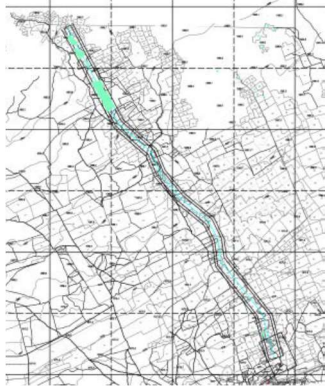
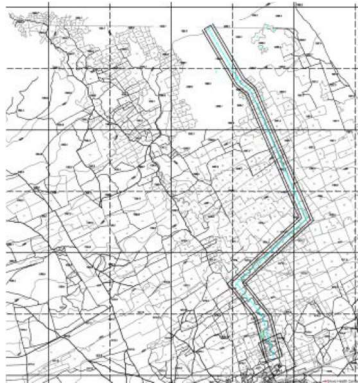
- Feasibility Study: Between May 2014 and March 2015, feasibility studies were initiated to establish the best areas for irrigation projects in Uganda and Atari River basin was identified for further studies.
- In March 2016, landownership and boundary mapping exercise was carried out to identify the sizes and rightful owners of the plots land in the project area. This was part of the land acquisition strategy aimed at avoiding/minimizing land acquisition and involuntary resettlement as much as possible.
- In February 2017, a feasibility study that included an Environment and Social Impact Assessment plus an Abbreviated Resettlement Action Plan were conducted and this study carried out a comparison of several alternatives and came with the best after looking at all aspects including; social impact, land acquisition and its impact, involuntary resettlement within buffer zone, Impact on local community and land use and utilization of the local resources as shown in table 3 below.

Alternative 1 which will involve restoration of the original waterway was adopted and installation of a dyke would minimize impact on resettlement and land acquisition because a small portion of

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

the land will be required for the construction of the dyke. Resettlement will be minimized because almost all the land in the project area is mainly used for growing crops.

TABLE 3 ALTERNATIVES OF INITIAL DESIGN TO AVOID/ MINIMIZE RESETTLEMENT AND LAND ACQUISITION

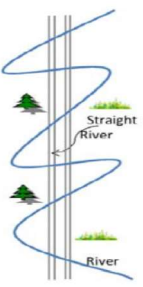
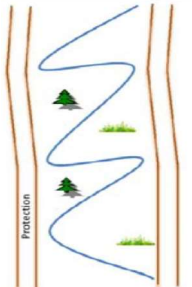
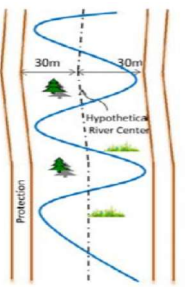
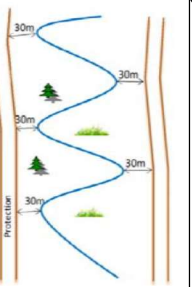
| Considerations for Choice of Alternatives | ALT-L1 | ALT-L2 | ALT-L3 (Without Project) |
|---|--|--|---|
| Layout |  |  | - |
| Outline of the Plan | <p>This alternative has installation of River Dyke along the original waterway which is also the boundary of Kween and Bulambuli Districts.</p> <p>buffer zone shall be established at 30m from hypothetical center line of original waterway to preserve buffer zone for purification of water and preserve existing natural forest along old river course.</p> <p>Downstream part of original river shall be restored by excavating about 30cm from existing river bed to maintain the waterway and convey the same capacity of discharge with upstream.</p> | <p>This alternative has installation of River Dyke along the existing river course which was a canal constructed to irrigate the right side of Atari River.</p> <p>Protection zone shall be set with 30m from center line of irrigation canal to preserve buffer zone for purification of water.</p> | <p>Nothing to be changed from the current condition. No regulation and wise-use of wetland become impossible.</p> <p>It is expected that planned Community-Based Wetland Management Plan (hereinafter referred to as “CbWMP”) will be implemented by the community together with related District and to realize wise-use of wetland.</p> |
| Irrigation Area | 680 ha | 680 ha | 450 ha |
| Judgment and reason | <p>Adopted</p> <p>The river course restoration and protection dyke installation will contribute to the local productivity in term of environmental and social aspect. Flood mitigation will be attained. Restoration of water flow in the downstream will hydrate</p> | <p>Not adopted</p> <p>The downstream part of left side of the project area will continue to dry up with no river water flow and it leads to dehydrate the Ramsar site that invites farmers’ invention to the Ramsar site. Since existing waterway is artificial canal, building the</p> | <p>Not adopted</p> <p>No flood control is realized and negative impacts on the area are Maximum.</p> |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| Considerations for Choice of Alternatives | ALT-L1 | ALT-L2 | ALT-L3 (Without Project) |
|---|--|---|-----------------------------|
| | the Ramsar site that prevents farmers' invention to the Ramsar site. | buffer zone does not have much positive impact in terms of environmental and social aspect. | |

Source: EIA Report in FS (2017).

TABLE 4 COMPARISON OF ALIGNMENT OF PROTECTION DYKE AND PROTECTION AREA

| Alternative | ALT-P1 | ALT-P2 | ALT-P3 | ALT-P4 | ALT-P5 |
|--|--|--|---|---|---|
| Layout |  |  |  |  | |
| Outline of the Plan | Rive improvement by straight line with bank protection and no River Dyke against flood. Therefore more land resource can be available for development. | To install River Dyke along the current river curvature to prevent the flood flow. Even in this case, more space is needed for Buffer Zone more than the width of 5 to 20m which is agreed on CbWMP. | To install River Dyke leaving 30m wide area from hypothetical river center. The alignment and necessary space is almost the same as ALT-P2. | To install River Dyke leaving 30m wide area from river curvature. The National Environment Regulation (2000) suggests taking 30m from river bank. | Nothing to be changed, so no River Dyke and no Buffer Zone. |
| Flood Control | 2 | 5 | 5 | 5 | 1 |
| Environmental Impact | 1 | 3 | 3 | 3 | 2 |
| Biodiversity | 1 | 3 | 3 | 3 | 2 |
| Water quality and purification | 1 | 3 | 4 | 4 | 3 |
| Environmental condition within protection zone | 2 | 4 | 4 | 4 | 2 |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| Alternative | ALT-P1 | ALT-P2 | ALT-P3 | ALT-P4 | ALT-P5 |
|---|-----------|-----------|-----------|-----------|-----------|
| Affect to the downstream | 1 | 3 | 3 | 3 | 2 |
| Social Impact | 2 | 3 | 3 | 3 | 2 |
| Land acquisition and its impact | 5 | 2 | 2 | 1 | 3 |
| Involuntary resettlement within buffer zone | 3 | 3 | 3 | 3 | 2 |
| Impact to Local economy | 5 | 4 | 4 | 4 | 1 |
| Benefit, Cost and Environmental impact | 1 | 3 | 4 | 2 | 5 |
| Total Point | 24 | 36 | 38 | 35 | 25 |
| Evaluation | Very Bad | Good | Very Good | Fair | Bad |

Source: EIA Report in FS (2017).

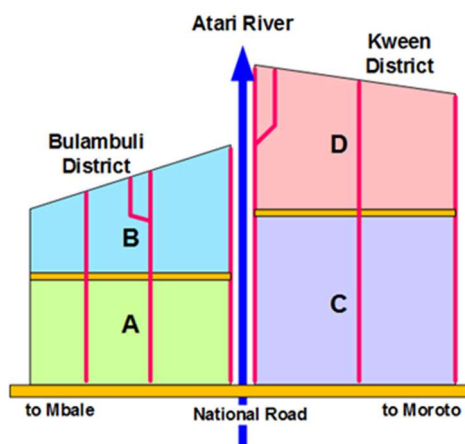
1.7. Alternatives Considered in the Outline Design (OD)

In the Project, River Dykes will be constructed with securing the projected zone which established at 30m from hypothetical centerline of Atari River in each side. Additionally, activities within the buffer zone without permission from executive director of NEMA are not accepted excepting some activities, in accordance with “The National Environment (Wetlands, River Banks, and Lake Shores Management) Regulations (2000).” Moreover, farming activities are not accepted. Since farmers those who have cultivated in the buffer zone will not be possible to continue their activities after establishment of the buffer zone, the lands within the buffer zone are to be acquired by the Project. On the other hand, when it designs the buffer zone without implementation of river training, area needed to be acquired will increase extremely in two sections. From the aspect for minimizing area acquired, the alternatives were considered regarding to course of River Dykes as following; see Figure 4 below.

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

TABLE 5 SHOWING ALTERNATIVES CONSIDERED DURING OD

| Item | Alternative-1 | Alternative-2 |
|------------------|--|--|
| Illustration | | |
| Design | <ul style="list-style-type: none"> Surrounding area of current water diversion points to Kween side is meandering. When the Project will not implement river training, Buffer Zone of right side requires the width of more than 80 m from hypothetical centerline (see, red circle of the above figure). | <ul style="list-style-type: none"> The width of Protected Zone is designed as 30m in accordance Buffer principle of the Project. Additionally, the slight river training will be implemented (see, red circle of the above figure). |
| Land Acquisition | <ul style="list-style-type: none"> Since the large width of Buffer Zone is required, area needed to be acquired is increased. | <ul style="list-style-type: none"> In comparison of Case-1, area of acquired farmland is 25,669m² smaller than that of Cade-1. |



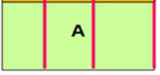
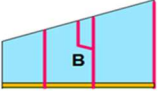
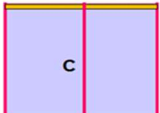
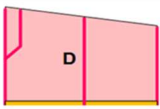
Note:
 A: Upstream of Bulambuli District
 B: Downstream of Bulambuli District
 C: Upstream of Kween District
 D: Downstream of Kween District

Figure 4. Phasing for Construction Works by Area

1.8. Tentative Construction Schedule

In the Project, development of new farmlands is not planned, while the rearrangement of existing farmlands will be conducted. For minimizing the negative impacts on the current agricultural activities by the construction works, the area where construction worked have been completed will be handed over to the land owners in sequence (see, Figure 4). On the other hand, farming activities at the construction sites can be affected due to the traffic of construction vehicles in terms of safety. The explanation about stage-wise construction area and period when farmers can cultivate in their lands shall be provided in advance. The tentative construction schedule phased by area is shown in Table 5.

Table 5. Tentative Construction Schedule Phased by Area

| Phase | 2020 | | | | | | | | | | | | 2021 | | | | | | | | | | | | 2022 | | | | | | |
|---|--|---|---------------------------------|---|---|---|---|---|--|----|--|----|--|---|---|---|---|---|---|---|---|----|----|----|------|---|---|---|---|---|---|
| | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 | 1 | 2 | 3 | 4 | 5 | 6 | 7 |
|  | Construction Work: Farmers cannot enter. | | Farmers can enter to cultivate. | | | | | | | | | | Farmers can enter to cultivate. | | | | | | | | | | | | | | | | | | |
|  | Farmers can enter to cultivate. | | | | | | | | Construction Work: Farmers cannot enter. | | | | Farmers can enter to cultivate. | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | Taking a detour is required. | | | | | | | | | | | | | | | | | | | | | | |
|  | Farmers can enter to cultivate. | | | | | | | | | | | | Construction Work: Farmers cannot enter. | | | | | | | | | | | | | | | | | | |
|  | Farmers can enter to cultivate. | | | | | | | | | | Construction Work: Farmers cannot enter. | | Taking a detour is required. | | | | | | | | | | | | | | | | | | |

2. LEGAL FRAMEWORK ON LAND ACQUISITION AND RESETTLEMENT

This section summarizes the legislative framework for land acquisition and resettlement activities and provides an overview of the relevant national policies, legal and institutional framework to provide guidance to the planning for the RAP, as set out in policies and legislation of the GoU and taking cognizance of the policies of JICA Guidelines / World Bank OP4. 12 related to involuntary resettlement.

2.1. Ugandan Policies, Laws, and Regulations

Table below indicates relevant Uganda policies, laws and regulations for land acquisition and resettlement which are applicable to the Project.

TABLE 6: RELEVANT UGANDA POLICIES, LAWS AND REGULATIONS FOR LAND ACQUISITION AND RESETTLEMENT

| Name of Policy, Laws, and Regulations | Key Contents |
|---|--|
| The Constitution of Uganda (1995); | The constitution provides procedures of land the acquisition for public interest and of the “prompt payment of fair and adequate compensation” prior to taking possession of the land. |
| The National Land Policy (2013) | This policy addresses the contemporary land issues and conflicts facing the Country. |
| The Land Act (1998) | This act addresses land holding, management control, and dispute processing. |
| The Land Acquisition Act (1965) | This Act makes provision for the procedures and method of compulsory acquisition of land for public purposes |
| National Environment Management Policy (1994) | Uganda has no resettlement regulations or guidelines except as alluded to in the Land Act. This policy however broadly requires projects to assess potential social impacts caused by the project |
| National Development Plan 2015/16 – 2019/20 (NDPII) | NDP addresses structural bottlenecks in the economy in order to accelerate socio-economic transformation for prosperity and key among these is improvement of livelihood of farmers cultivating food crops in the lowland (wetland) area of the country through the development of sustainable irrigated agriculture for the rice production taking into account wise-use of wetland area. |
| National Gender Policy (1997) | This policy indicates gender considerations on equal opportunity in occasion of recruitment of construction labour, and on decision making during resettlement. |
| HIV/AIDS Policy (1992) | This policy indicates requirements that contractors or their subcontractors, especially in regard to having an in-house HIV Policy, worker sensitization and the provision of free condoms. |
| Local Government Act, Cap. 243 (2008) | The Act empowers districts administrations to develop and implement district rates upon which compensation for crops and non-permanent structures is based. |
| Registration of Titles Act, Cap. 230 (2000) | This Act provides the guidance for registration of ownership |
| Disabilities Act (2006) | This Act is relevant to the Project since it points out the requirement for support of any PAPs identified as PWDs to ensure that their right to adequate standard of living is not compromised. |

As shown in Table 3 above shows the legal frameworks that regulate the land and resettlement relations in Uganda. These frameworks define land rights, ownership, procedures, and requirements of transfer and acquisition of land between individuals and communities. They also provide

procedures for the acquisition of land by the state or a public body for public projects. Among the most important legal instruments in this regard are the following:

- The Constitution of Uganda (1995);
- The National Land Policy 2013
- The Land Act (1998);
- The Land Acquisition Act (1965);

While all matters relating to land acquisition, compensation, and resettlement are managed within the provisions of the above legislation, the most decisive document in this regard is the Land Act of 1998, as amended.

Land take refers to acquiring of land for some public purpose by government agency, as authorized by the law from land owner(s) after paying compensation for losses incurred by land owner(s) due to surrendering their land. For land take and displacement of people, specific attention is drawn to two Ugandan laws that will be applicable to land tenure, compensation and resettlement in this project, namely:

- The Constitution of the Republic of Uganda, 1995
- The Land Act, Cap 227

2.1.1. The Constitution of the Republic of Uganda (1995)

The Constitution vests all land of Uganda in the citizens of Uganda. However, the government or local government may acquire land in the public interest. Such acquisition is subject to the provisions of Article 26 (1) of the Constitution, which gives every person in Uganda a right to own property. The Constitution also prescribes the tenure regimes in accordance with which rights and interests in which land may be held namely; Customary, Freehold, Mailo and Leasehold. According to the Constitution, all land belongs to the people of Uganda and is held in trust by the Government. Government is authorized to acquire land for a public purpose and compensate affected persons in accordance with the law. It provides procedures to follow during the acquisition of land for public interest and provides for the “prompt payment of fair and adequate compensation” prior to taking possession of the land.

This gives government and local authorities a statutory power of compulsory acquisition of land in public interest and makes provision; inter alia, for “prompt payment of fair and adequate compensation” prior to the taking of possession of any privately-owned property.

2.1.2. National Land Policy (2013)

This new land policy addresses the contemporary land issues and conflicts the Country faces with. The vision of the policy is: “a transformed Uganda society through optimal use and management of land resources for a prosperous and industrialized economy with a developed services sector” while the goal of the policy is; “to ensure an efficient, equitable, and optimal utilization and management of Uganda’s resources for poverty reduction, wealth creation, and overall socio-economic development.”

Regarding the women’s rights on ownership and inheritance of lands, this policy said that women in Uganda are generally unable to own or inherit land due to restrictive practices under customary land

tenure or to economically difficulties for purchasing land rights in the market. In the Policy Statement, the following sentences are mentioned to improve the women's rights;

- Government shall by legislation, protect the right to inheritance and ownership of land for women and children; and
- Government shall ensure that both men and women enjoy equal rights to land before marriage, in marriage after marriage and at succession without discrimination.

2.1.3. The Land Act, Cap 227

This addresses four issues namely; holding, control, management and land disputes. In regard to tenure, the Act repeats (in Section 3) provisions of Article 237 of the Constitution which vests all land ownership in the citizens of Uganda, to be held under customary, freehold, mailo or leasehold tenure systems. However, the Land Act provides for acquisition of land or rights to use land for execution of public works.

Regarding control of land, the Act reaffirms the statutory power of compulsory acquisition conferred on the government and local authorities under articles 26 (2) and 237(2) (a) of the Constitution (Section 43). Since the Act does not repeal the Land Acquisition Act No. 14 of 1965, it is assumed that this legislation, meets requirements of Article 26(2) of the Constitution that requires a law to be in place for payment of compensation and access to courts. The Act also requires that landowners manage and utilize land in accordance with regulatory land use planning (Sections 44 and 46).

Compensation is assessed in accordance with the valuation principles laid out in Section 77 (1), briefly outlined below:

- The value for customary land is the open market value of unimproved land;
- The value of buildings on the land is taken at open market value for urban areas, and depreciated replacement cost for rural areas;
- The value of standing crops on the land is determined in accordance with the district compensation rates established by respective District Land Board. Annual crops which could be harvested during the period of notice to vacate given to the landowner or occupier of the land are excluded in determining compensation values;

In addition, Section 77(2) of the revised edition (2000) provides for a disturbance allowance on top of the computed compensation amount as shown below:

- 30% of compensation amount if quit notice is given within 6 months.
- 15% of compensation amount if quit notice is given after 6 months.

The foregoing laws form the basis of compensation requirements necessary to fulfill Uganda's regulatory requirements.

2.1.4. Land Acquisition Act (1965)

This Act makes provision for procedures and method of compulsory acquisition of land for public purposes whether for temporary or permanent use. The Ministry responsible for land may authorize any person to enter upon the land, survey the land, dig or bore the subsoil or any other actions

necessary for ascertaining whether the land is suitable for a given public purpose. However, compensation should be paid to any person who suffers damage as a result of such actions.

The Land Acquisition Act stops at payment of compensation to the affected people. In Uganda, it is not a legal requirement for a project to purchase alternative land for affected people. Once affected people are promptly and adequately compensated, the project proponent's obligations stop at this extent and there is no legal requirement that people should be moved or provided with alternative land. In Ugandan legal context, once people are compensated, they are expected to vacate affected properties without further claim.

2.1.4.1. Land Tenure Regimes and Transfer of Land

Article 237 of the Constitution, 1995, vests land ownership in the citizens of Uganda and identifies four land tenure systems, namely: customary; freehold; mailo; and leasehold. The incidents of these systems are detailed under Section 4 of the Land Act (Cap 227). Those relevant to the irrigation scheme project are:

Customary tenure: This tenure is governed by rules generally accepted as binding and authoritative by the class of persons to which it applies. In other words, customary regime is not governed by written law.

Land is owned in perpetuity: Customary occupants occupy former public land, and occupy land by virtue of their customary rights; they have proprietary interest in the land and are entitled to certificates of customary ownership which may be acquired through application to the Parish Land Committee and eventual issuance by the District Land Board.

Freehold tenure: This tenure derives its legality from the Constitution of Uganda and its incidents from the written law. It involves holding land in perpetuity or for a period less than perpetuity fixed by a condition. It also enables the holder to exercise, subject to the law, full powers of ownership.

Leasehold tenure: This tenure system is:

- Created either by contract or by operation of the law;
- A form under which the landlord or lessor grants the tenant or lessee exclusive possession of the land, usually for a period defined and in return for a rent;
- The tenant has security of tenure and a proprietary interest in the land.

Although only these latter forms of tenure are legally defined under the Land Act, the context of common law also recognizes the statute of "Licensee" or "Sharecroppers", these terms having similar meanings in practice.

Licensees are persons granted authority to use land within for agricultural production. Traditionally, such production would be limited to annual crops. Licensees have no legal security of tenure or any proprietary right in the land. Their tenure is purely contractual.

2.1.4.2. Right of spouse and children

The rights of spouse and children are protected under the Constitution of Uganda and the Land Act (Cap 227). The consent of spouse and children must be acquired prior to any transaction by the head of household on land on which the family ordinarily resides.

- Section 40 of the Land Act, 1998 requires that no person shall:
- Sell, exchange, transfer, pledge, mortgage or lease any land; or enter into any contract for the sale, exchange, transfer, pledge, mortgage or lease of any land;
- Give away any land inter vivos, or enter into any transaction in respect of land:
- In the case of land on which the person ordinarily resides with his or her spouse, and from which they derive their sustenance, except with the prior written consent of the spouse;
- In the case of land on which the person ordinarily resides with his or her dependent children of majority age, except with the prior written consent of the dependent children of majority age;
- In the case of land on which the person ordinarily resides with his or her dependent children below the majority age, except with the prior written consent of the Committee¹;
- In the case of land on which ordinarily reside orphans below majority age with interest in inheritance of the land, except with prior written consent of the Committee.

2.1.5. The Local Government Act (1997)

Local Government Act 1997 provides for a system of Local Governments based on the District. Under the District there are lower Local Governments and administrative units. This system provides for elected Councils whereby chairmen nominate the executive committee of each council, functions of which include:

- Initiating and formulating policy for approval by council;
- Overseeing the implementation of Government and Council policies, and monitoring and coordinating activities of Non-Government Organizations in the district; and
- Receiving and solving disputes forwarded to it from lower local governments.
- Because local leaders participate in above roles and will be crucial not only during compensation process but also project implementation, this law is important.

2.1.5.1. Local Governments Act, Cap 243

This Act provides for decentralized governance and devolution of central government functions, powers and services to local governments that have own political and administrative set-ups. Districts have powers to oversee implementation of development activities. They also have units such as District Land Tribunals responsible for solving complaints that arise from land acquisition valuations and compensation payments.

According to Section 9 of the Act, a local government is the highest political and administrative authority in its area of jurisdiction and shall exercise both legislative and executive powers in accordance with the Constitution.

District Local Government, through which the project will be implemented is Kween and Bulambuli, will be key stakeholders in RAP implementation and monitoring.

2.1.6. The Persons with Disability Act, (2006)

The Government published its National Policy on Disability in February, 2006. It states that “four in every 25 persons in Uganda are persons with disabilities”. Thus, the disability fraternity appreciates that by enacting the disability policy and other relevant pieces of legislation, the government of Uganda is fulfilling its constitutional obligation of addressing the plight of people with disabilities (NUDIPU, 2007).

The strategic objective of this policy is "promoting equal opportunities and enhanced empowerment, participation and protection of rights of persons with disabilities (PWDs) irrespective of gender, age and type of disability". Article 16 recognizes the rights of persons with disability and states that the "Society and the State shall recognize the right of persons with disability to respect and human dignity".

2.2. JICA Policy for Resettlement

The key principle of JICA policies on involuntary resettlement is summarized below.

TABLE 7: JICA POLICY FOR RESETTLEMENT

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| <ul style="list-style-type: none"> • The key principle of JICA policies on involuntary resettlement is summarized below. • Involuntary resettlement and loss of means of livelihood are to be avoided when feasible by exploring all viable alternatives. • When, after such examination, avoidance is proved unfeasible, effective measures to minimize the impact and to compensate for losses must be agreed upon with the people who will be affected. • People who must be resettled involuntarily and people whose means of livelihood will be hindered or lost must be sufficiently compensated and supported, so that they can improve or at least restore their standard of living, income opportunities and production levels to pre-project levels. • Compensation must be based on the full replacement cost¹ as much as possible. • Compensation and other kinds of assistance must be provided prior to displacement. • For projects that entail large-scale involuntary resettlement, resettlement action plans must be prepared and made available to the public. It is desirable that the resettlement action plan include elements laid out in the World Bank Safeguard Policy, OP 4.12, Annex A. • In preparing a resettlement action plan, consultations must be held with the affected people and their communities based on sufficient information made available to them in advance. When consultations are held, explanations must be given in a form, manner, and language that are understandable to the affected people. • Appropriate participation of affected people must be promoted in planning, implementation, and monitoring of resettlement action plans. • Appropriate and accessible grievance mechanisms must be established for the affected people and their |
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¹ Description of “replacement cost” is as follows.

| | | |
|-----------|-----------------------------|--|
| Land | Agricultural Land | The pre-project or pre-displacement, whichever is higher, market value of land of equal productive potential or use located in the vicinity of the affected land, plus the cost of preparing the land to levels similar to those of the affected land, plus the cost of any registration and transfer taxes. |
| | Land in Urban Areas | The pre-displacement market value of land of equal size and use, with similar or improved public infrastructure facilities and services and located in the vicinity of the affected land, plus the cost of any registration and transfer taxes. |
| Structure | Houses and Other Structures | The market cost of the materials to build a replacement structure with an area and quality similar or better than those of the affected structure, or to repair a partially affected structure, plus the cost of transporting building materials to the construction site, plus the cost of any labor and contractors’ fees, plus the cost of any registration and transfer taxes. |

communities.

- Above principles are complemented by World Bank OP 4.12, since it is stated in JICA Guideline that “JICA confirms that projects do not deviate significantly from the World Bank’s Safeguard Policies”. Additional key principle based on World Bank OP 4.12 is as follows.
- Affected people are to be identified and recorded as early as possible in order to establish their eligibility through an initial baseline survey (including population census that serves as an eligibility cut-off date, asset inventory, and socio-economic survey), preferably at the project identification stage, to prevent a subsequent influx of encroachers of others who wish to take advance of such benefits.
- Eligibility of Benefits include, the PAPs who have formal legal rights to land (including customary and traditional land rights recognized under law), the PAPs who don't have formal legal rights to land at the time of census but have a claim to such land or assets and the PAPs who have no recognizable legal right to the land they are occupying.
- Preference should be given to land-based resettlement strategies for displaced persons whose livelihoods are land-based.
- Provide support for the transition period (between displacement and livelihood restoration).

Particular attention must be paid to the needs of the vulnerable groups among those displaced, especially those below the poverty line, landless, elderly, women and children, ethnic minorities etc.

For projects that entail land acquisition or involuntary resettlement of fewer than 200 people, abbreviated resettlement plan is to be prepared.

In addition to the above core principles on the JICA policy, it also laid emphasis on a detailed resettlement policy inclusive of all the above points; project specific resettlement plan; institutional framework for implementation; monitoring and evaluation mechanism; time schedule for implementation; and, detailed Financial Plan etc.

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2.3. Gap Analysis between the JICA Guidelines and the Domestic Legal Framework

TABLE 8: GAP ANALYSIS BETWEEN THE JICA GUIDELINES AND THE DOMESTIC LEGAL FRAMEWORK

| No. | JICA Guideline/ World Bank OP4.12 | Laws of Uganda | Gaps between JICA Guidelines and Laws of Uganda | Project policy |
|-----|---|---|--|---|
| 1 | Involuntary resettlement and loss of means of livelihood are to be avoided when feasible by exploring all viable alternatives. (JICA GL) | <p>The Constitution states that “no person shall be compulsorily deprived of property or any interests in or any right over property of any description except where the taking of possession or acquisition is necessary for public use or in the interest of defense, public safety, public order, public morality or public health.”</p> <p>Both Uganda’s Constitution 1995 and the Land Act 1998 give the government and local authorities’ power to compulsorily acquire land under Eminent Domain.</p> <p>Avoidance or minimization of resettlement is not discussed.</p> | Uganda has no specific guidelines on involuntary resettlement but even the two principle laws on land; the Constitution and the Land Act do not mention specific provision for avoidance or minimizing involuntary resettlement. | <p>All viable alternatives including the design options have been explored to avoid involuntary resettlement and loss of means of livelihood.</p> <p>Justification for resettlement and measures taken to minimize impacts outlined in RAP.</p> |
| 2 | When population displacement is unavoidable, effective measures to minimize impact and to compensate for losses should be taken. (JICA GL) | Uganda Constitution requires that prompt, fair, and adequate compensation be paid prior to displacement. | No gap | Measures taken to minimize impacts outlined in RAP. |
| 3 | People who must be resettled involuntarily and people whose means of livelihood will be hindered or lost must be sufficiently compensated and supported, so that they can improve or at least restore their standard of living, income opportunities and production levels to pre-project levels. (JICA GL) | The Land Act regulates the computation of cash compensation for lands, structures and crops, including disturbance allowance. | <p>Gap – There is a deduction in the computation of cash compensation for structures in rural areas.</p> <p>Other types of compensation (besides cash) including alternative lands, house and etc. are not applicable in Uganda’s law.</p> | <p>Computation of compensation: Replacement value will be evaluated at full market price without deduction and be fully compensated.</p> <p>Other types of compensation: To meet various needs, the Project will offer options for the compensation including alternative lands, house as well as livelihood supports. Additionally, MAAIF or PACC members can support to find out other land outside of Buffer Zone for renting to PAPs who currently renting land in Buffer Zone.</p> |
| 4 | Compensation must be based | The Land Act, Cap 227 provides that; | The project developer will ensure fair and | Project will provide compensation based on full |

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| No. | JICA Guideline/ World Bank OP4.12 | Laws of Uganda | Gaps between JICA Guidelines and Laws of Uganda | Project policy |
|-----|---|--|--|--|
| | on the full replacement cost as much as possible. (JICA GL) | Permanent buildings valued based on replacement cost and on top of this a Disturbance Allowance of 15% or 30%) is provided if more than six or less than six months' notice to vacate compensated assets, respectively, is issued to PAPs. Non-permanent buildings will receive a cash compensation based on District Compensation Rates plus disturbance allowance of 15% or 30% (depending on notice period). Tenants of structures: Repayment of unused rent, and six-month' notice to vacate structure. | prompt compensation for the PAPs. | replacement cost. This will include the payment of government valuation rates, a disturbance allowance and top-up allowance (based on current inflation rate) to compensate for the rise in price of construction materials. This should be enough to restore the livelihood of the PAP. |
| 5 | Compensation and other kinds of assistance must be provided prior to displacement. (JICA GL) | The Constitutions says that no person from whom land is to be acquired shall be required to vacate until they receive full compensation (the exception could be with absentee landlords/ Property owners). | The meaning of “other kinds of assistance” is not explicit in Uganda’s law. | Compensation and necessary assistance on a case-by-case basis will be provided prior to displacement. |
| 6 | For projects that entail large-scale involuntary resettlement, resettlement action plans must be prepared and made available to the public. (JICA GL) | Land acquisition act section 3 and 5 only provide for a declaration that that land is needed for public purpose and a notice to persons having an interest to be published, respectively. | Gap – There is no equivalence on preparation of resettlement plans and making them available to the public. | Preparation of resettlement plans will be undertaken in a consultative manner and final ARAP documents made available to the public. |
| 7 | In preparing a resettlement action plan, consultations must be held with the affected people and their communities based on sufficient information made available to them in advance. (JICA GL) | National regulations pertaining to stakeholder consultation are the Constitution of the Republic of Uganda, 1995 and the Access to Information Act, 2005. The Constitution of the Republic of Uganda, 1995 Chapter 4, Section 41 of the Constitution of the Republic of Uganda, 1995, is on the right of access to information in the possession of State or any other organ or agency of the State except where the release of the information is likely to prejudice the security or sovereignty of the State or interfere with the right to the privacy of any other parson. | National legislation envisages limited stakeholder and community consultation. While there are no explicit provisions for consultations and disclosure, there are guidelines. | MAAIF/ JICA/ AES have developed a Stakeholder Engagement Plan as part of the RAP. Stakeholder engagement is already being implemented. Information has provided to PAPs during consultations will be a form, manner and language that they understand. Formation of the PACC and PDCC has played a key role in Stakeholder Engagement. |
| 8 | When consultations are held, explanations must be given in a | Access to information Act, 2005 Part II of the | | Two (2) Stakeholder Engagements were conducted: The first one was already held on 1st February, 2018 and the second one was held in |

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| No. | JICA Guideline/ World Bank OP4.12 | Laws of Uganda | Gaps between JICA Guidelines and Laws of Uganda | Project policy |
|-----|---|--|--|--|
| | form, manner, and language that are understandable to the affected people. (JICA GL) | Access to Information Act, 2005 stipulates right of access to information. It states that subject to the provisions of the Act, every person shall have a right to obtain access to an official document, other than an exempt document. | | A8th June 2018. This is going to a continuous process which will be updated for key project stages of (i) planning; (ii) implementation; and (iii) monitoring and evaluation. |
| 9 | Appropriate participation of affected people must be promoted in planning, implementation, and monitoring of resettlement action plans. (JICA GL) | The Land Acquisition Act, makes provision for an enquiry whereby PAPs can make formal written claim and the assessment officer is obliged to conduct a hearing before making his award. | While PAP participation is inherent in the ESIA/ RAP process, it contains a number of differences with the requirements of JICA Guidelines. | PAP participation has been provided for and promoted throughout the ESIA/ RAP preparation process. |
| 10 | Appropriate and accessible grievance mechanisms must be established for the affected people and their communities. (JICA GL) World Bank OP4.12 requires that the borrower develops a procedure, satisfactory to the Bank, for establishing the criteria by which displaced persons will be deemed eligible for compensation and other resettlement assistance. The procedure should include grievance redress mechanisms. para. 3(a) of OP4.12 | The Land Act, 1998 had provided for land tribunals to resolve all land related issues. However, since their suspension in 2007, the High Court handles all land-related cases as provided for in the Land Acquisition Act. The Land Act also states that traditional authority mediators must retain their jurisdiction to deal with and settle land disputes. The Land Acquisition Act provides for aggrieved persons to appeal to the High Court. | National law allows for grievance procedures. But potential gap exists in terms of accessibility and affordability by PAPs if the High Court must handle land-related grievances. | The RAP details the grievance procedure, which is accessible to all PAPs and allows grievances in relation to all aspects of the Project at all stages, while ensuring compatibility with national laws and traditional mechanisms. Rather it seeks to resolve issues quickly so as to expedite receipt of entitlements and smooth resettlement without resorting to expensive and time-consuming legal action. If the grievance procedure fails to provide a settlement, complaints can still seek legal redress. Comprehensive grievance mechanism for the Project has already development through the formation of the PACC, PDCC and RAP Task Force Team |
| 11 | Affected people are to be identified and recorded as early as possible in order to establish their eligibility through an initial baseline survey (including population census that serves as an eligibility cut- | The Land Acquisition Act (1965) requires asset inventories for the purpose of valuation by a registered valuer. | Although PAPs are required to be identified and served notices, there is no explicit provision for baseline census and socioeconomic surveys as a part of RAP process in Ugandan Law. The Ugandan Law does not have a clear | Project undertook household census and socio-economic surveys of all affected households using meaningful indicators, together with asset surveys. These were analyzed in the RAP and used for developing appropriate resettlement and livelihood restoration measures. |

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| No. | JICA Guideline/ World Bank OP4.12 | Laws of Uganda | Gaps between JICA Guidelines and Laws of Uganda | Project policy |
|-----|---|--|--|--|
| | off date, asset inventory, and socio-economic survey), preferably at the project identification stage, to prevent a subsequent influx of encroachers of others who wish to take advance of such benefits. (WB OP4.12 Para.6) | | definition of Cut-off date | The cut-off date for the project was established as the day when the census survey began and for this project the cut-off date is 20th January 2018. |
| 12 | Eligibility of benefits includes, the PAPs who have formal legal rights to land (including customary and traditional land rights recognized under law), the PAPs who don't have formal legal rights to land at the time of census but have a claim to such land or assets and the PAPs who have no recognizable legal right to the land they are occupying. (WB OP4.12 Para.15) | <p>The Constitution of Uganda, 1995 vests all land directly in the citizens of Uganda, and states that every person in Uganda has the right to own property.</p> <p>Ugandan law recognizes four distinct land tenure systems: customary tenure, freehold tenure, leasehold tenure, and mailo tenure. Registered and customary land owners are entitled to compensation based on the open market value of the unimproved land. However, there is no specific provision for squatters or illegal settlers and compensation is given to only legal occupants.</p> | National Laws focuses on people with land tenure rights and unclear on compensation for land users without rights and these are considered as illegal. | <p>Dialogue with policy makers will be initiated to explore the possibility of giving compensation to those without formal legal rights or claims to such lands in order to conform to WB OP4.12.</p> <p>The Project will provide compensation based on full replacement cost for land owners. This includes the payment of government valuation rates, the payment of a disturbance allowance that is approved by the CGV and compensation allowance for the farmers who will rendered redundant during construction period as per schedule.</p> <p>If a PAP without land tenure is found in the project then JICA/WB OP4.12 para 15 will be applied.</p> |
| 13 | Preference should be given to land-based resettlement strategies for displaced persons whose livelihoods are land-based. (WB OP4.12 Para.11) | <p>According to Land Acquisition Act, once the assessment office takes possession (ownership), the land immediately becomes vested in the Land Commission. The Land Act Cap 227 (Section 42) which provides for compulsory acquisition of land must comply with the provisions of Article 26 of the Constitution of the Republic of Uganda, 1995.</p> <p>In Uganda, it is not a legal requirement for a project to purchase alternative land for affected people. Once affected people are promptly and adequately compensated, the project</p> | The laws not explicit about land-based resettlement strategies in the Uganda law. Therefore “land for land” policy is not applicable in Uganda. | Land-based resettlement strategies for displaced persons whose livelihoods are land-based will be strongly considered as per the JICA/WB OP4.12 Para 11 since it is higher in standard compared to the Ugandan law. |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| No. | JICA Guideline/ World Bank OP4.12 | Laws of Uganda | Gaps between JICA Guidelines and Laws of Uganda | Project policy |
|-----|--|---|---|---|
| | | proponent’s obligations stop at this extent and there is no legal requirement or provision that people should be moved or provided with alternative land. | | |
| 14 | Provide support for the transition period (between displacement and livelihood restoration). (WB OP4.12 Para.6) | There are no equivalent provisions on relocation assistance, transitional support, or the provision of civic infrastructure. | There are no provisions for transitional support in Uganda. | MAAIF will be requested to provide transition allowance as the JICA/WB requirements especially during the time of construction when farmers will not be allowed to go to their farms. |
| 15 | Particular attention must be paid to the needs of the vulnerable groups among those displaced, especially those below the poverty line, landless, elderly, women and children, ethnic minorities etc. (WB OP4.12 Para.8) | There is no distinction made on the basis of gender, age, or ethnic origin in Uganda law during compensation. | There is no distinction made on basis of gender, age or ethnic origin in Uganda law during compensation. National law does not make provision for vulnerable assistance. | The project will conform to the requirements of WB OP4.12 and best practices during preparation of the RAP in regards to the needs of the vulnerable groups. |
| 16 | For projects that entail land acquisition or involuntary resettlement of fewer than 200 people, abbreviated resettlement plan is to be prepared. (WB OP4.12 Para.25) | There is no explicit provision for ARAP in the Uganda law. | There is no explicit provision for RAP in Uganda law. | The Project has conducted RAP study and implemented the recommendations in conformity with JICA Guidelines and WB OP4.12. |
| 17 | JICA GL indicates that “full replacement cost must be provided as much as possible”, no matter where it is. | The value of buildings on the land is taken at open market value for urban areas, and depreciated replacement cost for rural areas. | The gap exists on the “depreciated replacement cost for rural areas”. | The Project will be provide compensation calculated as full replacement cost. |

2.4. Policy of Land Acquisition and Resettlement for the Project

TABLE 9: POLICY OF LAND ACQUISITION AND RESETTLEMENT FOR THE PROJECT

- The Government of Uganda will use the Project Resettlement Policy (the Project Policy) for the PISD Atari Irrigation Project specifically because existing national laws and regulations have not been designed to address involuntary resettlement according to international practice, including JICA's policy. The Project Policy is aimed at filling-in any gaps in what local laws and regulations cannot provide in order to help ensure that PAPs are able to rehabilitate themselves to at least their pre-project condition. This section discusses the principles of the Project Policy and the entitlements of the PAPs based on the type and degree of their losses. Where there are gaps between the Uganda legal framework for resettlement and JICA's Policy on Involuntary Resettlement, practicable mutually agreeable approaches will be designed consistent with Government practices and JICA's Policy.
- Land acquisition and involuntary resettlement will be avoided where feasible, or minimized, by identifying possible alternative project designs that have the least adverse impact on the communities in the project area.
- Where displacement of households is unavoidable, all PAPs (including communities) losing assets, livelihoods or resources will be fully compensated and assisted so that they can improve, or at least restore, their former economic and social conditions.
- Compensation and rehabilitation support will be provided to any PAPs, that is, any person or household or business which on account of project implementation would have his, her or their;
- Standard of living adversely affected; Right, title or interest in any house, interest in, or right to use, any land (including premises, agricultural and grazing land, commercial properties, tenancy, or right in annual or perennial crops and trees or any other fixed or moveable assets, acquired or possessed, temporarily or permanently; Income earning opportunities, business, occupation, work or place of residence or habitat adversely affected temporarily or permanently; or Social and cultural activities and relationships affected or any other losses that may be identified during the process of resettlement planning.
- All affected people will be eligible for compensation and rehabilitation assistance, irrespective of tenure status, social or economic standing and any such factors that may discriminate against achievement of the objectives outlined above. Lack of legal rights to the assets lost or adversely affected tenure status and social or economic status will not bar the PAPs from entitlements to such compensation and rehabilitation measures or resettlement objectives. All PAPs residing, working, doing business and/or cultivating land within the project impacted areas as of the date of the latest census and inventory of lost assets(IOL), are entitled to compensation for their lost assets (land and/or non-land assets), at replacement cost, if available and restoration of incomes and businesses, and will be provided with rehabilitation measures sufficient to assist them to improve or at least maintain their pre-project living standards, income-earning capacity and production levels.
- PAPs that lose only part of their physical assets will not be left with a portion that will be inadequate to sustain their current standard of living. The minimum size of remaining land and structures will be agreed during the resettlement planning process.
- People temporarily affected are to be considered PAPs and resettlement plans address the issue of temporary acquisition.
- Where a host community is affected by the development of a resettlement site in that community, the host community shall be involved in any resettlement planning and decision-making. All attempts shall be made to minimize the adverse impacts of resettlement upon host communities.
- The resettlement plans will be designed in accordance with Uganda's National Involuntary Resettlement Policy (Land Acquisition act (1965) and JICA's Policy on Involuntary Resettlement.
- The Resettlement Plan will be translated into local languages and disclosed for the reference of PAPs as well as other interested groups.

- Payment for land and/or non-land assets will be based on the principle of replacement cost.
- Compensation for PAPs dependent on agricultural activities will be land-based wherever possible. Land-based strategies may include provision of replacement land, ensuring greater security of tenure, and upgrading livelihoods of people without legal land titles. If replacement land is not available, other strategies may be built around opportunities for re-training, skill development, wage employment, or self-employment, including access to credit. Solely cash compensation will be avoided as an option if possible, as this may not address losses that are not easily quantified, such as access to services and traditional rights, and may eventually lead to those populations being worse off than without the project.
- Replacement lands, if the preferred option of PAPs should be within the immediate vicinity of the affected lands wherever possible and be of comparable productive capacity and potential⁶. As a second option, sites should be identified that minimize the social disruption of those affected; such lands should also have access to services and facilities similar to those available in the lands affected.
- Resettlement assistance will be provided not only for immediate loss, but also for a transition period needed to restore livelihood and standards of living of PAPs. Such support could take the form of short-term jobs, subsistence support, salary maintenance, or similar arrangements.
- The resettlement plan must consider the needs of those most vulnerable to the adverse impacts of resettlement (including the poor, those without legal title to land, ethnic minorities, women, children, elderly and disabled) and ensure they are considered in resettlement planning and mitigation measures identified. Assistance should be provided to help them improve their socio-economic status.
- PAPs will be involved in the process of developing and implementing resettlement plans.
- PAPs and their communities will be consulted about the project, the rights and options available to them, and proposed mitigation measures for adverse effects, and to the extent possible be involved in the decisions that are made concerning their resettlement.
- Adequate budgetary support will be fully committed and made available to cover the costs of land acquisition (including compensation and income restoration measures) within the agreed implementation period. The funds for all resettlement activities will come from the Government.
- Displacement does not occur before provision of compensation and of other assistance required for relocation. Sufficient civic infrastructure must be provided in resettlement site prior to relocation. Acquisition of assets, payment of compensation, and the resettlement and start of the livelihood rehabilitation activities of PAPs, will be completed prior to any construction activities, except when a court of law orders so in expropriation cases.
- Organization and administrative arrangements for the effective preparation and implementation of the resettlement plan will be identified and in place prior to the commencement of the process; this will include the provision of adequate human resources for supervision, consultation, and monitoring of land acquisition and rehabilitation activities.
- Appropriate reporting (including auditing and redress functions), monitoring and evaluation mechanisms, will be identified and set in place as part of the resettlement management system. An external monitoring group will be hired by the project and will evaluate the resettlement process and final outcome. Such groups may include qualified NGOs, research institutions or universities.

3. SCOPE OF LAND ACQUISITION AND RESETTLEMENT

3.1. Population Census Survey

Population census was carried out of the Project Affected Households (PAHs) in the project area. All together there are 418 PAHs, 252 of them are from Kween District, 166 from Bulambuli District and 65 are in the buffer zone. The 418 PAPs are the household heads who own the affected plots; they were asked how many people they had in their households. Results from the census survey show that the total number of Project Affected Persons (PAPs) is approximately 2,007. Table 10 shows the summary of the land acquisition impact of the project per district.

TABLE 10: SUMMARY OF LAND ACQUISITION IMPACTS PER DISTRICT

| District | Sub-county | Parish | Village | Number of PAHs | Number of Structures | Land (ha) |
|------------------------------------|------------------|----------|-----------|----------------|----------------------|---------------|
| Kween | Ngenge | Sikwa | Amukokel | 61 | 3 | 10.068 |
| | | | Sikwo | 151 | 0 | 12.948 |
| | | | Soset | 39 | 0 | 2.459 |
| | Total (a) | | | 251 | 3 | 25.475 |
| Bulambuli | Bunambutye | Buwebele | Bunambale | 145 | 7 | 20.663 |
| | | | Buwechalo | 27 | 0 | 1.108 |
| | | | Bukhayaki | 2 | 0 | 0.544 |
| | Total (b) | | | 174 | 7 | 23.939 |
| Buffer Zone | Ngenge | | | 32 | 0 | 4.990 |
| | Bunambutye | | | 33 | 0 | 7.071 |
| | Total (c) | | | 65 | 0 | 12.061 |
| Grand Total (a) + (b) + (c) | | | | 490 | 10 | 59.851 |

3.1.1. Project Affected Persons

Altogether the project is going to affect a total of 418² households who own land in the project area. Only 2 PAHs plus a fence of private school (1 PAH) out of the 418 will be both physically required to move and economically affected, the remaining 416 will mainly lose land that have been using for farming as the main source of their livelihood.

3.1.2. Project Affected Structures

As mentioned above, the PAP census established that the number of Project Affected Structures is 10. Three of the structures such as two temporary residential houses and one set

² A full List of all plus their photograph is Appended on this report as Volume two.

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of school fences are found in Amukokel Village in Kween District. These structures are found on private land, two temporary residential houses of belong to one household while the other belongs to a private school.

Other seven of the affected structures are in Bulambuli District in Bunambale Village; these are temporal structures such as, business structures, commercial shades, latrines and bathrooms belonging to one household. These 3 PAHs who are also referred to physically displaced will have be provided with enough compensation to allow them find alternative land and also give them enough time to reconstruct their structures before construction of the project takes place.

TABLE 11: NUMBER OF PROJECT AFFECTED UNITS AND PROJECT AFFECTED PERSONS

| District | Sub-county | Parish | Village | Structure Type | No. of Affected Structures |
|-----------|------------|----------|-----------|--|----------------------------|
| Bulambuli | Bunambutye | Buwebele | Bunambale | Temporally Commercial House: Roof: Galvanized Corrugated Iron sheet (GCI) on local poles Ceiling: Nil Walls: Mud and wattle Doors: Timber Windows: Timber Floor: Earth Condition: Fair | 1 |
| | | | | Shade for Commercial 1: Roof: Grass thatched Walls: Wooden poles supporting Doors: Nil Windows: Nil Floor: Earth Condition: Fair | 1 |
| | | | | Shade for Commercial 2: Roof: Grass Thatched Walls: Wood end poles supporting Doors: Nil Windows: Nil Floor: Earth Condition: Fair | 1 |
| | | | | Temporally Store House: Roof: Grass thatched Ceiling: Nil Walls: Mud and wattle Doors: Timber Windows: Nil Floor: Earth Condition Fair | 1 |
| | | | | Temporally Kitchen: | 1 |

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| District | Sub-county | Parish | Village | Structure Type | No. of Affected Structures |
|----------|------------|--------|----------------|--|----------------------------|
| | | | | Roof: Grass thatched Ceiling: Nil Walls: Mud and wattle Doors: Timber Windows: Nil Floor: Earth Condition Fair Pit latrine 1: Roof: Grass thatched Walls: Mud and wattle Doors: Nil Floor: Earth Condition Fair | |
| | | | | Pit latrine 2: Roof: Grass thatched Walls: Mud and wattle Doors: Nil Floor: Earth Condition Fair | 1 |
| | | | | Bathroom: Roof: Nil Walls: Enclosure of grass tied to wooden poles Doors: Nil Windows: Nil Floor Earth Condition: Fair | 1 |
| | | | Buwechalo | - | - |
| | | | Bukhayaki | - | - |
| | | | Sub- total (a) | - | 7 |
| | | | | Temporarily Residential House: Roof: GCI* on local poles Ceiling: Nil Walls: Mud and wattle Doors: Battened timber Windows: Nil Floor; Earth Condition: Fair | 1 |
| | | | | Temporarily Residential House: Roof: Grass thatched Ceiling: Nil Walls: Mud and wattle with no finish yet Doors: Battened timber Windows: Nil Floor: Earth Condition: Fair | 1 |
| | | | | Public structures: School Fence: Barbed wire on local poles | 1 |
| | | | Sikwo | - | - |

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| District | Sub-county | Parish | Village | Structure Type | No. of Affected Structures |
|-----------------------------|------------|--------|----------------|----------------|----------------------------|
| | | | Soset | - | - |
| | | | Sub- total (b) | - | 3 |
| Grand Total (c) = (a) + (b) | | | | - | 10 |

Note: There is no squatter in the project area.

Some of the photos showing the structures that will be affected are shown in figure 5 below.

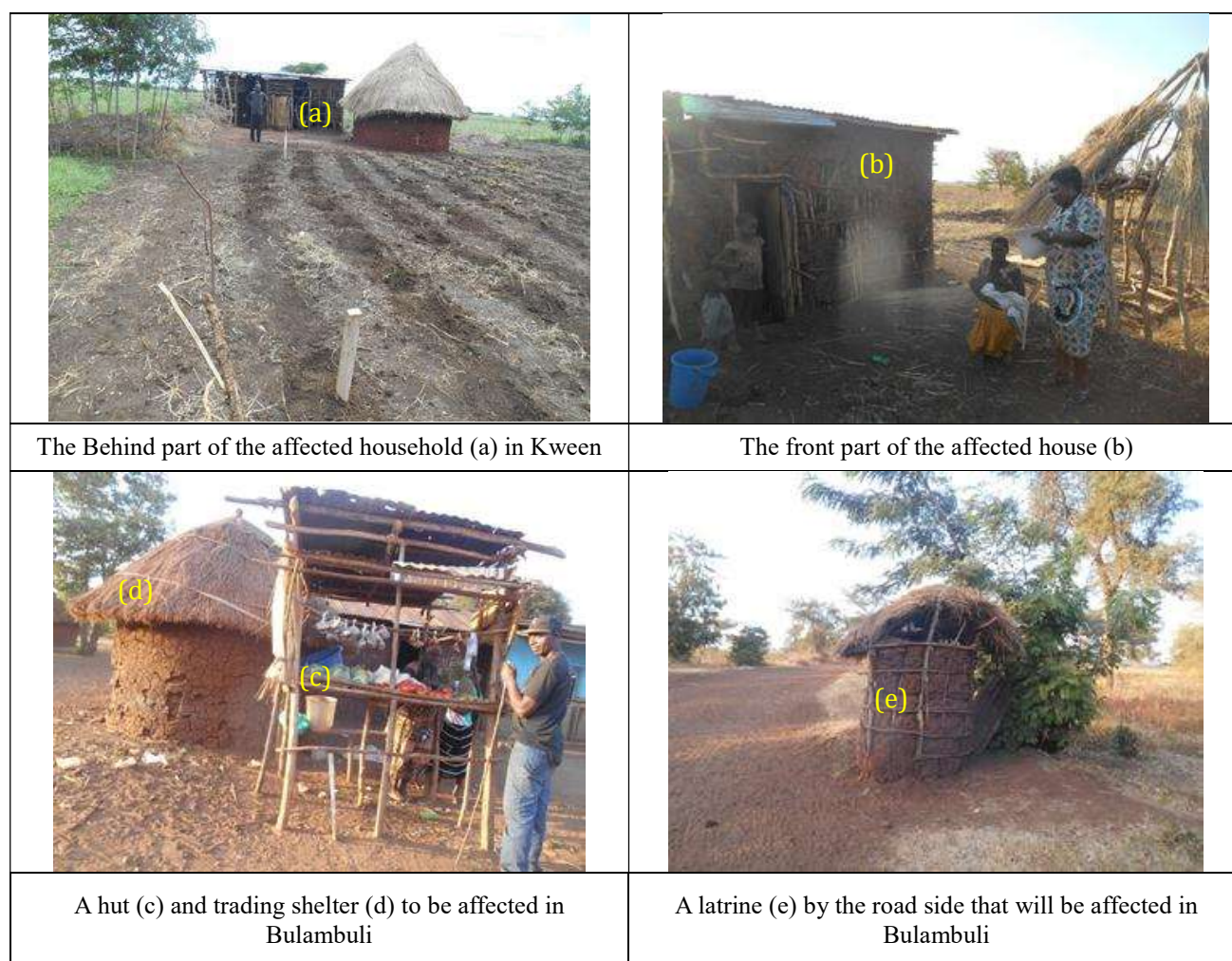


FIGURE 4: PICTURE OF SOME OF THE AFFECTED STRUCTURES/BUILDINGS

3.1.3. Project Acquired Lands

Approximately a total of 59.851 ha (118.652 arces) of land including the lands of the buffer zone will be acquired by the Project. The lands acquired for construction of facilities such as irrigation / drainage canals, road, dyke, etc. covers approximately 80% of the total acquired land area, while the lands of the buffer zone is almost 20%. The total number of land to be

affected in Kween District is 29.386 ha (63.069 arces) while in Bulambuli is also 30.465 ha.(55.583 arces) Details of land affected per village in both districts are shown in table 8 below.

TABLE 12: SIZE AND AMOUNT OF TOTAL LAND AFFECTED IN THE PROJECT AREA

| No. | District | Acquired Land (ha) | | Total (ha) |
|-------|-----------|--------------------|-----------------|--------------------------------|
| | | For facilities | Buffer Zone | |
| 1 | Bulambuli | 22.315 | 7.071 | 29.386 |
| 2 | Kween | 25.475 | 4.990 | 30.465 |
| Total | | 48.790 (80%) | 12.061 (20%) | 59.851 (100%) |

Source: Primary Data January 2018

3.1.4. Agricultural Products and Trees affected in the Project Area

The crops and trees that will be in the project area include; Avacado, Mature Mango Trees, Banana Clumps, Paw Paws, Orange trees, Jack Fruit Trees, Coffee Trees, Eucalyptus Trees Greveria, Fig Trees, Acaccia Trees and Bust Trees. All together a total of 2024 crops and trees will be lost due the implementation of the irrigation project in Atari area. Sikwo Village in Kween District will loss the highest number of crops and trees (1,875) while Bukhayaka village in Bulambuli District will lose none as shown in the table 10 below.

TABLE 13: CROPS AND TREES AFFECTED IN THE PROJECT AREA

| No. | Location (Village/Sub District) | Type of Plants | | Sub-Total | Total |
|-----|---------------------------------|--------------------|-----------|-----------|-------|
| 1 | Amukokel Village | Accacia trees | Permanent | 90 | 90 |
| 2 | Sikwo Village | Avacado | Annual | 1 | 1,875 |
| | | Mature Mango Trees | Permanent | 35 | |
| | | Banana Clumps | Permanent | 1,669 | |
| | | Eucalyptus Trees | Permanent | 15 | |
| | | Paw Paws | Annual | 72 | |
| | | Fig Trees | Permanent | 4 | |
| | | Accaccia Trees | Permanent | 156 | |
| | | Jack Fruit Trees | Permanent | 1 | |
| | | Greveria | Permanent | 1 | |
| | | Coffee Trees | Permanent | 8 | |
| | | Bush Trees | Permanent | 3 | |
| 3 | Soset village | Eucalyptus Trees | Permanent | 2 | 59 |
| | | Fig Trees | Permanent | 19 | |
| | | Banana Clumps | Permanent | 22 | |

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| No. | Location (Village/Sub District) | Type of Plants | | Sub-Total | Total |
|------------------------------------|---------------------------------|--------------------|-------------------|---------------|--------------|
| | | Mango trees | Permanent | 10 | |
| | | Bush Trees | Permanent | 2 | |
| | | Acacia Trees | Permanent | 4 | |
| Total in Kween District | | | | | 2024 |
| | Bulambuli District | | | | |
| 1 | Buwembale Village | Avacado | Annual | 2 | 529 |
| | | Mature Mango Trees | Permanent | 6 | |
| | | Banana Clumps | Permanent | 221 | |
| | | Eucalyptus Trees | Permanent | 4 | |
| | | Paw Paws | Annual | 1 | |
| | | Fig Trees | Permanent | 1 | |
| | | Accaccia Trees | Permanent | 26 | |
| | | Jack Fruit Trees | Permanent | 2 | |
| | | Orange Trees | Permanent | 69 | |
| | | Bush Trees | Permanent | 195 | |
| | | 2 | Buwechalo Village | Banana clumps | |
| Bush Trees | Permanent | | | 2 | |
| 3 | Bukhayaki Village | - | - | 0 | 0 |
| Total in Bulambuli District | | | | | 555 |
| Total | | | | | 2,579 |

3.1.5. Crops Grown on the Affected Land

The affected land is mainly being used for growing crops and grazing cattle. The main crop grown in the project area is maize over all at (77%), followed by rice and beans at (46%), then water melon and tomatoes at 19%, Yams (13%), bananas and sunflower (12%). Other crops grown on a small scale include; Sim-sim, Sorghum, Sweet potatoes, Millet, Mangoes, Cassava, Sugarcane, Vegetables, Cocoa, Onions, Peas, Oranges, Wheat, Ground nuts and Ginger. Animals such as cows, goats and sheep are also grazed in the project area. All the above mentioned PAPs own their property legally.

3.1.6. Cut-off Date

PAPs shall be provided resettlement assistance in lieu of compensation for the land they occupy, and other assistance, as necessary if they occupied the project area prior to a cut-off date established. Persons who encroach on the area after the cut-off date will not be entitled to compensation or any other form of resettlement assistance. The cut-off date is the first date of the census and this is 20th January, 2018.

PAPs were clearly informed that persons who will claim ownership of any plot after this will not be compensated. During the survey to identify the affected plots, the surveyor and valuer moved together with the owners of plots including the local leaders to help confirm ownership of the plots. Thereafter the identified PAPs were given a valuation form including the size of land affected and the properties to be compensated. After the signed on the form to acknowledge that the information therein is true and the form was countersigned by the local leaders and PACC Chairmen of each district. This measure plays a big role in discouraging illegal entrants to claim for compensation, because during the census only those PAPs with the signed form were the ones interviewed.

Uganda does not have a policy on updating the census once it is delayed, however, following the JICA and the World Bank OP 4.12 guidelines on compensation that the data is required to be updated, if the land acquisition is not implemented within two years after the population census survey.

3.2. Socio-Economic Baseline

This section describes the existing social and economic conditions within the Project Area. These conditions will be used to establish the baseline against which future demographic conditions, and the effectiveness of RAP interventions, to enable displaced households to restore and improve their quality of life, will be measured.

The socio-economic survey describes basic information on the standard characteristics and livelihood of households to be compensated. The information includes; production system, occupation, structure of household, incomes from formal/informal economic activities, standards of living, social and cultural characteristics etc. The objective of collecting the socio-economic data of the affected persons assists to know the social structure and distribution for the purposes of planning the resettlement, relocation, plan measures of livelihood and rehabilitation of the affected persons.

3.2.1. Number of Respondents Interviewed

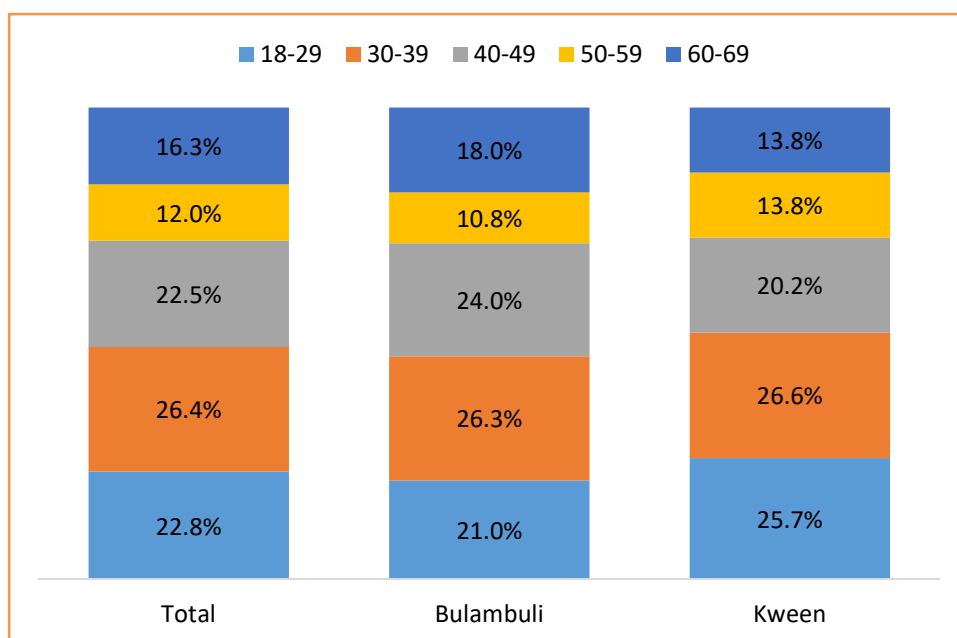
A sample of 276 households was sampled from the two parishes of Sikwa and Buwebere of Kween and Bulambuli districts respectively as shown in the table 11 below. Household lists were got from the Local Council Chairpersons and samples were picked while using a sample space of 4 households. The table below shows the percentage sampled from each village. The total percentage sample was 38.44%.

TABLE 14: NUMBER OF HOUSEHOLD HEADS INTERVIEWED

| District | Sub/county | Parish | Village List | No. & %age HHH Interviewed per Sample | %age of HHH sampled per Village |
|---------------------------|---------------------|---------------|---------------|---------------------------------------|---------------------------------|
| Bulambuli (167, 60.5%) | Bunambutye (167) | Buwebele(167) | 57 Bubuya B | Bubuya B (28, 16.8%) | 49.1% |
| | | | 85 Bukhayaki | Bukhayaki (66, 39.5%) | 77.6% |
| | | | 158 Bunambale | Bunambale (46, 27.5%) | 29.1% |
| | | | 102 Buwechalo | Buwechalo (27, 16.2%) | 26.5% |
| Kween (109, 39.5%) | Ngenge(109) | Sikwa(109) | 97 Amokokel | Amokokel (35, 32.1%) | 36% |
| | | | 156 Sikwo | Sikwo (51, 46.8%) | 32.6% |
| | | | 63 Somet | Somet (23, 21.1%) | 36.5% |
| 276 | 276 | 276 | 718 | 276 | 38.44% |

3.2.2. Age of Household Heads

The majority of the respondents were between 30-39 (26.4%) followed by 18-29 who were 22.8%, 40-49 with 22.5%, 60-69 with 16.3% and the age group with the least respondents was 50-59 with 12%. However, there are variations in the figures presented for each district. While for both districts, the majority of the respondents were between 30-39 (26.3% for Bulambuli and 26.6% for Kween), there are marked differences for some age groups. Although in Bulambuli respondents were aged between 60-69 years were 18%, which is higher than 13.8% for Kween, for the 18-29 age group, Kween had more respondents (25.7%) compared to Bulambuli with 21%. See results in figure 6 below.



Sources: Primary Data January 2018

FIGURE 5: AGE OF HOUSEHOLD HEADS INTERVIEWED

3.2.3. Tribe of Household Heads

Results from the survey show that there are many tribes in the project area, in Bulambuli district, the most predominant tribe is Bagisu (87%) while in Kween the predominant tribe is Subiny (65%). Other tribes found in the project area include: Bagwere, Basoga, Bakusu, Banyole and the Iteso. See figure 7 below.

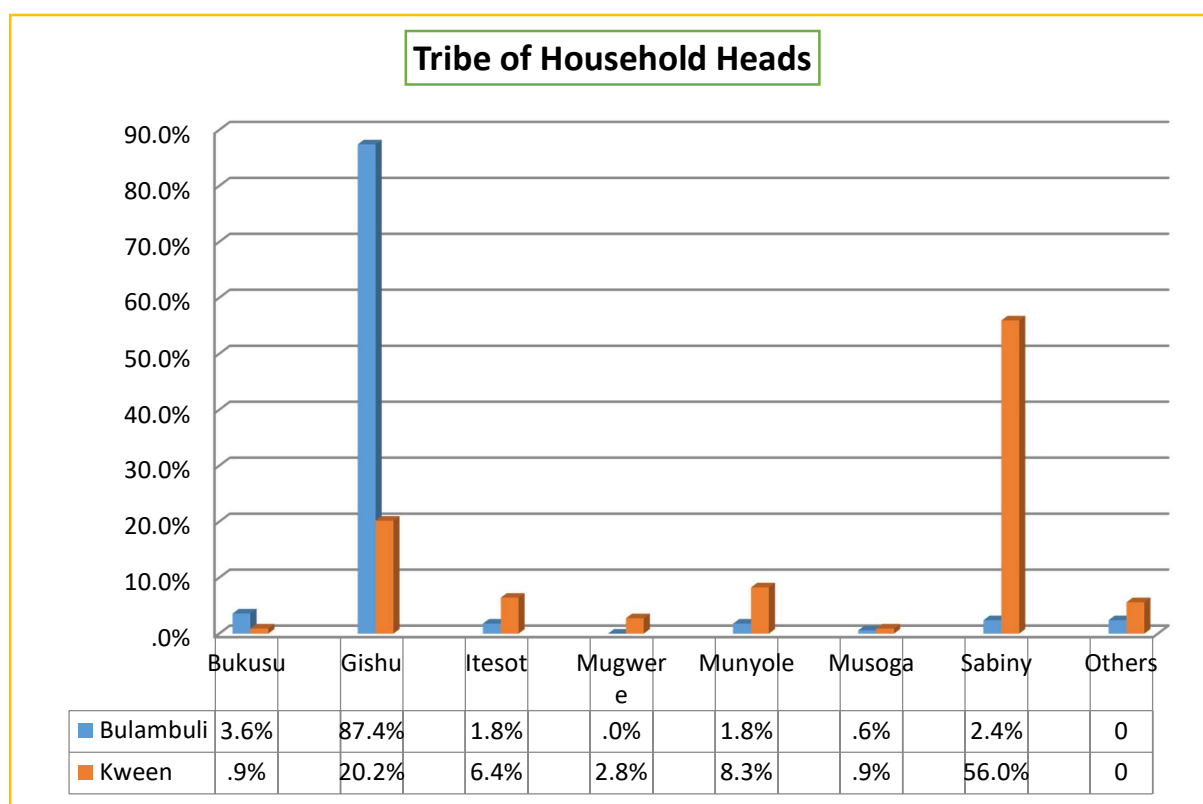
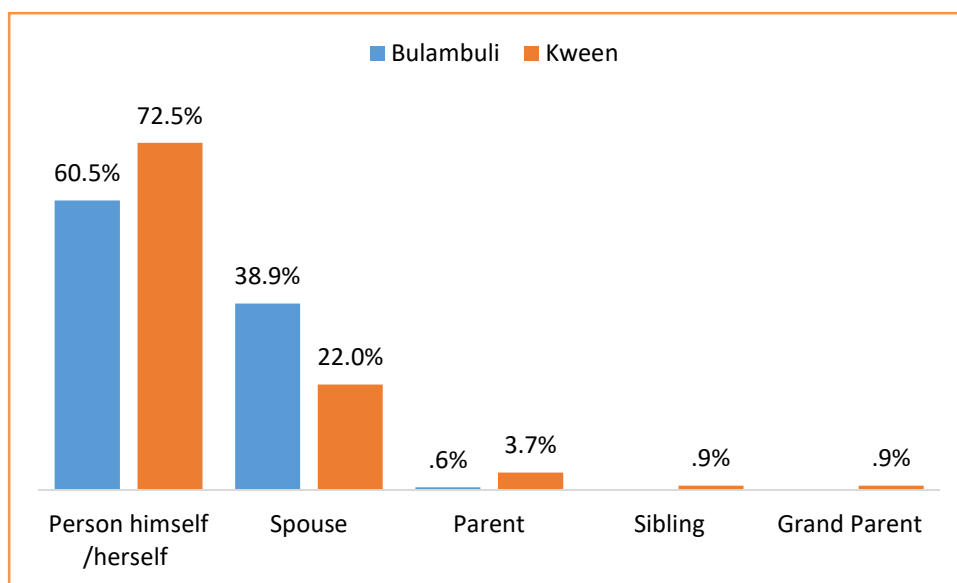


FIGURE 6: TRIBE OF HOUSEHOLD HEADS INTERVIEWED

3.2.4. Relationship to Household Head

Results from the survey indicate that the majority of the respondents were household heads (60.5% in Bulambuli and 72.5% in Kween). Respondents who were related to the household head though marriage /marital relations were 38.9% in Bulambuli and those in Kween were 22%. Respondents for who the household head was a parent constituted 0.6% in Bulambuli and 3.7% in Kween. There were no respondents related to household head as siblings in Bulambuli and for this category there were 0.9% in Kween. Respondents who were grandparents to the household head were 0.9 in Kween and none in Bulambuli. See figure 8 below.



Source: Primary Data January 2018

FIGURE 7: RELATIONSHIP OF RESPONDENT TO THE HOUSEHOLD HEAD

3.2.5. Marital status of Household Head

The majority of respondents were married or cohabiting (86.85% in Bulambuli and 78.9% in Kween). Respondents who had never married in Kween were 4.6% while in Bulambuli had there was none in this category. For those separated, in Bulambuli they were 7.2% and 11% in Kween. Those widowed constituted 6% of the respondents in Bulambuli and 5.5% in Kween as shown in figure 9 below.

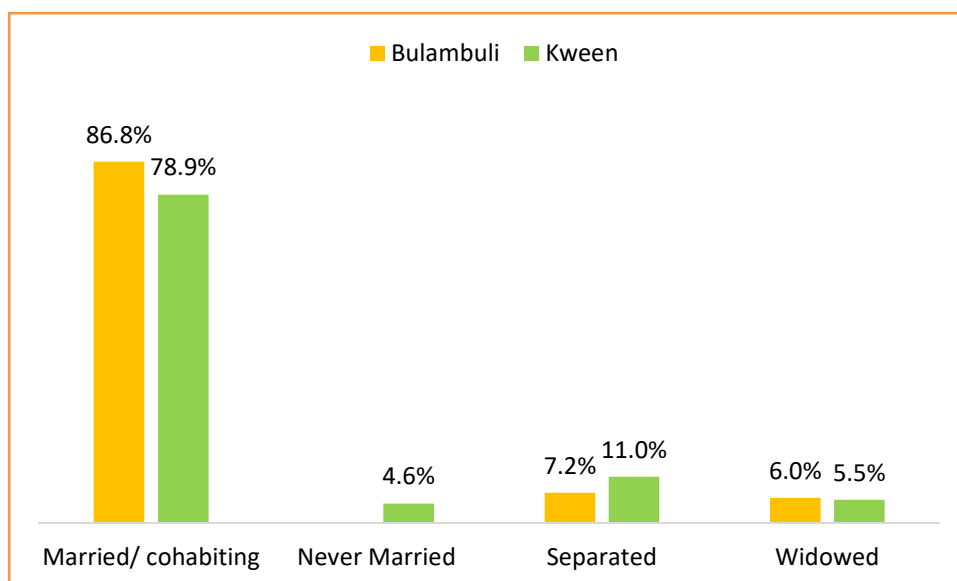
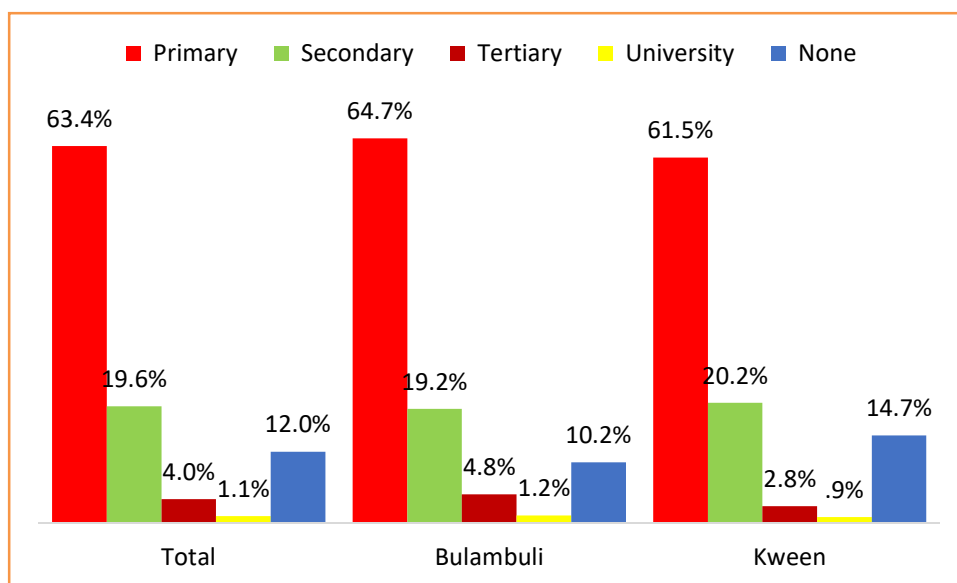


FIGURE 8: MARITAL STATUS OF HOUSEHOLD HEAD

3.2.6. Highest Level of Education Attained

Results from the study shows that out of the total number of respondents, 63.4% had finished primary level, 19.6% attained secondary level while 4% had been to tertiary institutions, 1.1% were university graduates and 12% had never been to school. When the proportions for the two districts are compared, there does not seem to be marked variations especially among those who attained primary and secondary education. Respondents who attained tertiary education in Bulamburi were more than those in Kween (4.8% and 2.8% respectively). Kween district had more respondents (14.7%) who had never had any education compared to Bulambuli with 10.2%. See figure 10 below.

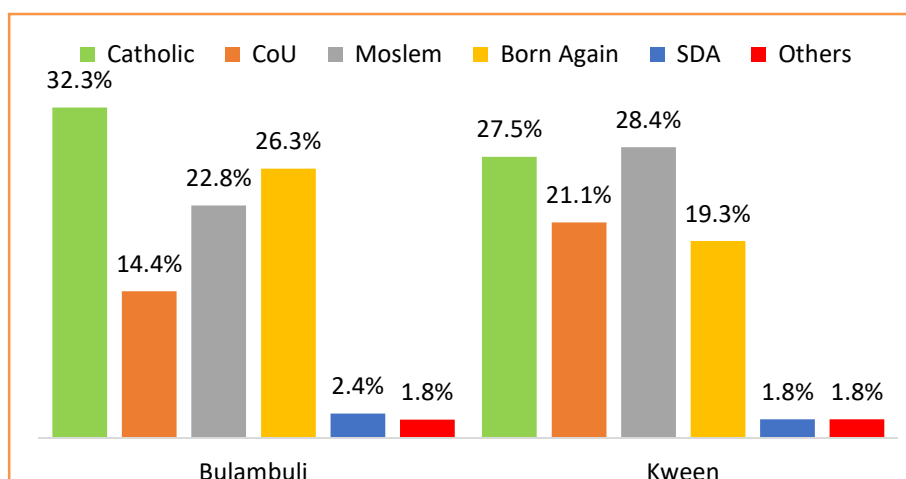


Source: Primary Data January 2018

FIGURE 9: HIGHEST LEVEL OF EDUCATION ATTAINED BY HOUSEHOLD HEAD

3.2.7. Religious Affiliation

As shown in figure 11 below, the dominant religion in Bulambuli was Catholic (32.3%) followed by Born Again (26.3%), Islam (22.8%) and SDA (2.4%) while in Kween, Islam dominated (28.4%) followed by Catholic (27.5%), Church of Uganda (21.1%) and SDA (1.8%). Other religions constituted 1.8 % in both Bulambuli and Kween.



Source: Primary Data January 2018

FIGURE 10: RELIGIOUS AFFILIATION OF HOUSEHOLD HEADS

3.2.8. Main Occupation

The major occupation of the people in the study districts was peasant farming (93.6% in Kween and 90.4% in Bulambuli). Table 11 indicates in Kween, people were evenly distributed in private employment (1.8%), public service (1.8%) and trade (1.8%) whereas in Bulambuli private employment had 4.2%, followed by public service (3%) and trade (2.4%). The occupation with least people was boda boda, with Kween having 0.9% and none in Bulambuli. See figure 11 below.

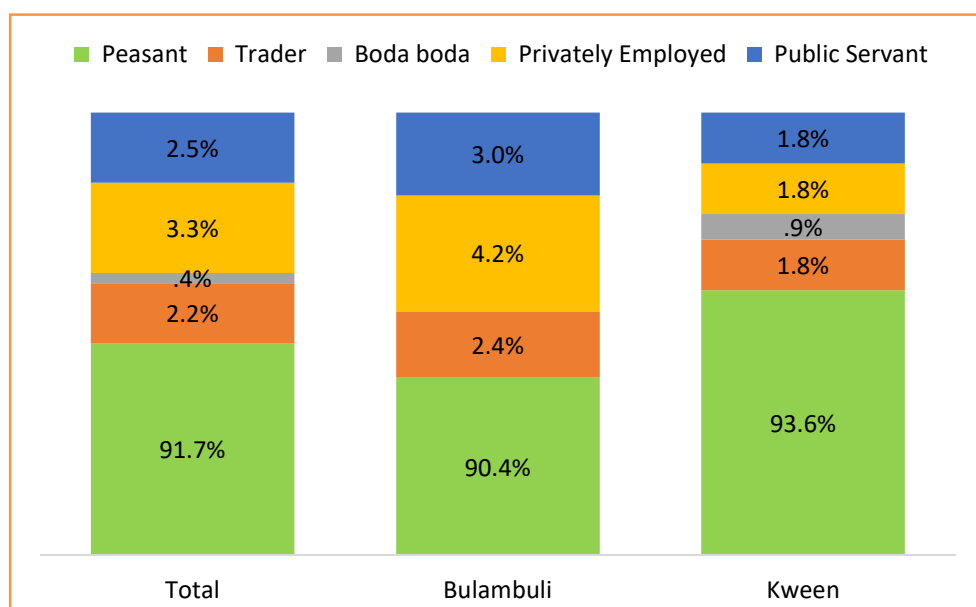
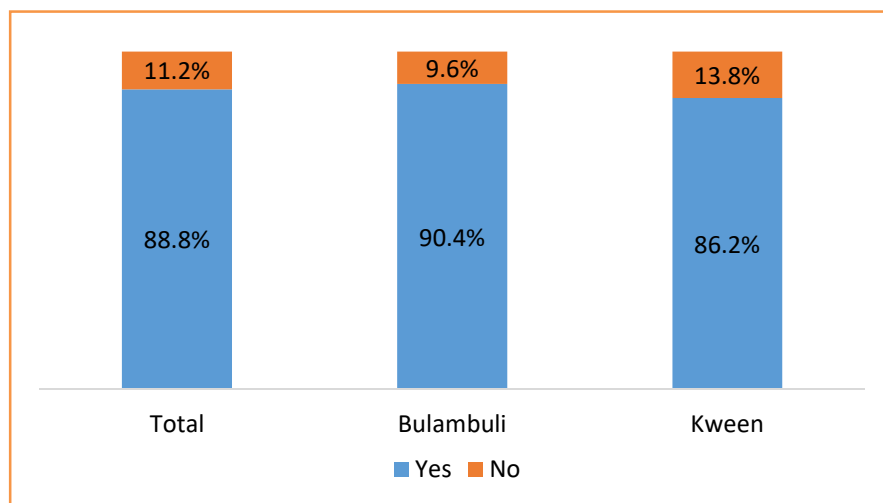


FIGURE 11: MAIN OCCUPATION OF HOUSEHOLD HEADS

3.2.9. Household always lived in the project Area

Asked if they always lived in the project area, most of the households (88.8%) in the project districts visited always lived in their current household. Those who did not always live in their

current household were very few (11.2%). See figure 13 below.



Source: Primary Data January 2018

FIGURE 12: HOUSEHOLD LIVES IN THE PROJECT AREA

3.2.10. How long has the household head lived in this household?

Table 12 below shows that most of the household heads (44.6%) had lived in those households since birth while (38.8%) had lived there within a period of less than ten years. There were few people who had lived in their current households between 0-10 years (12.0%) and over 20 years (4.7%).

TABLE 15: YEARS HOUSEHOLD HAS SPENT IN THE PROJECT AREA

| | Total (276) | Bulambuli (167) | Kween (109) |
|---------------|-------------|-----------------|-------------|
| Since birth | 44.6% | 38.3% | 54.1% |
| 0-10 years | 38.8% | 41.9% | 33.9% |
| 10-20years | 12.0% | 13.2% | 10.1% |
| Over 20 years | 4.7% | 6.6% | 1.8% |

3.2.11. Ownership of Dwelling Place

Table 13 below indicates that in total, 81.5% of the people in both districts owned the homes they lived in and those who rented were 18.5%. The mean rent for the two district was 16,286; 17,857 for Bulambuli and 15,107 for Kween.

TABLE 16: OWNERSHIP OF DWELLING PLACE

| | Total | Bulambuli | Kween |
|-----------|--------|-----------|--------|
| Owned | 81.5% | 86.8% | 73.4% |
| Rented | 18.5% | 13.2% | 26.6% |
| # Renting | 49 | 21 | 28 |
| Mean Rent | 16,286 | 17,857 | 15,107 |

Source: Primary Data January 2018

3.2.12. Type of Houses Owned

The types of houses found in the project area are presented in table 14 below as; independent house, apartment in building, tenement, hut and semi-permanent. Out of the 276 households interviewed, of these 167 were in Bulambuli, of which 49.7% were huts, 51.4% independent houses, 3% tenants and no semi-permanent houses. Kween had 109 houses, out of these 57.8% were independent houses, while 22% were huts, 10.1% semi-permanent houses, 8.3% were tenants. Kween had more houses roofed with iron sheets (58.7%) than Bulambuli (43.1%). Grass thatched houses in Bulambuli constituted 56.9% and in Kween (41.3%). Most houses had wall made of mud and wattle (96.4% in Bulambuli and 85.3% in Kween). Houses with walls made of sun dried/unburnt bricks were found only in Kween and these were few (11.9%). Brick or cement walls were found only in Bulambuli but there were very few houses made up of these (3.6%). It was only Kween that had houses with walls made up of stone with mud (2.8%). The floor of most of the houses was made of earth, sand or cow dung (99.1% in Kween and 95.2% in Bulambuli).

3.2.13. Status of Houses

TABLE 17: TYPE OF HOUSES OWNED

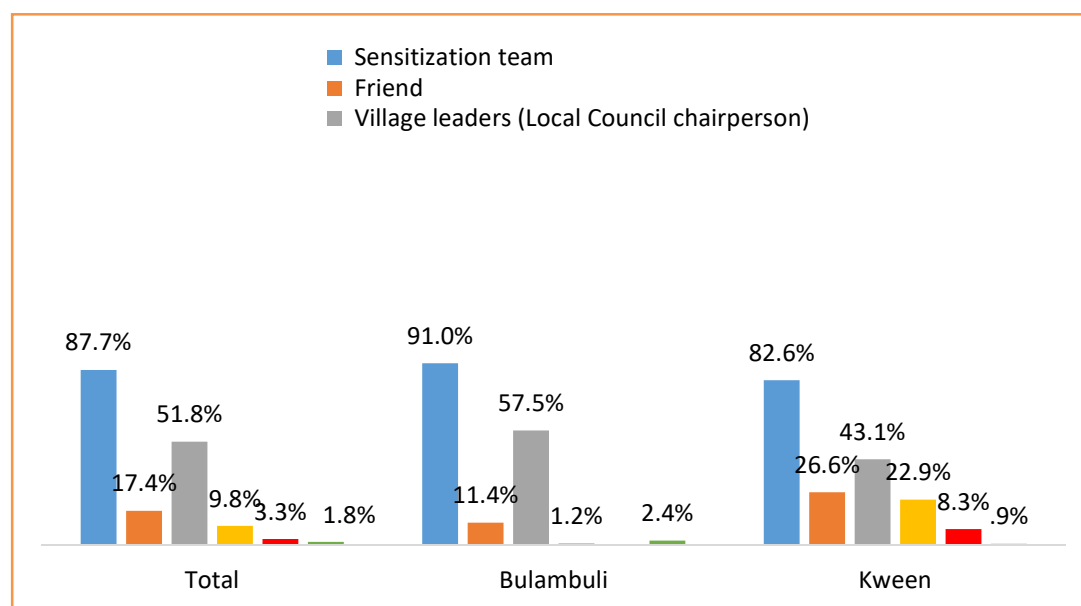
| | | Total | Bulambuli | Kween |
|--------------------|-------------------|-------|-----------|-------|
| | | 276 | 167 | 109 |
| Type of main house | Independent house | 51.4% | 47.3% | 57.8% |
| | Tenement (Muzigo) | 5.1% | 3.0% | 8.3% |
| | Hut | 38.8% | 49.7% | 22.0% |
| | Semi-permanent | 4.0% | | 10.1% |
| Roof | Iron sheets | 49.3% | 43.1% | 58.7% |
| | Grass thatched | 50.7% | 56.9% | 41.3% |

| | | Total | Bulambuli | Kween |
|-------|--|-------|-----------|-------|
| | | 276 | 167 | 109 |
| Walls | Brick or cement block | 2.2% | 3.6% | |
| | Stone with mud | 1.1% | | 2.8% |
| | Adobe (sun-dried brick/unburnt bricks) | 4.7% | | 11.9% |
| | Quincha (mud and wattle) | 92.0% | 96.4% | 85.3% |
| Floor | Cement screed | 3.3% | 4.8% | .9% |
| | Earth, sand or cow dung | 96.7% | 95.2% | 99.1% |

Source: Primary Data January 2018

3.2.14. Information about the Project

Results from the survey shows that people in the project districts got information about the project from the following sources; sensitization team (87.7%), village leaders (51.8.7%), friends (17.4%), PACC members (9.8%) and JICCA (3.3%). There were more people in Bulambuli (2.4%) than in Kween (0.9%) who had no information about the project. See figure 14 below.



Source: Primary Data January 2018

FIGURE 13: INFORMATION ABOUT THE PROJECT

3.2.15. Impacts of the project

People in the project area were of the positive and negative impacts of the project, results in table 15 below indicates that more people were of the view that the project had more positive effects than the negative ones. The positive effects included improved infrastructure and

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access farm land (77.5%), increased yield (63.4%), full and fair compensation (24.3%) and employment opportunities/improved life (4.7%).

The negative effects were; loss of land and/or crops (69.6%), inadequate compensation (17.8%), social disruption and loss of social ties (17.4%), loss of buildings (13.8%) and damage to local roads (9.8%). Major differences in the effects of the project between the two districts were in terms of increased yield (69.7% for Kween and 69.3% for Bulambuli) and employment opportunities/improved life (10.1% for Kween and 1.2% for Bulambuli). On the other hand, some negative effects were more severe in Kween than Bulambuli and the vice versa. Bulambuli suffered more loss of buildings (20.4%) than Kween (3.7%) while there were more people who complained of inadequate compensation in Kween (28.4%) than in Bulambuli (10.8%).

TABLE 18: IMPACTS OF THE PROJECT

| Effects | | Total | Bulambuli | Kween |
|-----------|--|-------|-----------|-------|
| Negatives | Loss of land and/or crops. | 69.6% | 71.3% | 67.0% |
| | Construction damage to local roads is negative | 9.8% | 9.6% | 10.1% |
| | Loss of buildings | 13.8% | 20.4% | 3.7% |
| | Severance of social ties hence social disruption | 17.4% | 15.0% | 21.1% |
| | Inadequate compensation | 17.8% | 10.8% | 28.4% |
| | None | 25.7% | 26.9% | 23.9% |
| Positives | Improved infrastructure and access farm land | 77.5% | 75.4% | 80.7% |
| | Full and fair compensation | 24.3% | 24.6% | 23.9% |
| | Increased yields | 63.4% | 59.3% | 69.7% |
| | Employment opportunities/ Improved life conditions | 4.7% | 1.2% | 10.1% |
| | None | 4.3% | 6.6% | .9% |

Source: Primary Data January 2018

3.2.16. Commonest Telecom used

Figure 15 below, reveals that the commonest telecom used in the districts visited was MTN (88.5%) followed by Airtel (6.1%) and WARID (2.7%). The least used telecoms were UTL (0.4%), Africell/Orange (0.4%) and Safaricom (0.4%).

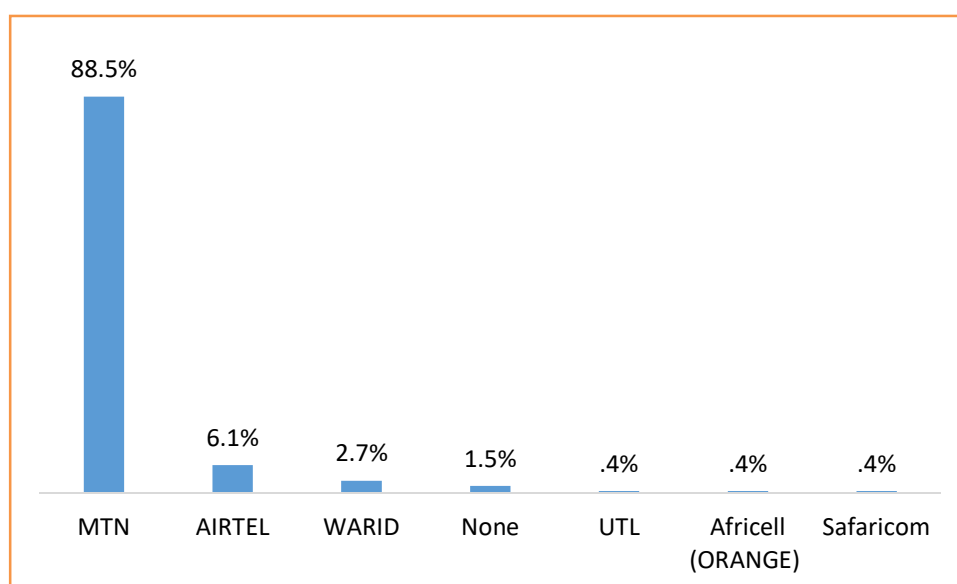


FIGURE 14: COMMONEST TELECOM USED

3.2.17. Water and Sanitation

Different aspects of sanitation were covered including; latrine usage, waste products, main water source, distance to water source, how water for drinking is treated and responsibility for fetching water. See table 16 below for details.

3.2.18. Latrine Usage

The most common latrine usage in both district was pit latrine (75.4%) followed by the bush (18.1%). Other types were communal latrine (2.5%) digging a hole in the ground (2.2%). The VIP was the least used (0.9% in Kween) and no usage in Bulambuli. More people used pit latrine in Bulambuli (85.6%) than in Kween (59.6%). Less people used the bush in Bulambuli (10.8%) than in Kween (29.4%). The bush was not used in Bulambuli as a latrine.

3.2.19. Waste Products

Waste products were disposed of in four ways; rubbish pit, back yard, dumping anywhere and burning. The most used method for waste disposal in Bulambuli was a rubbish pit (73.1%),

but this was used by few people in Kween (30.3%). In Kween, the most common method of waste disposal was dumping everywhere (53.2%). Burning waste products was least used in the two districts (4.2% in Bulambuli and 1.8% in Kween).

3.2.20. Main Water Source

The main water source in both districts was the borehole (96%). Some few people drew water from rivers/lakes (2.8% in Kween and 1.2% in Bulambuli) and pond/unprotected well/spring (0.9% in Kween and .0% in Bulambuli)

3.2.21. How water for drinking is treated

Three methods for treating water for drinking were considered; boiling, drinking bottled water and treating with purified tablets but it was found out that the majority of the people did not use any of these methods (83%). Boiling water was used by few people (19.3% in Kween and 10.8% in Bulambuli). Only 3% in Bulambuli and 0.9% in Kween treated drinking water with purified tablets.

3.2.22. Distance to water source

The distance to the water source for most people was between 100-500m (56% in Kween and 53.9% in Bulambuli). People in Kween had more access to water sources than in Bulambuli.

3.2.23. Responsibility for fetching water

In both districts the responsibility of fetching water fell mostly on women (75.9% in Bulambuli and 67% in Kween). Other household members who participated in fetching water were boy children (9.0% in Bulambuli and 7.3% in Kween), adult men (6.6% in Bulambuli and 9.2% in Kween) and girl children (6.6% in Bulambuli and 9.2% in Kween). Use of hired labour for fetching water was very low at 1.8% in each of the two districts.

TABLE 19: WATER AND SANITATION

| | | | Total | Bulambuli | Kween |
|------------|----------------|------------------|-------|-----------|-------|
| | | | 276 | 167 | 109 |
| Sanitation | Latrine usage | Bush | 18.1% | 10.8% | 29.4% |
| | | Hole in ground | 2.2% | .0% | 5.5% |
| | | Communal Latrine | 2.5% | 1.2% | 4.6% |
| | | Pit latrine | 75.4% | 85.6% | 59.6% |
| | | VIP | .4% | .0% | .9% |
| | | other (specify) | 1.4% | 2.4% | .0% |
| | Waste products | Rubbish pit | 56.2% | 73.1% | 30.3% |

| | | | Total | Bulambuli | Kween |
|-------------|-----------------------------------|------------------------------|-------|-----------|-------|
| | | | 276 | 167 | 109 |
| | | Back yard | 14.9% | 15.0% | 14.7% |
| | | Dump anywhere | 25.7% | 7.8% | 53.2% |
| | | Burn | 3.3% | 4.2% | 1.8% |
| Water | Main water source | Pond/unprotected well/spring | .4% | .0% | .9% |
| | | borehole | 96.0% | 97.6% | 93.6% |
| | | Tap water (stand pipe) | 1.4% | .6% | 2.8% |
| | | Piped water in house | .4% | .6% | .0% |
| | River/Lake | 1.8% | 1.2% | 2.8% | |
| | Distance to water source | less than 100m | 16.3% | 9.6% | 26.6% |
| | | 100-500m | 54.7% | 53.9% | 56.0% |
| | | 500m - 1km | 18.8% | 23.4% | 11.9% |
| | | 1-2km | 8.3% | 10.8% | 4.6% |
| | Over 2km | 1.8% | 2.4% | .9% | |
| | How water for drinking is treated | Boil | 14.1% | 10.8% | 19.3% |
| | | Drink bottled water | .7% | .0% | 1.8% |
| | | Treat with Purified tablets | 2.2% | 3.0% | .9% |
| | | None | 83.0% | 86.2% | 78.0% |
| | Responsibility for fetching water | Boy child | 8.4% | 9.0% | 7.3% |
| | | Girl child | 7.6% | 6.6% | 9.2% |
| | | Adult men | 7.6% | 6.6% | 9.2% |
| Adult women | | 72.4% | 75.9% | 67.0% | |
| Hired help | | 1.8% | 1.8% | 1.8% | |
| Everyone | | 2.2% | .0% | 5.5% | |

Source: Primary Data January 2018

3.2.24. Grievance Redress Mechanism

Results from the survey show that when people have land disputes they seek redress from mostly local council committees (69.6%) as indicated in table 17 below. However, people who seek help from family members were more in Bulambuli (40.7%) than in Kween (15.6%). Other structures where people seek redress is clan elders/members (15.6% in Bulambuli and 17.4% in Kween); community elders/members (10.2% in Bulambuli and 13.8% in Kween) and police (4.2% in Bulambuli and 16.4% in Kween). In both districts the land boards at the various local council levels were less used for seeking redress for land disputes. Only 0.4% seek redress from the district land board; 0.7% from sub-county land board and 1.4% from parish land board.

TABLE 20: GRIEVANCE REDRESS MECHANISM SOUGHT BY RESPONDENTS

| Where redress is sought | Total(276) | Bulambuli(167) | Kween(109) |
|--------------------------|------------|----------------|------------|
| Local Council Committees | 69.6% | 71.3% | 67.0% |
| Family Members | 30.8% | 40.7% | 15.6% |
| Clan Leaders/Members | 16.3% | 15.6% | 17.4% |
| Community Elders/Members | 11.6% | 10.2% | 13.8% |
| Police | 9.1% | 4.2% | 16.5% |
| Parish land Board | 1.4% | 1.8% | .9% |
| Sub-county land Board | .7% | | 1.8% |
| District land Board | .4% | | .9% |

3.2.25. Sources and Uses of Energy

Table 18 below indicates that the different types of energy used by people in the household are kerosene, car battery, LPG, firewood, charcoal, engine, gen-set, solar system and manual. Kerosene is used mostly for lighting (81.2%) and less for cooking (0.4%), grinding (3.6%) and radio (0.4%). Most households use firewood for cooking (95.3%). Few people use charcoal for cooking (11.6%) and lighting (0.4%). Engine is used mainly for grinding/milling (71.7%) and for machinery (3.6%) and lighting (0.4%) but these were very few households. Solar system is used for many activities in the household but mostly for cell phone charging (72.5%). Other activities for which the solar system was used included; lighting (21.75), Radio (10.95) and TV (9.4%). Manual is used in few households mostly for equipment (18.8%), machinery (13.8%) and grinding (13%). Dry cell was used mostly for radio (59.4%). Gen-set is used by very few households for machinery (2.5%), cell phone charging (1.4%), grinding (1.1%), radio (0.4%) and TV (0.7%). The types of energy used by the least number of households were gen-set, car battery and LPG.

There were no major differences in the use of the various types of energy for the household activities between the two project districts.

TABLE 21: SOURCES OF ENERGY USED BY HOUSEHOLD FOR VARIOUS ACTIVITIES

| Activities | Lighting | Cooking | Grinding/milling | Radio | TV | Cell phone | Equipment | Machinery |
|-------------|----------|---------|------------------|-------|------|------------|-----------|-----------|
| Kerosene | 81.2% | .4% | 3.6% | .4% | | | | |
| Car Battery | | | | .7% | 1.1% | .4% | | |
| Dry cell | 2.5% | | .7% | 59.4% | | .7% | | |
| LPG | | | | | | 2.2% | | |

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| Activities | Lighting | Cooking | Grinding/milling | Radio | TV | Cell phone | Equipment | Machinery |
|------------------|----------|---------|------------------|-------|-------|------------|-----------|-----------|
| Firewood | | 95.3% | | | | | | |
| Charcoal | .4% | 11.6% | | | | | | |
| Engine | .4% | | 71.7% | | | | | 3.6% |
| Gen-set | | | 1.1% | .4% | .7% | 1.4% | | 2.5% |
| Solar system | 21.7% | | .4% | 10.9% | 9.4% | 72.5% | 1.1% | .4% |
| Manual | .7% | | 13.0% | .4% | | .4% | 18.8% | 13.8% |
| NA | | | 12.3% | 28.6% | 88.8% | 23.2% | 80.1% | 81.2% |
| Bulambuli | | | | | | | | |
| Kerosene | 77.2% | .6% | | .6% | | | | |
| Car Battery | | | | | 1.2% | | | |
| Dry cell | 3.6% | | | 50.3% | | | | |
| LPG | | | | | | 3.6% | | |
| Firewood | | 97.6% | | | | | | |
| Charcoal | .6% | 9.0% | | | | | | |
| Engine | .6% | | 93.4% | | | | | |
| Gen-set | | | .6% | | | 1.8% | | |
| Solar system | 24.6% | | | 13.2% | 7.8% | 73.1% | 1.2% | |
| Manual | 1.2% | | 1.2% | .6% | | | 8.4% | 4.2% |
| NA | | | 4.8% | 35.9% | 91.0% | 22.8% | 90.4% | 95.8% |
| Kween | | | | | | | | |
| Kerosene | 87.2% | | 9.2% | | | | | |
| Car Battery | | | | 1.8% | .9% | .9% | | |
| Dry cell | .9% | | 1.8% | 73.4% | | 1.8% | | |
| LPG | | | | | | | | |
| Firewood | | 91.7% | | | | | | |
| Charcoal | | 15.6% | | | | | | |
| Engine | | | 38.5% | | | | | 9.2% |
| Gen-set | | | 1.8% | .9% | 1.8% | .9% | | 6.4% |
| Solar system | 17.4% | | .9% | 7.3% | 11.9% | 71.6% | .9% | .9% |
| Manual | | | 31.2% | | | .9% | 34.9% | 28.4% |
| NA | | | 23.9% | 17.4% | 85.3% | 23.9% | 64.2% | 58.7% |

Source: Primary Data January 2018

3.2.26. Land ownership and usage

Table 19 below shows that most people in the study districts own between less than 1 – 2 acres of land (37.7%) own less than 1 acres and (30.1% had between 1 -2 acres). There are few people who own between 2 – 10 or more acres. Those who own land between 2 - 5 acres are 12.3% while those with 5 – 10 acres are 11.4%. However, there are marked differences when figures for the two districts are compared. Bulambuli had more people who owned less than 1 acre (45.5%) than Kween (25.7%). More people in Kween had land between 2 – 5

acres (20.2%) and, 10 and more acres (18.3%) than in Bulambuli where those who own 2 – 5 acres were 7.2% and those who had 10 and more acres were 6.6%.

The major land tenure systems in the districts visited is customary (40.2%), free hold (29.7%), kibanja (21.0%) and leasehold (8.3%). Other types of land tenure systems constituted 0.7%). Major differences in land tenure systems between districts were for customary (53.2% in Kween and 31.7%) and kibaja (25.7% in Bulambuli and (13.8%) in Kween.

In both districts a big proportion of land is under crop growing (70.3%). However, more land is used for crop growing (90.8%) in Kween than in Bulambuli (56.9%). In Bulambuli, more land was used for providing residential housing facilities (25.7%) than in Kween where only 6.4% is used for this purpose. Land is least used for livestock farming (3.0% in Bulambuli and 0.9% in Keen), fish farming (0.9% in Kween and none in Bulambuli) and other commercial purposes (1.8% in Bulambuli and 0.9% in Kween).

TABLE 22: LAND OWNERSHIP AND USAGE

| | | Total | Bulambuli | Kween |
|--------------------------|--|-------|-----------|-------|
| Land owned | Less than one acre | 37.7% | 45.5% | 25.7% |
| | Between 1 and 2 acres | 30.1% | 29.3% | 31.2% |
| | Between 2 and 5 acres | 12.3% | 7.2% | 20.2% |
| | Between 5 and 10 acres | 8.7% | 11.4% | 4.6% |
| | Ten and more acres | 11.2% | 6.6% | 18.3% |
| Major land tenure system | Customary | 40.2% | 31.7% | 53.2% |
| | Free hold tenure | 29.7% | 33.5% | 23.9% |
| | Leasehold | 8.3% | 9.0% | 7.3% |
| | Kibanja | 21.0% | 25.7% | 13.8% |
| | Other (specify) | .7% | .0% | 1.8% |
| Purpose put to land | Crop growing | 70.3% | 56.9% | 90.8% |
| | Livestock keeping | 2.2% | 3.0% | .9% |
| | Fish farming | .4% | .0% | .9% |
| | Residential purpose | 25.7% | 38.3% | 6.4% |
| | Other commercial purpose (e.g. built rental buildings, rented out) | 1.4% | 1.8% | .9% |

Sources: Primary Data January 2018

3.2.27. Source of food

As presented in figure 16 below it was found out that there were three sources of food for people in the study districts; grown on this parcel, buy from the market or grown elsewhere. The main source of food for people was the parcel on which they lived (50.4%), followed by

buying from the market (34.1%) and growing elsewhere was for only 15.6% of the people. In Bulambuli a considerable number of people (22.2%) grew their food elsewhere, compared to 5.5% in Kween.

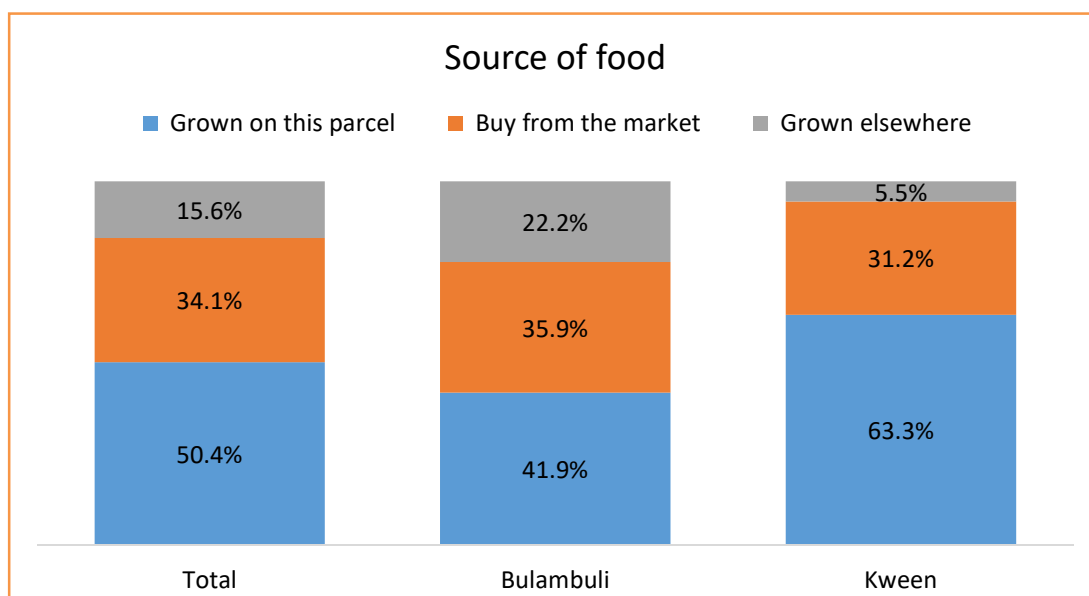


FIGURE 15: SOURCES OF FOOD FOR HOUSEHOLDS

3.2.28. Where produce is usually sold

Figure 17 below present’s information on where farm produce is sold. In both districts most people sold produce in the local market (72.8%). There are more people in Bulambuli (29.3%) who did not sell produce at all than in Kween where these were 7.3%. Very few people sold produce far away markets including outside their districts.

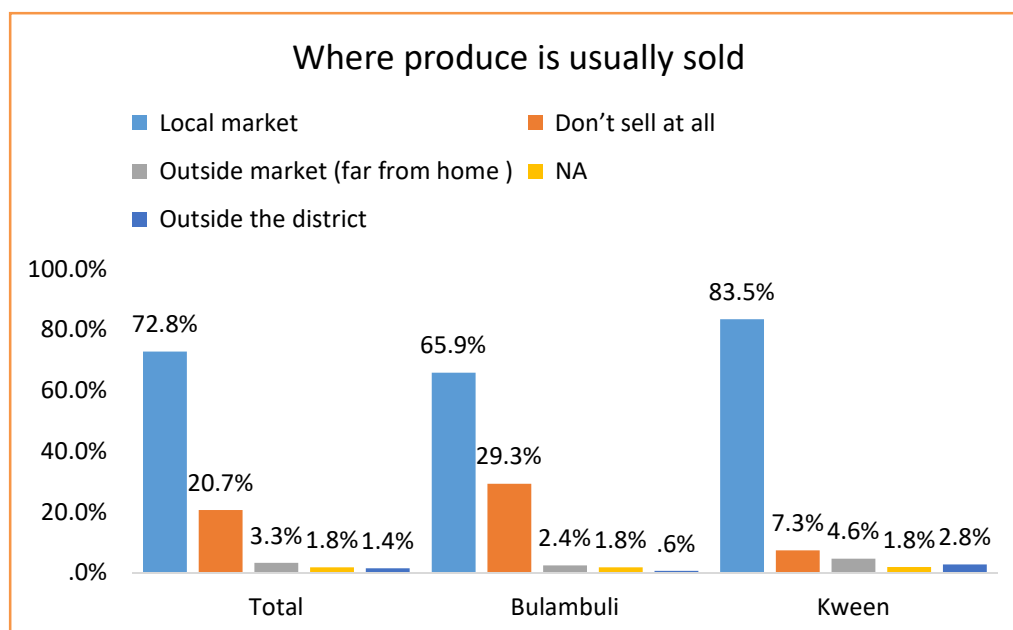


FIGURE 16: MARKET FOR FOOD ITEMS

3.2.29. Problems experienced in production activities

Various problems were experienced by farmers in the districts visited as indicated in table 20 below, ranging from drought/lack of water, poor technology, poor post-harvest handling, lack of markets, lack of good access to markets, lack of sufficient land, worms and pests, lack of credit and lack of tools like hoes. The major problem experienced by almost all people was drought and/or lack of water (94.9%) followed by poor technology (25%) and poor post-harvest handling (19.6%). However, some problems are more severe in specific districts. Lack of markets, poor harvest handling and lack of sufficient land are more experienced in Kween than in Bulambuli. The problem of worms and pests was graver in Bulambuli (18.6%) than in Kween (2.8%).

TABLE 23: PROBLEMS EXPERIENCED IN PRODUCTION ACTIVITIES

| | Total(276) | Bulambuli(167) | Kween(109) |
|---------------------------------|------------|----------------|------------|
| Drought/water | 94.9% | 98.8% | 89.0% |
| Poor technology | 25.7% | 24.6% | 27.5% |
| Poor post-harvest handling | 19.6% | 15.6% | 25.7% |
| Lack of markets | 16.3% | 7.8% | 29.4% |
| Lack of good access to markets. | 13.8% | 6.6% | 24.8% |
| Lack of sufficient land | 12.7% | 8.4% | 19.3% |
| Worms and Pests | 12.3% | 18.6% | 2.8% |

| | Total(276) | Bulambuli(167) | Kween(109) |
|--------------------------|------------|----------------|------------|
| Lack of credit | 9.1% | 6.6% | 12.8% |
| Lack of tools, like hoes | 6.5% | 6.0% | 7.3% |
| Other (specify) | 1.4% | .6% | 2.8% |

3.2.30. Animals kept

The majority of the people kept birds poultry (85.5%) followed by goats (62.9%) and cows (45.2%). There were few people who kept piggery and ducks in Bulambuli, and none was found in Kween. See figure 18 below.

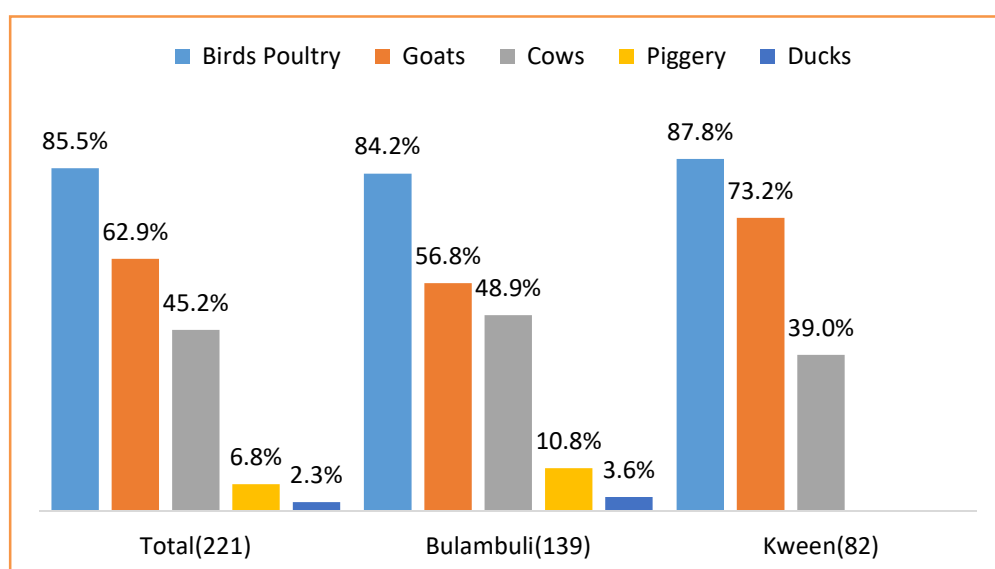


FIGURE 17: ANIMALS KEPT IN THE PROJECT AREA

3.2.31. Where live stock is grazed

It was found out that livestock is grazed on different types of land; private owned land, public land, customary land, private borrowed land and hired land. The majority of people grazed animals on private own land (37.6%). Those who grazed on public land (28.1%) and customary land (27.15) were nearly equal in proportion. The least used mode was hired land (1.4% in Bulambuli and 1.2%in Kween).

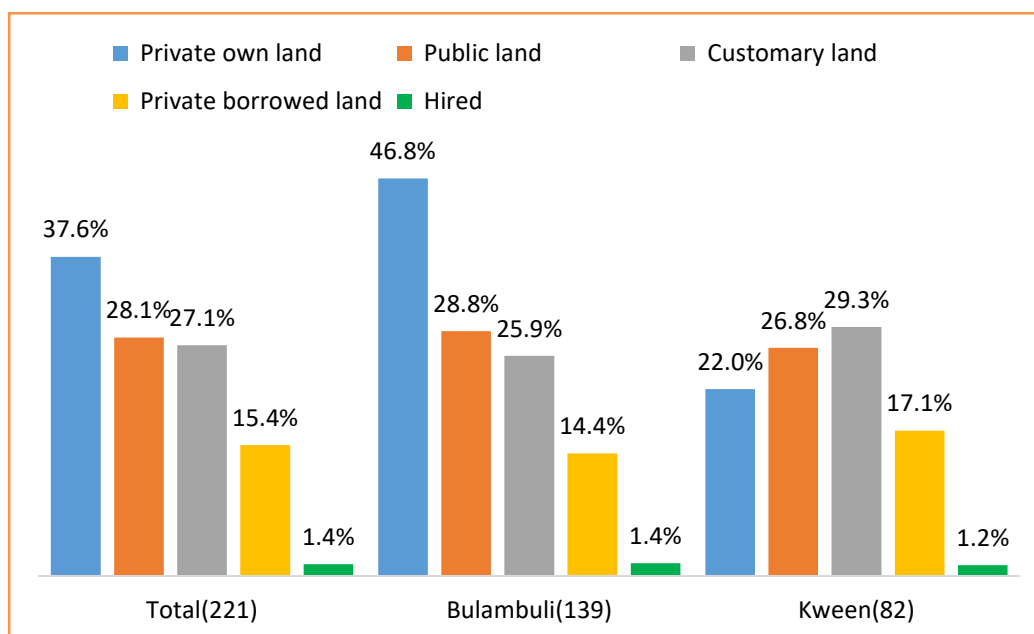


FIGURE 18: WHERE LIVESTOCK IS GRAZED

3.2.32. Problems experienced in livestock rearing

The problems people experienced in livestock rearing are indicated in figure 20 below as; animal disease, inadequate/lack of pasture land, expensive drugs, inadequate/lack of water, cattle theft and no help from government. Animal disease was the greatest problem experienced in livestock rearing (71.9%). Inadequate/lack of pasture (36.2%) and expensive drugs (36.2%) were also big problems. Inadequate water/lack of water was experienced by 33% and therefore a critical issue in livestock rearing in the project districts. There were no major variations between the two districts in the problems experienced, with exception of the complaint of no help from government (4.3% in Bulambuli and 20.7% in Kween) and inadequate/lack of pasture (42.4% in Bulambuli and 25.6% in Kween).

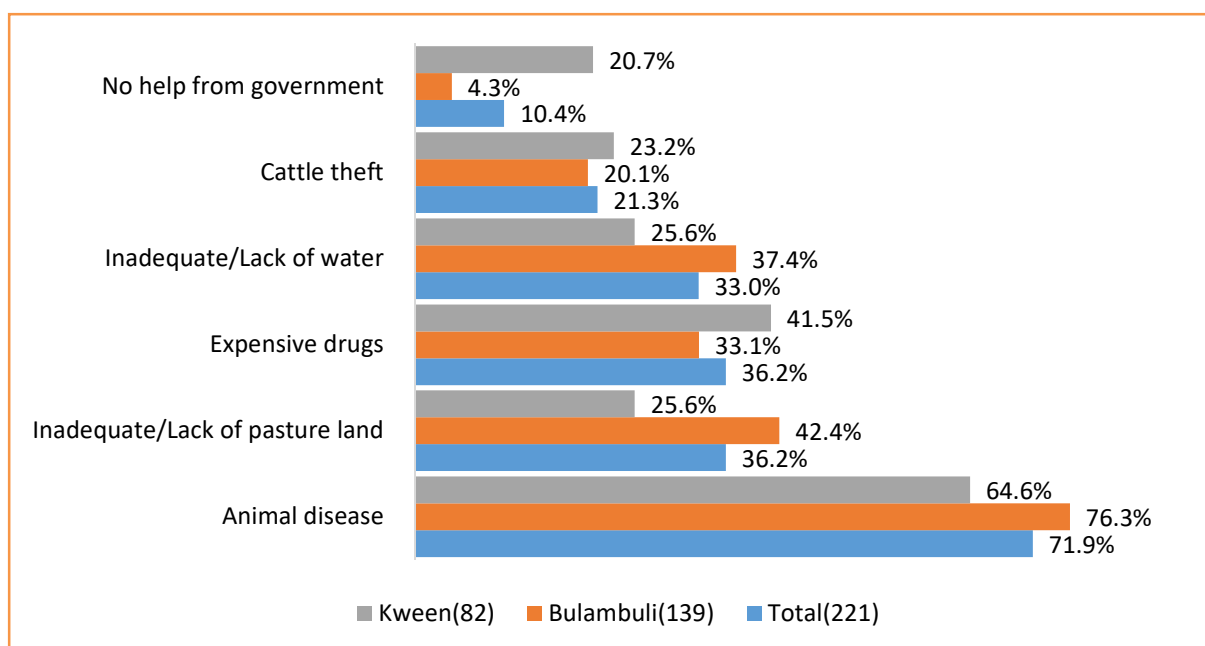


FIGURE 19: PROBLEMS EXPERIENCED IN LIVESTOCK KEEPING

3.2.33. Asset ownership and other equipment

Table 21 below presents information on assets and other equipment owned by the households in the districts visited. Most of the households visited had a house (87.3%) while 20.7% had another building. The mobile phone was another asset owned by most people (77.5%), followed by radio (62.0%), bicycle (30.4%), TV (10.9%), boda boda (5.4%) and other transport equipment (3.3%). The most commonly owned asset under the category of livestock/poultry was chicken (65.9%) followed by goats (44.6%) and cows (36.2%). Other assets included ducks (12.7%), bulls (9.4%), pigs (6.2%), oxen (5.8%), turkeys (1.8%) and donkeys (1.4%). Another category of assets owned considered in the study constituted land, agricultural tools and equipment. Land was owned by the majority of the people in both districts (95.8% in Bulambuli and 80.7% in Kween). Among the agricultural tools and equipment, the hoe (94.2%) and panga (92.0%) were the mostly owned tools. The least owned assets were ploughs (13.0%), wheel barrows (9.1%) and transport equipment for enterprise (0.4%).

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

TABLE 24: ASSETS AND OTHER EQUIPMENT OWNED BY HOUSEHOLDS

| | | Total | Bulambuli | Kween |
|--|--|-------|-----------|-------|
| Household assets | House | 87.3% | 94.6% | 76.1% |
| | Other Building | 20.7% | 18.0% | 24.8% |
| | TV | 10.9% | 12.6% | 8.3% |
| | Radio | 62.0% | 58.7% | 67.0% |
| | Bicycle | 30.4% | 34.1% | 24.8% |
| | Mobile phone | 77.5% | 74.3% | 82.6% |
| | Boda boda/motorcycle | 5.4% | 6.0% | 4.6% |
| | Other transport equipment (specify) | 3.3% | 3.6% | 2.8% |
| Livestock/Poultry | Cows | 36.2% | 40.7% | 29.4% |
| | Bulls | 9.4% | 10.8% | 7.3% |
| | Oxen | 5.8% | 3.0% | 10.1% |
| | Pigs | 6.2% | 7.8% | 3.7% |
| | Goats | 44.6% | 43.7% | 45.9% |
| | Donkeys | 1.4% | .0% | 3.7% |
| | Chicken | 65.9% | 68.9% | 61.5% |
| | Turkeys | 1.8% | 3.0% | .0% |
| | Ducks | 12.7% | 15.0% | 9.2% |
| | Other Livestock/Poultry (specify) | 20.3% | 17.4% | 24.8% |
| Land, Agricultural Tools and Equipment | Land | 89.9% | 95.8% | 80.7% |
| | Hoes | 94.2% | 96.4% | 90.8% |
| | Ploughs | 13.0% | 12.6% | 13.8% |
| | Pangs | 92.0% | 94.0% | 89.0% |
| | Wheel barrows | 9.1% | 9.0% | 9.2% |
| | Other agricultural equipment (specify) | 8.3% | 11.4% | 3.7% |
| | Transport equipment for enterprise (specify) | .4% | .6% | .0% |

3.2.34. Main items spent on in the household

Asked on what items they spend their money most, results from the survey show that households mainly spend money on food items (48.4%), education (24.2%), health (214.3%) and household items (10.3%). Airtime was one of the items ranked last. See table 22 below.

TABLE 25: MAIN ITEMS SPENT ON IN THE HOUSEHOLD

| | Total | | | | |
|-------------------|--------|--------|--------|--------|--------|
| | Rank 1 | Rank 2 | Rank 3 | Rank 4 | Rank 5 |
| Food item | 48.4% | 18.7% | 12.1% | 7.4% | 7.3% |
| Household items | 10.3% | 24.2% | 13.9% | 18.8% | 17.9% |
| Educational items | 24.2% | 19.8% | 16.5% | 13.7% | 6.5% |
| Clothing | .4% | 11.0% | 26.4% | 23.6% | 15.3% |
| Medical items | 14.3% | 21.6% | 24.9% | 20.3% | 8.4% |
| Transport | .4% | 1.1% | 1.8% | 7.4% | 9.9% |
| Water | .4% | .4% | .4% | .7% | 1.9% |
| Airtime | .7% | 2.9% | 3.3% | 7.0% | 26.0% |

| | Total | | | | |
|-----------|--------|--------|--------|--------|--------|
| | Rank 1 | Rank 2 | Rank 3 | Rank 4 | Rank 5 |
| Foot ware | .4% | .4% | .7% | 1.1% | 6.5% |

3.2.35. Standard of living comparison within/among households

Households in the project area visited were asked to rank themselves according to; rich, average, poor and very poor. Results as indicated in figure 21 below show that in total, most households feel within the category of the poor (44.6%) followed by those that were average (42.8%). Households that belonged to the very poor (10.1%) and rich (2.5%) were few.

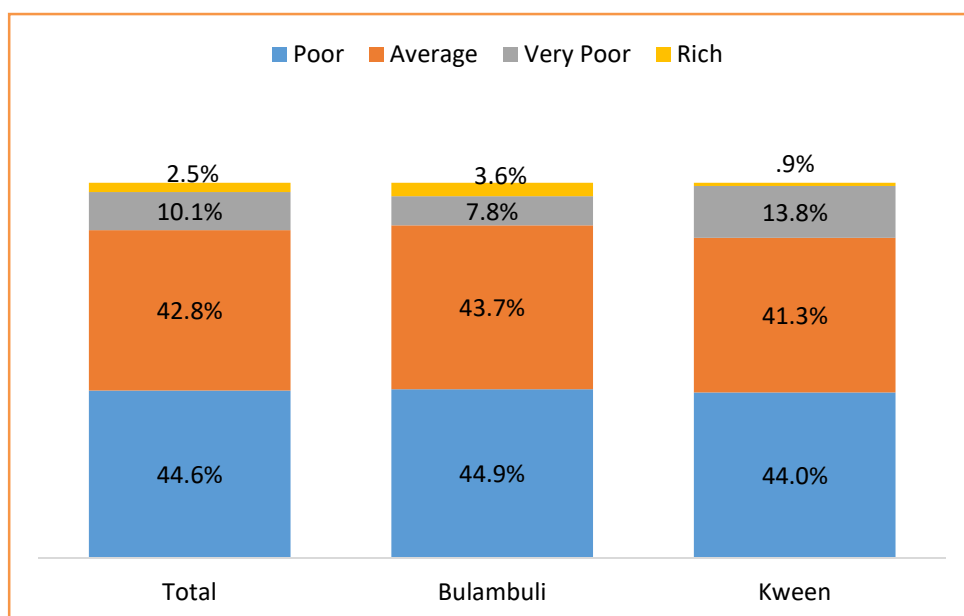


FIGURE 20: COMPARISON OF STANDARDS OF LIVING

3.2.36. Vulnerability

Survey results shows that physical disability was the main form of disability in Bulambuli (70.6%) and Kween (77.8%). Blind people were more (17.6%) in Bulambuli compared to those (11.1%) in Kween but Kween had more people with hearing impairments than those in Bulambuli (5.9%). People with a mental disability were (11.8%) while there was none in Kween. See figure 22 below.

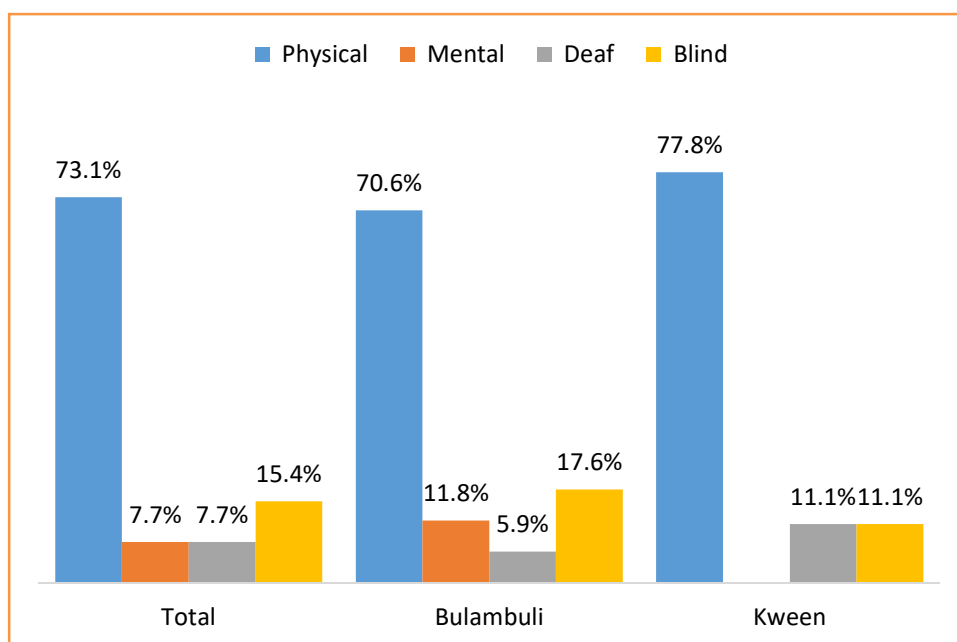


FIGURE 21: VULNERABILITY WITHIN PROJECT AREA

3.2.37. Type of other Vulnerable People

Further analysis on vulnerability of the people in the project area shows that the very old constituted the majority (41.1%) followed by the widowed (27.6%), chronically ill (24.1%), disabled and very poor with an equal proportion (17.2%) and the displaced as the least (13.8%). In Bulambuli, the very old are the majority of the vulnerable people (68.8%) while in Kween, the most vulnerable groups included the very poor (30.8%) and widowed (30.8%). See figure 23 below.

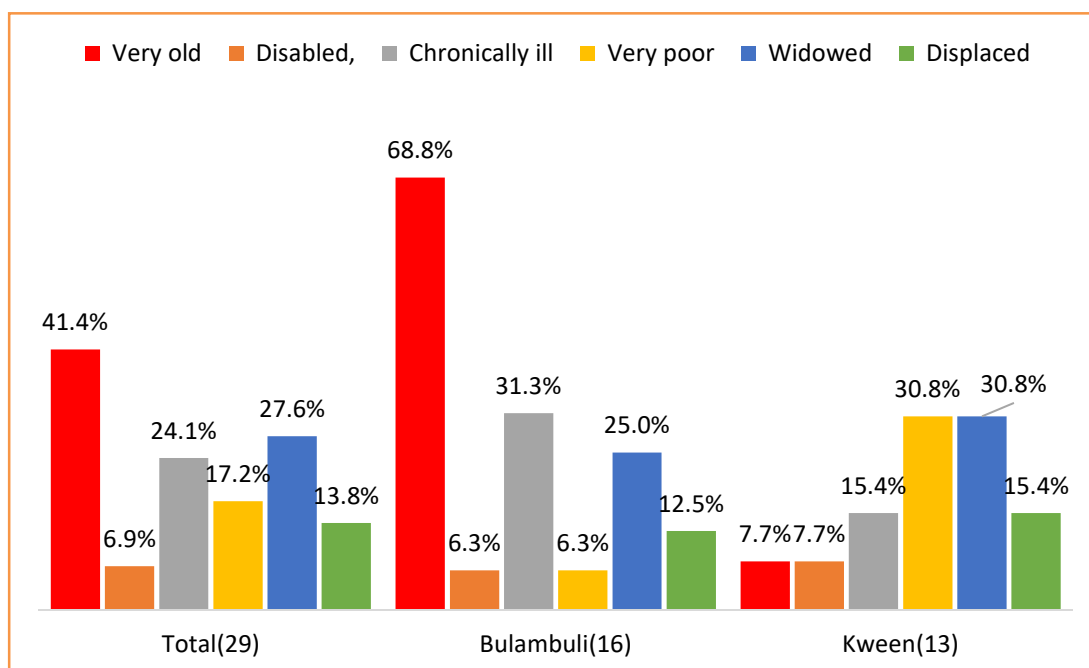


FIGURE 22: TYPES OF VULNERABILITY

3.2.38. Assistance to Vulnerable PAPs

Specific vulnerable groups such as Female headed households; Children headed households; HIV/AIDS infected People/ Disabled; Elderly; Youth and orphans will require assistance based on need and level of vulnerability.

However, results from the census survey show that the prominent form of vulnerability among the PAPs is old age and female household heads. In Uganda, people are considered old after attaining the age of 65 years. Among the heads of PAHs interviewed there are 27 heads of PAHs (6%) aged 65 years and above. Additionally, 79 heads of PAHs (17%) are female. In addition, the two households that may need to be relocated can be considered vulnerable because they are very poor. It means, 108 households are categorized as vulnerable group in the Project.

It is, therefore, recommended that during RAP implementation, the 108 PAHs be given extra assistance during the compensation process by:

- Giving them priority to be served first and
- Assistance in opening bank accounts by providing them with transport.
- Priority registration for employment on the Project's works;

- Land preparation where possible; and
- Credit facilities where possible.

Apart from the above assistance, the project should look into some ways of supporting group based on the nature of the vulnerability.

4. MEASURES FOR COMPENSATION AND ASSISTANCE

4.1. Eligibility Criteria

A Project Affected Persons (PAP) is one who, as consequence of the project, sustains losses as a result of impact on 1) land, 2) structure, 3) immovable asset and/ or d) livelihood/ incomes. Through the detailed census and assets/ land surveys, those PAPs were identified.

During the construction of the Project, people will emerge who suffer damage to their property caused by construction works such as damage to cultivated fields, trees and infrastructure such as graves, fences, etc. According to WB OP4.12 and JICA Guidelines, a customary land owner who does not have a certificate on the rights to their occupying lands can be treated as same as those who have legal rights.

4.2. Contents of compensation

4.2.1. Principle of Replacement Cost

All compensation for land and non-land assets owned by households/shop owners who meet the cut-off-date will be based on the principle of replacement cost. Replacement cost is the amount calculated before displacement which is needed to replace an affected asset without depreciation and without deduction for taxes and/or costs of transaction as follows:

Productive Land (agricultural, aquaculture, garden and forest) based on actual current market prices that reflect recent land sales in the area, and in the absence of such recent sales, based on recent sales in comparable locations with comparable attributes, fees and taxes or in the absence of such sales, based on productive value;

Residential land based on actual current market prices that reflect recent land sales, and in the absence of such recent land sales, based on prices of recent sales in comparable locations with comparable attributes; fees and taxes.

Existing local government regulations for compensation calculations for building, crops and trees will be used where ever available.

- Houses and other related structures based on actual current market prices of affected materials;

- Annual crops equivalent to current market value of crops at the time of compensation; For perennial crops, cash compensation at replacement cost that should be in line with local government regulations, if available, is equivalent to current market value given the type and age at the time of compensation.

For timber trees, cash compensation at replacement cost that should be in line with local government regulations, if available, will be equivalent to current market value for each type, age and relevant productive value at the time of compensation based on the diameter at breast height of each tree.

4.2.2. Disturbance Allowance

Section 77(2) of the revised edition (2000) of the Land Act 1998 provides for a disturbance allowance on top of the computed compensation amount as shown below:

- 30% of compensation amount if quit notice is given within 6 months.
- 15% of compensation amount if quit notice is given more than 6 months.

Therefore all PAPs have been added a disturbance allowance of 15% of the total compensation amount because they will be given a six months' notice to vacate the area before construction starts.

In the project, while resettlement is not required, land acquisition or relocation of structures are required. Based on the meetings with MAAIF and relevant authorities, the basic compensation measures were decided. In addition, as described in chapter 10, Stakeholder Meeting,” the contents on the compensation measures were presented to stakeholders at 2nd Stakeholder meetings, and it was basically accepted by the participants. The detailed contents are mentioned below;

4.2.3. Land loss

In the Project, the affected area is defined two (2) categories, such as “agricultural” and “residential land.” Whether the PAPs have legal rights or not compensation for affected land will be provided.

Preference should be given to land-based resettlement strategies for displaced persons whose livelihoods are land-based. These strategies may include resettlement on public land, or on private land acquired or purchased for resettlement. Whenever replacement land is offered,

resettlers are provided with land for which a combination of productive potential, locational advantages, and other factors is at least equivalent to the advantages of the land taken. If land is not the preferred option of the displaced persons, the provision of land would adversely affect the sustainability of a park or protected area, or sufficient land is not available at a reasonable price, non-land-based options built around opportunities for employment or self-employment should be provided in addition to cash compensation for land and other assets lost. The lack of adequate land should be demonstrated and documented.

Payment of cash compensation for lost assets may be appropriate where (a) livelihoods are land-based but the land taken for the project is a small fraction (e.g. less than 20% of productive area) of the affected asset and the residual is economically viable; (b) active markets for land, housing, and labor exist, displaced persons use such markets, and there is sufficient supply of land and housing; or (c) livelihoods are not land-based. Cash compensation levels should be sufficient to replace the lost land and other assets at full replacement cost in local markets.

In the Atari Irrigation Scheme land that will be lost is the land on which the irrigation infrastructure such as: (Dyke, Main Canal, Primary Canals, Secondary Canals and access roads) will be constructed. This involves strips of land from the already mapped land in the scheme; therefore PAPs are not losing entire land.

4.2.4. Loss of Assets or Access to Assets

Loss of land and/or property if any activity will acquire land as the land in question will be under use of some sort, communally, or individually. This may cause loss of rights to pieces of land, and/or un-exhausted improvements on the land i.e. built structures and crops.

Loss of land: mainly residential land or commercial land. Because rural subsistence agriculture and livestock keeping are widely practiced, therefore, affected land could also be agricultural land or grazing ground. Land could belong to private individuals, local institutions, or community/ public land. The land could either be grown with crops, or built with structures or open land used for recreation or not developed/used. Ownership could mainly be under either statutory rights of occupancy or customary rights of occupancy and the affected people will lose these land rights (owner; lease holder; informal user of the land).

Loss of house structures: the built structures could be residential houses /dwelling, residential and commercial houses, house annexed structures (e.g. kitchens, boundary wall / live fences, pit latrines, house foundations, stores, cottage industries, livestock pens/sheds etc.) or commercial structures (shop, stall); or house supply structures: water source/supply (well, pump, water line), electricity supply (underground, overhead etc.). Loss of buildings and structures will affect (owner; tenant; informal user of the structure) individual, institution or community.

4.2.5. Crop loss

Compensation for perennial crop loss will be paid to the all PAPs, regardless of legal rights on the land cultivated. Compensation for perennial crops shall be determined in accordance with district compensation rates established by respective District land Board.

The field observations revealed that there are seasonal and or annual crops in and around the priority project affected area. These crops include rice, maize, beans, millet and groundnuts. These crops are not permanent; Ugandan laws do not consider such crops to be compensated. Compensation for annual and seasonal crops shall be calculated based on the average yield recorded in the impacted area for the last five years and the current local market prices for different crops grown on the farmers' land. The owners of the crops should be allowed to harvest their produce before the implementation of the project within the time limit granted. The compensation will start and end as per the project plan.

4.2.6. Tree loss

Trees have recognized local market values, depending upon the species and age. Compensation for trees is calculated based on the growth stage of the tree, using the local current price per m . Subsistence trees (predominantly mango) are to be compensated on a combined replacement market/subsistence value. Trees are classified into three categories: small (saplings), medium (mature trees), and large (for poles).

For trees that have already started giving yields, compensation is to be calculated considering the annual production of each tree, multiplied by the current local market price and the total number of plants, as well as including the costs for the development of the perennial trees.

If households are resettled, they will be compensated for the commercial/food value of the trees they leave behind. Owners will be allowed to take the plantation of trees within the time limit granted according to the proclamation and those that cannot be moved will be compensated.

4.2.7. Special attention for vulnerable people

Affected households that are particularly vulnerable to Project implementation will be identified through socio-economic surveys of the affected population, and in consultation with the implementing agency. Specific vulnerable groups such as Female headed households; Children headed households; HIV/AIDS infected People/ Disabled; Elderly; Youth and orphans will require assistance based on need and level of vulnerability. However, in addition to other compensation and rehabilitation measures, these households will be supported through the following measures:

- priority registration for employment on the Project's works;
- advice regarding Project impacts,
- compensation alternatives and risks, and
- resettlement options, including advice on alternative subsistence and livelihood strategies as offered by the Project;
- skills/training enhancement;
- land preparation where possible; and
- credit facilities where possible.

Apart from the above assistance, the project should look into some ways of supporting group based on the nature of the vulnerability.

4.2.8. Temporary land loss

4.2.8.1. Damage Caused during construction work

Reconstruction activities may also cause temporary or permanent damage to land and assets that cannot be identified or quantified during RAP preparation. An example might be construction workers trampling crops or vegetables while accessing particular construction sites. Thus, wherever possible, the construction team/contractor will repair the damage to the satisfaction of the affected person. Affected persons with a claim should be required to

complete a compensation claim form and submit it to the construction team/contractor. The construction team/contractor will then negotiate the required compensation measures, which may include repairing the damage or payment of compensation in cash or kind. Payment of compensation should be effected within one month of submission of the claim form. It will be the responsibility of the implementing agency that contractor cater for any damage and have necessary policies to demonstrate this. The cost of damage caused by the contractor will be borne by the contractor not the implementing agency.

4.2.8.2. Residential Buildings, Structures and Fixtures

All affected structures will be valued and compensated in the form of cash equal to cost of building a new structure equivalent to replacement of lost asset. Valuation will be conducted by a registered valuer-either government employee or private contractor. PAPs will have the option of reconstructing their new structures on alternative land either in the vicinity or away from the site as per their individual preferences.

Compensation will be paid for structures such as houses, latrines, fences and any other affected assets. Current market prices or replacement cost, whichever is higher, for construction materials will be determined. The registered valuer will survey the prices for the calculation of compensation from the current local market or replacement cost, whichever is higher, for the construction materials and labour.

4.2.8.3. Loss of Temporary structure

Loss of temporary structure (e.g. temporal commercial structure, latrines, fence, etc.), Will be compensated by cash at government rates and disturbance allowance, equal to inflation for increase in cost of construction materials (equal to replacement cost). Building materials maybe salvaged from old housing (transport at their own cost). For those moving to a new settlement, or on-adjacent land, transport assistance to move households or business goods will be provided. Building materials maybe salvaged from old housing (transport at their own cost).

4.2.9. Cut-off date

The cut-off-date of eligibility refers to the date prior to which the occupation or use of the project area makes residents/users of the same eligible to be categorized as PAPs and be eligible to Project entitlements. In the Project, Cut-off date was the beginning date of the final

confirmation of acquired land and assets survey (on 20th January 2018). This date was disclosed to each affected persons by the consultants who were carrying out property and land surveys plus and also was the commencement of the socio-economic and census survey. The establishment of the eligibility cut-off date was intended to prevent the influx of ineligible non-residents who might take advantage of Project entitlements.

Property inventories with other relevant socio-economic surveys, and fixing a cut-off-date after proper consultation and an announcement, are instrumental to avoid unnecessary and sometimes fraudulent claims for compensation. After the property inspection and survey exercise was completed, no further claims will be accepted. Stakeholders were informed that the date when the property census and socio-economic survey commenced was the official cut-off date and this was 20th January 2018, which is the cut-off date for this RAP.

4.2.10. Livelihood Restoration Measures

The nature of displacement is such that at times cash compensation and other short-term mitigation measures may not be effective to ensure that affected persons get back to their original status or better in terms of their earnings and productivity. Therefore, the designing an income and livelihood restoration plan is essential.

4.2.10.1. Background to the Detailed LIRP

Livelihoods restoration encapsulates specific measures necessary to mitigate any harmful or negative impacts the Project may have on people's economic assets or activities.

The specific objectives of the Livelihood Programmes are to:

- Provide Training in agriculture
- Support Resettlement-Affected People, Households, and Communities in overcoming the disruption generated by displacement and promote the establishment of inclusive and sustainable community livelihood systems.
- Improve the quality of life of resettled families by building their capacity in the management, operation, and maintenance of new replacement assets (housing and infrastructure), replacement lands, and cash compensation.
- Meet the compensation commitments – and support the effective management of compensation commitments – as negotiated with physically and Economically Displaced Households, such that they receive compensation and other

displacement-related assistance in a manner that enables them to create new income sources.

- Provide technical assistance and support the development of technical and vocational capacity such that displaced households can improve their livelihoods through an increased capacity to engage in production, trade, and employment.
- Help ensure that displaced households can equally access and benefit from other community, district, and regional development programmes and initiatives (i.e. Government programmes, community development activities, etc.).

4.2.10.2. Livelihood Needs Assessment

The assessment of needs on a household basis will be done based on baseline data gathered from the following sources:

- Consultation with government, households and key persons
- Asset Survey (Structure, Farm, and Crops)
- Socio-economic survey
- Field visits with extensive consultations

Follow up surveys and in-depth interviews during field visits will lead questions to be asked regarding alternative land sizes and locations, and related questions regarding skills and other assets. Also, information will be gathered on preferences for programs, training opportunities, and community development initiatives. The data collected will be assessment for each household's requirement regarding livelihood and income restoration programs.

4.3. Entitlement Matrix

Entitlement matrix is a major integrated part of any resettlement plan. It describes compensation for loss of properties and related assistance for each category of PAPs. The entitlement matrix for PAPs is presented in table below.

TABLE 26: ENTITLEMENT MATRIX

| Asset Acquired | Type of Impact | Entitled Persons | Compensation Entitlement | Other Entitlement Measures for Vulnerable Groups and Families |
|-------------------|--|--|--|---|
| Agricultural land | No displacement: When the remaining land after acquisition is economically viable. | Farmer/ Land owner (Customary, Freehold) | Cash compensation for affected land by full replacement cost. | - |
| | | Tenant/ Leaseholder (Leasehold) | Cash compensation for the harvest of affected land equivalent to the average market value over three years or the compensation rates as established by the District Land Boards in collaboration with the Chief Government Valuer whichever is the higher. | - |
| | Displacement: When more than 20% of land owned is acquired by the Project, or when less than 20% of land owned is remained after acquisition but the land is not economically viable. | Farmer/ Land owner (Customary, Freehold) | Alternative land where feasible, or cash compensation for the entire land owned, according to PAPs choice. Alternative land will be in terms a new parcel of land of equivalent size and productivity which a secure tenure status without encumbrances at an available location which is acceptable by PAPs. Relocation assistance including costs of shifting, and Assistance for re-establishing perennial crops including economic trees up to a maximum of 12 months, while short-term crops mature. | For households who will lose all their land, or for those who cannot continue current activities on remaining land: Cash compensation based on government rates (equivalent to replacement value), or replacement land of similar size, quality and tenure, or assistance from the Project to identify new site. Security of tenure: Where land for land options are chosen by households, similar tenure will be provided. Relocation assistance in cash or services on a case-by-case basis |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| Asset Acquired | Type of Impact | Entitled Persons | Compensation Entitlement | Other Entitlement Measures for Vulnerable Groups and Families |
|------------------|---|----------------------------------|--|---|
| | | | | as is sought. |
| | | Tenant/ Leaseholder (Leasehold) | Cash compensation equivalent to the average market value over three years for the mature and harvested crops at the compensation rates as established by the District Land Boards in collaboration with the Chief Government Valuer which is the highest, or market value for the remaining period of the tenancy/ lease agreement. Relocation assistance is including costs of shifting + Allowance for re-establishing perennial crops including economic trees up to a maximum of 12 months, while short-term crops mature. Regarding PAPs who leased lands within Buffer Zone, MAAIF or PACC members will support to find out other land outside of Buffer Zone for renting to PAPs who currently renting land in Buffer Zone. | - |
| Residential land | No displacement: Land used for residence partially affected, limited loss and remaining land remains viable for present use. | Land owner (Customary, Freehold) | Cash compensation for affected land. | |
| | | Rental/ Lease holder (Leasehold) | Cash compensation equivalent to 10% of lease/ rental fee for the remaining period of rental lease agreement. | |
| | Displacement: Premise used residence severely affected remaining area not sufficient for continued use or becomes smaller than minimally acceptable under the Town and Country Planning Act. | Land owner (Customary, Freehold) | Alternative land where feasible or, cash compensation for entire land owned, according to PAPs choice. Alternative land will be minimum plot of acceptable size under the Town and Country Planning Act whichever is larger in the community or a nearby resettlement area with adequate physical and social infrastructure systems as well as a secure tenure status without encumbrances at an available location which is acceptable by the PAPs. | |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| Asset Acquired | Type of Impact | Entitled Persons | Compensation Entitlement | Other Entitlement Measures for Vulnerable Groups and Families |
|----------------|---|----------------------------------|--|--|
| | | | Relocation assistance including costs of shifting + Allowance | |
| | | Rental/ Lease holder (Leasehold) | Cash compensation for affected assets (verifiable improvements to the property by the tenant-e.g., fence). Disturbance compensation to the tenant equivalent to two month's rental costs. | |
| | Displacement: Entire structure affected or partially affected but remaining structure not suitable for continued use | Land owner (Customary, Freehold) | Cash compensation for entire structure, and other fixed assets without depreciation, or alternative structure equivalent or better size and quality in an available location which is acceptable to PAPs. Right to salvage materials without deduction from compensation. Relocation assistance including costs of shifting + Allowance. Rehabilitation assistance if required. | Construction of replacement permanent structure. For those moving a new settlement, or non-adjacent land, transport and labor assistance to move households or business goods. For those moving to adjacent land, labor to move household of business goods, determined on a case by case basis. Building materials maybe salvaged from old housing (transport their own cost). |
| | | Rental/ Lease holder (Leasehold) | Cash compensation for affected assets (variable improvements to the property by the tenant-e.g., fence) Relocation assistance including costs of shifting + Allowance equivalent to four months rental costs. Assistance to help find alternative rental arrangements Rehabilitation assistance if required. | Cash for fixed assets (if any, based on approved district rates). Assistance to find alternative rental property (business or residence). Arrangement formal lease with similar conditions to previous lease, and provide formal tenancy agreement. |
| Temporary | Loss of temporary structure (e.g., | Land owner (Customary, | Cash compensation at government rates, | Construction of replacement |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| Asset Acquired | Type of Impact | Entitled Persons | Compensation Entitlement | Other Entitlement Measures for Vulnerable Groups and Families |
|-------------------------|--|---|---|---|
| structure | agricultural structure, latrines, fence, etc.) | Freehold) Rental/ Lease holder (Leasehold) Squatter/ Informal dwellers ³ | Disturbance allowance, and Top up equal to inflation for increase in cost of construction materials (equal to replacement cost). Assistance in the procurement of construction materials. Building materials maybe salvaged from old housing (transport at their own cost). For those moving to a new settlement, or non-adjacent land, transport assistance to move households or business goods. | structure. For those moving to a new settlement, or non-adjacent land, transport and labor assistance to move households or business goods. Building materials maybe salvaged from old housing (transport at their own cost). |
| Perennial crops | Loss of perennial crops affected by land acquisition or temporary acquisition or easement | PAPs (where land owner, tenant or squatter) | Cash compensation for perennial crops at district rates (full replacement cost). Transitional allowance of 5% of value of crops per household which loses perennial crops to cover for income loss. | - |
| Annual (seasonal) crops | Loss of seasonal crops affected by land acquisition or temporary acquisition or easement | PAPs (whether land owner, tenant or squatter) | Cash compensation. Prompt announcement of construction schedule not to cultivate annual crops. | - |
| Economic trees | Tree lost | Land owner | Cash compensation based on type, age, and productive value of affected trees. 10% premium of amount of cash compensation. | |
| Temporary Acquisition | Short term land acquisition for renting during construction. And if there are crops and trees in the renting lands, the contractor will negotiate with owners about the amount of compensation. | PAPs (whether land owner, tenant or squatter) | Though farming activities will be suspended during construction works. Cash compensation for any assets affected, e.g. crops, trees. | - |

³ In the project area, there is no squatter nor informal dwellers.

5. GRIEVANCE REDRESS MECHANISM

5.1. Grievance Redress Mechanism

A simple Grievance Redress Mechanism (GRM) has been proposed to enable timely settlement of grievances to the PAPs. The grievance procedures will be secured and administered at the local level to facilitate access, flexibility and openness to all PAPs. The grievance redress procedure ensures consultations and involvement of the respective District and Village officials and other key stakeholders and provides for record keeping determining the validity of claims, and to ensure that solutions are taken in the most transparent and cost effective ways for all PAPs. At the time of the detailed socioeconomic survey, the PAPs were informed of the different grievance mechanisms put in place to enable them to direct their complaints and dissatisfactions.

The project will use local mechanisms, which include resettlement committees formed at every village and local leaders of the affected people. These will ensure equity across cases, eliminate nuisance/un-genuine claims and satisfy legitimate claimants. They will also ensure that there is transparency, access and flexibility of the procedure for the PAPs. The grievance resolution mechanism will involve four stages as described below.

5.1.1. STAGE 1: Village Grievance Resolution Committee (VGRC)

There will be a Village Grievance Resolution Committee which comprises of the following members.

- i. Village Local Council Chairperson
- ii. PISD Area Coordination Committee Chairperson (PACC)
- iii. Representatives of PAPs democratically elected by PAPs (Males PACC)
- iv. Representatives of PAPs democratically elected by PAPs (females PACC)
- v. Village/Community Elder

The Committee will explore all possibilities to solve the raised grievance at the village level and refer to higher level if the grievance is not solved by the committee. This committee will deal with boundary disputes, identification of rightful owners and disputes among family members. However, if aggrieved PAP fails to agree with the committee, the PAP can utilize stage II to solve the grievance. The grievance resolution committee members shall undergo a briefing session about their roles and requirements at early stage before commencement of RAP implementation activities.

5.1.2. STAGE II: District Grievance Resolution Committee (DGRC)

The District Grievance Resolution Committee will comprise of the following members.

- i. District Council Representative

- ii. District Land Officer
- iii. PISD District Coordination Chairperson (PDCC)
- iv. PDCC Committee Members (Male and Female)
- v. PAP Representatives PACC Members (male and female)

The PAP representatives depending on the number of PAPs identified about three (3) to seven (7) (PACC members female and male) were democratically elected by the PAPs with the help of the local leaders during to coordinate all issues in regard to the project. The committee will work together with the VGRC to resolve grievances raised by the PAPs including revisiting the site investigation. The Committee will explore all possibility to solve the raised grievance failed to be solved by the VGRC. However, if the DGRC and PAP fail to agree, the PAP can utilize stage III and IV as a last resort to solve the grievance. The grievance resolution committee members shall undergo a briefing session about their roles and requirements at early stage before commencement of RAP implementation activities.

5.1.3. STAGE III: Land Tribunals

All disputes related to land will be resolved with the help of the existing land tribunals. If the Resettlement Committee fails to solve the grievance, it will be referred to the land tribunals. At each level, the land tribunal will endeavour to solve the dispute. If it fails then the dispute will be referred to the land tribunal at the next level.

- (a) The Village Land Council;
- (b) The Parish Land Tribunal;
- (c) The District Land Tribunal

5.1.4. STAGE IV: Courts of Law

Ugandan legislation allows a right of access to the courts of law by any person who has an interest or right over property. If the grievance procedure fails to provide a settlement, complainants can still seek legal redress in courts of law as a last resort.

5.2. Actors Involved and Organisational Structure

Several actors will be involved in the resolution of grievances arising from Project Affected Persons (PAPs). These include:

- MAAIF Project Implementing Unit (PIU) and Resettlement and Compensation Management Unit (RCMU)
- Grievance Resolution Committees
- Local Government Officials
- Land Tribunals
- Project Affected Persons

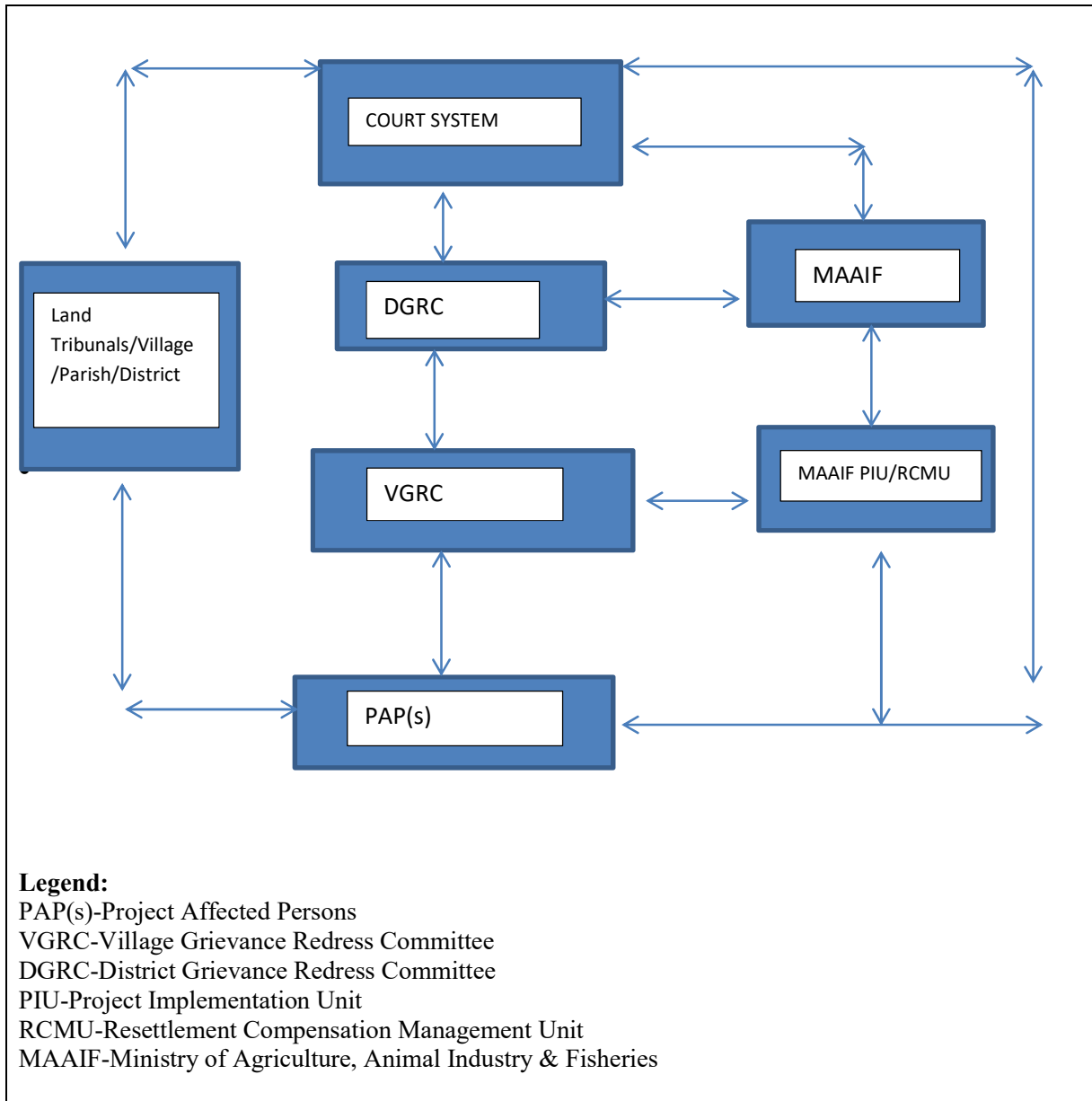


FIGURE 23: ORGANIZATIONAL STRUCTURE OF GRIEVANCE RESOLUTION

5.3. Procedures and Responsibilities

During the socio economic study, the PAPs were informed of the different grievance resolution mechanisms in place for them to pass their complaints and dissatisfactions. The grievances will be channelled through the Grievance Resolution Committees either verbally or in writing but writing will be more preferred. The PAPs could write a letter to the project explaining the nature of the complaint. Since the village leaders are the nearest contacts to the affected persons, they

will, in most cases receive the grievances from the PAPs. However, PAPs will be free to submit their grievances to any member of the grievance committee. The members of the committee will pass on the grievance to the RCMU for proper recording and registration. The RCMU team will include a RAP Specialist /a Sociologist, a Land Surveyor, a Valuer and a Legal Officer. These will work together with the grievance resolution committee to solve grievances raised by affected PAPs or community

After registration of the complaint, an investigation will be carried out by the committee members to verify its validity; thereafter a resolution approach will be selected based on the findings. The decisions /actions taken will be communicated to all parties involved mainly in written form. All avenues will be explored to resolve grievances amicably between the aggrieved parties and the court channels will be the last resort.

Efficiency in solving of the grievances will be of paramount importance. The time to finalise a grievance will depend on the nature of the grievance raised. A grievance database showing the date the grievance was registered, the approach applied to resolve it and the status of the grievance shall be maintained by the project team for easy monitoring of the grievance

5.4. Respect and Confidentiality Policy

Recording a complaint can be a difficult or impossible process if a person is afraid of being punished for his or her act, by members of the RCMU, PIU, VGRC, DGRC, or other interested parties. In addition, many PAPs may not wish to publicize the fact that they have filed a complaint. To address these concerns, the RCMU will have a policy of respect and confidentiality clearly publicized to all parties that will be integrated in the PIU staff and Committees training program. This policy will stipulate that; any person filing a grievance will be treated with respect by the staff of the RCMU, PIU and the Committees; the information relating to the complaint and the complainant is confidential and will not be disseminated in the community; no retaliation by anyone towards the complainant is acceptable in the eyes of the PIU and MAAIF.

5.5. Roles and Responsibilities of the Different Actors in Grievance Resolution

5.5.1. Ministry of Agriculture, Animal Industry & Fisheries (MAAIF)

The responsibilities of MAAIF shall be:

- Overall monitoring of the grievance resolution process.
- Continuously provide advice to the team especially on challenging disputes.
- Participate in grievance resolution of raised complaints from the project affected persons and other stakeholders.
- Budget, allocate and disburse funds for grievance resolution including facilitation of the grievance resolution committee members.

- Provide regular updates to project stakeholders regarding grievance resolution.

5.5.2. Implementing Unit (PIU) and Resettlement and Compensation Management Unit (RCMU)

This will be part of MAAIF dedicated for the project implementation with sub unit selected to deal with resettlement and compensation management. The responsibilities will include:

- Advise on resolving PAPs and project affected communities grievances in various committees
- Will hire the external monitors where necessary to oversee the grievances resolution process.
- Provide routine progress report of the various activities to MAAIF and other stakeholders as required. Prepare a short brochure on the steps in resolving conflicts/disputes
- Prepare a short brochure on the steps in resolving conflicts/disputes to be distributed in the project area.

5.5.3. Village Grievance Resolution Committees

Participate in resolution of grievances related to land acquisition, compensation and resettlement activities at the respective level.

- Receiving complaints from parties in respect of land;
- Convening meetings for hearing of disputes from parties;
- Mediating between and assist parties to arrive at a mutually acceptable settlement of the disputes on any matter concerning land within its area of jurisdiction (Act as a mediator between project and PAPs);
- Monitoring of land acquisition, compensation and resettlement activities;
- Mobilization and sensitization of projected affected persons with grievances;
- Submit PAPs complaints to the Grievance Resolution Committees, to the project team and refer unsolved issues to higher resolution committee or body; and
- Participation during the verification of PAPs, investigations and disclosure of entitlements.

The village resettlement and compensation committee can be the first level to report a grievance, particularly as there is a degree of familiarity in people with such forums. These avenues can be utilized to formally or informally address grievance resolution for:

- wrongly recorded personal or community details;
- wrongly recorded assets including land details and/or affected acreage;
- Change of recipient due to recent death or disability
- Recent change of asset ownership
- Wrong computation of compensation
- Names missed out of register
- Disputes among relatives and neighbours over the land boundaries and ownership.

PAPs will be informed and advised to lodge their complaints, if any to this committee before forwarding them to higher level. Illiterate PAPs shall be assisted to lodge their complaints in writing. The village committees will assess the grievance and state the course of action within thirty days to the complainant PAP. The redressing the grievance could require measurement equipment; survey personnel; time to check other records or other adjacent plot owner; availability of committee members as they could be busy with other works or addressing other complaints, and thereby take time. Hence, a period of 30 days shall be adequate for appropriate redress. If the complainant PAP is not satisfied with the settlement proposed, the case should be taken to the next stage.

5.5.4. District Grievance Resolution Committees

At district level, a District Grievances Resolution Committee (DGRC) shall be constituted with representation from PAPs, affected communities (local leaders), District Council Representative, District Land Officer, PISD District Coordination Chairperson (PDCC), PDCC Committee Members (Male and Female), PAP Representatives PACC Members (male and female) MAAIF shall be responsible to set such a committee at each of the affected districts. Grievances shall be heard and redressed appropriately within a period of 60 days. At this stage, the follow up activities on grievance mechanisms are as follows:

- Receive referrals from lower committees;
- Convening meetings for hearing of disputes from parties referred from lower committees;
- Mediating between and assist parties to arrive at a mutually acceptable settlement of the disputes on any matter concerning land within its area of jurisdiction (Act as a mediator between project and PAPs);
- Monitoring of land acquisition, compensation and resettlement activities;
- Sensitization of projected affected persons with grievances;
- Proactively disclose information about the RAP process, as well as success in grievance resolution;
- Ensure constant consultation with project affected persons on ways to improve on the mechanisms and processes therein

At this stage, PAPs who were not satisfied with the outcomes from these two stages shall be oriented by the office regarding the procedures applicable under appropriate courts of law particularly land tribunals starting at village level.

5.5.5. Land Tribunals (village land Council, ward and district land and housing)

These tribunals have three levels namely village land council, Parish tribunals and district land and housing tribunals. The dispute can be head at village council level and if the village land council fails to resolve the PAP can appeal to higher level. The responsibilities of these tribunals include:

- Resolve grievances arising due to the activities of the project through land tribunals.
- Mediate between project team and project affected persons.
- Review the grievance resolution process to ensure fairness is served.

5.5.6. Court of Law

Details of jurisdiction of High Court followed by Court of Appeal of Uganda are presented below:

High Court (Land Division) has jurisdiction on matters including

- (a) in proceedings for the recovery of possession of immovable property in which the value of the property exceeds fifty million shillings;
 - (b) in other proceedings where the subject matter capable of being estimated at a money value in which the value of the subject matter exceeds forty million shillings;
 - (c) Land Acquisition Act (Cap 118) in respect of proceedings involving the Government.
- Appeals of matters originating from the Parish Tribunal

Further, persons aggrieved with the decision of District Land Tribunal in the exercise of its appellate or provisional jurisdiction, may within sixty days after the decision date appeal to the High Court (Land Division).

- Every appeal to the High Court (Land Division) shall be by way of petition and shall be filed in the District Land Tribunal from the decision, or order of which the appeal is brought;
- Upon receipt of a petition under this section, the District Land Tribunal shall within fourteen days dispatch the petition together with the record of the proceedings in the Parish Tribunal and the District Land Tribunal to the High Court (Land Division).

Any person, who is aggrieved by the decision of the High Court (Land Division) in the exercise of its original, provisional or appellate jurisdiction, may with the leave from the High Court (Land Division) appeal to the Court of Appeal of Uganda in accordance with the Appellate Jurisdiction Act.

5.6. Capacity building

Training for all relevant staff and relevant stakeholders will be held before the compensation or otherwise as agreed. The training will include all aspects of the grievance resolution mechanism (GRM) including the GRM principles, procedures and its application, with emphasis on transparency and accountability to the complainant(s) and other stakeholders. Effort will be made to establish logging in of all complaints/feedback into GRM system to keep records of all grievances received.

5.7. Grievance recording and logging procedures by the PIU/RCMU

Once the complaint has been received it will be recorded into GRM system. The RCMU will log the details regarding the complaint into the GRM tracking system. This system may be manual (hard copy) or connected to the project Management Information System (MIS) using special designed form.

Once a complaint has been logged, RCMU refers the case to MAAIF Management. The latter shall determine the following:

- Will formulate the team responsible for the complaint investigation.
- The timeframe within which the complaint should be resolved.
- The agreed course of action (e.g. investigation is required, reply not requiring investigation, refer to higher authority for further decision, etc.).

The investigation process is determined based on the nature and gravity of the complaint:

- For village level complaints, the VGRC will investigate the complaints
- For resettlement-related complaints social safeguard officer, surveyor, RAP expert will be involved in the conduct of the verification and investigation process.
- For complaints that are referred to the DGRC, will determine the appropriate mode of investigation.

When the investigation is required conflict of interest will be ensured i.e. all persons involved in the investigation process should not have any material, personal, or professional interest in the outcome and no personal or professional connection with complainants or witnesses.

Once the verification and investigation process has been established and resolution reached, feedback shall be given through to the Grievance feedback/response notification form.

In order to operate the GRM, there will be a designated person at MAAIF who will manage the GRM.

5.8. Investigation

The person(s) responsible for investigating the complaint will gather facts in order to generate a clear picture of the circumstances surrounding the grievance. Verification will include site visits, review of documents, meetings with the complainant (if known and willing to engage), and meetings with those who could resolve the issue (including formal and informal village leaders, or other leaders).

With regards to resettlement and grievances related to valuation of assets at the expenses of the project, a second valuation may be undertaken by another independent valuer involving VGRC

Team, representative from District Executive Director and District Commissioner's Office at the expenses of the project, until valuation is accepted by both parties.

The results of the investigation and the proposed response to the complainant will be presented to respective Committee or MAAIF PIU/RCMU for decision.

In the event the agreed actions cannot be carried out and/or if the complaint cannot be satisfactorily resolved in 120 days, complainant can appeal to higher level or resolve to go to court system.

5.9. Notification to the complainant

Following the logging of the complaint, depending on the complexity of the complaint, the PAP(s) will be notified the timeframe and course of action to her/him by phone, email or mail, within thirty (30) days of receipt of the grievance at the respective Grievance Resolution Levels. Feedback will be provided in writing from the respective Grievance Resolution Levels.

6. IMPLEMENTATION FRAMEWORK

6.1. Ministry of Agriculture, Animal Industry and Fisheries

In respect to this RAP, MAAIF will be responsible for resources mobilization, distribution and implementation of compensation and resettlement. Specifically, the Project Implementation Unit (PIU) in MAAIF will be involved with implementation of this RAP. MAAIF has the responsibility to directly oversee resettlement/compensation activities, identifying and co-ordinating all players in the resettlement programme, managing grievances and monitoring RAP implementation.

Relation to the project: With respect to irrigation aspects in Atari, project issues of on-farm works will be the responsibility of the Ministry especially provision of technical assistance in the design and construction of on-farm irrigation systems. MAAIF will further be responsible for the provision of extension services and advice to farmers on irrigation systems and promotion of efficient water use. In addition, the Ministry will provide support in the supervision and monitoring of water use and management.

Project Implementing Unit (PIU) and Resettlement and Compensation Management Unit (RCMU): Will be part of MAAIF dedicated for the project implementation with sub unit selected to deal with resettlement and compensation management. The responsibilities will include:

- Advise on resolving PAPs and project affected communities grievances in various committees
- Will hire the external monitors where necessary to oversee the grievances resolution process.
- Provide routine progress report of the various activities to MAAIF/JICA and other stakeholders as required.
- Prepare a short brochure on the steps in resolving conflicts/disputes

6.2. Ministry of Lands, Housing and Urban Development (MLHUD)

The Chief Government Valuer (CGV) in the Valuation Division in the Ministry of Lands, Housing and Urban Development (MLHUD) is responsible for approving the property valuation report developed as part of this RAP. Additionally, property or cadastral survey report is submitted to the Commissioner for Surveys & Mapping in MLHUD for review and approval.

Relation to the project: MLHUD will therefore play a direct role in compensation and resettlement activities of proposed project.

6.3. Ministry of Gender, Labour & Social Development, MGLSD

This Ministry guides all actors in the social development sector and creates an enabling environment for social transformation, leading to improved standards of living for all,

increased equality and social cohesion. These roles make MGLSD a key secondary stakeholder in proposed irrigation scheme with roles of empowering project communities to harness their potential through cultural growth, skills development and labour productivity for sustainable and gender responsive development. MGLSD has a department of occupational health and safety which is mandated to inspect workplace to ensure safety and gender equity. The Ministry has the following projects which should tie into and compliment objectives of proposed irrigation scheme project.

- Community Rehabilitation Programme for the Disabled (CBR);
- Functional Adult Literacy Programme (FAL);
- Support to AIDS Orphans and Other Vulnerable Children (PCY);
- Elimination of Child Labour.
- Relation to the project:

Above programmes are relevant in so far as some PAPs may be disabled (hence require CBR programmes) or need FAL and PCY. In addition, MGLSD will ensure that no Child Labour is involved in any resettlement activities.

Ministry of Gender, Labour and Social Development (MGLSD), working through Community Development Officers (CDOs) at district and sub-county level will be responsible for spearheading and coordinating gender responsive and community development, in particular, sensitizing community members to form groups that will adequately utilize the water amicably.

6.4. Local Governments in Which the Project Area Is Situated

The proposed Project on irrigation scheme development in Eastern Uganda will traverse district of Kween and Bulambuli. As provided for by the Local Government Act; local governments are mandated to set compensation rates for crops and non-permanent structures through their District Land Boards. Local governments will also be important in managing and monitoring social impact through site visits or resolving complaints from affected communities. Hence they have a central responsibility in this project in regard to monitoring resettlement impacts and ensuring social benefits of the project are equitably accessible to every community. Local officers will also ensure that proper resettlement, compensation and grievance management are undertaken. The lower administrative structures (Local councils LC1 to LC5) are important in community mobilization and ensuring law and order in villages through local defence units, which should be useful for ensuring security during project implementation, including compensation.

Relation to the project: During compensation, LC1s and LC3s in project-affected areas will be helpful for identification or verification of rightful property owners.

6.5. Grievance Resolution Committees District

At district level, a District Grievances Resolution Committee (DGRC) shall be responsible for the follow up activities on grievance mechanisms are as follows:

- Receive referrals from lower committees;
- Convening meetings for hearing of disputes from parties referred from lower committees;
- Mediating between and assist parties to arrive at a mutually acceptable settlement of the disputes on any matter concerning land within its area of jurisdiction (Act as a mediator between project and PAPs);
- Monitoring of land acquisition, compensation and resettlement activities;
- Sensitization of projected affected persons with grievances;
- Proactively disclose information about the RAP process, as well as success in grievance resolution;
- Ensure constant consultation with project affected persons on ways to improve on the mechanisms and processes therein

6.6. Uganda Land Commission

The Uganda Land Commission holds and manages land in Uganda vested in or acquired by Government of Uganda and would be involved where such land is affected by the proposed Irrigation project. This applies to where land affected by the buffer zones and Irrigation infrastructures.

Relation to the project: Uganda Land Commission will manage the land covered by the Irrigation infrastructures on behalf of the Government of Uganda.

6.7. Private Sector Entities

RAP implementation will involve private sector consultants hired by the implementing Ministries for verification and actual payment of compensation to PAPs. These entities are not known at this time since they will be hired through competitive bidding as per Uganda's procurement laws.

Relation to the project: Private consultants who are qualified contribute to successful implementation of the RAP

7. IMPLEMENTATION SCHEDULE

The responsibility of ensuring the resettlement plan is implemented as agreed with the project affected persons rests with the MAAIF PIU. The process starts at the design stage with the public consultations and the communities forming informal groups “Ad Hoc Committees” at locational level to engage with the proposal. The PIU mandate will expire after the project implementation. It will be involved in the monitoring as regards realization of the objectives of the Plan in the post construction period.

| Years | | 2017 | | 2018 | | | | | | | | | | | | 2019 | | | | | | | | | | | | 2020 | | | | | | | | |
|------------|---|------|----|------|---|---|---|---|---|---|---|---|----|----|----|------|---|---|---|---|---|---|---|---|----|----|----|------|---|---|---|---|---|---|--|--|
| Activities | | 11 | 12 | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 | 1 | 2 | 3 | 4 | 5 | 6 | 7 | | |
| 1.1 | Singing of Contract between MAAIF & AES | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1.2 | Introduction of Consultant to the Districts | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1.3 | Initial District and Stakeholder Sensitizations | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1.4 | Socio-economic Survey | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1.5 | Preparations to undertake PAP census and asset valuation | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1.6 | First Stakeholder Meeting | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1.7 | PAP identification and sensitization meetings with PAPs and taking photos of PAPs | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1.8 | Preparation of Draft RAP Report | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1.9 | Review of RAP by the JICA | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1.9 | Preparation of Final | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

8. COSTS AND BUDGET

The estimates for the resettlement action plan (RAP) will cover land acquisition, compensation for crops, trees and restoration of livelihoods. The details are shown on table 24 below but the actual figures for compensation are to await approval by the Chief Government Valuer before the compensation payments take effect.

It is important to note the estimate of the value given is based on calculation of compensation figures referenced to the diminution in the market value of the land. The effects of severance and injurious affection plus any disturbance element has also been included by the additional 15% of the market value of the properties affected.

8.1. VALUATION CERTIFICATE

Valuation Survey Report⁴ indicates that the Total Compensation Award for PAPs to be affected by the proposed the irrigation Project is: Uganda Shillings (497,944,193): **Four Hundred Ninety Seven Million, Nine Hundred Forty Four Thousand, One Hundred Ninety Three only**, for compensation only.

However the compensation process involves so many other factors that need to be taken as indicated the table below. This therefore will bring the total compensation cost to: **Uganda Shillings: 1,387,154,899 (One Billion, Three Hundred Eighty Seven Million, and One Hundred Fifty Four Thousand Eight Hundred Ninety Nine Only**

TABLE 27: RAP BUDGET

| | Category | Amount | Activities involved |
|----|---|--------------------|--|
| 1. | Total Valuation of Land | 357,567,000 | compensation |
| 2. | Valuation for crops/plants | 68,835,000 | compensation |
| 3. | Valuation for buildings/Structures | 6,592,950 | compensation |
| 4. | Disturbance allowance 15% | 64,949,243 | compensation |
| | Sub-Total | 497,944,193 | |
| 5. | RAP Implementation and Administration 40% | 199,177,677 | Sensitization of PAPs Verification of PAPs Disclosure of amounts Training of PAPs on proper use of compensation funds Assist PAPs open accounts Prepare accountability report |

⁴The Valuation Report containing details of the valuation figures and types of impact is Appended to this report as Volume 2.

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| | Category | Amount | Activities involved |
|-------------------------------------|---|----------------------|---|
| 6. | RAP Update 20% | 99,588,838 | Done before RAP implementation Ensure all PAPs are captured Include PAPs who were left out/absent during the RAP preparation Display of final RAP report Prepare supplementary report for approval by CGV |
| 6. | Grievance Redress Committee 20% | 99,588,838 | Election of grievance redress committees Train the committee members Sitting allowance and transport of committee members Prepare grievance redress log report |
| 7. | Stakeholder Participation 20% | 99,588,838 | Continuous process to keep PAPs aboard about the project activities Disclosure of information about the project |
| 8. | Livelihood and income restoration during construction preparation 20% | 99,588,838 | Carry out a needs assessment on all PAPs to establish the opportunity cost of being off their land during construction To establish the best and agreeable form of compensation To establish training opportunities and community development initiatives |
| 9. | Estimated amount for livelihood & income restoration for PAPs | 92,500,000 | Training in agriculture, and other needs will be established after the needs assessment e.g prove improved seeds, agriculture farm equipment |
| Sub-Total RAP Implementation | | 690,033,029 | |
| 10. | Monitoring and Evaluation Internal 15% | 74,691,629 | To monitor the effectiveness of the compensation process To ensure clearance of the site before commencement of construction Follow-up on land re-arrangement |
| 11. | Monitoring and Evaluation External 25% | 124,486,048 | To make a follow-up on the resettlement activities evaluate whether the goals and objectives of resettlement were achieved |
| Sub total | | 199,177,677 | |
| Grand Total | | 1,387,154,899 | |

9. MONITORING AND EVALUATION ACTIVITIES

The JICA Guidelines/World Bank OP4.12 policy on resettlement planning provides that the implementer (MAAIF) of the project shall be responsible for Monitoring and Evaluation (M&E) activities provided for by this RAP. Monitoring will provide an advance warning system for MAAIF and an avenue through which the PAPs will make their needs and reactions known. The funding for the M&E activities shall form part of the project cost.

To ensure that the implementation of the land acquisition and resettlement is carried out in accordance with the relevant requirements of the RAP and to guarantee the progress and quality of the resettlement actions, both internal and independent external monitoring and evaluation procedures will be adopted.

The purpose of resettlement monitoring and evaluation will be to verify that:

- Procedures and obligations described in the RAP are implemented;
- Eligible PAPs receive their full compensation prior to the start of construction activities;
- Mitigation measures have helped people in restoring their lives in a sustainable manner;
- Complaints and grievances of the PAPs are adequately addressed and corrective measures implemented;
- If need be, changes in the RAP procedures and obligations are made to improve service delivery to the PAPs.

Accordingly, the primary monitoring and evaluation activities will be the responsibility of the MAAIF as the project sponsor. MAAIF through the Project Implementation Unit (PIU) will undertake the internal monitoring of the implementation of the land acquisition and resettlement so as to ensure that all the responsible units follow the schedule and comply with the guiding principles of the RAP.

9.1. RAP Monitoring Framework

The project will adopt three components for the monitoring framework that include:

- Internal monitoring by the Project Resettlement Office;
- External monitoring by a contracted consulting firm or NGO; and
- RAP Completion Audit by a contracted consulting firm or NGO.

The scope of each of type of monitoring component is briefly described below.

TABLE 28: MONITORING RESPONSIBILITIES

| Monitoring | ACTORS | RESPONSIBILITY |
|---------------------|--|--|
| Internal Monitoring | Project Implementation Unit (PIU) | Lead the internal monitoring, day to day and periodic activities |
| | Policy Planning and M&E Directorate of MAAIF | Lead agency and coordinating institution for both internal and external monitoring of the implementation of this RAP. Periodic monitoring of the planed implementation and its impact. |
| | MAAIF (PIU) | Regular monitoring to ensure that the |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| Monitoring | ACTORS | RESPONSIBILITY |
|---------------------|--------------------------------|--|
| | | approved assessed value for compensation are paid |
| | MAAIF (PIU) | Periodic monitoring of the planed implementation and its impact |
| | PDCC | Periodic monitoring of the planed implementation and its impact |
| External Monitoring | External Consultant(s) or NGOs | Periodic monitoring, and evaluation of the implementation of the RAP |
| RAP Complete Audit | External Consultant(s) or NGOs | Final audit of the RAP implementation |

9.1.1. Internal Monitoring

The objective of internal monitoring is to monitor the implementation of the entire RAP for the project. The indicators to be monitored shall include:

- Level of understanding of the project impact and mitigation/resettlement options;
- Number and percentage of affected households consulted during the planning stage;
- Degree/level of involvement of local/traditional authorities, women and vulnerable groups;
- Effectiveness of Compensation to the PAPs and the affected units according to the compensation rates described in the RAP;
- Effectiveness relocation procedures to new housing sites;
- Timely rehabilitation of any affected infrastructure;
- Redistribution of cultivated land within the affected administrative villages;
- Effectiveness of resettlement subsidy to develop collective economy.

9.1.2. External Monitoring

In order to ensure the proper implementation of resettlement, a consulting firm will be recruited by the project to conduct an independent external monitoring of the land acquisition, resettlement and rehabilitation activities of the Project.

The consulting firm must be well conversant with RAP preparation and resettlement monitoring for the World Bank/JICA financed Irrigation Projects. The firm will consider the overall implementation from a broader, long term point of view and will follow the resettlement activities to evaluate whether the goals of resettlement are achieved.

The items to be evaluated will include the comparison of the baseline data in the planning phases with the targets and post project situation.

9.1.3. RAP Completion Audit

The purpose of the completion audit is to establish whether MAAIF has implemented all the activities needed to ensure compliance with resettlement commitments defined by the RAP and applicable policies, and whether compensation and resettlement has been deemed complete. A key objective of the RAP is that compensation, resettlement and other mitigation measures should lead to sustainable restoration or enhancement of the affected persons’ quality of life and income levels.

The completion audit will be carried out by the same auditor as the compliance audit. Based on data collected during this review and other data collected during implementation, the auditor will form conclusions on the following main issues:

Have the objectives of the RAP been achieved in respect to:

- Identification of the affected people and identification of impacts
- Compensation for all the impacts of all affected people
- Timely delivery of entitlements
- The adequacy of compensation in mitigating experienced impacts
- Have livelihoods been restored?

Verification of the completion of the RAP will provide a final indication that livelihood restoration is sustainable and that no further action is required. The evaluation report will be made public through the meeting with the PIU through the appropriate media

In addition to the above-mentioned indicators, the monitoring actors will also monitor and evaluate the following indicators:

TABLE 29: SUMMARY OF PERFORMANCE/ INTERNAL MONITORING INDICATORS

| Performance monitoring indicators (Internal) |
|---|
| <ul style="list-style-type: none"> ● Number and place of consultative meetings held with PAPs and local authorities in preparation of, or during RAP implementation ● Grievance issues by type and how they were resolved: Total received, total justified, Total resolved at various levels including the type of agreement reached, Total referred to legal system/courts of law, including clarification on who initiated (local leaders, PAP or MAAIF) the referral and subject matter ● Actual amount paid and timeliness of payment ● The number of people and households who have been resettled to date or their livelihood restored ● Number of affected people (men and women) employed in the project construction ● Number of complaints: <p>Total received; total justified; total non-justified, including the subject matter for all complaints; an explanation for non-justified complaints; Total resolved at various levels including the type of agreement reached; Total referred to the legal system/courts of Law, including a clarification on who initiated (local leaders, PAP or MWE) the referral and the subject matter</p> |

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TABLE 30: SUMMARY OF PERFORMANCE/EVALUATION INDICATORS FOR EXTERNAL MONITORING

| Subject | Indicator | Variables |
|---|--|---|
| Land | Acquisition of land | <ul style="list-style-type: none"> • Area of cultivation land acquired for the transmission line • Area of communal/government/private land acquired for transmission line developments |
| Buildings/ Structures | Acquisition of buildings | <ul style="list-style-type: none"> • Number, type and size of private buildings acquired • Number, type and size of community buildings acquired • Number, type and size of government buildings acquired |
| | Acquisition of other structures | <ul style="list-style-type: none"> • Number, type and size of other private structures acquired • Number, type and size of other community structures acquired |
| Trees and Crops | Acquisition of trees | <ul style="list-style-type: none"> • Number and type of private trees acquired |
| | Destruction of crops | <ul style="list-style-type: none"> • Crops destroyed by area, type and ownership |
| Compensation, Re-establishment and Rehabilitation | Compensation and re-establishment of affected owners/individuals | <ul style="list-style-type: none"> • Number of homesteads affected (buildings, land, trees, crops) • Number of owners compensated by type of loss • Amount compensated by type and owner • Number of replacement houses constructed • Water supply access • Number of replacement businesses constructed |
| | Re-establishment of community resources | <ul style="list-style-type: none"> • Number of community buildings replaced, Number and type of plants lost, Number of seedlings supplied by type • Number of trees planted |
| Hazards and Disturbances | Introduction of nuisance factors | <ul style="list-style-type: none"> • Number of homesteads affected by hazards and disturbances from construction (noise levels, blasting, increased traffic levels) |
| Social/ Demographic | Changes to homestead structure | <ul style="list-style-type: none"> • Homestead size (births, deaths, migration in and out) • Age distribution • Gender distribution • Marital status • Relationship to homestead head • Status of “vulnerable” homesteads |
| | Population migration | <ul style="list-style-type: none"> • Residential status of homestead members • Movement in and out of the homestead (place and residence of homestead members) |
| | Changes to access | <ul style="list-style-type: none"> • Distance/travel time to nearest school, health centre, church, shop, village |
| | Changes to health status | <ul style="list-style-type: none"> • Nutritional status of resettled homestead members • Number of people with disease, by type (STDs, diarrhoea, malaria, ARI, immunizable disease) • Mortality rates • Access to health care services (distance to nearest facility, cost of services, quality of services) • Utilization of health care services • Disease prevention strategies • Extent of educational programmes • Latrine provision at schools (school child population per VIP on site) |
| | Changes to educational status | <ul style="list-style-type: none"> • Literacy and educational attainment of homestead members • School attendance rates (age, gender) • Number, type of educational establishments |
| | Changes to status of women | <ul style="list-style-type: none"> • Participation in training programmes • Use of credit facilities |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| Subject | Indicator | Variables |
|----------------|----------------------------------|---|
| | Homestead earning capacity | <ul style="list-style-type: none"> • Landholding status • Participation in the project-related activities and enterprises • Main income source • Monthly income level • Ownership of capital assets • Ownership of equipment and machinery • Landholding size, area cultivated and production volume/value, by crop (cash and subsistence crops) • Landholding status (tenure) • Redistribution of cultivation land • Changes to livestock ownership: pre- and post-disturbance • Value of livestock sales, and imputed value of barter transactions • Consumption of own livestock production • Employment status of economically active members • Skills of homestead members • Earnings/income by source, separating compensation payments • Changes to income-earning activities (agriculture) – pre- and post-disturbance Changes to income-earning activities (off-farm) – pre- and post-disturbance Amount and balance of income and expenditure • Possession of consumer durables • Realization of homestead income restoration plans (components implemented, net income achieved) • Possession of bank and savings accounts • Access to income-generating natural resource base (wood, grass, sand, stones) |
| | Changes in social organization | <ul style="list-style-type: none"> • Organizational membership of homestead members • Leadership positions held by homestead members |
| | Population influx | <ul style="list-style-type: none"> • Growth in number and size of settlements, formal and informal • Growth in market areas • Influx of people from outside the project area |
| Consultation | Consultation programme operation | <ul style="list-style-type: none"> • Number of local committees established • Number and dates of local committee meetings • Type of issues raised at local committees meetings • Involvement of local committees and NGOs in participating in the project’s planning and development |
| | Information dissemination | <ul style="list-style-type: none"> • Number, position, staffing of Information Centres • Staffing, equipment, documentation of Information Centres • Activities of Information Centres • Number of people accessing Information Centres • Information requests, issues raised at Information Centres |
| | Grievances resolved | <ul style="list-style-type: none"> • Number of grievances registered, by type • Number of grievances resolved • Number of cases referred to court |
| Training | Operation of training programme | <ul style="list-style-type: none"> • Number of local committee members trained • Number of affected population trained in Project-related training courses |
| Management | Staffing | Number of implementing agencies by function Number of |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| Subject | Indicator | Variables |
|---------|-------------------------|--|
| | | ministry officials available by function Number of office and field equipment, by type |
| | Procedures in operation | <ul style="list-style-type: none"> • Census and asset verification/quantification procedures in place • Effectiveness of compensation delivery system • Number of land transfers effected • Co-ordination between local community structures, NGOs and PIU officials |

The tools available to the resettlement unit to carry out performance monitoring include;

- Public Consultation and Informative Meetings to obtain PAP satisfaction rate from the RAP activities
- Simple Random Sampling to obtain the current household socio-economic conditions to be used as monitoring benchmarks
- Key Informant interviews
- Formal and Informal meetings with PAPs and other relevant stakeholders
- Focus Group Meetings with Vulnerable Groups
- Field Observations by experts
- Grievance and Grievance Close out forms
- Project Progress Report

TABLE 31: MONITORING INDICATORS

| I | Monitoring Item; Public Meetings (regardless of official or non-official) | | | | | | |
|--|--|----------------|---------------------|----------------|-------|--------|--|
| | Monitoring Frequency; As per meeting organized | | | | | | |
| No. | Date | Venue | No. of Participants | | | Agenda | Comments/ Requests, etc. from Participants |
| | | | Male | Female | Total | | |
| 1 | | | | | | | |
| 2 | | | | | | | |
| | | | | | | | |
| Note: Details contents of all meetings should be kept records. | | | | | | | |
| II | Monitoring Item; Seminars relevant to the Project*1 | | | | | | |
| | Monitoring Frequency; As per seminar organized | | | | | | |
| No. | Date | Venue | No. of Participants | | | Agenda | Comments/ Requests, etc. from Participants |
| | | | Male | Female | Total | | |
| 1 | | | | | | | |
| 2 | | | | | | | |
| | | | | | | | |
| *1: E.g., Seminars on Pesticides and Fertilizers Use. | | | | | | | |
| III | Monitoring Item; Water Users' Association (WUA) Member List | | | | | | |
| | Monitoring Frequency; As per seminar organized | | | | | | |
| No. | Village/ Parish/ Sub-county/ District | Tick a box (✓) | | Name of Member | | | |
| | | Male | Female | | | | |
| 1 | | | | | | | |
| 2 | | | | | | | |

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| | | | | | | | | |
|--|---|---|-----------------------------|---|--|-------------------------------|--------------------------|------------------------------------|
| | | | | | | | | |
| IV | Monitoring Item; Monitoring Frequency; | Complaints relevant to the Project Monthly | | | | | | |
| (1) Summary | | | | | | | | |
| | Item | Type of Complaints | No. of Complaints | No. of Solved Complaints | No. of Un-solved Complaints | | | |
| | VGRC*1 | | | | | | | |
| | DGRC*2 | | | | | | | |
| | Land Tribunals | | | | | | | |
| | a) Village level | | | | | | | |
| | b) Parish level | | | | | | | |
| | c) District level | | | | | | | |
| | Courts of Law | | | | | | | |
| | Other (Specific:) | | | | | | | |
| *1: Village Grievance Redress Committee | | | | | | | | |
| *2: District Grievance Redress Committee | | | | | | | | |
| (2) Complaint List | | | | | | | | |
| No. | Date | Complainant Tick a box (✓) | | Name | Detailed Contents of Complaints | Members Concerned | | |
| | | Male | Female | | | | | |
| 1 | | | | | | | | |
| 2 | | | | | | | | |
| | | | | | | | | |
| V | Monitoring Item; Monitoring Frequency; | Progress of RAP Activities Monthly | | | | | | |
| | Item | Completion Date Period | | Expected Date of Completion (If it has not been done yet.) | | | | |
| | RAP Finalization Period | | | | | | | |
| | Submission to CGV*1 | | | | | | | |
| | Approval by CGV | | | | | | | |
| | Procurement of RAP Implementation Consultant | | | | | | | |
| | Approval for payment by MAAIF | | | | | | | |
| | Preparation of Compensation Funds by MAAIF | | | | | | | |
| | Disclosure of Compensation Amounts | | | | | | | |
| | Opening Banks Accounts of for PAPs | | | | | | | |
| | Training Programmes | | | | | | | |
| | Payment of Compensation to all PAPs | | | | | | | |
| | Grievance Resolution and settlement of disputes | | | | | | | |
| | Implementation of Livelihood Restoration Programmes | | | | | | | |
| | Assistance of Vulnerable People | | | | | | | |
| | External Monitoring and Evaluation | | | | | | | |
| | RAP Audit Report | | | | | | | |
| | RAP Completion | | | | | | | |
| *1: Chief Government Valuer" under the Ministry of Lands, Housing, and Urban Development | | | | | | | | |
| VI | Monitoring Item; Monitoring Frequency; | Progress of Compensation Payment, Land acquisition, and Resettlement Quarterly | | | | | | |
| Resettlement activity | Planned Total | Unit | Progress in Quantity | | | Progress in Percentage | | Expected Date of Completion |
| | | | During the quarter | Till the last quarter | Up to the quarter | Till the last quarter | Up to the quarter | |
| Progress of compensation | | No. of HHs | | | | | | |

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| | | | | | | | | |
|---|--|------------|--|--|--|--|--|--|
| payment (all lots) | | | | | | | | |
| Lot 1 | | No. of HHs | | | | | | |
| Lot 2 | | No. of HHs | | | | | | |
| Lot 3 | | No. of HHs | | | | | | |
| Lot 4 | | No. of HHs | | | | | | |
| Progress of Providing Livelihood Support (all lots) | | No. of HHs | | | | | | |
| Lot 1 | | No. of HHs | | | | | | |
| Lot 2 | | No. of HHs | | | | | | |
| Lot 3 | | No. of HHs | | | | | | |
| Lot 4 | | No. of HHs | | | | | | |
| Progress of land acquisition (all lots) | | ha | | | | | | |
| Lot 1 | | ha | | | | | | |
| Lot 2 | | ha | | | | | | |
| Lot 3 | | ha | | | | | | |
| Lot 4 | | ha | | | | | | |
| Progress of asset replacement (all lots) | | No. of HHs | | | | | | |
| Lot 1 | | No. of HHs | | | | | | |
| Lot 2 | | No. of HHs | | | | | | |
| Lot 3 | | No. of HHs | | | | | | |
| Lot 4 | | No. of HHs | | | | | | |
| Progress of resettlement of people (all lots) | | No. of HHs | | | | | | |
| Lot 1 | | No. of HHs | | | | | | |
| Lot 2 | | No. of HHs | | | | | | |
| Lot 3 | | No. of HHs | | | | | | |
| Lot 4 | | No. of HHs | | | | | | |
| Progress of Land Re-organization (all lots: 12 ha) | | No. of HHs | | | | | | |
| Lot 1 | | ha | | | | | | |
| Lot 2 | | ha | | | | | | |
| Lot 3 | | ha | | | | | | |
| Lot 4 | | ha | | | | | | |

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| | | |
|------------|---|--|
| VII | Monitoring Item; Monitoring Frequency; | Economic Situation Quarterly (Simple Random Sampling) |
|------------|---|--|

| No. | Sex of HH Head (✓) | | Main Income Source of HH | Amount of Monthly Income (UGX) | | | | Amount of Expenditure (UGX) | | | |
|-----|--------------------|--------|--------------------------|--------------------------------|-----------------|-----------------|-----------------|-----------------------------|-----------------|-----------------|-----------------|
| | Male | Female | | 1 st | 2 nd | 3 rd | 4 th | 1 st | 2 nd | 3 rd | 4 th |
| 1 | | | | | | | | | | | |
| 2 | | | | | | | | | | | |

| | | |
|-------------|--|---|
| VIII | Monitoring Item; Monitoring Frequency | Household Members Quarterly (Simple Random Sampling) |
|-------------|--|---|

| Name of HH members | Sex (✓) | | Age | Marital status (✓) | | Relationship to the HH Head | Residential status | Movement in/ out of household members |
|--------------------|---------|--------|-----|--------------------|---------|-----------------------------|--------------------|---------------------------------------|
| | Male | Female | | Single | Married | | | |
| | | | | | | | | |
| | | | | | | | | |

| | | |
|-----------|---|---|
| IX | Monitoring Item; Monitoring Frequency; | Hazard and Disturbance Monthly (During Construction) |
|-----------|---|---|

| Item | Monitoring Results |
|---|--------------------|
| No. of Households Affected by hazards and Disturbance from Construction | HH(s) |
| No. of Patients among construction workers | Person(s) |
| No. of accident relevant to the Project Construction | Accident(s) |
| Children labor during Project Construction | Person(s) |
| Crimes by construction workers including sexual harassment | Crime(s) |

| | | |
|----------|---|---|
| X | Monitoring Item; Monitoring Frequency; | Extent of damage to existing infrastructures Monthly (During Construction) |
|----------|---|---|

| No. | Date | Venue | Details of Contents | Owners of existing infrastructures | Solution |
|-----|------|-------|---------------------|------------------------------------|----------|
| 1 | | | | | |
| 2 | | | | | |

| | | |
|-----------|---|--|
| XI | Monitoring Item; Monitoring Frequency; | Case of conflict between construction workers and community members Monthly (During Construction) |
|-----------|---|--|

| No. | Date | Venue | Details of Contents | Solution |
|-----|------|-------|---------------------|----------|
| 1 | | | | |
| 2 | | | | |

9.2. Payment of compensation

Sufficient compensation to all the PAPs as per the agreed schedule before the civil construction of the Project begins. Monitor and make detailed record of the type, rate, amount, date and payee of the compensation.

Linkage between the land acquisition, resettlement and the civil works construction of the Project Land acquisition and resettlement will be finished at least 1 month before the initiation of civil construction of the Project.

TABLE 32: RAP MONITORING PLAN

| Item | Action | Frequency |
|--------------------------|--|--|
| Internal Monitoring | Site visits during resettlement implementation | Monthly |
| | Follow up with local leaders/ villagers/PAPs | Quarterly |
| | Reporting to JICA during RAP implementation | Quarterly |
| | RAP Implementation Completion of Report | On completion (1 time) |
| External Monitoring | Site visits during RAP implementation - Key informant interviews - Field observation with Experts | Biannually (as necessary) |
| | Discussions with PAPs and other stakeholders (regardless of formal or informal) | Biannually (as necessary) |
| | Forcus goup meetings with vulnerable groups | Biannually (as necessary) |
| | Simple random sampling to obtain the current household socio-economic conditions to be used as monitoring benchmarks | Annually |
| | RAP Implementation Annual Reports | Annually |
| RAP Implementation Audit | RAP Implementation Audit Site visit RAP Implementation Completion Audit Report to JICA | Once after RAP implementation completion |

10. PUBLIC CONSULTATION

10.1. Rationale for Consultation with Displaced Persons

This chapter describes the public consultation and disclosure for the project and stakeholder consultations that took place during the RAP study. The key objective of the public consultation process for the RAP is to ensure the participation of stakeholders in planning and implementing activities associated with involuntary resettlement.

Effective resettlement planning requires regular consultation with a wide range of Project stakeholders. Early consultation helps to manage public expectations concerning impacts of a project and expected benefits. Subsequent consultations provide opportunities for the Project proponent and representatives of affected populations to negotiate compensation packages and eligibility requirements, resettlement assistance, and the timing of resettlement activities.

Consultation with affected persons is the starting point for all activities concerning resettlement. As a matter of strategy, public consultation shall be an on-going activity taking place throughout the entire project cycle. The justifications for consultations are:

- In principal, the socioeconomic situation in Uganda makes public consultation with the communities, indispensable.
- The land in question will be under use of some sort, communally, or individually.
- It is the local communities who will be host communities for the displaced people
- Local communities have a wealth of knowledge of local conditions - an invaluable asset to the Developer.

In recognition of this, particular attention was paid to public consultation with potentially affected individuals/households, the local and district leadership.

10.2. Stakeholder Engagement

A stakeholder engagement plan was drawn to help identify and analyse the relevance of the stakeholders to be consulted. Stakeholders are groups of people connected to one another through formal or informal ties, which have something to gain or lose from a proposed development initiative. Stakeholders in any project will include various social groups, formal and informal agencies in public and private sectors and NGOs/CBOs. NGOs/CBOs are particularly beneficial for the development plans when they work together in coalitions, pooling their resources and lobbying efforts.

10.3. Stakeholder Identification

A broad range of stakeholders have been identified for the Atari Irrigation Project. These include directly affected persons, indirectly affected persons, NGOs and Government Agencies, such as Ministry of Lands, Housing Urban Development, Ministry Gender Labour and Social Development, Ministry Justice and Constitutional Affairs, District Local Governments, NEMA s, and Communities. The identification of stakeholder was based on the project scope and the geopolitical and traditional setting of the project area as described below.

10.4. Directly Affected Persons

The directly affected persons are the people who reside in or derive their livelihood from the the project area. The directly affected persons were consulted about relocation, livelihood and

income restoration possibilities. The directly affected persons were the core target of the socio-economic census during RAP studies.

10.5. Indirectly affected Persons

This group included persons who reside near the project area or rely on resources (such as water, pasture land, wetlands etc.) likely to be affected by the project. This group of stakeholders will have to change or adjust their living patterns when the construction of the Irrigation scheme starts.

10.6. Government Agencies

Under the present arrangement of governance, power belongs to the people and therefore, the role of the local communities in decision-making is critical. Most importantly, the Project area Coordination Committees (PACC) and the District Area Coordination Committees (PACC) and Local Government units at Village are in charge of handling land issues. The PACC and the Village system will facilitate easy identification of genuine owners of property likely to be affected.

10.7. Approach and Methodology

Consultations were done mainly through community meetings with community members living within and those near the project area, and also sufficient information was disclosed before and during socio-economic surveys.

Community Meetings

During the RAP exercise, Local Government leaders, such as Districts (Kween & Bulambuli), Village leaders were consulted first as a way of introducing the project and the staff carrying out the RAP exercise like the surveyors, the valuers and the social team. Then before engaging the communities, local leaders were informed and requested to join the teams during the sensitization process and they assisted in taking the minutes of the meetings. Minutes of consultation are presented as annex 1.

Consultations were carried out in the 2 districts where the project located. The main purpose was;

- To have an insight on how resettlement and land acquisition issues are handled in such projects.
- And also get a fair understanding of the social economic baseline indicators of the project areas.
- To establish how grievances have been handled in the past project implementation and also ascertain if there is sufficient capacity to handle Social safeguards at the District level.

So far two stakeholder meetings have been held in December 2017 and 20th January 2018 at the project area.

During the public forums, the public were explained to not only the location of the project area using maps but were also informed of the expected benefits, impacts in terms of land acquisition and the mitigation measures of how they will be compensated for the loss of their land and all other benefits they have been getting from project area including the physical cultural resources.

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They were also informed of the arrangements to address any grievances that might arise, their opportunity to influence and identify appropriate benefits. They were encouraged to form ad-hoc project committees to internalize the project components and if need be, guide the study teams, and consult among themselves and articulate their concerns effectively. Emphasis was placed on a fully inclusive, open and transparent stakeholder participation process in the transfer of information about the proposed project. The information was disclosed well in advance before the stakeholder meetings, and meetings were held in a form understandable by local people.

TABLE 33: QUESTIONS, RESPONSES AND HOW THEY WERE INCORPORATED IN THIS RAP

| Questions | Responses | How it is Addressed in the RAP |
|--|---|---|
| Mr. ██████ asked if the PAPs were going to be part of the team to assess how much a person will be paid for during the exercise. | <i>Ms. ██████ informed the meeting that the compensation rates will be got from the districts which the Chief Government Valuer will approve, so there will be no need for the PAPs to be part of the process.</i> | The valuers used rates from the Districts of Bulambuli and Kween for determining the values of crops/trees and temporal structures as stipulated in the laws. |
| Another question from Mr. ██████ was whether the farmers will be allowed to go to the field during the construction time. | <i>Eng. ██████ informed the meeting that this will not be possible because the construction site shall be out of bounds due to safety concerns. The Constructor will want to minimize accidents as much as possible. In addition, Eng. ██████ informed that the period when the farmers cannot enter their field will be shorter, since the entire construction period of the project will be phased by the area.</i> | |
| ██████ said that the cooperation with the farmers was still good and prayed that it continues. He also thanked the Consultants for taking the complaints of the farmers and for agreeing to come back and solve the still pending problems. He further requested the Consultants to alert them in time so that they can mobilize for the farmers to stay around. | <i>The consultant assured the PACC Chairman for Bulambuli that they will be informed in advance before any activities take place</i> | This has been the practice all through the RAP preparation process. The Chairpersons PACC is always informed through telephone calls. |
| ██████ raised the issue of the river meandering such that some parts of the river have been left out. This river acts as a boundary between Kween and Bulambuli. In between there is a land owner, where will that land owner be, | <i>The project is not going to change any boundary between the two districts. All land will remain the same apart from a little portion that will be taken by the project will be fully</i> | This will be realized during the construction period |

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| Questions | Responses | How it is Addressed in the RAP |
|--|--|---|
| <p>is it in Kween or Bulambuli?</p> | <p><i>compensated by Government of Uganda. This project has not come to divide boundaries; the owner of the affected land will remain the same, so no worries of belonging anywhere.</i></p> <p><i>River meandering – spots are very short and close to each other. River training will be done on two spots, try to re-direct the river so that it does not meander a lot. Dykes will to form the boundary of the districts, and if we are training in someone’s land, that person will be compensated for. Training will be within the buffer zone of 30 meters.</i></p> | |
| <p>██████████ had reservations that this project was hatched by the people of Bulambuli, and JICA FS Study Team had initially told them the Bulambuli district would own 70% and Kween district would have 30%. But when there reached a time a lot of confusion came up, and now the project Bulambuli has only 45% and Kween has 55%!! This is so unfair to the people of Bulambuli.</p> | <p><i>Ms. ██████████ assured the meeting that this is a government project which should benefit everybody and the people should stop talking in terms of Bulambuli or Kween. First of all the communities have inter-married without any problem. The two districts are accommodating many tribes like the Iteso, Bagwere, Kenyans, Samyas etc, so the problem of the Bulambuli/Kween should not rise.</i></p> | <p>Section 3.1: 3.3.3 shows the different tribes found in the project area.</p> |
| <p>██████████ raised the issue of farmers not accessing their fields during the construction time and yet a lot of his food will be inside during the Construction. How does he get food to feed his family?</p> | <p><i>Eng. ██████████ responded that construction will be done in bits, and it will not take a long period when a site is condoned off, it may take say 2 -4 days only and that side is open for farmers to pass to go to their fields. The contractor will be very fast because the equipment he will use will be very expensive to hire so more time the contractor spends in a site the more expensive the project becomes.</i></p> | <p>Continuous sensitization</p> |
| <p>██████████ concern was that the day the construction starts all the land</p> | <p><i>Mr ██████████ was referred to the above response and was told that</i></p> | <p>Continuous sensitization</p> |

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| Questions | Responses | How it is Addressed in the RAP |
|---|---|---------------------------------------|
| <p>will be leveled, is it true or not? Then how will the machines work? He suggested that for the smooth running of the project, government should resettle the affected persons for say two years, feeding them with their families until the construction of the Scheme is completed.</p> | <p><i>the issue of leveling the land will be explained in the next stakeholder meeting.</i></p> | |
| <p>██████████ said that JICA Study Team went to her garden and planted pegs, when she asked them what the purpose is. Then, they told her that was a government project which was in a position to shift her to another place. But this is her green bank for her family.</p> | <p><i>It seems there was a miscommunication at that time. However, when her field is needed to be acquired for the project, it will be compensated fully.</i></p> | <p>Valuation Report</p> |

Appendix 1: Volume 1: Project Affected Persons Register including Photographs and Serial Numbers

Appendix 2: Volume 2: Valuation Report

Appendix 3: Volume 3: Strip Maps of the Project Affected Area

Annex 1. . MINUTES OF THE FIRST STAKEHOLDERS' MEETING OF ATARI IRRIGATION SCHEMME HELD ON 1ST FEBRUARY 2018

Date: 1st February 2018
Venue: Atari Primary School Play Ground
Time: 15:00pm – 17:00pm
Language: English, Lumasaba and Kiswahili

Participants:

| Stakeholder | Number | Remark |
|---|--------|---|
| Ministry of Agriculture, Animal Industry, and Fisheries | 4 | |
| Ministry of Justice and Constitutional Affairs | 1 | |
| Ministry of Gender, Labor, and Social Development | 1 | |
| PDCC | 4 | From both sides |
| PACC | 12 | From both sides |
| Community members (Farmers etc.) | 135 | Including Project Affected Persons, and not affected persons. |
| Associated Engineering Surveyors Ltd. | 5 | Including director, surveyor, and sociologists. |
| JICA Uganda Office | 2 | |
| JICA Study Team | 3 | Team Leader, Social Consideration, and Interpreter |

Agenda:

1. Opening Remarks
2. Prayer
3. Introduction
4. Communication from the M/C
5. A word from MAAIF
6. RAP Progress report by AES RAP Consultant
7. Explanation of Project Component with MAP
8. Questions and Answers
9. Closing Remarks

Minute 1/02/2018: Opening Remarks

The meeting was called to order by Mr. [REDACTED], Chairperson Bulambuli PDCC Bulambuli District who was appointed to chair the meeting. He welcomed all members present and thereafter asked a volunteer to lead in a word of prayer and this was done by one of the farmers.

Minute 2/02/2018: Introduction

Due to the presence of different teams from different organizations, he asked each team leaders introduced their own members. The meeting was well represented by all stakeholders who included; Ministry of Agriculture and Animal Industry and Fisheries (MAAIF), Ministry of Justice and Constitutional Affairs (MJCA), Ministry of Gender, Labor and Social Development (MGLSD), JICA Uganda office, JICA Study Team, Associated Engineering and Surveyors, Local Government Leaders from Kween and Bulambuli Districts, PACC & PDCC members Project Affected Persons (PAPs) and Farmers.

Minute 3/02/2018: Communication from the Master of Ceremonies

Mr. [REDACTED], Chairperson PDCC Bulambuli District appreciated the shape the project is taking so far and asked all members to embrace the project completely. He added that this kind of stakeholder meetings were very important in keeping all parties abreast with project activities. He thanked MAAIF and JICA for the initiative especially by bringing the meeting down to the project site in Atari. Mr. [REDACTED] then invited a representative from MAAIF to come and address the meeting.

Minute 4/02/2018: A word from MAAIF Project Manager

Eng. [REDACTED] informed the meeting that the people of Bulambuli and Kween are gifted by nature for having such flat land. He said that what the Ministry is doing in Atari is not being done in any part of the country; the people of Atari are the luckiest people he has ever seen. Eng. Lwanga said that the process of acquiring land for agricultural development is being done within the laws in Uganda that is why the RAP Assessment Committee is compromised by all the above stakeholders.

Eng. [REDACTED] said that the Top Leadership Committee formed a Joint Coordination Committee comprising of Ministry of Water and Environmental, NEMA, Ministry of Justice and Constitutional Affairs which will handle everything within the law, Gender and Social Development to handle employment issues, Ministry of Lands, Housing and Urban Development to handle land issues.

Eng. [REDACTED] further informed the meeting that Atari Irrigation Scheme will be constructed by the Japanese Government and to Japanese standards. The whole country is looking at Atari Irrigation Scheme as a model irrigation scheme. So the people of the project area should handle it with a lot of care that it deserves.

Eng. [REDACTED] stated that people of the two districts will be in business throughout the year in spite of weather patterns because of the irrigation scheme. The scheme will empower farmers to improve their livelihoods and attain food security. Therefore all concerned must work together to ensure that this scheme works well.

The scheme will extend some extra waters to the lower bit of the wetlands. The people of the affected area should plan how to work with other farmers to provide everybody with water as it exists. Eng. [REDACTED] then invited the RAP Consultant, Ms. [REDACTED] to brief the meeting about the RAP process so far.

Minute 5/02/2018: Briefing from AES RAP Consultant

Ms. [REDACTED] thanked the people of the two districts of Kween and Bulambuli especially the local leadership, PACC members and farmers for being cooperative and hence making the work of the RAP consultant easy. The PACC in particular has been very fast in mobilizing farmers whenever they are needed. She mentioned that the Scheme will empower the communities to improve their livelihoods and attain food security that is the reason they have collected baseline information about the people living in Atari so as to evaluate the impact of the project on their livelihoods after a given period of time. She therefore compelled everybody to work together to ensure that this scheme works well for the benefit of the community.

Ms. [REDACTED] took the meeting through what the Consultants have since done from the time they were introduced to the two districts of Kween and Bulambuli which began by holding meetings with district leadership and the PACC members on 5th December 2017. The Consultants then went back to the Districts on 3rd January 2018 to start RAP studies. Again the consultants started by visiting both district headquarters to announce their presence in the districts. They then carried out a stakeholder sensitization meeting was on 9th January 2018 where leaders of the two districts were fully represented PACC members from the two districts, farmers from the project affected area, Surveyors, Valuers and the Social Team. The purpose of the first stakeholder meeting was to explain the RAP methodology and ask for the stakeholder support during the fieldwork.

There after the sensitization meeting, surveyor and valuer embarked on identifying the farmers who will be affected by the project infrastructure meanwhile the social team mobilized research assistants for the collection of the socio-economic data. From 12th to 13th January, research assistants were recruited from the two districts and trained, on 14th January 2018. Local Council Chairpersons from Sikwo – 3 and Buwembere 4 Parishes were met and they provided lists of all persons that live within these villages.

In the period of 15th January to 19th January social economic studies were carried out. Household interviews were held among the households within the project area and buffer zone plus the neighboring villages. A total of 274 households were interviewed and 20th January the Consultants met the JICA Study Team and briefed them of the progress of the work.

After the surveyors and valuers had identified the Project Affected Persons (PAPs) the social team mobilized them for the RAP Census from 21st to 23rd January 2018. Starting from 24th to 31st January 2018, a census on all PAPs was carried out using household questionnaires, photos of each PAP was taken, names verified and grievances noted and recorded.

Ms. [REDACTED] concluded her presentation by informing the meeting that the Surveyors, Valuers and the Social Team will go back to the affected area and sort out all queries that are being raised by the farmers at a later date. She also requested the Chairmen to receive all complaints and record them down so that when the team comes back to the ground, they know exactly how many PAPs need their attention. Lists of complaint from the PAPs are appended to these minutes.

Minute 6/02/2018: Explanation of Project Component with MAP

Together with JICA Study Team the consultant showed the members present the map of the project area showing how the land in the project area is demarcated and where the project infrastructure is located thereby determining those farmers who are going to be affected by the project. This process was highly appreciated by the farmers and it clearly brought out the issue of only those who will be affected by the project infrastructure (PAPs) instead of thinking that all of them were to be affected.

Minute 7/02/2018: Questions and answers

The Chairperson of the meeting informed the meeting that people should only raise questions which are very peculiar because most of the queries are already being handled.

1. **Question 1:** Mr. [REDACTED] asked if the PAPs were going to be part of the team to assess how much a person will be paid for during the exercise.

Response: Ms. [REDACTED] informed the meeting that the compensation rates will be got from the districts which the Chief Government Valuer will approve, so there will be no need for the PAPs to be part of the process.

Question 1.1: Another question from Mr. [REDACTED] was whether the farmers will be allowed to go to the field during the construction time.

Response: Eng. [REDACTED] informed the meeting that this will not be possible because the construction site shall be out of bounds due to safety concerns. The Constructor will want to minimize accidents as much as possible.

In addition, Eng. [REDACTED] informed that the period when the farmers cannot enter their field will be shorter, since the entire construction period of the project will be phased by the area.

2. **Question 2:** [REDACTED] said that the cooperation with the farmers was still good and prayed that it continues. He also thanked the Consultants for taking the complaints of the farmers and for agreeing to come back and solve the still pending problems. He further requested the Consultants to alert them in time so that they can mobilize for the farmers to stay around.

Question 2.1: [REDACTED] raised the issue of the river meandering such that some parts of the river have been left out. This river acts as a boundary between Kween and Bulambuli. In between there is a land owner, where will that land owner be, is it in Kween or Bulambuli?

Response: The project is not going to change any boundary between the two districts. All land will remain the same apart from a little portion that will be taken by the project will be fully compensated by Government of Uganda. This project has not come to divide boundaries; the owner of the affected land will remain the same, so no worries of belonging anywhere.

River meandering – spots are very short and close to each other. River training will be done on two spots, try to re-direct the river so that it does not meander a lot. Dykes will form the boundary of the districts, and if we are training in someone's land, that person will be compensated for. Training will be within the buffer zone of 30 meters.

3. **Question3:** [REDACTED] had reservations that this project was hatched by the people of Bulambuli, and JICA FS Study Team had initially told them the Bulambuli district would own 70% and Kween district would have 30%. But when there reached a time a lot of confusion came up, and now the project Bulambuli has only 45% and Kween has 55%!! This is so unfair to the people of Bulambuli.

Response: Ms. [REDACTED] assured the meeting that this is a government project which should benefit everybody and the people should stop talking in terms of Bulambuli or Kween. First of all the communities have inter-married without any problem. The two districts are accommodating many tribes like the Iteso, Bagwere, Kenyans, Samyas etc, so the problem of the Bulambuli/Kween should not rise.

4. **Question 4:** [REDACTED] raised the issue of farmers not accessing their fields during the construction time and yet a lot of his food will be inside during the construction. How does he get food to feed his family?

Response: Eng. [REDACTED] responded that construction will be done in bits, and it will not take a long period when a site is condoned off, it may take say 2 -4 days only and that side is open for farmers to pass to go to their fields. The contractor will be very fast because the equipment he will use will be very expensive to hire so more time the contractor spends in a site the more expensive the project becomes.

5. **Question 5:** [REDACTED] concern was that the day the construction starts all the land will be leveled, is it true or not? Then how will the machines work? He suggested that for the smooth running of the project, government should resettle the affected persons for say two years, feeding them with their families until the construction of the Scheme is completed.

Response: Mr [REDACTED] was referred to the above response and was told that the issue of leveling the land will be explained in the next stakeholder meeting.

6. **Question 6:** [REDACTED] said that JICA Study Team went to her garden and planted pegs, when she asked them what the purpose is. Then, they told her that was a government project which was in a position to shift her to another place. But this is her green bank for her family.

Response: It seems there was a miscommunication at that time. However, when her field is needed to be acquired for the project, it will be compensated fully.

7. **Question 7:** [REDACTED] complained that all her land has been consumed by the infrastructure. Her only livelihood is going to be taken away.

Response: She was re-assured that she will be fully compensated and she will be in a position to buy another piece of land.

Minute 8/02/2018: Closing Remarks

The Chairman, Mr. [REDACTED] requested Mr. [REDACTED] the Assistant CAO Kween to address the meeting before closing remarks were presented. [REDACTED] informed the

meeting that he was sent by the CAO Kween District to represent him because of the importance of this project to Kween District. He said they are very grateful for the good working relationship between the two communities on this project. The district is eagerly waiting for the fruits of the project and they pledge their utter support to the irrigation project.

The Chairman then invited Mr. [REDACTED] from the Ministry of Gender, Labour and Social Development to give the closing remarks. He started by appreciating the development partners JICA for the sponsoring the project and assured them of total government support. He then cautioned the farmers especially those from Bulambuli who are now complaining that they were the first beneficiaries of the project but currently the biggest percentage of the project is located in Kween District. He gave an analogy of quote: *“You are like people who refused to assist the lorry driver to push the lorry when it was stuck in the mud and after it started by the help of the few all the rest wanted to jump in”* he warned them next time they should be very careful when handling projects.

He also emphasized the fact that this is a very important project to the government and people of Uganda because it is also the first of its kind. He thanked MAAIF for bringing on board other government Ministries and departments for the smooth implementation of Atari Irrigation Scheme. He thanked members for sparing their time to attend the meeting and wished everybody a safe journey home.

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

COMPLAINTS – KWEEN DISTRICT

| | Names | S/No | Type of Complaint |
|--|--------------|--------------|--------------------------|
| | [REDACTED] | | [REDACTED] |
| | [REDACTED] | 231 | [REDACTED] |
| | [REDACTED] | 159 | [REDACTED] |
| | [REDACTED] | 173 | [REDACTED] |
| | [REDACTED] | 191 | [REDACTED] |
| | [REDACTED] | 190 | [REDACTED] |
| | [REDACTED] | 243 | [REDACTED] |
| | [REDACTED] | 198 | [REDACTED] |
| | [REDACTED] | Amukok el | [REDACTED] |
| | [REDACTED] | 136 | [REDACTED] |
| | [REDACTED] | - | [REDACTED] |
| | [REDACTED] | - | [REDACTED] |
| | [REDACTED] | 193 | [REDACTED] |
| | [REDACTED] | - | [REDACTED] |
| | [REDACTED] | | [REDACTED] |
| | [REDACTED] | | [REDACTED] |
| | [REDACTED] | Sikwa | [REDACTED] |







BULAMBULI COMPLAINT LIST







| No | Names | S/No | Type of complaint |
|-----|------------|---------------------|-------------------|
| 1. | [REDACTED] | 296 | [REDACTED] |
| 2. | [REDACTED] | 288 | [REDACTED] |
| 3. | [REDACTED] | 340, 347, 349 | [REDACTED] |
| 4. | [REDACTED] | 261 | [REDACTED] |
| 5. | [REDACTED] | 378, 380 | [REDACTED] |
| 6. | [REDACTED] | 263 | [REDACTED] |
| 7. | [REDACTED] | | [REDACTED] |
| 8. | [REDACTED] | 362 | [REDACTED] |
| 9. | [REDACTED] | | [REDACTED] |
| 10. | [REDACTED] | | [REDACTED] |
| 11. | [REDACTED] | 393, 395, 404 | [REDACTED] |
| 12. | [REDACTED] | 343 | [REDACTED] |
| 13. | [REDACTED] | 306 | [REDACTED] |
| 14. | [REDACTED] | 293 | [REDACTED] |
| 15. | [REDACTED] | 295 | [REDACTED] |
| 16. | [REDACTED] | 143 | [REDACTED] |
| 17. | [REDACTED] | 276, 277 | [REDACTED] |
| 18. | [REDACTED] | 334, 305 | [REDACTED] |
| 19. | [REDACTED] | 239 | [REDACTED] |

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

| No | Names | S/No | Type of complaint |
|-----|------------|---|-------------------|
| 20. | [REDACTED] | 335, 339,345 | [REDACTED] |
| 21. | [REDACTED] | 372 | [REDACTED] |
| 22. | [REDACTED] | 462 | [REDACTED] |
| 23. | [REDACTED] | 398 | [REDACTED] |
| 24. | [REDACTED] | 296 367 379 391 | [REDACTED] |
| 25. | [REDACTED] | | [REDACTED] |
| 26. | [REDACTED] | 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, & 480 | [REDACTED] |
| 27. | [REDACTED] | | [REDACTED] |

Pictorial Expression of the First Stakeholder Meeting Held on 1st February 2018 at Atari Primary School Play Ground

| | | |
|--|---|--|
|  |  |  |
| <p>Members Gathered at the Venue</p> | <p>Mr. ██████ in blue giving the opening remarks</p> | <p>Eng. ██████ in blue from MAAIF giving his remarks</p> |
|  |  |  |
| <p>████████ sensitizing the community</p> | <p>The project map being shown to the farmers</p> | <p>Eng. ██████ giving more explanation about the river</p> |

| | | |
|---|--|---|
|  |  |  |
| <p>All members taking a closer look at the map</p> | <p>Women were active during question time</p> | <p>Mr. [redacted] in blue asking his question</p> |
|  |  |  |
| <p>[redacted] asking her question</p> | <p>Mr. [redacted] CAO Kween in the middle giving his remarks</p> | <p>Mr. [redacted] (in blue) gave the closing remarks</p> |

Signed by

Representative of MAAIF

Eng. [redacted]

Secretary RAP Consultant

Mr. [redacted]

Sign : Date..... Sign:..... Date:

Annex 2. MINUTES OF THE SECOND STAKEHOLDERS MEETING FOR ATARI IRRIGATION SCHEME HELD ON 8TH JUNE 2018 AT ATARI PRIMARY SCHOOL

MINUTES OF THE SECOND STAKEHOLDERS MEETING FOR ATARI IRRIGATION SCHEME HELD ON 8TH JUNE 2018 AT ATARI PRIMARY SCHOOL

Date: 8TH JUNE 2018
Venue: Atari Primary School Play Ground
Time: 14:00pm – 18:00pm
Language: English, Lumasaba and Kiswahili

Participants:

| Stakeholder | Number | Remark |
|---|--|---|
| Ministry of Agriculture, Animal Industry, and Fisheries | 5 | [REDACTED] |
| PDCC | 4 | From both sides |
| PACC | 15 | From both sides |
| Community members (Farmers etc.) | 135 | Including Project Affected Persons, and not affected persons. |
| Associated Engineering Surveyors Ltd. | 5 | Including Managing Director, Surveyor, Valuer, Lawyer and Sociologists. |
| Purpose | To update the Stakeholders on the progress of the RAP process and to solicit stakeholders concerns relating to the RAP | |

AGENDA

1. Prayer
2. Introduction
3. A brief from Ministry of Agriculture, Animal Industry and Fisheries (MAAIF)
4. Presentation from the RAP Consultant-AES
5. Reactions, Questions and Answers
6. Closing Remarks

Minute 1/06/2018: Opening Remarks

The meeting was called to order by Mr. [REDACTED], Chairperson Bulambuli PDCC Bulambuli District who was appointed to chair the meeting. He welcomed all members present and thereafter asked a volunteer to lead in a word of prayer and this was done by one of the farmers.

Minute 2/06/2018: Introduction

The meeting began with introductions where leaders from the two districts of Kween and Bulambuli were requested to introduce the teams they came with from their respective districts. Members from MAAIF introduced themselves and also RAP Consultant's team. The rest of the members were requested to introduce themselves in groups depending on where they come from.

Minute 3/06/2018: Project Objectives, Background and Scope from MAAIF

The Chairperson welcomed the participants and called the meeting to order. The team from the Ministry of Agriculture Animal Industry and Fisheries introduced themselves as well as the Consultants from Associated Engineers and Surveyors. Due to the large number of participants, it was decided that this was not necessary as they were going to register in the attendance list provided.

The Project Manager, Engineer [REDACTED], provided an elaborate introduction of the project, which was followed by a detailed overview by Ms. [REDACTED], a Senior Sociologist of the Consultancy team. Engineer Lwanga apologized for starting late as his team had to stop over at Bulambuli district headquarters for an official communication. Engineer [REDACTED] said highlighted that the project had now reached the climax of the RAP. Every PAP's details have been taken and a picture which the Consultant will show the meeting shortly. He also informed the meeting that outline design by the JICA team was also complete.

Engineer [REDACTED] assured the meeting that the project is following the JICA set up procedures to the letter and so the community should not get tired of waiting. He said that people should not talk about the Ngenge Irrigation scheme which is already under construction but it was just a matter of time that even ours of Atari is starting soon.

Engineer [REDACTED] informed the meeting that the Japanese are taking long to start because they want to do good job unlike the bridge in Kangole which was recently washed away by too much rains because not enough study was done.

Engineer [REDACTED] further informed the meeting that JICA team has to prepare a Soft Component. JICA team will come and work with you here, show you how the rice is grown and ensure that you succeed. Farmers have to maximize their income as much as possible, and that is what is called "Soft Component".

On Land Re-organization, Engineer informed the meeting that the Ministry is challenged financially, but planning for a model organized farming. Farmers who are willing to give land for this model organized farm can do so for a small area first to show others.

Schedule of Construction:

The construction process is going to inconvenience people but for a short time. Construction will be in four phases, two phases in Sikwo and the other two in Bunambutye. Once one area has been gazetted for construction, the farmers from that area will not be able to use that area. So there is need for farmers to plan for that period by storing food for time they will not be in production. This is mainly because of safety issues, no one should be injured or loose life due the construction equipment. The construction is likely to take six months to one year, under which that place is gazetted and will be no entry to farmers. He asked the farmers to be patient and cooperative.

Minute 4/06/2018: Presentation from the Consultant:

Ms. [REDACTED] registered her happiness of being before the meeting this time presenting the data so far collected way back in January and February 2018. The two studies done included;

- Social Economic Baseline study,
- RAP Census

Social Economic Baseline Survey

The Social Economic Study was done in four (4) villages in Bunambutye Sub County and three (3) in Sikwo. Interviews were carried on about 274 people and the report was produced pending approval from JICA and MAAIF before it can be disclosed to the public. Ms. [REDACTED] pointed out that according to the social economic survey, it was noted that average age of the community was between 18 – 49 years of age which accounts to 70% and this means that the project will get the much needed labour. Ms. [REDACTED] further noted that the survey also showed that most of the people in the project area are married and settled which is much needed for people to work together. 86% people interviewed are married in Bulambuli and 78% are married in Kween. All this adds up to the stability in the community which will embrace the project.

It was also noted that in the education standard in the project area was very poor, with only 1% of the respondents had attained university in Bulambuli and 0.9% had reached university in Kween district. Ms. [REDACTED] informed the meeting that with this project, this is expected to change, because parents are expected to educate their children after getting income from the project.

It was also noted that most respondents [REDACTED], a good number were Muslims, Church of Uganda and others giving a good picture that majority of the people are religious, this helps in information dissemination, and it also confirms that the people in the project area live in harmony with each other despite affiliating to different religions which is very good for the project.

The study further showed that most people in the project area are mostly peasants and subsistence farmers. Public servants are more in Bulambuli. This project is expected to change this trend from subsistence farming to commercial farming.

In terms of vulnerability, the study showed that people in Bulambuli are older than those in Kween. Very few disabilities were reported in both districts, and people in Kween are poorer than their counterparts in Bulambuli.

Ownership of houses; it was noted that 81% own houses, very few are renting and many are renting in Kween.

House status; many live in grass thatched huts, built with mud and wattle, most houses are not cemented. Ms. [REDACTED] informed the meeting that this type of houses should change with the commencement of this project.

When the interviewed people were asked how they came to know about this project, 87% said they got the information from the sensitization teams, 51% from Local Council chairpersons and 17% from JICA members. Asked about Standard of living comparison within households, results showed that 44% are poor, 42% are average, 10% are very poor and 2% are rich. This trend is expected to change after the project because the main purpose of the irrigation scheme is to make people better economically.

Project Affected Persons Census

A census of all project affected persons was also conducted and this was aimed at getting all particulars of PAPs including the demographic characteristics, number of people in their households, identifying the amount of land affected by the project infrastructure, counting the crops and trees in the affected land and also identifying those whose houses or other property was going to be affected.

Members were informed that the project is going to affect approximately 423 household heads and 2007 individuals who are members of these households. Of these 172 are from Bulambuli District and 251 from Kween District. Among the PAPs in Bulambuli, 17 are female while 155 are men, in Kween 42 are female and 209 are male. There are also 65 people whose plots are in the buffer zone and these will also be compensated.

Members were also informed that some PAPs have more than one plot with some of them having as many as 7 – 8 plots. PAPs were advised not to wonder so much or compare their compensation money to others because those with many plots will receive more money.

[REDACTED] informed the PAPs that the PAPs Register containing their details was going to be displayed at the SDA church for 3 days for them to go and confirm their details including spellings of their names before the final register is made. Even those PAPs whose photos were not taken the first time have a chance to take them this time round. PAPs were advised to be patient and not ask about how much they were assessed until the Chief Government Valuer verifies and approves the valuation report.

After the presentations, PAPs/members present were asked if the study results truly reflect what is on the ground. All were in agreement apart from district officials from Kween who said the results of latrine coverage were a bit exaggerated because they are aware that latrine coverage is low in their area. However, they were quick to say that the answers given during the interview could have been affected by the fact that people usually shy away in accepting that they do not have latrines. Otherwise all the rest of the results were confirmed to be true and the district

officials requested for the copies of the RAP report to be disclosed in their districts and also for their libraries.

Minute 5/06/2018: Reactions, Questions and questions

1. Question:

██████████: Asked that they were promised that the construction would start in March 2018 and they have been eagerly waiting because we expect to benefit a lot from this project. In addition we expect that after the land has been re-organized the flooding will be controlled as you can see we are really suffering with water which is everywhere right now.

Answer:

Engineer ██████████ informed him that this project is being funded by a grant of over 100 Billion from the Government of Japan and for that matter all processes have to be followed to the dot since the Japanese are very strict and would not like to hurry the processes without proper documentation and ensuring that the project will succeed. He was informed the meeting that construction will not start until all PAPs are paid and right now we are in the process of completing the RAP, have people paid, then the detailed feasibility studies will take place. Construction is expected to begin 2020. He therefore requested the farmers to bear with the slow process but expect best results where all parties will be happy.

2. Question:

██████████ asked if his graves located within the project area will be compensated for.

Answer:

He was informed that compensation will be only for the land going to be affected by the irrigation infrastructure such as; roads, main canals, secondary canals and primary canals. However from the survey done no graves were identified in the affected land therefore no compensation will be given for graves which are not affected.

3. Question:

██████████ asked that during implementation people shall not be allowed to work in their fields within the project area, what method will be put in place in order for them to get food during construction?

Answer:

MAAIF Commissioner, Mr. ██████████ reiterated that RAP study has budgeted for livelihood restoration for all the PAPs and some of this money will be used provide food during construction. However, he also cautioned PAPs to plan for this period and cooperate with MAAIF and the contractor in ensuring that people do not suffer much during the construction period. Farmers will also be required to volunteer land for land reorganization and farm demonstration which will be used as a model farm to show farmers on how to maximize yields from a small piece of land.

4. Question:

██████████ asked that during project implementation, our lands will be no go zone; does this mean that our land is now for government?

Answer:

Engineer ██████████ responded that government was not going to take anybody's land, the purpose of the project is to eradicate poverty in the community and your land will remain yours. The request to avoid going to the land is only for safety purposes because huge equipment will be used and accidents are likely to take place therefore to be on the safe side people will be required to avoid going to the construction site which will be condoned off.

5. **Question:** Another question from [REDACTED] was whether the lawyer in the team was to help government to acquire their land or help the consultants.

Answer: Engineer [REDACTED] answered him that the lawyer was here to help guide on the legal matters arising out the land acquisition and he was here to help both MAAIF and PAPs. He again emphasized that the project is for the people but not for grabbing their land.

6. **Question:** [REDACTED] informed the meeting that one of the PAPs is sick and admitted in Kapchorwa hospital, how will he be part of the ongoing exercise?

7.

Answer: Ms. [REDACTED] informed him that [REDACTED] will draft a note for him to give [REDACTED] or anybody next of kin the right to sign for him/her. Even those PAPs who are in prison will be given a consent note drafted by lawyer to take to them in prison to sign on and allow their next of kin to represent them in matters regarding their land.

8. **Question:** Another person complained that the project affected his land and houses and some houses have already fallen down and he was wondering when he will be compensated.

Answer: He was told that compensation cannot be done in piece meals, all people affected will be compensated at once when Chief Government Valuer approves the RAP report, he was requested to be patient and wait until the appropriate time comes. Upon consultation, it was ascertained that this particular person is outside the project area and his houses fell down due to him abandoning his home. So no compensation will be given to him since he is not part of those affected by the project.

Minute 6/06/2018: Closing Remarks

Engineer [REDACTED] from MAAIF made the closing remarks; he started by thanking all members for coming in such big numbers. He reminded them they have come a long way since 2013 when the idea was introduced to the farmers; indeed it was not easy to convince the farmers to accept the project. He thanked the PACC and PDCC members for the good work they have done in keeping the farmers informed about the project process.

He assured farmers that although funds for land re-organization were not yet found they as MAAIF are going to engage other donors/funders to assist in funding this component therefore farmers were requested to be patient and cooperative as they wait.

He also mentioned that rice growing comes with other disadvantages like keeping children out of school while helping parents to chase away birds. This will not improve on the education standards in the area. He therefore mentioned that he is going to lobby the JICA team to construct a Community Centre which can be used for night studies by students in the project area. The community hall can also be used for other purposes like holding meetings and training farmers.

He thanked the RAP Consultant (AES) for the good work done and asked them to ensure that the RAP approval process is expedited; he promised to personally follow up with colleagues in the Ministry of Lands, Housing and Urban Development in the Chief Government Valuer's office to fast track the RAP valuation report approval.

RESETTLEMENT ACTION PLAN – ATARI IRRIGATION SCHEME

The meeting closed on a good note at 6:00 pm and all dispersed.



MAAIF Staff during the meeting



AES-RAP Consultant introducing themselves



Meeting in Progress



Kween Team Introducing themselves

Signed

Chairman

Secretary