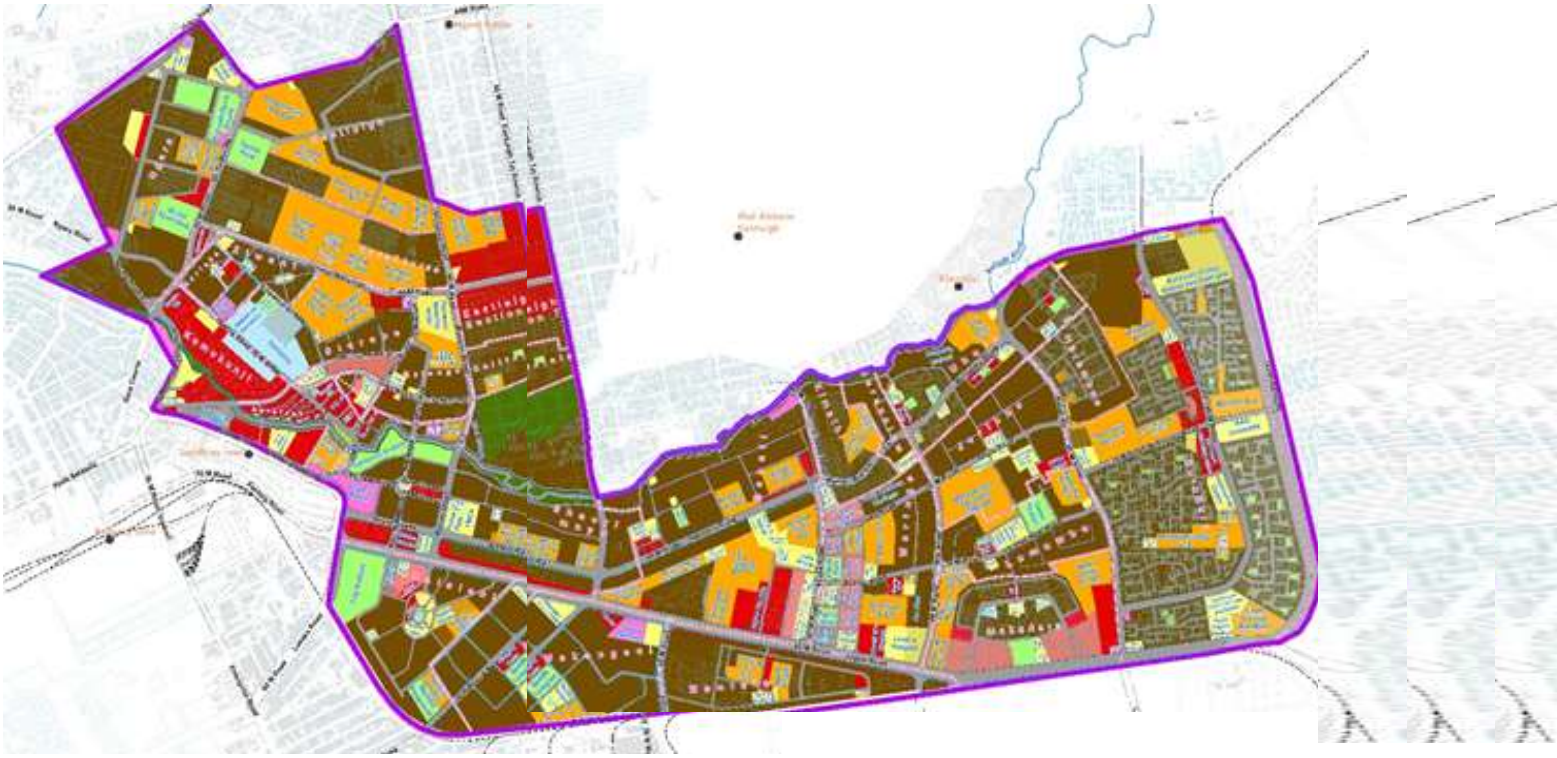
Ministry of Transport, Infrastructure, Housing & Urban Development

NAIROBI METROPOLITAN SERVICES IMPROVEMENT PROJECT

URBAN RENEWAL OF EASTLANDS, NAIROBI

Nairobi City County Government



FINAL PLAN REPORT

Plan Ref. No. UP/UPR&S/URP-E/ZONE8/178/09/19

Vol. 3

ANNEXES AND APPENDICES

19TH SEPTEMBER 2019

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1.0 APPENDICES

1.1 NOTICE OF INTENTION TO PLAN - STANDARD NEWSPAPER

THURSDAY, MAY 31, 2018 The Standard 41

REPUBLIC OF KENYA

NAIROBI CITY COUNTY

MINISTRY OF TRANSPORT, INFRASTRUCTURE, HOUSING AND URBAN DEVELOPMENT (MoTIH&UD)

STATE DEPARTMENT FOR HOUSING, URBAN DEVELOPMENT AND PUBLIC WORKS (SDfHUD&PW)

Nairobi Metropolitan Services Improvement Project (NaMSIP)

NOTICE OF INTENTION TO PLAN

URBAN RENEWAL AND REDEVELOPMENT STUDY OF EASTLANDS

Notice is hereby given to all residents and stakeholders in Nairobi City County that pursuant to the provisions of The Physical Planning Act Cap 286, County Government Act, 2012, Urban Areas and Cities Act, 2011, among others, Nairobi City County Government in conjunction with the Ministry of Transport, Infrastructure, Housing and Urban Development, has initiated a study to guide urban renewal and redevelopment of Eastlands for the period 2016-2036. The exercise is being carried out under Nairobi Metropolitan Services Improvement Project (NaMSIP) whose aim is to improve services in the Nairobi Metropolitan Area covering five (5) Counties of Nairobi City, Kiambu, Machakos, Kajiado and Murang'a.

The study is an offshoot of the Nairobi Integrated Urban Development Master Plan (2014-2030) where Eastlands Urban renewal was identified as a key priority project to be implemented in the short term.

It covers an area of approximately 1100 Ha and include: **the Old City County Estates** (Kaloleni, Mbotela, part of Shaurimoyo, Bahati, Kariokor, Ziwani, Lumumba ,Makadara RH, Landhies, Uhuru, Jericho, Maringo, Gorofani, Bondeni, New Pumwani/ Carlifonia, Ofafa1, Jerusalem), **Old Government /Railway Housing Estates** (Makongeni, Government Quarters, Starehe and part of Shauri Moyo) and **other adjacent areas owned by companies and private individuals** (Kimathi, Majengo, Kayole Ndogo, Buruburu, Harambee, Outer Ring Road) in Eastlands, Nairobi City. The purpose of the study is to provide an urban renewal planning framework for guiding integrated socio-economic development.

The study process is participatory as required by the Constitution and other statutory provisions and therefore all stakeholders and members of the general public are invited to participate. Any comments, enquiries or suggestions may be done in writing to:

County Secretary
County Government of Nairobi City
P.O Box 30075-00100
NAIROBI

REPUBLIC OF KENYA KENYA RAILWAYS NAIROBI CITY COUNTY

MINISTRY OF TRANSPORT, INFRASTRUCTURE, HOUSING AND URBAN DEVELOPMENT (MoTIH&UD)

STATE DEPARTMENT FOR HOUSING, URBAN DEVELOPMENT AND PUBLIC WORKS (SDfHUD & PW)

NAIROBI METROPOLITAN SERVICES IMPROVEMENT PROJECT (NaMSIP)

PUBLIC NOTICE

INTENTION TO PLAN

NAIROBI CITY COUNTY GOVERNMENT

Name of Project: Consultancy Services for preparation of Urban Plans, Urban Designs, Economic/Finance and Implementation Study for Redevelopment of the Nairobi Central Railway Station and its Surroundings

Notice is hereby given to all residents and other stakeholders that pursuant to the provisions of The Physical Planning Act Cap 286, County Government Act, 2012, Urban Areas and Cities Act, 2011 and other enabling legislations, Nairobi City County Government in conjunction with the State Department of Housing, Urban Development and Public Works Kenya Railways and the Department of Metropolitan Development with support from the World Bank through DOHWA(Korea)/GIBB (Africa) has commenced the planning of the Nairobi Central Railway Station and its surroundings. The exercise is being carried out under Nairobi Metropolitan Services Improvement Project (NaMSIP) and is one of the priority projects identified under the Nairobi Integrated Urban Development Master Plan (NIUPLAN).

The project is situated within the Nairobi Central Railway Station area, the marshalling yard, the Kenya Railways Pension Scheme land, the locomotive and wagons workshops, Central Business District, parts of the Industrial Area and the surroundings.

The Nairobi Central Railway Station area, which comprises about 200 acres of prime land, is in urgent need of urban redevelopment to facilitate urban continuity of the Central Business District (CBD) and improve transport linkages to the south i.e. the Industrial Area. The project will entail strategies to revitalize the CBD and the adjacent areas and show linkages with the other sub-centres in Nairobi as proposed in the NIUPLAN.

The integrated nature of this Plan and as required by the Constitution and other statutory provisions, necessitates that participatory, multidisciplinary and multi-sectoral approaches are deployed. Therefore all stakeholders and members of the general public are invited to participate. Any person or institution that wishes to participate or make comments on the planning project can reach or forward any such comments to the Chief Officer – Urban Planning, Nairobi City County, Main City Hall 2nd Floor, P.O. Box 30075-00100 Nairobi, or railwaycity@googlegroups.com.

County Secretary
County Government of Nairobi City
P.O Box 30075-00100
NAIROBI

1.2 NOTICE OF INTENTION TO PLAN IN "TAIFA LEO" NEWSPAPER

TANGAZO

Alhamisi, Mei 31, 2018 TAIFA LEO 7

JAMHURI YA KENYA KENYA RAILWAYS KAUNTI YA JIJI LA NAIROBI

WIZARA YA UCHUKUZI, MUUNDO MSINGI, MAKAO NA USTAWI WA MIJI (MoTIH&UD)

IDARA YA SERIKALI YA MAKAO USTAWI WA MIJI NA UJENZI (SDfHUD&PW)

MRADI WA UIMARISHAJI HUDUMA KATIKA JIJI LA NAIROBI NA VIUNGA VYAKE (NaMSIP)

ILANI KWA UMMA

NIA YA KUPANGA

SERIKALI YA KAUNTI YA JIJI LA NAIROBI

Jina la Mradi: Huduma ya ushauri wa maandalizi ya mipango ya miji, utafiti wa kiuchumi/kifedha wa ustawishaji wa kituo cha reli cha Nairobi Central na viunga vyake

Ilani inatolewa kwa wakaazi na washikadau wote kuambatana na Kifungu 286 cha Sheria ya Mipango ya Ustawishaji Ardhi, Sheria ya Serikali ya Kaunti, 2012, Sheria ya Miji, 2011 na sheria zingine husika, Serikali ya Kaunti ya Nairobi kwa ushirikiano na Idara ya Serikali ya Makao na Ustawi wa Miji, Shirika la Kenya Railways na Idara ya Ustawi wa Miji Mikuu kwa usaidizi wa Benki ya Dunia kupitia DOHWA(Korea)/GIBB(Africa) imeanzisha mipango ya ustawishaji Kituo cha Reli cha Nairobi Central Railway na viunga vyake. Shughuli hii inaendelezwa chini ya Mradi wa uimarishaji huduma katika jiji la Nairobi na viunga vyake (NaMSIP) na ni mojawapo wa miradi iliyopewa kipau mbele chini ya Mpango mkuu wa kuunganisha jiji la Nairobi (NIUPLAN).

Mradi huu uko katika eneo la kituo cha reli cha Nairobi Central, uwanja wa kupanga mabogi, ardhi ya mradi wa shirika la Kenya Railways wa malipo ya uzeeni, karakana za mabehewa ya mizigo, kati kati mwa jiji, sehemu kadha za viwandani na viunga vyake.

Eneo la kituo cha reli cha Nairobi Central, linalojumuisha takriban ekari 200 za ardhi, linahitaji ustawishaji upya ili kuwezesha mwonekano mpya wa kati kati mwa jiji (CBD), na kuimarisha mwunganisho wa usafiri na sehemu za kusini, yaani eneo la viwandani. Mradi huu utahusisha mikakati ya kuthibitisha sehemu za kati kati mwa jiji na sehemu zinazoizingira na kuonyesha miunganisho na vituo vingine vidogo katika jiji la Nairobi kama ilivyopendekezwa na NIUPLAN.

Mwunganisho wa mpango huu kuambatana na Katiba na sheria zingine, unahitaji ushiriki wa sekta mbali mbali husika. Kwa hivyo washikadau na umma wanaalikwa kushiriki. Mtu au taasisi yoyote ambayo ingependa kushiriki au kutoa maoni kuhusiana na mradi huu waweza wasilisha kwa Afisa Mkuu – Upangaji wa miji, Kaunti ya Jiji la Nairobi City, Ukumbi mkuu wa Main City Hall Orofa ya pili, S.L.P 30075-00100 Nairobi, au **railwaycity@googlegroups.com**

Katibu wa Kaunti
Serikali ya Kaunti ya jiji la Nairobi
S.L.P 30075-00100
NAIROBI

SERIKALI YA KENYA KAUNTI YA JIJI LA NAIROBI

WIZARA YA UCHUKUZI, MUUNDO MSINGI, MAKAO NA USTAWI WA MIJI (MoTIH&UD)

IDARA YA SERIKALI YA MAKAO USTAWI WA MIJI NA UJENZI (SDfHUD&PW)

MRADI WA UIMARISHAJI HUDUMA KATIKA JIJI LA NAIROBI NA VYUNGA VYAKE (NaMSIP)

ILANI KWA UMMA

ILANI YA NIA YA MPANGO

MPANGO WA UJENZI NA USTAWISHAJI UPYA WA ENEO LA MASHARIKI MWA JIJI (EASTLANDS)

Ilani inatolewa kwa wakaazi na washikadau wote kuambatana na Kifungu 286 cha Sheria ya Mipango ya Ustawishaji Ardhi, Sheria ya Serikali ya Kaunti, 2012, Sheria ya Miji, 2011 na sheria zingine husika, Serikali ya Kaunti ya Nairobi kwa ushirikiano na Wizara ya uchukuzi, muundo msingi, makao na ustawi wa miji,imeanzisha utafiti wa kutoa mwongozo wa ujenzi na ustawi upya wa eneo la Eastlands kwa kipindi cha 2016-2036. Shughuli hii inaendeshwa chini ya Mradi wa uimarishaji huduma katika jiji la Nairobi na viunga vyake (NaMSIP) ambapo nia yake ni kuimarisha huduma katika kaunti tano (5) za Jiji la Nairobi, Kiambu, Machakos, Kajiado na Murang'a.

Mpango huu ni uendelezi wa Mpango mkuu wa kuunganisha jiji la Nairobi (2014-2030) ambapo mradi wa ujenzi na ustawishaji upya wa eneo la Eastlands ulitambuliwa kama mradi muhimu wa muda mfupiwa kutekelezwa.

Mradi huu unahusisha eneo la takriban ekari 1100 ikiwa ni pamoja na: **Mitaa mikuukuu ya jiji** (Kaloleni, Mbotela, sehemu za Shaurimoyo, Bahati, Kariokor, Ziwani, Lumumba ,Makadara RH, Landhies, Uhuru, Jericho, Maringo, Gorofani, Bondeni, New Pumwani/Carlifonia, Ofafa1, Jerusalem), **Mitaa mikuukuu ya Serikali /Mitaa ya Shirika la Reli** (Makongeni, Government Quarters, Starehe na sehemu za Shauri Moyo) na **maeneo mengine yanayomilikiwa na mashirika na watu binafsi** (Kimathi, Majengo, Kayole Ndogo, Buruburu, Harambee, Outer Ring Road) eneo la Eastlands, Jiji la Nairobi. Nia ya utafiti huu ni kutoa muundo wa mpango wa ustawishaji, utakaotumika kama mwongozo wa kuunganisha ustawi wa kijamii na kiuchumi.

Shughuli ya mpango huu ni ya ushirika kuambatana na Katiba na sheria zingine na hivyo umma na washikadau wote wanaalikwa kushiriki. Maoni, maswali au mapendekezo yoyote yaweza wasilishwa kwa mandishi kwa:

Katibu wa Kaunti
Serikali ya Kaunti ya Jiji la Nairobi
S.L.P 30075-00100
NAIROBI

1.3 PROJECT COST DETAILS

	Projects	Units	Unit Cost Ksh.		Total Costs (Ksh)
A	**HOUSING**				
	Construction Costs of Houses	172,209			325,010,920,000
	Construction Hostels	4930			3,549,600,000
	Subtotal	**177,139**			**328,560,520,000**
B	**COMMERCE AND INDUSTRIALIZATION**				
B1	**Revitalized Markets**	**Total Floor space (m^2)**	**Cost per/m^2**		
	Gikomba -7 floors	195,422	35,000		6,839,770,000
	Kariakor-5 floors	39,000			1,365,000,000
	Shauri Moyo -5 floors	71,700			2,509,500,000
	Jogoo Road-2 floors	10,000			350,000,000
	Jua Kali Kamukunji 5 floors	100,500			3,517,500,000
	Jericho- 5 floors	39,000			1,365,000,000
B2	**New Markets**				
	Furniture Market- 5 floors	51,695			1,809,325,000
	New Burma-5 floors	47,400			1,659,000,000
	Kaloleni-3 floors	17,280			604,800,000
	Subtotal				**4,073,125,000**
C	**TRANSPORTATION**				
C1	**Road Expansion**	**Length in Kms**	**Cost per/Km/ 3.5m Lane (Ksh)**	**No. of lanes (Non-BRT)**	
1	Jogoo Road	5.21	40,578,446	8	1,691,309,629
2	Landhies Road	1.31		8	425,262,114
3	Lusaka Road	0.32		8	103,880,822
4	Ambira Rd	0.75		4	121,735,338
5	Bondo Street	0.5		6	121,735,338
6	Buruburu Road	0.73		4	118,489,062
7	Eastleigh 1st Avenue.	3.14		4	509,665,282
8	Eldoret Road	0.58		6	141,212,992
9	General Waruinge	1.86		4	301,903,638
10	Heshima Road	1.28		4	207,761,644
11	Juja Rd	2		4	324,627,568
12	Kinyanjui Street	0.96		4	155,821,233
13	Likoni Road	0.6		6	146,082,406
14	Mumias South Rd.	3.57		6	869,190,313
15	Muinami Street	0.65		6	158,255,939
16	Muratina Road	1.73		6	421,204,269
17	Nile Road	1.3		4	211,007,919
19	Nyasa Road	0.9		4	146,082,406
20	Quarry Road	0.8		6	194,776,541

21	Rabai Rd.	2.82		6	686,587,306
22	Ring Road Ngara	1.73		6	421,204,269
23	Wangu Avenue	0.28		6	68,171,789
	Subtotal				**7,545,967,818**
C3	**BRT Corridors**	**Kms.**	**Cost per/Km/ 3.5m Lane (Ksh)**	**No of BRT lanes**	
1	Jogoo Rd/Landhies	6.52	40,578,446	2	529,142,936
2	Lusaka Road	0.32		2	25,970,205
3	Ahero-Ambira-Wangu-Heshima-Buruburu Rd Corridor	4.05		2	328,685,413
4	Outer Ring Rd.	3.061		2	248,421,246
5	Ring Rd. Ngara/Racecourse Road	2.06		2	167,183,198
6	Juja Road	5.4		2	438,247,217
7	Nyasa /Nile Rd.	2.14		2	173,675749
8	Eastleigh 1st Avenue	3.06		2	248,340,090
9	Kinyanjui Str.	0.968		2	78,559,871
10	Digo Road	1.02		2	82,780,030
11	General Waruinge Street	1.26		2	102,257,684
	Subtotal				**2,423,263,638**
C4	**Freight Terminals**				
1	Gikomba				10,000,000
2	Makadara				10,000,000
	Subtotal				**20,000,000**
C5	**Transit Stations**				
1	Gikomba Station				15,000,000
2	Makadara Station				15,000,000
	Subtotal				**30,000,000**
D	**WATER AND SANITATION**				
D1	**Water Supply**				
1	Water Supply to Estates (Tanks (250m3), New Transmission Lines & Reticulation Mains)				643,500,000
D2	**Conservation Measures**				
1	Roof Tank Catchment				1,273,500,000
2	Rehabilitation Existing Pipelines				50,000,000
D3	**Sewerage Networks**				
		Length (m)	**Cost per m (Ksh)**		
1	Extension & New Works	10,000m	20,000		200,000,000
		Qty	**Unit cost (Ksh)**		
2	Manholes	200No.	80,000		16,000,000

D4	**Secondary Distribution to Estates**				
1	New Lines				455,000,000
		Qty	**Unit cost (Ksh)**		
2	Manholes	910	80,000		72,800,000
3	Rehab of Sewer lines				234,000,000
4	Plot Level Pre-treatment sites	26	10,000,000		260,000,000
D5	**Secondary Pre Treatment Sites**				
1	Close to Kamukunji	1	100,000,000		100,000,000
2	Proposed Pri. School Close to Jua Kali	1	100,000,000		100,000,000
3	California at Flight Path	1	100,000,000		100,000,000
4	Bahati Close to Heshima Primary School	1	100,000,000		100,000,000
5	Kimathi Close to Eldoret Estate	1	100,000,000		100,000,000
6	Close to Uhuru Estate	1	100,000,000		100,000,000
D6	**Water Conservation Measures**				
1	Without Estate Block including Soil Erosion Control				50,000,000
	Subtotal				**3,854,800,000**
D7	**Solid Waste Management**	**Qty**	**Unit cost (Ksh)**		
1	Solid Waste Collection Bins	150	100,000		15,000,000
2	Biogas Processing Plant & Slurry Factory	1	5,000,000		5,000,000
3	Material Recovery Facility	1	3,000,000		3,000,000
	Subtotal				**23,000,000**
E	**Storm Water Drainage Network**				
		Length (Km)	**Cost per Km (Ksh)**		
1	Storm Water Drainage Network	27.66	1,000,000		27,660,000
		Qty	**Unit cost (Ksh)**		
2	Storm Water Infiltration basins	4	500000		2,000,000
3	Storm Water detention & Retention basin	2	500000		1,000,000
	Subtotal				**30,660,000**
F	**ENERGY**	**Qty**	**Unit cost (Ksh)**		
1	Solar Panels	48000	10,000		480,000,000
2	Expansion of electricity network				100,000,000

	Subtotal				**580,000,000**
G	**EDUCATION**				
G1	**Newly Proposed Educational Facilities**				
1	TVET College-Maringo	1	80,000,000		80,000,000
2	Nursery School-Maringo	1	1,200,000		1,200,000
3	Nursery School-Uhuru	1	1,200,000		1,200,000
4	Primary School-Gorofani	1	30,000,000		30,000,000
G2	**Stream Increase**				
1	25 Primary Schools-Classrooms	432	500,000		216,000,000
2	6 Secondary Schools-Classrooms	40	700,000		28,000,000
	Subtotal				**356,400,000**
H	**HEALTH FACILITIES**				
1	Dispensaries	14	12,000,000		168,000,000
2	Health Centres	2	30,000,000		60,000,000
3	Hospital Level 4-Makadara	1	160,000,000		160,000,000
4	Upgrade Health 5 Facilities	5	5,000,000		25,000,000
	Subtotal				**413,000,000**
I	**OTHER SOCIAL FACILITIES**				
		Qty	**Unit cost (Ksh)**		
1	New Social Hall	1	30,000,000		30,000,000
2	Upgrade Social Hall to CORE	11	30,000,000		330,000,000
3	New rehab Centres	4	30,000,000		120,000,000
4	Homes for the Elderly	2	30,000,000		60,000,000
5	Upgrade & Equip existing Libraries	2	10,000,000		20,000,000
6	**Equip 14 existing Facilities**				
	6 Police Stations	6	10,000,000		60,000,000
	8 Chiefs Camps	8	10,000,000		80,000,000
7	**Construct New Police Stations**	2	30,000,000		60,000,000
8	**Expand Stadia**				
	City Stadium		100,000,000		100,000,000
	Camp Toyoyo		30,000,000		30,000,000
	Majimbo Playground		5,000,000		5,000,000
9	New Fire Station	2	10,000,000		20,000,000
10	Fire engines	2	5,000,000		10,000,000
11	**New Recreational Facilities**				
	Makongeni Sports Complex		30,000,000		30,000,000
	Public Park A Maringo		5,000,000		5,000,000

12	**Improvement of Existing Recreational Facilities**				
	Bahati Playground		5,000,000		5,000,000
	New Pumwani Playing Field		5,000,000		5,000,000
	Kariokor		5,000,000		5,000,000
	Ziwani Playfield		5,000,000		5,000,000
	Makadara		5,000,000		5,000,000
	Camp Toyoyo		5,000,000		5,000,000
	Uhuru Basket Ball pitch		5,000,000		5,000,000
	Kaloleni		5,000,000		5,000,000
	Kamukunji grounds		10,000,000		10,000,000
	Subtotal				**530,000,000**
J	**ENVIRONMENT**				
	Revitalization of Nairobi River		100,000,000		**100,000,000**
k	**PROJECT MANAGEMENT**		10,000,000,000		**10,000,000,000**
	GRAND TOTAL				**358,540,736,456**

1.4 HOUSEHOLD SAMPLE STRUCTURE

1.4.1 Sampling per Estate

(a) Shauri Moyo

Phase/Cluster	Blocks per Phase	Block Selected	Main House Selected	No of Extensions Selected
1(Salome)	33	1	5	2
		3	7	2
		7	5	2
		9	2	2
		11	6	2
		12	4	2
		13	6	2
		14	4	2
		16	3	2
		21	2	2
		27	2	2
		30	3	2
		32	3	1
2 (Pamela)	27	2	2	2
		4	2	2
		6	4	2
		8	6	2
		11	2	2
		16	6	2
		17	6	2
		18	4	1
		19	5	1
		20	4	1
		21	3	1
		24	7	1
		27	6	1
3 (Upper Hill)	51	2	2	2
		3	3	2
		5	1	2
		6	1	2
		7	3	2
		8	3	2
		12	4	2
		15	4	2
		16	5	2
		19	1	2
		20	6	2
		24	7	2

		27	4	2
		29	7	2
		30	1	2
		31	3	2
		33	4	2
		34	1	1
4 (Mombasa Ndogo)	34	2	4	3
		4	6	2
		6	7	3
		8	1	3
		13	6	3
		18	3	3
		19	2	3
		22	6	3
		27	1	3
		28	3	3
		29	1	3
5 (Green Rangers)	12	1	1	2
		4	2	2
		5	3	2
		7	4	2
		8	5	2
		9	6	1
		12	7	1
6 (Hilton C)	18	1	1	3
		10	3	3
		11	4	3
		14	5	2
		18	6	2

(b) Jerusalem

Lines	Blocks	Block selected	Unit selected	No of Extensions Selected
J	J1-J11	2	3	5
		6	7	
K	K1-K15	1	1	7
		2	3	
		3	5	
		8	7	
L	L1-L12	4	8	7
		6	1	
		8	3	
		12	5	

M	M1-M21	1	6	9
		6	3	
		9	5	
		14	8	
		19	7	

(c) Ofafa 1

Block selected	Main House selected	Extension Selected
23	5	2
42	11	3
44	14	1
46	21	2
59	21	2
76	27	1
80	40	2
100	59	2
105	62	2
117	62	3
128	63	3
154	64	2
167	76	2
168	86	2
171	88	3
188	92	1
200	93	2
205	94	3
230	98	3
240	104	2
264	124	2
300	129	2
343	136	2
389	153	1
417	153	3
420	154	3
435	156	1
446	158	1
464	167	1
480	168	3
500	172	1
520	175	1
528	178	3
531	207	3
546	209	2
553	210	1
559	217	3
594	218	1
609	218	2
644	219	1
658	236	1

	237	3
	244	3
	257	2
	260	2
	261	2
	284	1
	289	1
	290	2
	291	2
	292	2
	302	1
	314	3
	315	1
	325	1
	326	1
	330	2
	330	3
	333	3
	338	3
	349	1
	355	2
	355	3
	359	3
	363	2
	366	1
	371	2
	375	1
	392	2
	393	2
	398	2
	409	3
	424	3
	429	3
	429	2
	434	1
	462	2
	473	1
	473	1
	475	3
	483	2
	489	3
	493	2
	497	1
	498	2
	499	2
	510	2
	515	3
	520	1
	521	2
	528	2
	556	1
	559	3

	570	3
	571	3
	573	2
	579	2
	579	2
	579	2
	582	1
	582	3
	591	1
	597	1
	598	3
	600	3
	602	2
	604	3
	606	3
	607	1
	609	2
	614	3
	614	1
	615	3
	621	2
	628	1
	630	3
	636	3
	637	3
	641	2
	642	3
	648	1
	650	3
	651	1
	653	1

(d) Starehe

Phase / Cluster	Blocks Per Phase	Block Selected	Unit Selected
Starehe Central	14	J	454B, 365A
		K	329B
		L	419B
		M	544C
		N	460A
		O	348B,445A,470B,334A,468B
		P	439B
		Q	316B, 494C
		R	356A, 466A, 357B,
		S	324A, 365B, 344A, 337B
		T	425B, 337A, 430B
		U	525B, 462A
		V	340B, 464A
Starehe Majengo	40	380	380
		383	383
		352	352

		393	393
		373	373
		371	371
		350	350
		497	497
		404	404
		350	350
		407	407
		406	406
		378	378
		389	389
		384	384
		385	385
		398	398
		472	472
		390	390
		465	465
		351	351
		392	392
		405	405
		351	351
		403	403
		396	396
		395	395
Starehe Kaburini	10	452	3
		451	3
		450	2
		449	2
		448	3
		447	4
		446	2
		442	4
		443	4
		444	1

(e) Jericho

Phase/ Cluster	Blocks Per Phase	Block Selected	Main House Selected	Extension Selected
O	14	1	3	1
		2	2	2
		3	5	1
		4	3	2
		5	5	1
		6	2	1
		8	6	2
		10	6	2
		12	2	1
		13	2	1
		14	1	2
P	23	1	4	1
		3	2	2

		6	8	2
		8	3	2
		9	6	2
		10	5	1
		12	7	2
		13	3	1
		14	6	2
		16	7	2
		17	3	2
		19	8	1
		21	6	1
		22	2	2
		23	7	2
Q	10	1	1	2
		2	8	1
		3	5	1
		4	4	2
		5	2	2
		6	6	2
		7	8	1
		8	7	1
		10	3	1
R	23	1	5	1
		2	7	2
		3	5	1
		4	3	1
		6	2	1
		9	5	1
		12	3	2
		14	8	1
		16	9	1
		17	6	2
		18	1	1
		21	4	1
S	18	1	2	1
		3	1	2
		4	2	1
		5	3	1
		7	5	2
		10	6	2
		12	4	2
		13	7	2
		15	7	2
		16	8	1
T	10	2	3	1
		3	2	2
		4	6	2
		5	4	1
		6	8	1
		7	5	2
		8	1	1
		9	5	2
		10	7	2
U	32	2	2	1
		3	4	1
		6	7	2
		7	6	2

		8	2	1
		9	4	2
		11	2	1
		13	2	1
		14	5	1
		15	6	2
		16	7	1
		18	4	2
		19	1	1
		20	6	2
		24	4	2
		25	4	1
		31	3	1
		32	6	1
V	32	2	7	1
		3	3	1
		6	5	1
		7	6	2
		8	3	1
		10	5	2
		13	8	1
		14	8	2
		15	2	1
		16	3	2
		17	7	1
		18	5	2
		20	8	2
		21	4	2
		25	3	2
		27	1	2
		29	4	2
		30	6	1
		32	3	2
AB	2	2	2	1
		1	4	2
		1	3	2

(f) Landhies

Number of Blocks	Block Selected	Units Selected	No. of Extensions Selected
7	1	3	5
	3	7	
	6	2	

(g) Bahati

Court	Block Selected	Extension Selected
1	3	4
2	2	4
3	3	2
4	1	1
5	2	2
6	1	1

7	1	2
8	4	3
9	1	1
10	1	1
11	2	5
12	2	2
13	2	1
14	1	4
15	1	3
16	2	1
17	2	1
18	4	2
19	1	4
20	1	1
21	3	2
22	2	1
23	1	3
24	1	3
26	1	1
28	1	1
29	3	2
30	3	1
31	1	4
32	1	1
34	3	1
35	1	4
36	1	2
37	1	1
38	2	3
40	2	1
41	3	
42	2	
43	3	
44	2	
45	2	

(h) Uhuru

Phase/Cluster	No. of Blocks	Block Selected	Unit Selected	Extensions Selected
Phase 1	125	7	1	1
		16	2	1
		19	3	1
		23	1	1
		29	2	1
		34	1	1
		36	3	1
		37	4	1
		44	2	1

		45	3	1
		55	4	1
		56	4	1
		58	2	1
		63	4	1
		64	2	1
		73	2	1
		81	2	1
		82	3	1
		98	3	1
		99	1	1
		101	1	1
		104	4	1
		105	2	1
		108	1	1
		109	1	1
		114	1	1
		119	2	1
		123	4	1
		125	2	1
Phase 2	125	1	4	1
		11	4	1
		19	4	1
		28	4	1
		31	1	1
		55	2	1
		88	3	1
		90	1	1
		95	3	1
		96	1	1
		97	1	1
		108	3	1
		111	2	1

(i) Lumumba

Cluster/ Zone	Main Houses			Extensions	
	Blocks selected	Unit Selected		Blocks selected	Extension selected
AD	6	2		2	1
	9	6		4	1
	10	7		5	1
	13	4		6	1
	15	2		7	1
	19	8		8	1
	20	3		12	1
	22	6		13	1
	24	6		14	1
	25	5		16	1
	26	4		19	1
	30	4		18	1

			19	1
			20	1
			21	1
			22	1
			23	1
			24	1
			25	1
			26	1
			27	1
			28	1
			29	1
			30	1
			31	1
AB	2	2	1	1
	9	3	2	1
	12	2	3	1
	13	3	4	1
	15	2	5	1
	21	2	6	1
	25	1	7	1
	27	2	8	1
	28	3	9	1
	30	3	10	1
	31	2	12	1
	32	3	13	1
			15	1
			16	1
			18	1
			20	1
			21	1
			22	1
			23	1
			24	1
			25	1
			27	1
			28	1
			29	1
			32	1
			33	1
AC	2	1	1	1
	6	3	2	1
			3	1
			4	1
			5	1
			6	1
AA	4	3	1	1
	5	2	2	1
	8	8	4	1
	9	2	5	1

	10	7		6	1
	11	5		7	1
	13	1		8	1
	22	5		9	1
	24	7		10	1
	26	7		11	1
	27	2		12	1
				13	1
				14	1
				16	1
				19	1
				20	1
				21	1
				22	1
				23	1
				25	1
				26	1
				27	1
Y	1	8		1	1
	4	5		2	1
	6	4		3	2
	7	2		4	1
				5	2
				6	1
				7	1
X	2	6		1	1
	4	8		2	1
	5	4		3	1
	8	7		6	1
	9	7		7	1
	10	6		8	1
	16	8		9	1
				10	1
				11	1
				12	1
				13	1
				15	1
				16	1
				17	1
				18	1
W	1	2		2	1
	3	6		3	1
	8	7		4	1
	11	3		5	1
	13	1		6	1
	14	2		7	1
	18	2		8	1
	21	6		10	1
	23	6		11	1

			12	1
			13	1
			14	1
			15	1
			16	1
			17	1
			18	1
			19	1
			20	1
			21	1
			22	1
			23	1
Z	1	5	1	1
	3	2	2	1
	8	4	5	1
	12	6	6	1
	15	3	7	1
			9	1
			11	1
			12	1
			15	1
			17	1
			18	1
			19	1

(j) Maringo

Phase	Blocks	Block Selected	Unit Selected	Number of Extensions
A	32	4	1	14
		10	3	
		15	4	
		16	2	
		18	2	
		19	5	
		22	6	
		25	3	
		27	2	
		29	4	
		30	7	
		31	8	
		34	3	
		35	4	
B	15	6	4	5
		7	6	
		9	3	
		12	7	
		10	8	
C	25	4	4	9
		7	5	

		8	7	
		10	8	
		19	2	
		21	1	
		24	3	
		25	4	
		3	5	
D	25	2	5	10
		4	7	
		7	3	
		8	1	
		10	6	
		15	8	
		16	2	
		20	4	
		22	1	
		25	7	
E	25	1	3	11
		3	6	
		7	8	
		8	2	
		9	1	
		11	5	
		12	2	
		13	6	
		15	7	
		16	1	
		24	4	
F	25	3	1	10
		6	6	
		7	7	
		14	2	
		16	5	
		17	2	
		19	6	
		22	4	
		23	5	
		24	2	
G	21	2	3	8
		3	6	
		5	8	
		7	1	
		11	6	
		12	2	
		19	4	
		21	2	
H	18	4	3	6

		7	6	
		8	1	
		9	7	
		10	2	
		15	3	

(k) Bondeni

Cluster/Zone	No of Blocks	Main Houses		Extensions	
		Blocks selected	Unit No.	Blocks Selected	Ext. per block
1	17	1	1	1	1
		2	2	2	1
		9	1	3	1
		17	1	4	1
				5	1
				6	1
				7	1
				8	1
				9	1
				11	1
				13	1
				14	1
				15	1
				17	1
2	24	2	2	1	1
		10	1	2	1
		13	2	4	1
				5	1
				6	1
				9	1
				10	1
				11	1
				14	1
				17	1
				18	1
				24	1
3	10	5	2	1	
		7	1	2	
				3	
				4	
				5	
				6	
				7	
				8	
				10	

(l) Kariokor

Court	Block Selected	Unit selected
Upper Court	F1	7
	B1	3
	N1	1
	A3	5
Lower Court	Q	3
	J1	8

	S2	3
	R	7
	B2	4
	L2	5
	G	1
	A2	7

(m) Gorofani

Phase/Cluster	Blocks per Phase	Block Selected	Unit selected
Phase 1	Block 1-7	1	1
		2	2
		3	3
		4	4
		5	5
Phase2	Block 8, 9, 11-17	1	15
		2	5
		3	16
		4	6
		5	8
		7	1
		8	9
Phase 3	Block 18 – 21	18	13
		20	11
		21	12
Phase4	Block 25 – 29	25	5
		28	8
		26	14
		27	4
Phase 5	Block 22- 24	24	2
		22	14
Phase 6	Block 10, 30 – 34	10	13
		30	3
		31	5
		32	7
		33	16
		34	6
Phase 7	Block 51 – 57	51	1
		53	3
		54	15
		55	6
		56	13
		57	12

1.4.2 Summary of Sample Sizes

(a) All Surveys

No.	Survey	Target Sample	Interviewed Sample
1.	Household	2,146	2,029
2.	SEA	350	251
3.	Market (Gikomba Traders)	150	50

(b) Household Surveys

No.	Estate	Target Sample	Interviewed Sample
1.	Kaloleni	131	131
2.	Mbotela	180	180
3.	Makongeni	95	0
4.	Shauri Moyo	281	281
5.	Bahati	155	155
6.	Landhies	8	8
7.	Gorofani	34	34
8.	Bondeni	44	44
9.	New Pumwani/California	62	62
10.	Majengo	42	42
11.	Ziwani	166	166
12.	Ngara	84	84
13.	Kariokor	12	12
14.	Starehe	84	84
15.	Maringo	144	144
16.	Ofafa 1	165	165
17.	Jerusalem	43	43
18.	Jericho	154	154
19.	Lumumba	197	197
20.	Uhuru	85	63
	GRAND TOTAL	**2,146**	**2,029**

(c) SEA Surveys

No.	Estate	Target Sample	Interviewed Sample
1.	Kaloleni	15	9
2.	Mbotela	17	10
3.	Makongeni	20	0
4.	Shauri Moyo	20	13
5.	Bahati	28	28
6.	Landhies	4	4
7.	Gorofani	21	21
8.	Bondeni	14	14
9.	New Pumwani/California	24	24
10.	Majengo	12	12
11.	Ziwani	20	20
12.	Ngara	19	0
13.	Kariokor	15	15
14.	Starehe	20	0
15.	Maringo	12	12
16.	Ofafa 1	10	10
17.	Jerusalem	16	16
18.	Jericho	23	23
19.	Lumumba	20	20
20.	Uhuru	20	0
	GRAND TOTAL	**350**	**251**

1.5 DATA COLLECTION INSTRUMENTS

1.5.1 Household Survey Questionnaire

Ministry of Transport, Infrastructure, Housing & Urban Development

Real Plan Consultants Ltd

Nairobi City County Government

NAIROBI METROPOLITAN SERVICE IMPROVEMENT PROJECT (NAMSIP)

URBAN RENEWAL STUDY OF EASTLANDS, NAIROBI

HOUSEHOLD QUESTIONNAIRE

***Disclaimer**: This questionnaire is being administered to enrich the socio-economic study towards the development of Eastlands. Any information provided is confidential, and will be used for this purpose only*

Questionnaire Code ☐

Name of Interviewer_____Code _____

Interviewers phone No_____

SECTION 1: RESPONDENT'S DETAILS

Name of respondent (Optional) _____

Estate name_____ Phase Name_____

Block No. ☐ House No. ☐

Main House ☐ Extension ☐

Who lives in the main house? Family members ☐ Friends ☐

1.1 Age: _____ years

1.2 Gender: Male ☐ Female ☐

1.3 Marital status Single ☐ Married ☐ Widow/widower ☐

Mobile No (Optional)_____

1.4 Relation to legal tenant

- ☐ Legal tenant
- ☐ Sub-tenant
- ☐ Child
- ☐ Employee
- ☐ Sibling
- ☐ Other relative

1.5 Highest level of Educational:

- ☐ None
- ☐ Completed primary school
- ☐ Primary school dropout
- ☐ Secondary school graduate
- ☐ Tertiary:
  - Certificate ☐ Diploma ☐ Degree ☐ Post Graduate ☐

1.6 Employment:

- ☐ Unemployed
- ☐ Government
- ☐ Private organization
- ☐ Parastatal organization
- ☐ Self-employed (Specify): _____
- ☐ Other **(**specify**):** _____

1.7 If employed, place of employment?

- ☐ Within the dwelling unit
- ☐ Within the estate
- ☐ Other estates within Eastlands
- ☐ City Centre (CBD)
- ☐ Industrial area
- ☐ Other areas within Nairobi (Specify)……
- ☐ Other areas outside Nairobi (Specify)……

1.8 House owner's previous place of residence

- ☐ Within the estate
- ☐ Other estate within Eastlands
- ☐ Other areas within Nairobi (Specify)……
- ☐ Other areas outside Nairobi (Specify)……
- ☐ Not known

SECTION 2: HOUSEHOLD CHARACTERISTICS

2.1 Details of household members:

Member No.	Details of Household Members					
	Relation	**Gender**	**Age**	**Years of Residence**	**Employment status**	**Place of work**
1						
2						
3						
4						
5						
6						
7						
8						
9						

2.2 Monthly household expenditures:

No.	Item	Amount (Ksh)
1.	Food	
2.	Rent	
3.	Clothing	
4.	Education	
5.	Health	
6.	Fare	
7.	Electricity	
8.	Water	
9.	Waste disposal	
10.	Charcoal	
11.	Paraffin	
12.	Gas	
13.	Car fuel	
14.	Entertainment	
15.	Merry-go-round and or SACCOs	
16.	Others (Specify)	

2.3 Where does your household buy the following items?

No.	Item	Distance to outlet				
		Less than 100m	100-200m	201 – 500m	501m to 1km	Above 1 km
1.	Fruits & vegetables					
2.	Cereals					
3.	Other foods (flour, sugar, milk etc)					
4.	Cothing					

SECTION 3: HOUSING

3.1 Type of housing unit occupied:

No.	Item	Single room	Double room	Bed Sitter	One bedroom	Two bedroom	Three bedroom
1.	Flat						
2.	Maisonette						
3.	Bungalow						
4.	Other (specify)						

3.2 How long have you and your household members lived in this housing unit?

- ☐ Under one year
- ☐ 1 - 5 years
- ☐ 6 - 10 years
- ☐ 11 - 20 years
- ☐ 21 – 40 years
- ☐ Over 40 years

3.3 Do you consider your housing unit adequate?

- ☐ Yes
- ☐ No

3.4 If no, state the desirable house size

- ☐ Single room
- ☐ Double room
- ☐ Bed Sitter
- ☐ One bedroom
- ☐ Two bedroom
- ☐ Three bedroom

3.5 What is the maximum monthly rent that you can afford?

- ☐ Below Ksh. 2,500
- ☐ Ksh. 2,501 – Ksh. 5,000
- ☐ Ksh. 5,001 – Ksh. 10,000
- ☐ Ksh. 10,001 – Ksh. 20,000
- ☐ Ksh. 20,001 – Ksh. 30,000
- ☐ Above Ksh. 30,000

3.6 What is the maximum you can pay if you buy the house?

- ☐ Below Ksh. 2,500
- ☐ Ksh. 2,501 – Ksh. 5,000
- ☐ Ksh. 5,001 – Ksh. 10,000
- ☐ Ksh. 10,001 – Ksh. 20,000
- ☐ Ksh. 20,001 – Ksh. 30,000
- ☐ Above Ksh. 30,000

3.7 What is your desirable mode of house ownership?

- ☐ Rental
- ☐ Buying

3.8 Type of construction materials used in the housing unit:

Part of house	Material used for construction, e.g., stone, tiles, cement, iron sheets etc.)
1. Walls	
2. Roof	
3. Floor	
4. Windows	
5. Doors	

3.9 How many housing extensions are attached to the main house? _____

3.10 Does your household own a house in another place?

☐ Yes ☐ No

3.11 If yes state the typology and size?

Type	**Single room**	**Double room**	**Bed Sitter**	**One bedroom**	**Two bedroom**	**Three bedroom**	**Others (Specify)**
Permanent							
Not permanent							

SECTION 4: SOCIAL/COMMUNITY AMENITIES

4.1 Please indicate educational institutions currently attended by members of your household:

No.	**Facility Name (s)**	**Distance in Km**		
		< 1.0	**1.0 – 2.0**	**> 2.0**

4.2 Please indicate the health facilities serving the members of your household:

No.	**Facility Name (s)**	**Distance in Km**		
		< 1.0	**1.0 – 2.0**	**> 2.0**

4.3 Indicate the frequency of insecurity incidences within your block/phase in the last two years

Type	**Frequency**						
	0	**1**	**2**	**3**	**4**	**5**	**5+**
Theft							
Robbery with violence							
Pick pocketing							
Murder							
Arson							
Sexual abuse							

4.4 How would you rate the level of insecurity and/ or crime in your neighborhood?

☐ Very low ☐ High

☐ Moderate ☐ Very high

4.5 What do you consider to be the major causes of insecurity in your neighborhood?

_____

_____

_____

4.6 Please indicate the community facilities that serve your household:

Facility	Name	Distance in Km		
Public Parks		< 1.0	1.0 – 2.0	> 2.0
Place of Worship				
Post Office				
Cyber café				
Community Centre				
Public Library				
Fire Stations				
Market				
Playground				
Rehab center				
Others (specify)				

SECTION 5: INFRASTRUCTURE SERVICES

A. TRANSPORTATION

5.1 a) Please state the details of your last tour/ round journey by trip purpose?		
❑ Home – Work/Business - Home	❑ Home – Social activities /recreational activities - Home	❑ Home – Shopping - Home
❑ Home – School - Home	❑ Work/Business – Shopping – Work/Business	❑ Other (describe) _____ _____ _____
5.1 b) Please state the specific origin/destination for the above trip?		
Origin/To: Neighbourhood/ Road/Street/ Building _____	**Activity Location:** Neighbourhood/ Road/Street/ Building _____	**Destination/ From:** Neighbourhood/ Road/Street/ Building _____

State also the time taken, mode of transport used and the fare used (if applicable).			
INDICATE FROM HOME TO DESTINATION		**INDICATE FROM DESTINATION TO HOME**	
	DEPARTURE TIME: ☐☐ ☐☐ ARRIVAL TIME : ☐☐ ☐☐	DEPARTURE TIME: ☐☐ ☐☐ ARRIVAL TIME : ☐☐ ☐☐	
State the mode of transport used and the fare used (if applicable).			
	Mode of transport frequently used: ☐ Matatu …… ☐ Bus …… ☐ Taxi …… ☐ Motorcycle …… ☐ Car …… ☐ Rail …… ☐ Bicycle …… ☐ Walking (>15mins)	**Mode of transport frequently used:** ☐ Matatu …… ☐ Bus …… ☐ Taxi …… ☐ Motorcycle …… ☐ Car …… ☐ Rail …… ☐ Bicycle …… ☐ Walking (>15mins)	

	What is your usual fare? **TO:** Min …… Max ……	**FRO:** Min …… Max ……	
	How long did you wait and queue at the stop to board your first vehicle? (If Matatu/Bus was used)F TO: ……	FRO: ……	

5.1. c) How often do you make this type of trip?

❑ 7 days a week (everyday) ❑ 5 or 6 days a week ❑ 2, 3 or 4 days a week
❑ Once a week ❑ Twice a month ❑ Infrequently

5.2 Do you own a vehicle for personal travel?

☐ Yes

☐ No

b) If Yes,

(i) ❑ Saloon Car (ii) ❑ Bicycle (iii) ❑ Pick-up (iv) ❑ Van (v) ❑ Other (specify)_____

5.3 Transport modes used by other household members on a daily basis

No.	Member	Trip Purpose	Mode	Return Fare (Ksh)
1.				
2.				
3.				
4.				
5.				
6.				

5.4 Travel Issues:

Please rate the following issues regarding the type of transport you used during your trip. Rate from 1 to 5 where 1 is 'not a problem' and 5 is a 'major problem' or circle not applicable.

1 = No problem 2 = Little problem 3 = Average 4 = Slightly above average 5 = Major problem

Too few Matatu or other public transport services	1	2	3	4	5	Not applicable
Travel takes too long	1	2	3	4	5	Not applicable
Travel is uncomfortable	1	2	3	4	5	Not applicable
Travel is too expensive	1	2	3	4	5	Not applicable
I have to wait a long time to board the vehicle	1	2	3	4	5	Not applicable
The routes do not take me to where I want to go	1	2	3	4	5	Not applicable
I often have to use more than one vehicle to get to where I want to go	1	2	3	4	5	Not applicable
I cannot travel at the time I want to	1	2	3	4	5	Not applicable
Travel is unsafe	1	2	3	4	5	Not applicable

Specify if other……	1	2	3	4	5	Not applicable

B. WATER SERVICES:

5.5 Please select your main source of water.

- ☐ Nairobi City Water and Sewerage Co.
- ☐ Private operators/vendors
- ☐ Borehole
- ☐ Rain water
- ☐ Other (Specify)_____

5.6 How do you access water from your main source of water identified in 5.5 above?

- ☐ Own house connection
- ☐ Connection of others (Including churches, government institutions, etc.)
- ☐ Communal tap
- ☐ Public tap
- ☐ Vendors water kiosk
- ☐ Fetch directly from the borehole
- ☐ Water Truck
- ☐ Push cart (*mkokoteni*)
- ☐ Other (Specify)_____

5.7 Tick appropriately the water problem(s) encountered?

		Yes	**No**
i)	Often there is ***not enough water***	[ ]	[ ]
ii)	***Leaking*** pipes	[ ]	[ ]
iii)	Water ***pressure*** is too low	[ ]	[ ]
iv)	Water has a strange ***taste***	[ ]	[ ]
v)	Water has a strange ***colour***	[ ]	[ ]
vi)	Water has a strange ***smell***	[ ]	[ ]
vii)	***Untreated*** water	[ ]	[ ]
viii)	***Water charges*** are high	[ ]	[ ]
ix)	The ***distance*** to the source is too long	[ ]	[ ]
x)	One has to ***wait*** a long time to fetch water	[ ]	[ ]
xi)	The ***surroundings of the source are not well maintained***	[ ]	[ ]
xii)	Our source ***dries up*** during the dry season	[ ]	[ ]
xiii)	Access to water is ***restricted*** to some specified time	[ ]	[ ]

5.8 On average, how many 20-litre containers of water are used in your household per day?

- ☐ 1
- ☐ 2-3
- ☐ 4-5
- ☐ Above 6

5.9 What is the average amount of money you spend on water per month?

- ☐ Below Ksh. 100
- ☐ Ksh. 201 to 300
- ☐ Ksh. 101 to 200
- ☐ Above Ksh. 300

5.10 For your family size, is this amount affordable?

- ☐ Yes
- ☐ No

5.11 How do you pay for water?

- ☐ Water charges included in the monthly rent
- ☐ I pay my own water bill
- ☐ Monthly water bill shared equally among the tenants
- ☐ Other **(specify)**_____

C. SEWERAGE AND SANITATION SERVICES

5.12 What kind of sanitation facility do you use?

- ☐ Flush toilet
- ☐ Pit latrine
- ☐ Other (specify)…….

5.13 Who owns the facility?

- ☐ Own
- ☐ Communal
- ☐ Private commercial
- ☐ CDF

5.14 How much do you pay for the services? Ksh_____

5.15 How many households/premises use/share the facility? _____

5.16 Method of solid waste disposal used

- ☐ Burning
- ☐ Open dumping
- ☐ Burying
- ☐ Collection by County government
- ☐ Collection by private entity (**specify name)**_____
- ☐ Other **(specify**) _____

D. ENERGY

5.17 Please state the household's sources of energy for:

Use	**Principal source**	**Other sources**
Cooking		
Lighting		

5.18 What is the Household monthly income?

- ☐ Below Kshs. 10,000
- ☐ Kshs. 24,001 – 60,000
- ☐ Kshs. 10,000 – 24,000
- ☐ Kshs. 60,001 – 120,000

☐ Above Kshs. 120,000

SECTION 6: ENVIRONMENT

6.1 List the environmental challenges you face in your area of residence/work?

……..……

……

……

6.2 Suggest mitigation measures that can be used in mitigating the environmental challenges you have listed in (No. 1) above:

……

……

……

6.3 List the socio-economic challenges you face in your area of residence/work?

……

……

……

6.4 Suggest mitigation measures that can be used in mitigating the socio-economic challenges you have listed in (No. 3) above:

……

……

……

6.5 Please list the causes of pollution in Nairobi River?

……

……

……

6.6 Suggest mitigation measures you think will help alleviate the pollution problem in Nairobi River.

……

……

……

……

6.7 Why do you think people have encroached on riparian reserve along Nairobi River?

……

……

……

6.8 Suggest measures that need to be put in place to reclaim the Riparian Reserve:

……

……

……

6.9 What role should these entities play in cleaning and reclaiming Nairobi River Reserve?

Entity	**Role**
The County Government:	
National Government:	
The Community:	
NGOs	
National Environment Management Authority (NEMA):	
Water Resource Authority (WRA):	

6.10 Do you think the waste management system in place is adequate for handling solid waste?

☐ Yes ☐ No

6.11 If "No" suggest ways of improving the solid waste management system:

……

……

……

6.12 Do you think the waste management system in place is adequate for handling liquid waste/effluent?

☐ Yes ☐ No

6.13 If "No" suggest ways of improving the Liquid Waste/Effluent management system:

……

……

……

……

6.14 What do you think are the causes of flooding and drainage system problems in your area?

……

……

……

……

6.15 Suggest Mitigation measures:

……

……

……

……

6.16 How do you think the proposed project will impact on you and your community?

(a) Environmentally:

……

……

……

(b) Socially:

……

……

……

(c) Economically

……

……

……

SECTION 7: KNOWLEDGE OF PROPOSED PROJECT

7.1 When did you hear about the proposed Urban Renewal of Eastlands

- ☐ Within Last 1 year
- ☐ 1-5 years
- ☐ 5-10 years
- ☐ Over 10 years ago
- ☐ Never Heard

7.2 List any Expected benefits of the project

_____
_____
_____
_____

7.3 List any negative concerns (fears) of the project

_____
_____
_____

7.2 Suggest any proposal to make the project a success

_____
_____
_____

7.4 Kindly indicate any other observations or comments you might have about the proposed study.

_____
_____

1.5.2 Market Survey Questionnaire

Ministry of Transport, Infrastructure, Housing & Urban Development

Real Plan Consultants Ltd

Nairobi City County Government

NAIROBI METROPOLITAN SERVICE IMPROVEMENT PROJECT (NAMSIP)

DEVELOPMENT OF EASTLANDS, NAIROBI

TRADERS QUESTIONNAIRE

***Disclaimer**: This questionnaire is being administered to enrich the socio-economic study towards the development of Eastlands. Any information provided is confidential, and will be used for this purpose only*

Questionnaire Code ☐

Name of Interviewer_____ **Market Name**_____

Type of Business_____

SECTION 1: RESPONDENT DETAILS

1.1 Name: …… 1.2 Age…… (Years)

1.3 Gender: Male ☐ Female ☐

1.4 Mobile phone number ……..

1.5 Educational Level:

☐ None ☐ Primary ☐ Secondary

☐ Tertiary:
Certificate ☐ Diploma ☐ Degree ☐

1.6 Who is responding?

☐ Business Owner ☐ Other **(Specify)**_____

☐ Employee

1.7 When was the business established? _____

1.8 How long have you been working here? _____ (Years)

SECTION 2: BUSINESS INFORMATION

2.1 What type of products/services do you sell/offer?

_____

_____

_____

2.2 Kindly indicate your monthly income from the business by ticking (√) the appropriate category.

- ☐ Below Kshs. 10,000
- ☐ Kshs. 10,000 – 24,000
- ☐ Kshs. 24,001 – 60,000
- ☐ Kshs. 60,001 – 120,000
- ☐ Above Kshs. 120,000

2.3 Which of the following financial institutions serve your business

- ☐ Bank
- ☐ KCB Mtaani
- ☐ Equity Agent
- ☐ Coop Bank agent
- ☐ Other Specify
- ☐ M Pesa Agents

2.4 The source of finance for your business:

- ☐ Self-financed
- ☐ Bank loan
- ☐ Other (specify) _____

2.5 How many employees does the business have? .....

2.6 Employees designation, gender and age.

No.	Designation	Gender	Age
1			
2			
3			
4			
5			
6			

2.7 How many clients/people purchase goods from you every day?.....

SECTION 3: BUSINESS PREMISE

3.1 Type of Structure

- ☐ Permanent
- ☐ Semi-Permanent
- ☐ Trading Stall

3.2 Materials are used for the construction of the business unit:

Part of house	Material used for construction, e.g., stone, tiles, cement, iron sheets etc.)
6. Walls	
7. Roof	
8. Floor	
9. Windows	
10. Doors	

3.3 Approximate size of space occupied? ……..

3.34 Do you consider your business unit adequate?

- ☐ Yes
- ☐ No

3.5 Business premises ownership

- ☐ Owner
- ☐ Rented

3.6 If rented, how much rent do you pay per month? _____ Kenya Shillings

3.7 Where do you obtain your goods from? …….

3.8 Where do you store your goods? …….

3.9 How often do you replenish your supplies? ……

3.10 Do you require more storage space to store your goods?

☐ Yes ☐ No

3.11 Where do your customers come from? ……

3.12 Where do you stay?

☐ Within the estate

☐ Other estates within Eastlands

☐ Other areas within Nairobi (Specify)…….

☐ Areas outside Nairobi (Specify)……

3.13 What is your mode of travel to work?

☐ Matatu ☐ Motorcycle ☐ Bicycle

☐ Bus ☐ Car ☐ Walking

☐ Taxi ☐ Rail

3.14 Where do your co-workers stay?

☐ Within the estate ☐ Other areas within Nairobi (Specify)…….

☐ Other estates within Eastlands ☐ Areas outside Nairobi (Specify)……

3.15 What is your average daily sales? Ksh.....

3.16 What is your estimate value of stock? Ksh……

3.17 (a) What type of business license do you have?.....

(b) How much do you pay for it? Ksh……

(c) How often do you pay for it?

☐ Annually ☐ Daily

☐ Monthly ☐ Other (specify)……

3.16 (a) Have you ever had damages resulting from the following?

(i) Fire Yes ☐ No ☐

(ii) Bad weather Yes ☐ No ☐

(b) If yes, what was the value of stock lost in the last incidence of:

(i) Fire _____Kenya Shillings

(ii) Bad weather_____Kenya Shillings

3.17 (a) Are you a member of any traders / business association?

☐ Yes ☐ No

(b) If yes, specify ……

3.18 List the top **<u>four</u> (4)** challenges facing the business:

1. _____
2. _____
3. _____
4. _____

3.19 Suggest ways through which the challenges you have enumerated above can be overcome.

1. _____
2. _____
3. _____
4. _____

SECTION 4: SECURITY SERVICES

4.1 Who provides security to your business? …….

4.2 (a) Do you hire overnight security?

☐ Yes ☐ No

(b) If yes, how much do you pay per month? …….

4.3 Please indicate the distance (in kms) from your business to the nearest police station located in your area:

☐ No police station exists in my area ☐ 2.1 – 3.0 kms
☐ Less than 1.0 km ☐ 3.1 – 5.0 kms
☐ 1.0 – 2.0 kms ☐ More than 5.0 kms

4.4 How would you rate the level of insecurity and/ or crime in the market?

☐ Very low ☐ High
☐ Moderate ☐ Very high

4.5 Which is the most serious security concern in the market?
……

4.6 What do you consider to be the major causes of insecurity in the market?
_____
_____
_____
_____

SECTION 5: INFRASTRUCTURE

a. Water Services

5.1 Please select your main source of water.

☐ Nairobi City Water & Sewerage Co. ☐ River/stream
☐ Private operators/vendors ☐ Rain water
☐ Borehole ☐ Other (Specify)_____

5.2 How do you access water from your main source of water identified in 4.1 above?

☐ Own unit connection ☐ Communal tap ☐ Water kiosk
☐ Connection of others ☐ Public tap ☐ Borehole
☐ Pump from the stream/ river or borehole ☐ Tanker truck
☐ Push cart (*mkokoteni*) ☐ Other (Specify)_____

5.3 Does your source have a water meter?

☐ Yes ☐ No

5.4 What problem(s) do you encounter with your main water source and to what extent?

_____
_____
_____
_____

5.5 How much (on average) do you spend on water from your *main source of supply* per month?

☐ Ksh. _____ Per month

5.6 How do you pay for water?

☐ Water charges included in monthly rent
☐ Monthly bill shared equally among tenants
☐ I pay my own water bill
☐ Other **(specify)**_____

5.7 If paying own bills in 4.6 above, what payment mode do you use?

☐ Cash
☐ Prepaid token
☐ Mobile money , e.g. Mpesa
☐ Other **(specify**_____

5.8 Are you satisfied with the current payment method?

☐ Yes
☐ No [**Explain**]

_____
_____
_____

b. <u>Sewerage and Sanitation Services</u>

5.9 (a) What kind of sanitation facilities are used in this premise? ***(More than one choice allowed)***

☐ Pit latrines
☐ Other (specify)_____
☐ Flush toilets

(b) If flush toilet in (a) above, what type of connection do you have?

☐ Sewerage connection
☐ Septic Tank

5.10 (i) Do you have access to a sanitation facility within the premises/compound?

☐ Yes
☐ No

(ii) If yes, what type of connection?

☐ Sewerage connection
☐ Septic Tank

5.11 How many premises use/share the facility? …….

5.12 How much do you pay for the services? ……

5.13 How do you dispose your solid waste?

☐ Burning
☐ Collective by private company
☐ Burying
☐ Other **(**specify) _____
☐ Open dumping
☐ Collection by County government

5.14 Are you satisfied with the system of solid waste disposal that you are using?

☐ Yes

☐ No **[Explain why]**

_____
_____
_____

c. <u>Energy for Business</u>

5.15 Kindly indicate the sources of energy for your business

Use	**Principal Energy Source**	**Others**	**Rate your satisfaction with your principal energy source** (rate from 1 to 5, where 1 is poor and 5 is excellent)
Cooking			
Lighting			
Business Operation			

d. <u>Transportation</u>

5.16 Note the type of transport vehicle commonly used to transport your commodities

…….

5.17 What are the top three (3) most common commodities that you transport?

a) To the market b) From the market?

- **Commodity 1**……

Direction (tick applicable answer) ☐ a) to market ☐ b) from market

- **Commodity 2**……

Direction (tick applicable answer) ☐ a) to market ☐ b) from market

- **Commodity 3**……

Direction (tick applicable answer) ☐ a) to market ☐ b) from market

5.18 For each of the above commodities, what are the main routes (from source to destination) that you take to deliver the goods? Give detailed route within the market and general route

Commodity 1……
Commodity 2……
Commodity 3……

5.19 For each of the above commodities, what are the frequencies of the trips (e.g. hourly, daily, weekly, monthly, quarterly or other)

Commodity 1……
Commodity 2……
Commodity 3……

5.20 How do you load/ offload your delivered goods within the market?

……
……
……

……

5.21 What are the main challenges faced in transporting the goods to and from the market?

……
……
……
……

SECTION 6: KNOWLEDGE OF THE PROJECT

6.1 Are you aware of the study project?

Yes ☐ No ☐

6.2 Please indicate the manner in which the project might affect business in this place.

_____
_____
_____
_____

6.3 Suggest any proposal to make the project a success

_____
_____
_____

1.5.3 Strategic Environmental Assessment Survey Instruments

Ministry of Transport, Infrastructure, Housing & Urban Development

Real Plan Consultants Ltd

Nairobi City County

NAIROBI METROPOLITAN SERVICE IMPROVEMENT PROJECT (NAMSIP)

DEVELOPMENT OF EASTLANDS, NAIROBI

STRATEGIC ENVIRONMENTAL ASSESSMENT (SEA) HOUSEHOLD QUESTIONNAIRE

***Disclaimer**: This questionnaire is being administered to enrich the Strategic Environmental Assessment study towards the development of Eastlands. Any information provided is confidential, and will be used for this purpose only*

Questionnaire Code | **D** | |

Name of Interviewer_____

SECTION 1: RESPONDENT'S DETAILS

Name of respondent _____

Designation_____Organization_____ Occupation_____

Years served in the position_____Number of members in the organization_____

Area of operation: Within project area_____outside project area_____

Estate name_____ Phase Name_____

Block No. ☐ House No. ☐

1.1 Age: _____ years

1.2 Gender: Male ☐ Female ☐

1.3 Mobile No_____

SECTION 2: KNOWLEDGE OF PROPOSED PROJECT

2.1 How long have you and your household members lived in this housing unit?

- ☐ Under one year
- ☐ 1 - 5 years
- ☐ 6 - 10 years
- ☐ 11 - 20 years
- ☐ 21 – 40 years
- ☐ Over 40 years

2.2 Type of housing unit occupied:

No.	Item	Single room	Double room	Bed Sitter	One bedroom	Two bedroom	Three bedroom
5.	Flat						
6.	Maisonette						
7.	Bungalow						
8.	Other (specify)						
9.	N/a						

SECTION 3: SOCIAL/COMMUNITY AMENITIES

3.1 Are any of these social/community amenities found in your area of residence/work? (**Tick appropriately**)

- ☐ Educational Institutions
- ☐ Health Facilities
- ☐ Public Parks/Play grounds
- ☐ Market
- ☐ Community Centre

SECTION 4: WATER SERVICES

4.1 Please select the main source of water.

- ☐ Nairobi City Water and Sewerage Co.
- ☐ Private operators/vendors
- ☐ Borehole
- ☐ Rain water
- ☐ Other (Specify)_____

4.2 How do you access water from your main source of water identified in 4.1 above?

- ☐ Own house connection
- ☐ Connection of others (Including churches, government institutions, etc.)
- ☐ Communal tap
- ☐ Public tap
- ☐ Vendors water kiosk
- ☐ Fetch directly from the borehole
- ☐ Water Truck
- ☐ Push cart (***mkokoteni***)
- ☐ Other (Specify)_____

4.3 Tick appropriately the water problem(s) encountered?

		Yes	**No**
xiv)	Often there is ***not enough water***	[ ]	[ ]
xv)	***Leaking*** pipes	[ ]	[ ]

xvi)	Water ***pressure*** is too low	[ ]	[ ]
xvii)	Water has a strange ***taste***	[ ]	[ ]
xviii)	Water has a strange ***colour***	[ ]	[ ]
xix)	Water has a strange ***smell***	[ ]	[ ]
xx)	**Untreated** water	[ ]	[ ]
xxi)	**Water charges** are high	[ ]	[ ]
xxii)	The ***distance*** to the source is too long	[ ]	[ ]
xxiii)	One has to ***wait*** a long time to fetch water	[ ]	[ ]
xxiv)	The ***surroundings of the source are not well maintained***	[ ]	[ ]
xxv)	Our source ***dries up*** during the dry season	[ ]	[ ]
xxvi)	Access to water is ***restricted*** to some specified time	[ ]	[ ]

SECTION 5: ENVIRONMENTAL AND SOCIO-ECONOMIC CHALLENGES

5.1 List the environmental challenges experienced in your area of residence/work?
……..……...
……
……
……

5.2 Suggest mitigation measures that can be used in mitigating the environmental challenges you have listed in (No. 3.1) above:
……
……
……
……
……

5.3 List the socio-economic challenges you face in your area of residence/work?
……
……
……
……

5.4 Suggest mitigation measures that can be used in mitigating the socio-economic challenges you have listed in (No. 3.3) above:

……
……
……
……
……

SECTION 6: NAIROBI RIVER

6.1 Please list the causes of pollution in Nairobi River?
……
……
……
……
……

6.2 Suggest mitigation measures you think will help alleviate the pollution problems in Nairobi River.
……
……
……

……
……

6.3 Why do you think people have encroached on riparian reserve along Nairobi River?
……
……
……
……

6.4 Suggest measures that need to be put in place to reclaim and restore the Nairobi River Riparian Reserve:
……
……
……
……
……

6.5 What role do you think should be played by the following entities in cleaning Nairobi River and Reclaiming the Riparian Reserve along the river? (Kwa maoni yako majukumu ya aina gani unadhani yanawezwa kutekelezwa ili kurudisha nafasi iliyo tengwa kuhifadhi mto Nairobi.)

a) The County Government:
……
……
……

b) National Government:
……
……
……

c) The Community:
……
……
……

d) NGOs/Private Sector
……
……
……

e) National Environment Management Authority (NEMA):
……
……
……

f) Water Resource Management Authority (WRMA):
……
……
……

SECTION 7: WASTE MANAGEMENT AND SANITATION

7.1 Do you think the waste management system in place is adequate for handling:

a) Solid Waste: Yes…….No……
If "No" suggest ways of improving the solid waste management system:
……
……

……
……

i. What method of solid waste disposal do you use in your household?

- ☐ Burning
- ☐ Burying
- ☐ Open dumping
- ☐ Collection by County Government

b) Liquid Waste/Effluent: Yes……. No……
If "No" suggest ways of improving the Liquid Waste/Effluent management system:
……
……
……
……

c) What kind of sanitation facility do you use?

- ☐ Flush toilet
- ☐ Pit latrine
- ☐ VIP
- ☐ Other (specify)…….

7.2 What do you think are the causes of flooding and drainage system problems? (Sababu za kufurika au kuzibika kwa mabomba ya maji ni gani?)

……
……
……
…

7.3 Suggest Mitigation measures (Mikakati ya kuzuia /kuboresha):
……
……
……
……

SECTION 8: PROJECT IMPACTS

8.1 List the Negative Impacts that you think the proposed project may have on your community? (Taja matokeo tata ya huu mradi kwa jamii?)

a) Environmentally (Mazingira):
……
……
……
……

b) Socially(Mahusiano ya kijamii):
……
……
……
……

c) Economically(Biashara):
……

……
……
……

8.2 Suggest measures to be put in place to address the concerns in 8.1 above

a) Environmentally(Mazingira):
……
……
……
……

b) Socially(Mahusiano ya kijamii):
……
……
……
……

c) Economically(Biashara)
……
……
……

8.3. Suggest other measures that will make the project a success (Taja mipango yoyote yenye inaweza kuwekwa kwa huu mradi upate kufaulu)

……
……
……
……

8.4. In your opinion suggest the most appropriate combination of house types suitable to serve the residents of the project area in terms of percentage in the table below:(Kwa maoni yako taja mchanganyiko muafaka wa manyunmba chini ya asilimia mia ungepedelea kwa estate yako?)

House types	Percentage (%)
Single rooms (shared services)	
Bedsitters	
1 bedroom	
2 bedroom	
3 bedroom	
4 bedroom	

8.5. In your opinion indicate in the table below the percentage of households who can afford the various amounts of rent within your area (Kwa maoni yako onyesha asilimia ya watu wangapi wanaweza kulipa kodi za nyumba zifuatazo?)

Rent (Ksh)	Percentage (%)
< 35000	
3501-6000	
1 bedroom	
2 bedroom	
3 bedroom	
4 bedroom	

8.6. Suggest the area or part within your estate where the urban renewal should start (Toa mapendekezo yako kwa zile nafasi za estate yako ungependa mpango huu uanze kwanza)

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8.7. Kindly indicate any other observations or comments you might have about the proposed study. (Tafadhali elezea maoni/mapendekezo yenye uko nayo kuhusu huu mradi)

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……

9. List any historical -heritage or cultural site(s) which needs to be preserved in your area. (Orodhesha mahali au Majengo yenye historia / ya asilia/urithi ungependa huu mradi uhifadhi?)

……
……
….

WE THANK YOU FOR YOUR COOPERATION

Ministry of Transport, Infrastructure, Housing & Urban Development

Real Plan Consultants Ltd

Nairobi City County

NAIROBI METROPOLITAN SERVICE IMPROVEMENT PROJECT (NAMSIP)
DEVELOPMENT OF EASTLANDS, NAIROBI
STRATEGIC ENVIRONMENTAL ASSESSMENT (SEA)
HON. MEMBERS OF THE COUNTY ASSEMBLY'S QUESTIONNAIRE

***Disclaimer**: This questionnaire is being administered to enrich the Strategic Environmental Assessment study towards the development of Eastlands. Any information provided is confidential, and will be used for this purpose only*

Questionnaire Code | **D** | |

Name of Interviewer_____

SECTION 1: RESPONDENT'S DETAILS

1.1 Name of respondent (Optional): **Hon.** _____

1.2 Mobile No: [ ]

1.3 Ward [ ] 1.4 Terms served in the position [ ]

SECTION 2: SOCIO-ECONOMIC AND ENVIRONMENTAL CHALLENGES

2.1 What are the socio-economic challenges faced in your ward?
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……
……

2.2 Suggest mitigation measures against the socio-economic challenges listed

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……

2.3 What are the environmental challenges experienced in your ward?
……..……...
……
……

2.4 Suggest mitigation measures against the challenges you have listed
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SECTION 3: DEVELOPMENT PRIORITIES

3.1 What are your development priorities for the people in your ward?
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3.2 Suggest areas within your ward where the urban renewal should start.
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……
……

3.3. What is the most suitable building height(s) for Eastlands area?

……

3.4 Suggest the most appropriate combination of house types to the residents of Eastlands.

House types	Percentage (%)
Single rooms (shared services)	
Bedsitters	
1 bedroom	
2 bedroom	
3 bedroom	
4 bedroom	

3.5 In your assessment, what percentage of households can afford the rental ranges shown below?

Rent (Ksh)	Percentage (%)
Less than 3,500	
3,501 – 6000	
6,001 – 10,000	
10,001 – 15,000	
15,001 – 20,000	
20,000 to 30,000	
Above 30,000	

3.6 Which public facilities, in your opinion, should be given priority in land allocation within;

a) Your ward (specify place)
……
……
……

b) Greater Eastlands (specify place)

……
……
……

3.7 Which public facilities, in your opinion, should be expanded?
……
……
……

3.8 Which transport corridors/ major roads are overstretched and should be expanded?
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……
……

3.9 Suggest areas within your ward where you think additional business premises should be built to create more employment
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……

3.10 What land related issues should the urban renewal plan address in your area?
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……

3.11 Please indicate historical or cultural assets which should be preserved in your area.
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……

SECTION 4: PUBLIC PARTICIPATION

4.1 Suggest ways of making public participation in this project more effective

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……
……

4.2 Please identify key groups/associations which should be included in the public participation process.

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SECTION 5: IMPACTS OF THE PROPOSED PROJECT

5.1 What are the major concerns of residents on urban renewal?

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……..

5.2 List the Negative Impacts that you think the proposed project may have on your community?

a) Environmentally:

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……..

b) Socially:

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……

c) Economically:

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……
……

5.3 Suggest measures to be put in place to address the concerns indicated above

a) Environmentally:

……
……
……

b) Socially:

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……
……

c) Economically:

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……
……..

5.4 Suggest other measures that will make the project a success

……
……
……

5.5 Kindly indicate any other observations or comments you might have about the proposed project.

……
……
……

WE THANK YOU FOR YOUR COOPERATION

1.6 ALLOTMENT LETTER, BLUE VALLEY SETTLEMENT (SHAURI MOYO)

CITY COUNCIL OF NAIROBI

As per our work records

CITY HALL
P.O. BOX 30075
NAIROBI
KENYA.

TOWN CLERK
FAX: 208291
TELEPHONE: 224282/217704

TOWN CLERK'S DEPARTMENT

EXT.....2223.....

Ref. No: CPD/004829

19th September, 2002

Peter Maina Karanja
C/O City Council Of Nairobi

Dear Sir/Madam,

REF: FORMALISATION OF SHAURI MOYO SETTLEMENTS
LETTER OF ALLOTMENT .... ..PLOT NO...133

I am pleased to inform you that the City Council of Nairobi, in its Council meetings (Town Planning Committee held on 11th September 2002, Min No.5, page 331) approved allocation of the above mentioned plot to yourself subject to the following terms and conditions:-

AREA	:	Approximately 0.02 ha ... of hectare
TERM	:	Residue of 99 years less last three (3) days from .....
STAND PREMIUM	:	Kshs.15,000/=
GROUND RENT	:	Kshs. 1,500/= revised in accordance with Goverment Land Act.
SURVEY FEES	:	Kshs.15,000/=

I should be glad to receive your acceptance and payment for the amount as set above of **Kshs 31,500/=** within 30 days after receipt of this offer.

In addition, roads and sewer apportionment rates for the rate able part, stamp duty, survey, conveyance and registration fees and any other incidental charges will be payable on demand.

Upon payment of the amount mentioned above, a surveyor will indicate to you the beacons.

J.M.MBUGUA
TOWN CLERK

Cc. Director, City Planning
Chief Counsel (C)
Chief Revenue Officer
Deputy Director - Valuation

2.0 ANNEXES

2.1 SEA Report