

Social Audit Report

November 2014

AZE: Second Road Network Development Investment Program, Projects 1 (Construction Supervision for Alat–Astara Motorway Masalli–Jalilabad Intersection)

Prepared by AzerRoadService OJSC for the Ministry of Transport and the Asian Development Bank.



Social Audit Report No. 1

(Quarterly)

for

**Second Road Network Development Programme,
Tranche 1
Construction Supervision for Alat-Astara Motorway
Masalli-Jalilabad Intersection**

(CH 142+890 to 110+700)

ADB Loan 2921 - AZE SC IRD MPR

November 2014

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EXECUTIVE SUMMARY

This is the first draft Social Audit Report prepared and submitted for revision, comments and suggestions. The report describes the activities undertaken by the Social Sector/Resettlement/Benefit Monitoring Specialist during the period March to October 2014, and summarizes the findings of the audit.

Based on feedback received from the Client¹ and Stakeholders due amendments will be made to the report and resubmitted as the final version. In future, the Engineer will use the agreed template and general contents of the Social Audit Report (SAR) during preparation of the next SARs on a quarterly basis.

The Final version of the Social Audit Report is designated as a Public Document² and will be made accessible for public view through websites of the Client and project Stakeholders.

INTRODUCTION

One of the main objectives of the TOR, being the integral part of the contract awarded to the Engineer on road construction supervision, is to ensure that land acquisition, resettlement activities and additional targeted rehabilitation measures that restore livelihood of severely affected and vulnerable DPs, are addressed in accordance with the provisions of LARP (July 2012) and the Addendum to LARP (August 2013), which are being used as guidelines during the entire project implementation period. The guiding documents have been prepared by ARS in compliance with ADB SPS (2009) and relevant laws and regulations of Azerbaijan, and were approved by GOA and ADB prior to the commencement of LAR activities.

To attain this specific objective, the Engineer identified, based on the on-going project, land acquisition and resettlement baseline data and targets, indicators to monitor the project performance in terms of land acquisition, resettlement, and livelihood restoration, and to assess the socio-economic impact of the project on AHs and DPs³.

THE PURPOSE OF THE AUDIT

The overall aim of the nominated procedure is to ensure that the road construction project is implemented in a way that enhances, or at least restores, the livelihoods of all displaced persons in real terms relative to their pre-project levels.

¹ ADB, PIU and ARS

² The hard copies may be provided to the offices of the Local Executive Powers located within the project affected **communities**

³ DPs, stands for displaced persons, whose residential house was affected by road project and therefore subject to physical resettlement.

THE SCOPE OF PROJECT IMPACT

The Project ROW is designed to traverse the agricultural land parcels of 21 villages (3 of Jalilabad District and of 18 Masalli District). The total area of land take is 253.35 ha, among this:

- land take of 671⁴ private land parcels (owned by 672⁵ HHs) required the acquisition of 138 ha of totally privately owned land;
- 70.92 ha municipal land, mainly grazing fields; and
- 44.43 ha of State-owned land.

Noteworthy is the acquisition of private land parcels identified within the ROW commenced in 2011,, and almost accomplished, with the exception of 14 private land parcels and the project-affected land of 20 municipalities⁶ that are qualified as pending issues⁷.

Impact to structures is limited to two (2) residential houses (v. Uzuntapa/Jalilabad), a restaurant complex (v. Mallahasanli/Masalli) on state land leased from the State and the Ancillary structure: a fence (v. Samidkhan -2/ Masalli).

Most of the affected trees are oak trees (3,888) located on State land. Only 70 fruit-bearing perennials are located on three (3) privately owned land parcels.

In accordance with the project, related reports a total of 342 HH's were identified as severely affected and vulnerable and are eligible for additional rehabilitation measures in the form of employment opportunities when the civil works commence along this section. For that purpose, ARS conducted a special survey between January-March 2012 to identify the needs of severely affected and vulnerable HH's in terms of employment provision. As a result of the survey, a list was prepared of 71 persons (from 64 AH's) who need employment from the Government⁸.

Employment opportunities for severely affected and vulnerable AH's (342 AHs) are going to be provided by ARS when the construction starts in this section As a result of the survey, the list of persons who require employment from the Government was established. The EMC advised the PIU and ADB to closely monitor this issue with progress and monitoring reports.

ACTIVITIES UNDERTAKEN DURING THE AUDIT

The first Audit was conducted from 13 to 23 August 2014.

⁴ Reference: Table 1; Addendum to LARP (August 2013).

⁵ Reference: Table 4; Addendum to LARP (August 2013).

⁶Reference: paragraph 18; External Monitoring Report of Land Acquisition and Resettlement Plan Implementation for Jalilabad - Masalli Section Project 1 (Km 112.9 – Km 142.9), dated July 2013

⁷Reference: paragraph 1; Addendum to LARP (August 2013).

⁸ Reference: External Monitoring Report, dated July 2013. Annex D. Information on addition rehabilitation measures for severely affected and vulnerable HHs.

The purpose of the audit was:

- to identify the status of project accomplishments including cases qualified as pending issues and assess the results within the context of the Targets for monitoring performance indicators.
- to detect any impacts to the livelihood of the local community that might have emerged recently.
- to identify/assist provision of sensible solutions and recommendations, based on the analysis of the audit findings.

The Social Audit covered the following areas:

1. Land Acquisition and Resettlement Safeguard
2. Social Safeguard
3. Stakeholder Engagement

The IRD expert had meetings with the heads of the local executive powers of the project affected villages located in the first 8.5 km of the ROW (the current construction area).

FINDINGS OF THE AUDIT

The findings of the Audit are reported in Appendix 2, under the following Sections and Sub-Sections:

LAND ACQUISITION AND RESETTLEMENT

- Land Acquisition and Issuance of Cash Compensation at Replacement Cost;
- Project Affected State-Owned Land;
- Project Affected Municipal Land;
- Cash Compensation of Project Affected Assets and Income;
- Project Affected Perennials.

PROJECT AFFECTED STRUCTURES CAUSING THE NEED FOR PHYSICAL DISPLACEMENT

- A. Residential Dwellings
 - No. 1 DP: Head of the HH Askerov Tarievrdi
 - No. 2 DP: Gasanova Perii (Head of the HH)
- B. Project Affected Business
 - No. 3 DP: Business owner
- C. Project Affected Fences

SOCIAL SAFEGUARD

- A. Updated Certificates to be provided to PAH's free of charge
- B. Employment Opportunities for Severely Affected and Vulnerable AH's
- C. Grievance and Redress Mechanism
- D. Stakeholder Engagement

LIMITATIONS OF THE AUDIT

The audit met with some limitations, mainly caused by a lack of the necessary baseline data on AH's and project affected land parcels.

The consultant was not able to:

- ✓ locate land parcels with 70 affected perennials and fences;
- ✓ identify how many AH's were/were not issued with the updated land title certificates on the land remaining in their ownership after land acquisition.

CONCLUSION

The social audit showed that the road construction project is underway without any serious complications regarding 'social' matters.

The GRM is in place and operating thus providing time to resolve any matters arising. Further, the audit detected some issues (the status of DP's subject to physical resettlement and moving to a new residential dwelling) that need to be considered so that the process of finding solutions is not delayed for too long. These (two) project affected dwellings are located in Uzuntapa village at the North end of the Contract. There is therefore some time available before the earthworks operations reach this location. However, to start addressing these matters early would permit better resolution of the matters and make sure that the Construction Company's operations are not affected.



Social Audit Report No. 1

APPENDICES

for

Second Road Network Development Programme, Tranche 1 Construction Supervision for Alat-Astara Motorway Masalli-Jalilabad Intersection

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APPENDICES

1. Schedule of Work Undertaken
2. Findings of the Audit
3. Annexes

APPENDIX 1: SCHEDULE OF WORK UNDERTAKEN

August 13 and 14, 2014:

The Consultant conducted a desk study and review of available data, documents, and reports on the workshops conducted by Social Safeguard Specialist of Contractor Company. The list of conducted workshops and community meetings is provided below in Stakeholder Engagement (see Appendix 2).

August 15 and 16, 2014:

The Consultant visited the project ROW, met with the DPs, and the owners of both project affected residential dwellings that face physical resettlement. Also, visited the land parcel with affected restaurant and confirmed that the structure is already removed and the land parcel is now vacated by the restaurant owner.

August 18, 2014:

The Consultant had met with Heads of Municipalities of the villages Sarcuvar and Xil.

August 19, 2014:

Meeting with Public School No 1 of village Xil teachers and technical personnel. The main purpose of the meeting was to encourage participatory involvement of project affected community in decision making process in relating to the selection most feasible spots of animal crossing, identify the major indicators of road project benefits, remind the availability of Grievance Redress Mechanism and rules and terms and conditions of its best use, and lastly to identify measures that would increase road safety for local people, mainly youth, mothers with young children and the elderly that may be the most vulnerable to car accidents with increased traffic volumes on the existing road network.

August 20-21, 2014:

Meetings with randomly selected project affected persons, female trades at the Masalli agricultural market, had face-to-face discussion with workers at the car repair shops located along the existing road and individual traders selling fruits and vegetables during daytime.

August 23, 2014:

The Consultant organized meetings with Mr. Askerov and visited his new residential dwelling where he and his family need to move after vacating his current residence located at the project affected land parcel.

Meeting with local community and representatives of local government assisted the Consultant with obtaining general understanding of the livelihood standards of the project affected population, collecting some statistical and socio-economic data on local households, and to determine their main needs and expectations from the project.

APPENDIX 2: FINDINGS OF THE AUDIT

LAND ACQUISITION AND RESETTLEMENT SAFEGUARD

A. Land Acquisition and Issuance of Cash Compensation at Replacement Cost

As stipulated in the ADB SPS 2009, no involuntary resettlement is allowed without prior, negotiations, processing the agreements and issuance of relevant amount of cash compensation as identified in the approved LARP.

According to official documents¹ the status of land acquisition and issuance of cash compensation at replacement cost at market value for the time when the LARP was approved, had been successfully accomplished with regard to the 671 project affected land parcels privately owned by 650 AHs and cash compensation as replacement value, calculated at current market price, was fully paid out.

B. Project affected State-owned land

The LARP did not consider any cash compensation for state-owned project affected land parcels. As per the verbal advice provided at the meeting with Mr. Elubey, Head of Municipality of v. Sarcuvar, who stated that Municipal land is not yet acquired; meaning that 0.84 ha of Municipal land (according to the LARP Addendum August 2013) is legally under the ownership of Sarcuvar Municipality.

C. Project affected Municipal land

Cash compensation for 70.9 ha of Municipal land along the entire ROW of the given project had been delayed. As per the ARS and representatives of local executive power the delay was caused due to non-existence of clear procedures for payment of cash compensation for Municipal land, however the process was on-going and a solution was pending shortly.

D. Cash Compensation of Project Affected Assets and income

According to the available official documents all project, affected assets, and income loss have been fully compensated to 650 AHs. This included affected residential dwellings (2 land parcels in village Uzuntapa), affected perennials and restaurant (in village Mallahasanli).

E. Project Affected Perennials

The total of project affected perennials to be logged down for road construction purposes were cash compensated at full replacement cost. However, the same LARP documents reported an additional 70 project affected perennials standing on 3 private land parcels².

PROJECT AFFECTED STRUCTURES CAUSING THE NEED FOR PHYSICAL DISPLACEMENT³

¹ LAPR dated July 2012; External Monitoring Report dated July 2013; Addendum to the LARP Aug 2013

² Out of the three (3) land parcels attached with perennials to be logged down, two (2) land parcels are located in village Uzuntapa and one (1) land parcel is in village Samidkhanli-2.

³ **Verifiable Performance Indicator 3** - Number (two) of residential houses constructed as a replacement dwelling (2 DPs in v. Uzuntapa)

A. Residential Dwellings

No. 1 DP- Head of the HH Askerov Tarievrđi

As per Askerov Tarievrđi, he signed the sales agreement and received 33,000 AZN (The LARP addendum states 36,000, which included 3,000 AZN as cash compensation for land). The payment was made several years ago, so he may have forgotten the actual amount. The DP paid 10,000 AZN to acquire a land parcel (on the other side of the village). According to the DPs verbal information, the sales agreement was not processed through Notary or registered at the State Land Cadastre Office.

The balance of the amount the DP spent on construction of a new residential house, however, was insufficient cash to complete the building. In order to move into the dwelling, further construction works required financing.

The family of 6 persons (Tariveri, his wife, Son, Daughter-in-law and two grandsons of 1 and 3 years of age) remain living in the two-storied house, where they have 5 rooms utilized as living areas on both floors. The family keeps goats, geese, horses, and chickens. Bathing facilities are arranged in a separate building structure.

None of the family have regular jobs or pensions. They have another non-irrigated land parcel (1.5 Ha) where they utilize some crops to feed the goats and poultry.

Description of the new land parcel:

The land parcel is located about 500 meters from the local bitumen road at the end of v. Uzuntapa.

The total area of the land parcel is 3,000 sq.m, with attached residential house of 16 m X 9 m, i.e. about 145 sq.m, and around 2,500 sq.m, of irrigated arable land. The land parcel boundaries are not fenced, however, there is a kind of narrow walking path separating this parcel from two adjacent neighbours on either side. The further end of the parcel has an iron-meshed fence. The land appeared cultivated, but perhaps managed by the neighbours. Askerov advised that cultivation of the arable land (on a new land parcel) is not feasible, since he and his family live far from there, in the house located on project affected land parcel.

Legal Status of acquired land parcel:

Askerov stated that he bought this land parcel from Mahir Mammedov (71 years old). He still lives somewhere close by to Askerov's new location. Askerov paid cash to Mahir for the land parcel, but did not process a sales transaction in any legal form.

He provided two reasons for withholding legalization of the land purchase:

A. transaction legal costs are as high as 1,500 AZN and he is without such funds, and even if he had the money, he would rather spend it on other more important objectives he needs to resolve; for instance, to undertake more work on his house.

B. It is matter of trust, he knows this person and he did not see any problem whatsoever with the transaction. Besides, this is an established practice in the rural area, including their village. People are not concerned with registration of their title to land and real property.

Physical description of the new residential house:

Askerov drove on his motor cycle to permit us to attend and view the new residential house located at about 500 meters from the local bitumen road. As per his advice, the dimension of the house is 19 meters in length and 6 meters in width.

The first level is semi basement with narrow windows to provide light and air to the storage facilities. Second level is living rooms. It appears the owner planned to construct four bedrooms connected to a large lounge/living area. However, the bedrooms are without floors and are fitted only with wooden structural floor-beams. In the lounge area, he has erected thin wooden panels affixed to the top of the wooden floor-beams. As per his advice, he was unable to afford to buy special wooden boards that are normally fitted to the wooden floor-beams to hold the parquetry floor on top. However, he had to install this for the workers constructing his roof and ceiling, so that they could walk on a flat surface rather than wooden floor-beams. The exterior of the house is almost completed, except for being unpainted.

According to the non-professional's visual observation, the list of required works is as follows:

1. Electric wiring, sockets, plugs need to be fixed and covered by a layer of cement.
2. Internal walls need to be plastered and then painted or covered with wallpaper.
3. Except for one or two, all window frames (made of wood) require window-glass.
3. Floors need to be completed: (i) floor base to be fitted to the wooden floor-beams; (ii) floors to be finished with upper layer (parquetry, laminated floor, carpets or etc.).

NOTE: Askerov is seeking additional cash to complete the house renovation.

Realizing that he has no cash left to do this, the house, which is still not in a habitable condition, Askerov is considering an application to a local bank to borrow funds to accomplish the renovation works. Since he does not have a legal property title, he mentioned that his new neighbour offered to mortgage his house (to use as collateral at the bank) to help Askerov borrow money from bank.

If he does so, the Bank will probably request a valid title certificate and proven records of cash inflows.

Consultant's Recommendation:

Askerov is in need of legal advice and consultation. He may require additional technical assistance to ensure that:

- (i) he has a legally valid title certificate on the newly acquired land parcel with a residential house attached; and
- (ii) construction of his new residential dwelling is fully completed and brought to an acceptable and habitable condition (most likely requiring allocation of additional funding).

No. 2 DP - Gasanova Perii (Head of the HH)

This is the second project affected residential house. Since only a portion of her land parcel was required for project purposes, she built a new residential dwelling on the same land. Like her close neighbour (Askerov, Taiveri) she has also expended the full amount (24 000 AZN) of cash compensation. The dwelling is incomplete (in some rooms the floors are missing, the electric wiring along the walls is uncovered, and there is no wallpaper or paint on the walls).

B. Project Affected Business**No. 3 DP - Business owner**

The IRD expert tried to identify the status of the project-affected restaurant being located on State-owned leased land. Together with the Kolin representative a visit was made to the location where the original project-affected restaurant was located on state-owned forestland and witnessed that the Restaurant complex has been completely removed.

About 300 meters from this location, a new commercial structure was under construction. A conversation with a person, who did not identify himself, revealed that he was monitoring the construction process, and he disclosed that this structure did not belong to the owner of the project-affected restaurant, but rather advised that that person/owner could be found at the fuel station at the entrance of the village. At the fuel station, the person available helped to locate the correct person and a phone conversation was held with this person. Although, he did not identify himself, there were no grounds to suspect that he was not the DP (whose name is not available anyway - as the list of PAPs has not been provided to the Engineer yet)⁴. Additionally, he also turned out to be the owner of the fuel station. During the conversation he said that he was promised that after completion of the road project, he would be allocated another parcel of land for rental from the local forest land resources. He was not unhappy with such an arrangement.

It is also worth noting that the man who helped to find the restaurant owner, stated that a portion of his land parcel was also acquired for road project purposes, and that he received cash compensation, although he had not received an updated Land Title Certificate for the remaining portion of the project affected land parcel.

⁴ Limitation of the Audit: when the actual names of the PAPs are not known the accuracy of quality of audit results may cause inconvenience.

C. Project affected Fence

The Consultant was not able to exactly locate the land parcel where project impact is extended only over the fence⁵. This is another limitation of the Audit caused by a lack of required information data.

SOCIAL SAFEGUARD

A. Updated Certificates to be Provided to PAHS Free of Charge

Status of provision of AHs with targeted 671⁶ updated land certificates⁷ is not confirmed. The Consultant found that although Certificates have been updated after land acquisition, not all AHs have received them.

During the meeting with Mr. Mirjamal, Head of Municipality of v. Xil, the Consultant was shown updated Title Certificates on the desk of the Head of the Municipality. It was claimed that people did not show up to the Municipality building to get their updated title Certificates.

It may be assumed that ARS-LAD had ensured that updated title Certificates were prepared some time ago and delivered to the village Municipalities. However, perhaps no follow up was made to ensure that these Certificates were also delivered to their final destination.

B. Employment Opportunities for Severely Affected and Vulnerable AHS

According to payroll of KOLIN in total 13 persons are hired on road construction work from the project-affected community. However, in order to determine how many of these persons are included in the initial list severely affected and vulnerable AHs willing to work on road construction employment, the names were compared to the original list containing 84 names seeking employment opportunities⁸. The comparison of the names from the list of job seekers to the names of 13 persons hired at the time of the audit, no similarities were identified. During the next site visit, the IRD expert will try to identify whether individuals hired by the Construction Company are the family members of the persons entered in the list of job seekers. Further actions will be suggested based on the findings of this inquiry.

C. Grievance Redress Mechanism

⁵ The Consultant does not have enough information (land parcel location, cadastral code, name of the landowner) to locate this land parcel.

⁶ This figure (671 Certificates) may not be accurate and subject to change following ARS/PIU confirmation. The reason is that some project affected land parcels may have been acquired in their entirety. The updated title Certificates should be issued for partially affected land parcels. Sometimes the remaining portion of the land parcel traversed by the ROW may create two separate land parcels on the both sides of the ROW.

⁷ According to the LARP, all PAHs were eligible to receive updated Certificates, where the cadastral data and the portion of land that remained in private ownership of PAH after land acquisition had to be free of charge provided to PAHs.

⁸ The list provided by ARS is attached to the report.

According to the Contract Specifications, the Construction Company (KOLIN) has established a Grievance Redress mechanism.

The table below is the summary of Grievances addressed and resolved covering the period of June - September 2014.

#	Name of Complaint	Grievance	Date	Resolved / Comment
1	Mammadov Arif (Khil village)	Our land parcels will be divided by the New road. Is there a planned animal crossing between divided Khil parcels?	11.06.2014	An additional Animal crossing (2.5 x 4m) need was identified. The information was passed to Azerroadservice OJS, ADB and Masalli Executive Power. By the instruction of Employer, the additional Animal crossing location was agreed with local community to be constructed at km 141 of the project road.
2	Kalbiyev Zekeriyya (Khil)	There is a dust arising by the movement of trucks in the area between turn from M3 (near Serchuvar diversion by Azerinshaat) to Kolin Camp.	11.06.2014	The mentioned area is watered regularly.
3	Mammadov Elman (Khil)	My land parcel is situated on the New Road Corridor, but I didn't received any compensation during Land Acquisition by AzerRoadService	17.07.2014	We received several Land Acquisition complaints. These grievances were addressed to IRD Engineering and AzerRoadService. The problem was in Documents given to land owners. The parcels shown on documents and factual lands used by landowners were different. These problems were solved by AzerRoadService and Masalli Land Cadastre

				Committee. Landowners were given the parcels shown on their Documents.
4	Mammadov Aminaga (Goyechol)	Our land parcels will be divided by the New road. Is there a planned Crossing for Agricultural mechanisms (tractors etc.) between divided Goyechol lands?	23.07.2014	The Crossing for Agricultural mechanisms is taken into consideration and planned in Vilesh river Bridge construction. The Crossing will be between pile and abatement of Vilesh Bridge.
5	Qazanfarov Aminaga (Goyechol)	The movement of Trucks carrying material from Vilesh River near the old village bridge is dangerous for pedestrians.	23.07.2014	The Risk Assessment was conducted by Kolin HSE department and mentioned part of way was separated from pedestrians way by Physical (concrete) barriers and Signs.
6	Rzayev Rizvan (Musakuche)	M3 road is badly affected by movement of heavy trucks.	04.09.2014	M3 road is used by huge number of trucks carrying heavy goods to Iran Republic and hauling the material for Azeinshaat. To reduce the impact of Kolin trucks to M3 the alternative old road (unused for a long time) was agreed with Masalli Executive Power, repaired by Kolin and used for Material haul from Vilesh Borrow Pit. Use of M3 is reduced to a minimum distance less than 1 km.
7	Rzayev Rizvan (Musakuche)	Trucks carrying material from Vilesh riverbed are not covered.	04.09.2014	Trucks belonging to Kolin are not overloaded and covered.
8	Ismayilov Ismayil	I want to work for this project.	04.09.2014	He was directed to Human Recourses of Kolin Company.

	(Musakuche)			
9	Abbasov Aga (Musakuche)	I have 0.27 H of land along the New Road. Will the barriers on the Road shoulders be put on my land?	04.09.2014	He was informed that New Road would be constructed in the 60-meter corridor acquired by AzerRoadService.

D. Stakeholder Engagement

Community Meetings in Project affected villages are conducted regularly in the sequence of Project Road Construction development. Local Executive Power Representatives and Municipality heads of villages are contacted and informed about the Project.

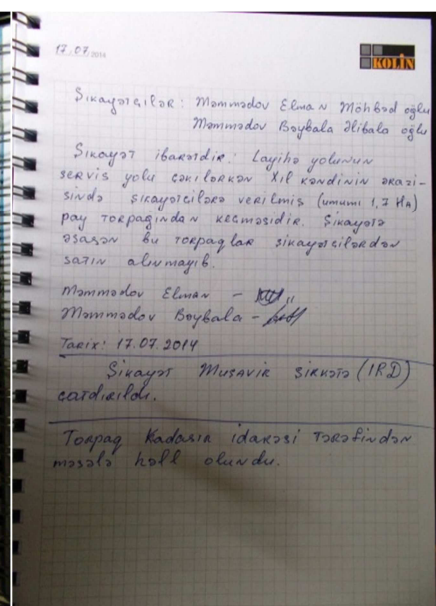
The table below summarizes the information on the community Public meetings conducted in the villages located within project-affected area from June through November of 2014.

#	Village name (Masalli district)	Community Meeting Date
1	Khil village	11.06.2014
2	Serchuvar village	11.06.2014
3	Goyechol village	23.07.2014
4	Musakuche village	04.09.2014
5	Onjakala village	14.11.2014

1. Grievance Log
2. Individuals from Project Affected Community Employed by the

Construction Company
3. Photos of Newly Constructed Residential Dwelling

All grievances from the local population are registered in Complaints/Comments Log books.



ANNEX 2: INDIVIDUALS FROM PROJECT AFFECTED COMMUNITY EMPLOYED⁹ BY THE CONSTRUCTION COMPANY

#	Full Name	Position	Permanent Residence	Recruitment date
1	Eyazov Cesaret	Driver	v. Sarchuvar	01.05.2014
2	Agayev Elmeddin	Chainman	v. Gayachol	21.02.2014
3	Gafarov Elnur	Check controller	v. Sarchuvar	26.04.2014
4	Gafarov Akram	Warden	v. Sarchuvar	01.04.2014
5	Asgarov Farahim	Worker	v. Sarchuvar	30.04.2014
6	Agayev Gasim	Check controller	v. Sarchuvar	20.05.2014
7	Agayev Ruslan	Chainman	v. Gayachol	07.06.2014
8	Azizov Rasul	Worker	v. Sarchuvar	09.09.2014
9	Agayev Yalcin	Chainman	v. Gayachol	07.06.2014
10	Huseynov Yunus	Warden	v. Shiklar	09.06.2014
11	Aslanov Zahir	Worker	v. Sarchuvar	07.07.2014
12	Babayev Babek	Driver	v. Sarchuvar	19.08.2014
13	Mammadov Tahmasib	Worker	v. Sarchuvar	19.08.2014

⁹ The information provided by Construction Company during the audit, August 2014.

ANNEX 3: PHOTOS OF NEWLY CONSTRUCTED RESIDENTIAL DWELLING

Photo 1. Driving from Jalilabad to v. Uzuntapa we turned right from the local bitumen road and followed Tariverdi leading us to his new land plot and residential house



Photo 2. Tariverdi's new residential house is attached to the land parcel with around 2 500 sq.m. of arable agricultural land.



Photo 3. Tariiverdi's new house, arable land and with water pipe for irrigation



Photo 4. New house still requires additional input



Photo 5. Living-lounge area leading to bedrooms



Photo 6. Floor is missing in most of the bedrooms



Photo 7. Shot made from the basement located under the bedroom



Photo 8. Entrance to the house, unfinished walls and electric wires in same condition almost in the entire house.

