

# Resettlement Planning Document

---

Resettlement Plan  
Final  
Project Number: 35201  
March 2009

## SRI: Local Government Infrastructure Improvement Project—Construction of New Building for Library and Health Centre in Chilaw Urban Council

---

Prepared by Dr. K. Karunthilake (consultant) for Ministry of Provincial Councils and Local Government

The resettlement plan is a document of the borrower. The views expressed herein do not necessarily represent those of ADB's Board of Directors, Management, or staff, and may be preliminary in nature.





## **Short Resettlement Action Plan**

**THIS REPORT HAS BEEN PRODUCED UNDER THE  
ADB TA 4703 – SRI  
STRENGTHENING LOCAL GOVERNMENT INFRASTRUCTURE FINANCING  
PROJECT [TAR 36174 – 01]**

**Ministry of Local Government & Provincial Councils,  
Democratic Socialist Republic of Sri Lanka.**

**Construction of New Building for Library and Health Centre  
Chilaw Urban Council  
Puttlum District  
North-Western Province  
Sri Lanka.**

**March 2009  
Final Version**

The short resettlement plan is a document of the borrower. The views expressed herein do not necessarily represent those of ADB's Board of Directors, Management, or staff, and may be preliminary in nature.

This short resettlement plan prepared by  
Dr. K. Karunathilake,  
Resettlement Specialist/Individual Consultant

## **Abbreviations**

ADB	Asian Development Bank
APs	Affected Persons (Project)
EA	Executing Agency
GN	Grama Niladhari
GND	Grama Niladhari Divisions
GOSL	Government of Sri Lanka
GRC	Grievance Redress Committee
LAA	Land Acquisition Act
LAs	Local Authorities
LGIIP	Local Government Infrastructure Improvement Project
LLDF	Local Loans and Development Fund
MLGPC	Ministry of Local Government and Provincial Councils
NEA	National Environment Act
NGO	Non-governmental organization
NIRP	National Involuntary Resettlement Policy
PCs	Provincial Councils
PMU	Project Management Unit
CUC	Chilaw Urban Council
RC	Resettlement Committee
RF	Resettlement Framework
SPCU	Subproject Coordinating Unit
SRP	Short Resettlement Plan

## Content

Abbreviations .....	ii
<b>A. Project Description .....</b>	<b>1</b>
1.1 Introduction .....	1
<b>B. Scope of Land Acquisition and Resettlement .....</b>	<b>1</b>
<b>C. Objectives, Policy Framework and Entitlements .....</b>	<b>2</b>
<b>D. Consultation, Verification and Grievances Redress Participation .....</b>	<b>3</b>
<b>E. Compensation, Relocation and Income Restoration .....</b>	<b>4</b>
<b>F. Institutional Framework .....</b>	<b>4</b>
<b>G. Resettlement Budget, Financing, and Implementation Schedule .....</b>	<b>5</b>
<b>H. Monitoring and Evaluation .....</b>	<b>5</b>
Annex I: CUC Chairman's Letter Regarding the Meeting held with APs	7
Annex II: CUC Chairman's Letter to Project Director/LGIIP	9
Annex III: Decision of CUC Special Meeting	10
Annex IV: Shop Owner' Consent Letter	11
Annex V: Entitlement Matrix	12
Annex VI: Consultation Record	14
Annex VII: Proposed Structure of GRC	17



## A. PROJECT DESCRIPTION

### 1.1. Introduction:

01. This short Resettlement Plan (SRP) for Chilaw Library and Community Health Centre subproject proposed by Urban Council (UC), Chilaw, Sri Lanka. It has been prepared in response to Asian Development Bank's (ADB) requirement as contained in the loan agreement ADB TA 4703 – SRI, Strengthening Local Government Infrastructure financing project [TAR 36174 – 01], Sri Lanka. Under this project a Resettlement Framework (RF) prepared by the Ministry of Local Government and Provincial Councils. This SRP has been prepared in conformity to the National Involuntary Resettlement Policy (NIRP) adopted by the Government of Sri Lanka (GOSL) and the RF.

02. The expected impact of the project is, increase growth potential of and reduce poverty in urban centres of Sri Lanka. The expected outcome of the project is, improved quality of life of the urban residents, including the poor and disadvantaged, and enhanced urban productivity in at least 68 urban towns.

03. The Project comprises three parts. Part A: Basic Social Services Delivery covers improvements, i.e. rehabilitation, improvement and expansion of the following municipal infrastructure services: (i) communal water supply, (ii) drainage, (iii) urban roads, (iv) solid waste management and (v) municipal facilities. Part B: Urban Provincial Municipal Management Improvement includes implementation of an action program in four key result areas: (i) policy support and systems, (ii) policy awareness and implementation, (iii) Local Authority (LA) resource center (help desk for Provincial Councils [PCs] and LAs), and (iv) Technical Assistance (TA) Consultant/Firm Contractor Rosters. Part C: Capacity Building and Implementation Assistance covers project coordination and administration for PCs and LAs.

## B. SCOPE OF LAND ACQUISITION AND RESETTLEMENT

04 This short resettlement plan (RP) has been developed for the Chilaw Library and Community Health Centre subproject under Part A. The Sub-project will construct only ground floor of three level building complex within the Chilaw Urban Council (CUC) main compound.

05. The new library building and health centre is planned to build in a space about 90 perches belongs to the CUC where the existing library and main store is located. It is a three level building and will be constructed ground floor only under this subproject. Total area of ground floor is 18,000 in sq. feet. This area will be allocated for various purposes as shown in table 1.

**Table 1: Space and Purpose of Use of Proposed Building**

Area	Purpose of use	Extent (Sq. Feet)
Ground Floor	Common lobby	1,400
	Vaccination centre	2,000
	Public awareness centre	1,400
	Ayurvedic Hospital	2,200
	Library	3,000
	Veterinary department	2,000
	Cafeteria	2,000
	Pharmacy	2,000
	Bookshop	2,000
	Total Space	18,000

Source: Feasibility Study

06. There are few occupants (motor spare parts shop, Police post, Cooperative shop, and three wheelers park) just in front of the proposed building (road side) under this subproject. However, CUC is having an agreement with all these parties except motor spare parts shop to shift their materials, structures and activities into different places arranged themselves since they are having their own building and space in the town area without disturbances to their activities. The decision was taken in the meeting took place at the CUC on 21 March 2007 with the participation of all these stakeholders (see Annex I: Report of the Meeting and the List of Participants). Only members of three Wheelers Park are allowed to continue their parking in the space in front of the proposed building. They will be given a separate space permanently near to this location owned to the CUC on the same main road, once construction of proposed building is over. The above few occupants can continue their activities with alternative locations which are arranged with their concurrence by the CUC. Hence, there is no possibility for temporary land acquisition or resettlement to take place under the sub project.

07. The motor spare parts shop is having legal bond (leased agreement) with the CUC for 33 years and it is valid for further 15 years. Therefore, a special CUC meeting has taken a decision to give a location nearer to the present place since the owner of this shop does not have any accessibility to replace it. The land plot is situated within the CUC compound. After the CUC decision the shop owner is volunteered to shift his shop to new place. The owner of this shop consulted by the Resettlement Specialist several occasions and they are happy with the CUC decision and already started the replacement works (see Annex II: CUC decision to provide new place for the Affected Person (AP), Annex III: CUC Special meeting's minutes on Sharmila Motors, and Annex IV: Consent given by the owners of Sharmila Motors).

08. The shop owner does not face any lose of his usual business since he can continue his business activities till the new shop construction end at the same place. The new shop is located within the CUC compound and it is in near vicinity. Usual customers can directly come to the new place. Therefore, there is no requirement of compensation for business losses.

09. The cooperative shop is planned to shift to another place near vicinity and it will be not affect to any users. The officers and workers of CUC library building and stores are planned to settle in new two buildings as shown in IPSA. They do not affect due to this new building construction.

10. Except shop owner other all stakeholders will get more benefits after completion of the subproject. Specially, CUC is having a good plan to shift the existing library to another building temporary and there is sufficient space as current place. All consulted library users are totally happy with the future developments of the library. CUC is willing to get support from Sri Lanka Library Services Board and there is a possibility to upgrade the library rank up to grade I. Apart from this subproject will facilitates for all outdoor patients who come for the treatment under Ayurvedic Centre of CUC. As shown in table 01 CUC is planned to expand its services after the new building established.

### **C. Objectives, Policy Framework and Entitlements**

11. This RP is based on ADB's *Policy on Involuntary Resettlement* (1995)—particularly sections on voluntary donation, the Land Acquisition Act (LAA) of Sri Lanka (1950), the National Involuntary Resettlement Policy (NIRP) of Sri Lanka (2001), and the agreed Resettlement Framework (RF). ADB policy specifies that required safeguards include (i) full consultation with landowners and any non-titled affected people on site selection; (ii) ensuring that voluntary donations do not severely affect the living standards of affected people, and are linked directly to benefits for the affected people, with community sanctioned measures to replace any losses that are agreed to through verbal and written record by affected people; (iii) any voluntary "donation" will be confirmed through verbal and written record and verified by an independent third party such as a designated nongovernmental organization or legal authority; and (iv) having adequate grievance redress mechanisms in place. The RF addresses gaps between



ADB and Government's policies and provides principles to be followed and entitlements for affected persons (APs). In addition, the voluntary donation will be guided by the following:

- (i) all landowners will be fully informed and consulted on subproject sites, and be informed of compensation and entitlements due to landowners when their land is acquired in accordance with the RF;
- (ii) any non-titled APs will be fully informed and consulted on subproject sites, and provided compensation and entitlements in accordance with the entitlement matrix in Appendix V;
- (iii) During consultations, landowners will be informed of the subproject implementation schedule and delivery of benefits;
- (iv) voluntary donations will not significantly affect the living standards of landowners;
- (v) voluntary donations will not comprise more than 10% of the total landowners plot size;
- (vi) landowners will directly benefit from the subproject and any losses will be compensated in accordance with the entitlement matrix in Appendix 5;
- (vii) voluntary donations will be confirmed through a written agreement signed by the landowner verified by legal authority; and
- (viii) There will be adequate grievance redress mechanisms in place with landowners and non-titled APs having recourse with regard to non-delivery of subproject benefits to the landowner or compensation for losses to non-titled APs.

12. Refereeing to aforesaid guidelines the CUC has taken a decision to construct a permanent shop building equivalent to existing space of the current building in the location to which the motor spare parts owner preferred and verbally requested. The construction cost will be totally incurred by the CUC with funds allocated in the resettlement cost and if there is any short fall, the CUC will bear it with its own funds. The decision is confirmed by all members of the CUC (see Annex III). In moving the business to an alternative place, the motor spare parts owner wanted only the above said location without expecting any compensation to establish his business. (His consent letter attached in annex IV) There will not be any adverse impact to the Motor spare parts owner, in losing his business or usual customers since he is allowed to run the business in the existing location until the new shop is to be ready close to the existing shop. (8 Meters away on same direction on the main road). Once the new shop is ready with facilities in his agreed location, the shop owner can continue his usual business without any additional cost to him with the change of present business place. This resettlement facility through provision of alternative new shop with facilities to the shop owner without any adverse impact to his business is complied with the above ADB resettlement guidelines and entitlement matrix as given in table 2 and more information is in annex V.

**Table 2: Entitlement Matrix**

Type of Losses	Definition of APs	Entitlement	Implementation Issues
Loss of structures and immovable assets	Titled APs (owners and tenants) losing structures or immovable assets	Compensation for owners for structures/assets will be at full replacement cost without deduction for depreciation/salvageable materials. Compensation includes transportation and labor costs, and shifting allowance. Compensation for business income for owners and tenants including income for workers affected by loss of commercial structures for 6 months.	Market and replacement values will be determined by the RC. Owners of affected structures will be allowed to take/reuse all the salvageable materials.
Any other loss not identified			Unanticipated involuntary impacts will be documented and mitigated based on ADB's Policy on Involuntary Resettlement, 1995.

#### **D. Consultation, Verification, and Grievance Redress**

13. Consultations have been a key element during sub-project preparation and results of consultations have factored into subproject design. It is very positive since all stakeholders are agreed on the subproject and there is no single negative impact identified. Annex VI gives more details about community/stakeholder's consultations in this subproject.

14. Further consultations will be facilitated by CUC through the Resettlement Committee (RC) with support from CBOs and NGOs<sup>1</sup> engaged by the CUC to document consultations (including responsibility and time-line for implementing decisions taken at such consultation meetings). This SRP will be translated into local language and disclosed through public notices at CUC and SPCU offices, and through mass media. It will also be posted on Government and ADB websites. Information dissemination and consultation will continue throughout the subproject implementation period.

15. The CUC will have primary responsibility for the timely and effective redress of any complaints regarding SRP implementation. In the event that the CUC is unable to satisfactorily resolve a complaint or the AP is dissatisfied with the outcome, the complaint will then be referred to the RC. The RC will handle referred grievances with technical assistance from SPCUs. The LA and RC's main responsibilities for redressing grievances are to: (i) provide support to APs on problems arising from land/property acquisition or donation; (ii) record, categorize, and prioritize AP grievances and resolve them within 2 weeks from the date complaints are lodged; (iii) immediately inform the SPCU of serious cases; and (iv) report to APs on developments regarding their grievances and decisions of the CUC and RC. Other than disputes relating to ownership rights under the court of law, the CUC and RC will review grievances involving all resettlement benefits, project benefits, compensation, and other assistance. Detailed investigation will be undertaken which may involve field investigation with the concerned APs. APs can make further appeals against RC decisions regarding grievances to the Provincial Council through the SPCU. If unsatisfied, APs can seek assistance of appropriate courts of law to redress their grievances. The form of Grievances Redress Committee is given in Annex VII.

## **E. Compensation, Relocation and Income Restoration**

16. No compensation is anticipated. However, a contingency has been placed in the budget should there be a need to compensate based on the entitlement matrix contained in the RF (Table 2 and Annex V). As there is no anticipated displacement or livelihood loss, there is no anticipated need for relocation and income restoration.

17. Compensation for APs affected by temporary land acquisition will be in the form of land rental at market rates. This will be determined by the RC by engaging a land surveyor. Land will be restored to previous or better quality by contractors and the CUC. A contract between the AP and the contractor prepared by CUC will specify the period of occupancy, terms and conditions, payment for material losses and other disturbances or damages to property and rehabilitation and restoration measures agreed upon between both parties. Resettlement issues of few occupants that include police post, cooperative shop and Three-wheeler Park were addressed and properly solved with alternative facilities without causing any damage because of any loss of land temporarily to affect their activities. Extreme care will be taken by contractors to avoid damage to public or private property. If damages occur, the AP will be compensated in accordance with the RF (Annex V).

## **F. Institutional Framework**

18. The EA of the Project is MPCLG which is responsible for overall project coordination under the guidance of an inter-ministerial steering committee. A PMU under the EA manages and coordinates project implementation. The PMU has provided guidelines in undertaking social assessments (including IR formulation) to the CUC through the SPCUs. The SPCU has

---

<sup>1</sup> The SPCU, LA Welfare Officer, Grama Niladhari will be take part in consultations.

assisted the CUC in undertaking required social assessments (including IR issues) for the sub-project, and provided required technical assistance and project consultants. The CUC, with technical assistance from the SPCU, has prepared this RP, and has submitted this RP to the SPCUs for review. A Resettlement Committee (RC) will be established by the CUC with representatives from APs (including vulnerable households), LA, nongovernmental organizations (NGO) and community based organizations (CBO). It will assist the EA in determining compensation rates, special assistance packages, and resolving AP grievances. NGOs and CBOs will be engaged by the CUC for RP implementation. The SPCUs will provide the reviewed RP to the LLDF Project Management Unit for review and endorsement to ADB for approval. This SSRP is considered as the model plan. Roles and responsibilities of agencies involved in SRP preparation and implementation are illustrate in Table 3.

**Table 3: Agencies Responsible for Resettlement Implementation**

Activity	Agency Responsible
Hiring of Consultants/Resettlement Specialists	SPCU/PMU
Screening for land acquisition and resettlement impacts	CUC/SPCU
Preparation of Land Acquisition and Resettlement Plan	CUC/SPCU
Review and Approval of Land Acquisition and Resettlement Plan	SPCU/LLDF/PMU/ADB
Coordination and submission of Land Acquisition and Resettlement Plans for subprojects to be undertaken under the Project to LLDF (and the responsible agency should be SPCU)	SPCU
Verification survey for identification of APs	CUC/SPCU
Land survey for identification of plots	CUC/SPCU
Resettlement training workshops	PMU/SPCU/Project Consultants
Consultation and disclosure of Land Acquisition and Resettlement Plan to APs	MC, NGOs and CBOs
Submission of land donation agreements to District Land Registrar	CUC/SPCU
Inform contractor to commence construction	LA/CSPCU
Notify construction starting date to APs	CUC, NGOs and CBOs
Restoration of temporarily acquired land to its original state including restoration of private or common property resources	Contractors subject to monitoring by CUC/SPCU
Internal monitoring	CUC/SPCU
External monitoring	Independent Agency

## G. Resettlement Budget, Financing and Implementation Schedule

19. The resettlement budget is in Table 4. Contingency funds have been allocated in accordance with Section E. These funds will be provided by the EA/SPCU and CUC.

**Table 4: Resettlement Cost Estimate**

Item	Rs. (SLR)	US \$*	Source of Funds
Consultation and information dissemination (translation, paper advertisement, etc.)	60,000.00	561	PMU and SPCU
Compensation for the construction a new building	100,000.00	934	RC, PMU and SPCU
Monitoring and evaluation	100,000.00	934	PMU and SPCU
Grievance redress	25,000.00	234	UC and SPCU
Administrative and other costs (including engaging NGO or CBO)	10,000.00	93	UC and SPCU
<b>Sub total</b>	<b>295,000.00</b>	<b>2,756</b>	
Contingency (10 %)	29,500.00	275	PMU
<b>Total</b>	<b>214,500.00</b>	<b>3,031</b>	

\* \$ 1 = SLR 107

20. The implementation schedule of this SRP is given in the table 5 below. Total duration is 12 months.

**Table 5: Implementation Schedule**

Activities	Month											
	1	2	3	4	5	6	7	8	9	10	11	12

i. CUC verification of land allocation	★												
ii. Shop owner's consent to shift the building and other assets.	★												
iii. Preparation of SRP and approval from the ADB	★												
iv. Establishment of RC and engagement of implementation NGO or CBO		★											
v. Information sharing (including sub-project implementation schedule and delivery of benefits), consultations, and disclosure.		★	★										
vi. Commence civil works			★	★	★	★	★	★	★	★	★	★	★
vii. Determination of compensation/ accessibility for the land plot and business	★										★		
viii. Internal monitoring	★	★	★	★	★	★	★	★	★	★	★	★	★
ix. External monitoring		★				★				★			★

## H. Monitoring and Evaluation

21. Internal monitoring will be the responsibility of the SPCU through the CUC. The SPCU internal monitoring indicators are identified in the RF. The SPCU will establish a quarterly monitoring system at the CUC. The SPCU will prepare quarterly progress containing progress made in RP implementation with particular attention to compliance with the principles and entitlement matrix set out in the RP. Monitoring and evaluation reports documenting progress on resettlement implementation and RP completion reports will be provided by the PMU to ADB as part of quarterly progress reports.

22. The EA will engage the services of an independent agency not associated with project implementation to undertake external monitoring and evaluation. The external agency, with previous experience in resettlement activities and familiarity with Government and ADB resettlement policy will monitor and verify SRP implementation to determine whether resettlement goals have been achieved, livelihood and living standards have been restored, and provide recommendations for improvement. The external monitoring will undertake monthly monitoring and impact evaluation on a sample basis during mid-term and project completion. Monitoring will also ensure recording AP views on resettlement issues; AP understanding of entitlement policies, options, and alternatives; site conditions; compensation valuation and disbursement; grievance redress procedures; and staff competencies. The external monitor will also evaluate the performance of the PMU, SPCUs, and CUC. The external agency will report its findings simultaneously to the EA and to the ADB twice yearly. Provisions will be made in the budget for engaging the external monitor.

**Annex I: CUC Chairman's letter on initial discussion with Motor Spare Parts, Three Wheelers Park Members, Cooperative Shop, Head Quarter Inspector of Police/Chilaw, Deputy Secretary of Business Community/Chilaw, and other relevant officers. This letter indicates the agreement to shift their properties into their own places except Shamila Motors.**

ප්‍රජා සංඛ්‍යා මධ්‍යස්ථාන සංකීර්ණ ඉදිකිරීමේ රැස්වීම් වාර්තාව.  
2007.03.21 දින.

සාකච්ඡාව :-

- |  |   |
|--|---|
| 01. ඩබ්.ඒ.සීලි ප්‍රාන්ත ප්‍රනාන්දු මසා | - ගරු සභාපති - නලාවත නගර සභාව             |
| 02. ඩබ්.ජී.බී.ලොව් මසා                 | - ගරු නායක චන්ද්‍රි - නලාවත නගර සභාව      |
| 03. තොගෙල් සමරනායක මසා                 | - ගරු නායක චන්ද්‍රි - නලාවත නගර සභාව      |
| 04. ඒ.ඒ.ජයසිරි මසා                     | - ලේකම් - නලාවත නගර සභාව                  |
| 05. ඩබ්.ආර්.දේශප්‍රිය මසා              | - සභාපති - වෙල්ල සංඝමය                    |
| 06. මංගල රාමනායක මසා                   | - සැපයුම් නිලධාරී - න:ත:ස:                |
| 07. ඒ.පි.සිංහ මසා                      | - වැඩ අධ්‍යක්ෂ - න:ත:ස:                   |
| 08. එම්.එම්.රාජිව් වර්දන මසා           | - ජ්‍යෙෂ්ඨ ලේකම්                          |
| 09. ඩබ්.ජේ.ඒ.කමෙස් මසා                 | - කර්මාන්ත නිලධාරී - න:ත:ස:               |
| 10. එම්.ඩබ්.ජේ.ජී.පීරිස් මසා           | - වාණිජ නිලධාරී - සබ්ප්ලාස් සම්බන්ධ       |
| 11. කේ.එස්.ආනන්ද රාජකරුණ මසා           | - උප ලේකම් - වෙල්ල සංඝමය                  |
| 12. ඩබ්.අක්කිමත් ප්‍රනාන්දු මසා        | - ශාන්ත මරියා - ටිස්ටරු                   |
| 13. ඩබ්.කුමාරස්වරත්න ප්‍රනාන්දු මසා    | - සභාපති - ශාන්ත මරියා ටිස්ටරු සංඝමය      |
| 14. ඒ.පී.ජේ.රොහාන් මසා                 | - ලේකම් - ශාන්ත මරියා ටිස්ටරු සංඝමය       |
| 15. පී.එම්.ලක්මන් මසා                  | - සාමාන්‍යාධිකාරී - කාර්මික ටිස්ටරු සංඝමය |
| 16. ටී.කේ.කරුණාපාල මසා                 | - ලේකම් - වෘත්තීය ටිස්ටරු සංඝමය           |
| 17. ඩු.එල්.ඩබ්.සිසේරා මසා              | - මූල්‍යමය පොලීස් පරීක්ෂක කුඩා            |
| 18. රසිකා වෙන්නලුම් මසා                | - වැ:ස:(පළාත් පාලන) - නලාවත න:ත:ස:        |

2007.03.21 දින ප:ව:2.00 ට පමණ නගරාධිපති කුසාගේ ප්‍රධානත්වයෙන් ප්‍රජා සංඛ්‍යා මධ්‍යස්ථානයේ පළමු අදිසර ඉදිකිරීමේ රැස්වීම් නවසුනු ආරම්භ විය.

ආගම සිහිකිරීමෙන් අනතුරුව, සභාපතිතුමා විසින් අරමුණ පැහැදිලි කරන්නට යෙදුණි. එහිදී මේ වනවිට නලාවත නගරය කොතීදන නගරයන් තරලීමේ අරමුණින් අරඹා ඇති විශාල ව්‍යාපෘතියක් ලෙස "ප්‍රජා සංඛ්‍යා මධ්‍යස්ථානය, ඔහරන පුස්තකාලය හා ළමා උද්‍යානය ඇතුළු ගොඩනැගිලි සංකීර්ණ ඉදිකිරීමේ ව්‍යාපෘතිය" දැක්වීය. පළාත් පාලන ස්ථාන පහසුකම් වැඩිදියුණු කිරීමේ ව්‍යාපෘතිය යටතේ තෝරාගත් වසම් පළාතේ පළාත් පාලන ආයතන 12 අතරින් පළමු වරට ආධාර ලබා දීමට යෝජිතව ඇත්තේ නලාවත නගර සභාවේ මෙම ව්‍යාපෘතිය සඳහා බවද මේ සටහන් නලාවතට අංශ සම්පූර්ණ පුස්තකාලයක් සහිත තෙවන ශ්‍රේණි ගොඩනැගිල්ලක් ඉදිකිරීමට නවසුනු යොදා ඇති බවද එතුමා පවසීය.

ලේකම් මහතා විසින් අදාළ දළ සැලැස්ම විස්තර කිරීම සිදුකරන ලදී. එහිදී ආපුර්වේදයන්, පුස්තකාලයන්, කාබර්ටන මධ්‍යස්ථානයන්, ඔපු සැලැස්ම, ශ්‍රවණාගාරයන්, කඩ කාමර ළමා ක්‍රීඩාංගනයන් හා රථභාලයන් ආදී වශයෙන් සැලසුම් සකස් කර ඇති අතර, බවට අදාළ දැක්වීය. නව රථභාල ගොඩනැගිලි සංකීර්ණයට ඇතුළු පැමිණෙන සැලැස්ම තරතිමිම මෙහිදී සැලකිල්ලට ගන්නා විය. ටිස්ටරු සංඝම වල නියෝජිතයින් ප්‍රකාශ කර සිටියේ නගරයට පෙනෙන ස්වභාවය තුළ රථභාල කොතිමිම ඔවුන්ට අවාසි සහගත බවයි. වැඩිදුරටත් ඔවුන්ගේ ඉල්ලීම

- 02 -

වූයේ දැනට තිබෙන තැනම වාහන 4, 5 ක් නවතා තැබීමට අවසර දෙන ලෙසයි. තරුණ සේවා සභාව ඉදිරිපස කොටසේදී ස්ථාන ඉඩතබා ලබාදෙන ලෙස ද අදහස් ඉදිරිපත් විය.

තම ව්‍යාපෘතිය තුළ පොලීසියට වෙළඳ සංගමයට හුදු ජ්‍යෙෂ්ඨ ස්ථාන ලබාදීමට කටයුතු කරන බවට සභාපතිතුමා ප්‍රකාශ කළේය. තාවකාලික ස්ථාන තෝරා ගැනීමේ දී පොලීසිය පොදුගලික බස් තැටිවලටද, පුස්තකාලය රැකියා පිසයා ද, සමුපකාරය (කේස්සිට්) ග්‍රාමීය බැංකුව තිබෙන තැන සොබිතැහිල්ලන ද ස්ථානගත කිරීමට අදහස් කරන බවට අදාළ පාර්ශවයන් විසින් දැන්විය. තම ව්‍යාපාර ස්ථාන තාවකාලිකව ලෙවන් තැන්වලට ගෙන යාමට සිතාදෙනා යොදා ව්‍යාපාරයට පත් වූ අතර, තැවත රැස්වීමේ අදහසින් මූලික සාකච්ඡා කටයුතු ප:ව:3.00 ට පමණ අවසන් විය.

ලේකම්,  
හමුදා නගර සභාව

Annex II: The letter forwarded to Project Director/LGIIP indicating UC decision taken in the special meeting to provide new place for the affected person (Shamila Motors). This letter attested by the Secretary of UC.

පුරකථනය

කාර්යාලය :- 032-2222275

සභාපති :- 032-2222276

ෆැක්ස් :- 032-2223708



**නගර සභාව හලාවත**  
**நகர சபை சிலாபம்**  
**URBAN COUNCIL CHILAW**

මගේ අංකය:-

හිමි අංකය:-

නගර සභා කාර්යාලය,  
හලාවත.

200.....

2008-07-04

මගේ අංකය : 8/2/1/2007/1

හිමි අංකය : LGIIP/SPCU/NWP/Chilaw

සේ.ලාල් ඉදිරිපත් මහතා,  
ව්‍යාපෘති අධ්‍යක්ෂ,  
පළාත් පාලන සභාව පනසුකම්,  
වැඩි දියුණු කිරීමේ ව්‍යාපෘතිය,  
27/1, රොස්මිඩ් පෙදෙස,  
කොළඹ 07.

යෝජිත පුස්තකාල හා පුජා සෞඛ්‍ය මධ්‍යස්ථානය ඉදිකිරීම.

ආශ්‍රිත ප්‍රකාශන බැංකු ණය ආධාර යටතේ ඉදිකිරීමට යෝජිත ගොඩනැගිල්ල ඉදිකිරීමට අදහස්කර ඇති භූමිය පිහිටි ප්‍රදේශයේ ආයතනය පිහිටි ස්ථානයෙන් එම ගොඩනැගිල්ල ඉවත් කිරීමට අදාළව පැනවූ ඇති ගැටළුව පිළිබඳවයි.

මෙම කරුණ සම්බන්ධයෙන් උත්තර ගොඩනැගිල්ලේ බදුකරු විසින් 2008-06-27 දිනැති ලිපියෙන් ඉහත ව්‍යාපෘතිය ආරම්භ කිරීම සඳහා දැනට ව්‍යාපාරික කටයුතු පවත්වාගෙන යන ස්ථානයෙන් ඉවත්වන බව දන්වා ඇත. එම ලිපියේ පිටපතක් මේ සමඟ ඉදිරිපත් කරමි.

හමුත් මෙම යෝජිත ඉදිකිරීම භූමිය තුළ සිටි ව්‍යාපාරිකයින් වෙත විකල්ප ස්ථාන සඳහා විසින් යෝජනා කළ බැවින් , පරිමිත මෝටර්ස් ආයතනය වෙතද හමු ව්‍යාපාරික කටයුතු පවත්වාගෙන යාමට විකල්ප ස්ථානයක් ලබාදිය යුතුබවට වූ සභාවේ මතය සේනාවෙන් එම ව්‍යාපාරයේ නිමකරු වෙතින් ලබාගත් 2008-06-30 දිනැති ලිපිය 2008-07-02 පැවති විශේෂ සභාවට යොමුකරන ලදි. එම ලිපියේ පිටපතක්ද මේ සමඟ ඉදිරිපත් කරමි.

මෙම ලිපියේ සඳහන් කරුණු පිළිබඳව 2008-07-02 දින පැවැති විශේෂ සභා රැස්වීමේදී සාකච්ඡා කරන ලදි. ඒ අනුව ගන්නා ලද අංක 07 දරණ තීරණයේ පිටපතක්ද මෙයට යා කර ඉදිරිපත් කරමි.

ඒ අනුව මෙම ප්‍රදේශයේ මෝටර්ස් ආයතනය දැනට පිහිටි ස්ථානයෙන් ඉවත්කර නගර සභාවට අයත් වෙනත් භූමි කාලයක ඉදිකිරීම සඳහා අවසර ලබාදීමට සභා තීරණයක් ගෙන ඇති අතර, ඒ සඳහා එම ආයතනයේ බදුකරු එකඟව ඇති බැවින් මෙම ගැටළුව දැනට නිරාකරණයව ඇති බව කාරුණිකව දන්වමි.

ව්‍යාපෘතියට අදාළ ඉදිරි කටයුතු නොපමාව ඉටුකිරීම සඳහා අවශ්‍ය කටයුතු සලකා දෙන ලෙස ඉතා කාරුණිකව ඉල්ලමි.

අත්සන් කළේ : බබිනිලේ ප්‍රසන්න ප්‍රනාන්දු  
සභාපති  
හලාවත නගර සභාව

ඒ.ඒ.ජයසිරි  
ලේකම්  
හලාවත නගර සභාව

ඒ. ඒ. ජයසිරි  
ලේකම්  
නගර සභාව.  
හලාවත.

**Annex III: Decision of CUC Special Meeting to Allocate a Place (New shop ) for Shamila Motors**

2008-07-07 වෙති දින නලාවත නගර සභා කාර්යාලයේ දී පැවති

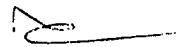
විශේෂ සභා රැස්වීම කෙටුම්පත් වාර්තාවේ අංක 07 සභා තීරණය.

07. යෝජිත පුස්තකාලය හා පුජා සෞඛ්‍ය මධ්‍යස්ථානය ඉදිකිරීමට සහාය දක්වමින්, ෂර්මලා මෝටර්ස් ආයතනය වත්මන් ස්ථානයෙන් ඉවත් වීමට කැමැත්ත ප්‍රකාශ කර ඇති බැවින්, ඔවුන් වෙත ඒ වෙනුවෙන් විකල්ප ස්ථානයක් ලෙස වත්මන් ව්‍යාපාරික ස්ථානයට ආසන්නයෙන් ඇති සුරාවිම අසලින් සුදුසු බිම් කොටසක් ලබාදීම පිළිබඳ සලකා බැලීම.

පළමුවෙන් අදාළ ව්‍යාපෘතිය සඳහා සහාය පළකරමින් ෂර්මලා මෝටර්ස් ආයතනය එම ස්ථානයෙන් ඉවත් කර ගැනීමට කැමැත්ත එලකර එහි බදුකරු වන හෙන්රි පෙරේරා මහතා විසින් යොමු කළ 2008-06-27 දිනැති ලිපිය සම්බන්ධයෙන් ස්ථූර්ණ ප්‍රකාශ කරන බව ගරු සභාපතිතුමා විසින් දන්වා සිටින ලදී. තවදුරටත් කතා කළ එතුමා ඔවුන්ගේ ව්‍යාපාරික කටයුතු සුරක්ෂිත කිරීම සඳහා වගකීමක් වන බැවින්, ඔවුන්ට විකල්ප ස්ථානයක් ලබාදීම පිළිබඳ ගරු සභාවේ අවධානය යොමු කළ යුතු බව ද දන්වා සිටින ලදී. ඒ අනුව, හෙන්රි පෙරේරා මහතා විසින් යොමු කරන ලද 2008-06-30 දිනැති අදාළ ලිපිය සභාවට ඉදිරිපත් කරමින් කරුණු පැහැදිලි කළ ගරු සභාපතිතුමා, යෝජිත පුස්තකාලය සහ පුජා සෞඛ්‍ය මධ්‍යස්ථාන ව්‍යාපෘතිය ඉදිකිරීමට යෝජිත භූමියේ ඇති ෂර්මලා මෝටර්ස් ආයතනය ඉවත් නොකළහොත්, අදාළ ව්‍යාපෘතියේ කටයුතු කිරීමට නොහැකි බවට ව්‍යාපෘතිය විසින් දන්වා තිබූ අතර, එය එම ස්ථානයෙන් ඉවත් වීමට එකඟ බවට අදාළ අය විසින් තීරණය කරන ලද ලිපියක් ව්‍යාපෘතිය වෙත ලබාදෙන ලෙසට ඉල්ලා තිබූ බවත්, ඒ අනුව ඉහත සඳහන් 2008-06-27 දිනැති ලිපිය ලබාදුන් බවත්, දැන්වන ලදී. තවදුරටත් කතා කළ ගරු සභාපතිතුමා, දීර්ඝ කාලයක් තිස්සේ මෙම ස්ථානයේ පැවති ව්‍යාපාරයට ද අකාබරණයක් නොවිය යුතු බවත්, එමෙන්ම, විශාල ව්‍යාපෘතියක් හමුවකින් බැහැර යාමට ඉඩ දිය නොහැකි බවත්, එබැවින් ඉල්ලා ඇති අදාළ ස්ථානය ලබාදීම තුළ ඔවුන්ට අකාබරණයක් සිදු නොවන බවත්, අද දින ෂර්මලා මෝටර්ස් ආයතනය නියෝජනය කිරීම සඳහා නියෝජිත මහත්මියක් සභාවට සහභාගි වී ඇති අතර, ඇයගේ එකඟතාවය වාචකව ද, මෙම අවස්ථාවේ දී ලබා දී ඇති බවත් පැහැදිලි කරන ලදී.

ඒ අනුව, ඉහත ඉල්ලා ඇති ස්ථානය ෂර්මලා මෝටර්ස් ආයතනය වෙත ලබාදීම සුදුසු බවට ගරු නාගරික මන්ත්‍රී ඒ.බී.එස්. අමත් මහතාගේ හා ගරු නාගරික මන්ත්‍රී බීබී. ඇන්ටනි රුඳුතු මහතාගේ යෝජනා ස්ථිරත්වයෙන් එකමතිකව සභා සම්මත විය.

ඉහත සඳහන් වන්නේ 2008-07-02 වෙති දින පැවති මාසික සභා රැස්වීම කෙටුම්පත් වාර්තාවේ අංක 07 සභා සම්මුතියේ සත්‍ය පිටපතක් බව මෙයින් සහතික කරමි.



ලේකම්,

නගර සභාව - නලාවත.

ඒ. ඒ. ජයසිංහ

ලේකම්

නගර සභාව,

නලාවත.

2008-07-04 වෙති දින,  
නලාවත නගර සභා කාර්යාලයේදී ය.

රේඛා/-



**Annex IV: The letter submitted by the owner of Shamila Motors (Mr. Henry) to CUC informing his consent to shift to new shop that will be given by the CUC**

04/01/2006 06:59 0372220461

SPQJ/ NWP

PAGE 01

FROM : MATARA COMMUNICATION

PHONE NO. : 003474662064

DEC. 26 2008 11:41AM P1

ගරු සභාපති,  
නගර සභාව,  
හැට්ටු.  
2008. 06. 27

මම මාරු වීම,  
යනා. යනා.  
සෑමදි මාරු,  
තලාවත.

මම මාරු වීම දායකය මාරු කර ගැනීම.

දායකය මාරු කර ගැනීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.

මම මාරු වීම දායකය මාරු කර ගැනීම.

මම මාරු වීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.  
මම මාරු වීම දායකය මාරු කර ගැනීම.

### Annex V: Entitlement Matrix

Type of Losses	Definition of APs	Entitlement	Implementation Issues
Permanent Loss of land	Landowners with land titles.	Land-for-land or cash-for-land compensation at replacement value with vulnerable APs prioritized for land-for-land compensation. Allowances for transaction costs such as documentary stamps and registration costs (in case of purchase of replacement land), and other cash grants and resettlement assistance such as shifting allowance.	Cash compensation will be at replacement value determined by the Resettlement Committee (RC).
Temporary loss of land	Land owners with land titles	Rent during the temporary use of land.	Affected persons (AP) will be provided land rental at market rates determined by the RC (engaging a land surveyor, if required). Land will be restored to previous or better quality by contractors/Local Authority (LA).
Loss of structures and immovable assets	Titled APs (owners and tenants) losing structures or immovable assets	Compensation for owners for structures/assets will be at full replacement cost without deduction for depreciation/salvageable materials. Compensation includes transportation and labor costs, and shifting allowance. Compensation for business income for owners and tenants including income for workers affected by loss of commercial structures for 6 months.	Market and replacement values will be determined by the RC. Owners of affected structures will be allowed to take/reuse all the salvageable materials.
Loss of structures and immovable assets	Non-titled APs (informal dwellers/squatters and encroachers) losing structures or immovable assets	Compensation for structures/assets will be at full replacement cost without deduction for depreciation/ salvageable materials. Compensation includes transportation and labor costs, and shifting allowance. Compensation for business income including income for workers affected by loss of commercial structures for 6 months.	Market and replacement values will be determined by the RC. Owners of affected structures will be allowed to take/reuse all the salvageable materials.
Loss of income and livelihood	Titled APs whose means of livelihood and income have been affected	Cash compensation for losses in wages/income for 6 months to allow finding an alternative employment or livelihood or to learn new skills. Vulnerable APs will be provided training programs to re-establish income and livelihood, and will be prioritized in employment generated by sub-projects.	Current wage rates will be determined by the RC. The LA with the assistance from the Sub-project Coordination Unit (SPCU) will take appropriate steps to re-establish incomes and livelihoods including provision of training programs.
Loss of income and livelihood	Non-titled APs whose means of livelihood and income have been affected	Cash compensation for losses in wages/income for 6 months to allow finding an alternative employment or livelihood or to learn new skills. Vulnerable APs will be provided training programs to re-establish income and livelihood, and will be prioritized in employment generated by sub-projects.	Current wage rates will be determined by the RC. The LA with the assistance from the SPCU will take appropriate steps to re-establish incomes and livelihoods including provision of training programs.
Loss of crops and trees	Titled APs (owners and leaseholders) losing crops and trees	Cash compensation will be paid for loss of crops at replacement cost. If sown or standing crops are affected, these will be compensated in cash at the value of matured crops, based on current market	APs will be allowed to harvest standing crops. Crops and trees to be affected by a sub-project will be identified and listed by the RC. Trees are valued by specialized agencies such as

Type of Losses	Definition of APs	Entitlement	Implementation Issues
		<p>rates.</p> <p>Compensation for loss of fruit trees will be at replacement cost based on the present income and crop bearing capacity. Other trees will be compensated at replacement cost based on the current market value of timber.</p>	<p>the Coconut Development Board, Department of Agriculture, and Divisional Secretaries. Valuation is to be undertaken in consultation with the RC. The RC will ensure that APs are given an opportunity to express their views. Sufficient prior notice will be provided to owners before acquiring cultivated land.</p>
Loss of crops and trees	Non-titled APs losing crops and trees	<p>Cash compensation will be paid for loss of crops at replacement cost. If sown or standing crops are affected, these will be compensated in cash at the value of matured crops, based on current market rates.</p> <p>Compensation for loss of fruit trees will be at replacement cost based on the present income and crop bearing capacity. Other trees will be compensated at replacement cost based on the current market value of timber.</p>	<p>APs will be allowed to harvest standing crops. Crops and trees to be affected by a sub-project will be identified and listed by the RC. Trees are valued by specialized agencies such as the Coconut Development Board, Department of Agriculture, and Divisional Secretaries. Valuation is to be undertaken in consultation with the RC. The RC will ensure that APs are given an opportunity to express their views. Sufficient prior notice will be provided to owners before acquiring cultivated land.</p>
Restoration of cultural/community structures	Communities affected	Restoration by contractors/LA or cash for rehabilitation/rebuilding of the affected common property and cultural structures from the LA.	<p>The RC in consultation with the community will decide the manner in which restoration or compensation for affected structures. Community leaders are to be identified before any cash payment is decided. Payment is to be made to formal or locally recognized patrons/users' group leaders.</p>

### Annex VI: Consultation Records during the SRP Preparation

S. No.	Name	Address	Date of Consultation	Main Issue/s forwarded by the person	Remarks
1.	W. H. P. Fernando	Chairman, CUC.	04.07.2008	Shop owner's issue and CUC decision	CUC has taken a decision to allocate a suitable place within the CUC compound for the shop.
2.	A. A. Jayasiri	Secretary, CUC	26.03.2008 and 04.07.2008	CUC arrangements to build a new building, Shop owner's issue and CUC decision	
3.	J. A. C. P. Jayalath	Librarian, CUC	26.03.2008	CUC arrangements to build a new building for the library, temporary arrangements, and future plans of library development	
4.	Dr. J. Pathiratne	Medical Officer/Ayurvedic, CUC	26.03.2008	CUC arrangements to build a new building for the library and health centre, temporary arrangements, and future plans of medical service	
	P. A. D. D. Priyanka	Community Development Officer, CUC	26.03.2008	CUC arrangements to build a new building for the library and health centre, temporary arrangements, and future plans of library development	
5.	Rasika Silva	Environment Officer, CUC	26.03.2008	CUC arrangements to build a new building for the library and health centre, temporary arrangements, and future plans of library development	
6.	K. A. Ariya Ratnapala	Public Relation Officer, CUC	26.03.2008	CUC arrangements to build a new building for the library and health centre, temporary arrangements, and future plans of library development	They agreed on the subproject and emphasised that they do not have income losses by the subproject.
7.	Godvin Tissera	Three Wheel Driver	26.03.2008	CUC arrangements to build a new building for the library and health centre, temporary arrangements, and future plans of Urban Development and Community Participation	
8.	Rasik Deen	Three Wheel Driver	26.03.2008	CUC arrangements to build a new building for the library and health centre, temporary arrangements, and future plans of Urban Development and Community Participation	
9.	M. H. M. Faruk	Three Wheel Driver	26.03.2008	CUC arrangements to build a new building for the library and health centre, temporary arrangements, and future plans of Urban Development and Community Participation	
10.	M. M. Malik	Three Wheel Driver	26.03.2008	CUC arrangements to build	

				a new building for the library and health centre, temporary arrangements, and future plans of Urban Development and Community Participation	
11.	Ruwan Chandana	Shop keeper, Shamila Motors	26.03.2008	CUC arrangements to build a new building for the library and health centre, temporary arrangements, and future plans of Urban Development and Community Participation	
12.	Henry Perera	Shop Owner, Shamila Motors	26.03.2008	CUC arrangements to build a new building for the library and health centre, temporary arrangements, and future plans of Urban Development and Community Participation	Happy with the CUC decision and fully agree on the subproject
13.	Nithini Punchihewa	Student/Chilaw	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	Happy with the CUC decision and fully agree with the subproject
14.	D. Gayan Indika	Undergraduate/Chilaw	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	
15.	Kamal Amarasighe	Student/Chilaw	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	
16.	A. Dayananda	Reader /Chilaw	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	
17.	Udaya Kumara	Reader/Chilaw	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	
18.	K. Pushpalatha	Reader/Chilaw	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	
19.	Upali Perera	Reader/Chilaw	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	Need new books relevance to the new curriculum
20.	Nismesh Suranga	Student/Reader	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	
21.	Ranga Vithana	School Teacher	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	Need new books relevance to the new curriculum
22.	Vijayalatha Kumari	School Teacher	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	
23.	Kusum Malkanthai	School Teacher	26.03.2008	CUC arrangements to build a new building for the library and health centre, and	

				benefits to the education	
24.	Manoj Silva	Private Tuition Class Teacher	26.03.2008	CUC arrangements to build a new building for the library and health centre, and benefits to the education	
25.	L. M. Bandara	Outdoor Patient	26.03.2008	CUC arrangements to build a new building for the library and health centre	Identified as a basic requirement for them
26.	S. Podinona	Outdoor Patient	26.03.2008	CUC arrangements to build a new building for the library and health centre	
27.	D. K. Chandana	Outdoor Patient	26.03.2008	CUC arrangements to build a new building for the library and health centre	

## **Annex VII: Proposed Structure of GRC**

