

Support to Colombo Urban Regeneration Project,
Ministry of Urban Development, Construction & Housing,

Samagi Watta RESETTLEMENT ACTION PLAN

RAP -2

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Abbreviations

AIIB	Asian Infrastructure Investment Bank
AP	Affected Person
ARAP	Abbreviated Resettlement Action Plan (ARAP)
CBO	Community Based Organization
CMC	Condominium Management Corporation
CCTV	Closed-Circuit Television
CSO	Civil Society Organization
CSR	Corporate Social Responsibility
CV	Chief Valuer
DPD	Deputy Project Director
DPR	Detail Project Report
DoV	Department of Valuation
DS	Divisional Secretariat
EAC	Entitlement Assessment Committee
EAMF	Environmental Assessment and Management Framework
ESF	Environmental and Social Framework
EM	Entitlement Matrix
ESS	Environmental and Social Standards
ESMP	Environment and Social Management Plan
FD	Fixed Deposit
FGD	Focus Group Discussion
GND	Grama Niladhari Division
GRC	Grievance Redress Committee
GRM	Grievance Redress Mechanism
HH	Household
KII	Key Informants Interview
LAA	Land Acquisition Act
LARP	Land Acquisition and Resettlement Plan
LDO	Land Development Ordinance
LDP	Livelihood Development Plan
LP Gas	Liquefied Petroleum Gas
LKR	Sri Lanka Rupees
MOL	Ministry of Lands
MUDC&H	Ministry of Urban Development, Construction and Housing
NAITA	National Apprentice and Industrial Training Authority
NHD	National Housing Department
NHDA	National Housing Development Authority
NIRP	National Involuntary Resettlement Policy
NGO	Non-Governmental Organization
NWSDB	National Water Supply and Drainage Board
PAP	Project Affected Persons
PMU	Project Management Unit
RAP	Resettlement Action Plan
RE/SE	Residential Engineer / Structural Engineer
R&R	Resettlement and Rehabilitation
RPF	Resettlement Policy Framework
SAC	Special Appeal Committee
SC	Site Coordinators
SCURP	Support to Colombo Urban Regeneration Project
SA	Stakeholder Analysis
SIA	Social Impact Assessment
UDA	Urban Development Authority
USS	Underserved Urban Settlement
VTA	Vocational Training Authority

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Executive Summary

I. **Project Description:** The Support to Colombo Urban Regeneration Project (SCURP) is a flagship initiative co-financed by the Government of Sri Lanka and the Asian Infrastructure Investment Bank (AIIB), aimed at transforming the Colombo Metropolitan Region into a more inclusive, resilient, and livable urban environment. The program seeks to relocate 4,074 low- and lower-middle-income households currently living in underserved settlements into modern, disaster-resilient high-rise housing complexes. SCURP comprises three main components: (i) construction of approximately 4,074 apartment units across six sites; (ii) redevelopment of 92 acres of vacated lands for public and mixed-use development; and (iii) technical support and capacity building for implementing agencies.

II. As part of this program, Resettlement Action Plans (RAPs) is developed for all 15 relocation sites, including the Samagiwatta settlement. This RAP addresses the relocation of 138 households living in environmentally vulnerable conditions, ensuring they are resettled in secure, well-serviced housing complex at Colombage Mawatha. It sets out the framework for a socially responsible, participatory, and equitable resettlement process, aligned with both national policy and international safeguard standards.

III. **Socio-economic Profile:** This socio-economic profile of the Samagiwatta community, based on data from 138 households comprising 597 individuals, provides critical insights to guide the Resettlement Action Plan (RAP) under the Support to Colombo Urban Regeneration Project (SCURP). The findings offer a nuanced understanding of the community's demographics, living conditions, income patterns, vulnerabilities, and access to essential services, forming the foundation for an inclusive, equitable, and sustainable resettlement process.

IV. **Demographics and Household Structure** -The Samagiwatta population is predominantly Tamil (72.03%), with Sinhala (23.45%), Muslim (2.85%), and Burgher (1.68%) minorities, reflecting a multicultural setting that demands a linguistically and culturally inclusive resettlement strategy. A notable 46% of households are female-headed, emphasizing the need for gender-sensitive planning. The age distribution shows a significant proportion of working-age adults and children, along with 14.1% are elderly (80+), requiring special assistance..

V. **Education and Skills** -Education levels remain low: 54.8% of residents have not studied beyond Grade 11, and only 4.2% hold higher education degrees. Limited access to quality education and formal qualifications suggests the need for targeted vocational training, literacy programs, and skill development initiatives, particularly through institutions like NAITA and the VTA.

VI. **Housing and Land Tenure**- Most households (92.54%) live in permanent structures, but these are often overcrowded, with over 70% living in homes smaller than 500 sq. ft. Many dwellings are in flood-prone areas, lacking legal tenure, and built without compliance to safety standards. Only a few households have formal rental agreements; the majority occupy state land informally, with no legal entitlement to compensation for land. These conditions underscore the urgent need for planned high-rise resettlement housing that ensures safety, tenure security, adequate space, and improved infrastructure.

VII. **Income, Employment, and Livelihoods-** 49 households out of 138, 35.51% have a monthly earning of less than LKR 72,257 per month. This means a third of the total households live with a family income below the urban poverty line, reflecting economic vulnerability. In comparison, 13.04% earn an income between LKR 100,001 and LKR 200,000. This reflects a moderate-income distribution, with many families earning above the basic poverty threshold yet still experiencing economic instability. Women contribute to household earnings in 68.66% of cases, and in 25.37% of households, women provide half or more of the total income underscoring the importance of protecting and enhancing women's livelihoods. Meanwhile, indebtedness remains widespread, with 45 families reporting debts totaling LKR 300,000 or more.

VIII. **Access to Services -** The community enjoys near-universal access to electricity (97.8%) and piped water (98.51%), while 76.9% of households have private toilets. However, wastewater disposal remains poor, with many households using open drains and canals. Formal waste collection is common, but segregation and hygiene can be improved. The resettlement must maintain or improve service access through reliable utility connections, solid waste management, and modern sanitation systems.

IX. **Financial Inclusion-** Most households (94.78%) are integrated into the formal banking system, though savings remain minimal and use of credit is mostly for consumption rather than productive purposes. Barriers to credit include lack of collateral, guarantors, and permanent addresses. Resettlement offers an opportunity to formalize residency, improve credit eligibility, and introduce savings and microfinance mechanisms.

X. **Vulnerabilities-** About 43% of households include vulnerable members—persons with disabilities, the elderly, widows, chronically ill, or those relying on government assistance. There are 16 persons with disabilities (10 permanent, 6 temporary). These groups require special support in terms of healthcare, accessible housing, and social protection. The RAP must embed inclusive infrastructure and services to safeguard their well-being.

XI. **Housing Use and Functionality-** Only 3.73% of households engage in home-based livelihood activities, largely due to spatial limitations. Most homes lack multifunctional spaces like study rooms or storage. The transition to high-rise living should include flexible spaces to support income generation, particularly for women, the elderly, and persons with limited mobility.

XII. **Legal and Institutional Context-** Although some households report “purchasing” land, all land in Samagiwatte is state-owned. Such purchases are informal and legally invalid, disqualifying residents from land compensation under Sri Lankan law. Under the SCURP resettlement policy framework, only structure owners—not tenants or informal renters—are eligible for new housing units. This highlights a significant social risk for renters and the need for transparent, well-communicated eligibility criteria.

XIII. **Consultation, Participation and Disclosure:** The SCURP resettlement approach prioritizes restoring and improving the livelihoods of displaced persons, especially vulnerable groups, through transparent and inclusive consultation. Meaningful engagement begins early in the project cycle and continues throughout, ensuring affected persons can participate freely and access timely, understandable information. In Samagiwatta, consultations were conducted via focus group discussions, interviews, and public meetings to address concerns on land acquisition, compensation, and relocation. Stakeholder Analysis was used to identify key actors—primary, secondary, national-level stakeholders, and beneficiaries—and guide participatory planning. Effective consultation

minimizes disputes, enhances project acceptance, and integrates community perspectives. SCURP emphasizes equity, local knowledge, and clear communication to develop resettlement plans that reflect community needs and support a smooth, dignified transition to improved housing and living conditions. A total of 25 consultation sessions were conducted during the RAP preparation process, engaging 195 men and 215 women. This inclusive approach ensured that both male and female perspectives were incorporated into the RAP planning.

XIV. Grievance Redress Mechanism (GRM): The GRM begins with the receipt and registration of complaints from the community through various channels and is multi-stage. These grievances are first reviewed and classified by a preliminary inquiry committee established by the Project Management Unit, which then forwards them to the appropriate Grievance Redress Committee (GRC) level. The complaint is first addressed at the site/field level GRC. If unresolved, it escalates to the project-level GRC, and if still unresolved, to the national-level GRC. At any stage, if the grievance remains unresolved, it can be referred to Samatha Mandala (a community mediation body) or further pursued through judicial redress via the legal system. All grievance resolutions and processes are tracked through the Management Information System (MIS) to ensure transparency and accountability.

XV. Legal and Resettlement Policy Framework: All activities under the SCURP project will be carried out in accordance with the legal and policy framework detailed in Chapter 5 of the RAP, which outlines relevant national laws governing land acquisition, compensation, and recovery of state land in Sri Lanka. This includes adherence to applicable legislative enactments ensuring fair treatment of all affected persons, including those without formal tenure. It is the responsibility of the Project Management Unit (PMU) to ensure compliance with these regulations. In addition to national laws, the project is also aligned with the Asian Infrastructure Investment Bank's (AIIB) Environmental and Social Policy (ESP) and Environmental and Social Standards (ESS), which emphasize minimizing involuntary resettlement and restoring or enhancing affected livelihoods. This alignment ensures that resettlement efforts in Samagiwatta are transparent, equitable, and safeguard-compliant.

XVI. Parameters of Asset Valuation, Entitlements, Payment of Compensation and other assistance: Chapter 6 of the Resettlement Action Plan outlines the parameters for asset valuation, entitlements, and the payment of compensation and other assistance, providing a regulatory and institutional framework to guide fair and transparent resettlement. It defines the principles and steps involved in assessing losses and determining compensation, including the eligibility criteria and cut-off date. The cut-off date for Samagiwatta was set as the ending date of the official census survey, which was publicly announced and formally communicated to all affected households through written notices. This date serves as a critical reference point to prevent new encroachments and ensure clarity in entitlement claims. Any persons or households occupying the area after this date will not be eligible for compensation or assistance. Likewise, fixed assets constructed or planted after the cut-off date will not be considered for compensation. Eligible affected persons—whether owners, tenants, or informal settlers—who experience loss of shelter, income, or livelihood will receive compensation and/or resettlement support to restore their living conditions to a level equal to or better than before displacement.

XVII. Relocation of Housing and Settlement: Although the resettlement offers formal housing and improved living conditions, it may also result in social challenges, particularly for residents unfamiliar with high-rise living and shared facilities. The transition could

bring uncertainty, stress, and temporary disruption to social networks and livelihoods. Recognizing these challenges, the project emphasizes the need for comprehensive support systems—including community orientation and psychosocial support, and full benefit from improved housing and access to other services.

XVIII. Income restoration and livelihood development: Income restoration and livelihood development are central to ensuring that resettled households in Samagiwatta can rebuild and improve their economic well-being following relocation under the Support to Colombo Urban Regeneration Project (SCURP). The Livelihood Development Plan (LDP) included in this RAP targets all livelihood-affected households, with special emphasis on those most at risk, including female-headed households, informal workers, the elderly, and persons with disabilities. The transition from informal settlements to high-rise apartment living limits opportunities for traditional home-based income-generating activities, particularly those undertaken by women in the informal sector. Recognizing this, the LDP offers targeted and adaptive strategies to sustain and enhance household incomes in the new urban environment.

XIX. The plan includes customized vocational and skill training through institutions such as National Apprentice and Industrial Training Authority (NAITA) and Vocational Training Authority (VTA), tailored to match market demand and the existing capabilities of the community. It promotes microenterprise development and supports small-scale business activities by facilitating business registration and improving access to startup capital. In addition, the plan provides financial literacy training, debt counselling, and encourages savings behaviour while improving access to formal credit and microfinance services. It also includes special assistance packages for severely affected businesses and economically vulnerable families. Furthermore, the plan prioritizes support for women's economic participation, especially for those previously engaged in home-based or care-oriented livelihoods.

XX. Overall, the Livelihood Development Plan is designed to promote social and financial inclusion, build household resilience, and minimize the risk of post-resettlement economic hardship. It ensures that no household is left worse off as a result of relocation and supports a dignified, stable, and sustainable transition into urban apartment living.

XXI. Institutional Arrangements: Effective implementation of the Resettlement Action Plan (RAP) for the Support to Colombo Urban Regeneration Project (SCURP) relies on a coordinated institutional framework involving national, divisional, and community-level actors. The Ministry of Transport, Highways and Urban Development provides policy direction and liaises with AIIB. The Urban Development Authority (UDA) executes the project, while SCURP PMU prepares and implements the RAP, including livelihood restoration and community engagement. The Department of Valuation, in coordination with the Entitlement Assessment Committee (EAC), handles compensation decisions. Grievance Redress Committees at site, divisional, and national levels ensure community concerns are addressed. At the community level, small household groups and provisional condominium committees support relocation, manage shared living arrangements, and establish maintenance systems. Together, these institutions ensure transparent, inclusive, and effective RAP implementation across all stages.

Implementation Schedule and Monitoring:

XXII. The resettlement action plan, public consultations, information disclosure, disclosure of resettlement plans, land acquisition, payment of compensation and other R&R assistance, grievance redress etc., are related to social safeguard management through different phases of the resettlement process. RAP implementation responsibility is with the Social Team in the PMU. SCURP will have the overall responsibility for monitoring the project processes, outputs, outcomes and mitigation of impacts over the project period until it is completed and handed over to the Ministry of Urban Development, Construction and Housing. The project will be monitored both internally and externally. SCURP will establish the necessary institutional arrangements required for monitoring of the implementation of the resettlement plan whilst the selected external consultants will undertake the external monitoring. The implementation schedule and monitoring framework for the SCURP is designed to ensure accountable, inclusive, and socially responsible resettlement of underserved communities into high-rise buildings. Key objectives include minimizing social disruption, promoting integration with host communities, and equipping re-settlers with the knowledge and skills for adapting to vertical living. UDA and SCURP will guide the resettlement process, addressing construction issues, maintaining infrastructure, and supporting the formation of Condominium Management Corporations (CMCs). Awareness programs, community consultations, and post-relocation support—including livelihood restoration—are integral. SCURP will conduct internal monitoring through a structured framework led by its social team, with data collection, stakeholder engagement, and grievance redress. (Pl. see the Annex:08: Additionally, external monitoring by independent experts will ensure compliance with resettlement safeguards and donor standards. Progress will be tracked through quarterly reports shared with stakeholders to ensure transparency, accountability, and effective delivery of resettlement outcomes.

RESETTLEMENT BUDGET AND COST ESTIMATES

- XXIII. The resettlement budget for the Samagiwatta RAP implementation, including its Entitlement Matrix, covers compensation for structures, income loss, livelihood restoration, vulnerability support, and administrative costs. Since all affected land is state-owned, no land compensation is applicable. Instead, affected households will receive fully constructed apartments valued higher than their existing structures. Compensation for structures is calculated at replacement cost, but where apartments exceed this value, no additional cash compensation is required.
- XXIV. In accordance with the Cabinet-approved decision, no compensation for land acquisition has been included, as all affected land is state-owned. Likewise, no compensation is payable for primary or secondary structures, since all affected households are provided with replacement housing of higher value. Each resettled household shall, however, be required to contribute a sum of LKR 50,000 to a sinking fund, which shall be utilized exclusively for long-term renovation / long-term maintenance requirements of the housing scheme.
- XXV. The total estimated resettlement budget for the Samagiwatta site is LKR 13,708,640.00 The budget primarily covers livelihood restoration, relocation support, vulnerability allowances, and utility reconnections.

CHAPTER 1. INTRODUCTION

1.1. Background

1. Colombo, Sri Lanka's commercial capital, faces enduring urban development challenges, particularly in housing and human settlements. Rapid urbanization and inadequate land-use planning have led to the proliferation of underserved settlements. These communities are characterized by high population density, substandard housing, insecure tenure, and limited access to essential services, including potable water, sanitation, solid waste management, and drainage. As a result, residents face heightened exposure to environmental risks, including frequent flooding and social vulnerability.

2. In response, the Government of Sri Lanka (GoSL), through the Ministry of Urban Development and Housing and its implementing agency, the Urban Development Authority (UDA), has launched comprehensive urban regeneration initiatives. Central to these efforts is the Support to Colombo Urban Regeneration Project (SCURP), co-financed by the Asian Infrastructure Investment Bank (AIIB). SCURP aims to transform Colombo into a climate-resilient, inclusive Smart City by upgrading housing, redeveloping serviced urban land, and strengthening institutional capacity. The project prioritizes inclusive, disaster-resilient housing solutions for low-income and underserved communities, alongside broader infrastructure improvements to enhance social and economic well-being.

1.2. Resettlement as a Development-Oriented, Safeguard-Compliant Process

3. Resettlement under SCURP is conceived as a socially responsive, rights-based development intervention aimed at restoring—and where possible, improving—the living standards and livelihoods of affected persons. It is guided by Sri Lanka's National Involuntary Resettlement Policy (NIRP), the Asian Infrastructure Investment Bank's Environmental and Social Framework (ESF), particularly Environmental and Social Standard 2 (ESS2), as well as the SCURP-specific Resettlement Policy Framework (RPF) and Environmental and Social Management Plan (ESMP). These safeguard instruments ensure fairness, transparency, and inclusion throughout the resettlement process.

4. Eligible households are provided with secure housing in high-rise apartment units of 450 square feet, along with freehold title deeds to ensure long-term tenure security. Financial assistance supports utility connections and, where applicable, provides compensation for livelihood or asset losses. Special provisions are made for vulnerable groups, including women-headed households, the elderly persons, persons with disabilities, and those reliant on government subsidies. Livelihood restoration measures include vocational training, microfinance, and entrepreneurship support, complemented by psycho-social services. The process is participatory, with continuous community engagement through consultations, focus group discussions (FGDs), stakeholder dialogues, and accessible grievance redress mechanisms (GRMs), fostering social integration and informed decision-making across all stages of resettlement.

1.3. Project Description

5. The Support to Colombo Urban Regeneration Project (SCURP) aimed at relocating 4,074 low- and lower-middle-income households from substandard settlements into modern high-rise residential complexes. The project comprises three key components:

Component 1: Housing Construction. Supports the construction of about 4,074 affordable housing units for underserved communities in multi-story apartment buildings;

Component 2: Land Redevelopment. Maximizes the revenue from the land that will become available after the households from the underserved communities move into the new apartment units constructed under the URP; and

Component 3: Technical Support and Project Management. Supports project management and other measures to improve implementation of the URP.

6. .To operationalize the resettlement process, Infotech Ideas has been engaged to develop Resettlement Action Plans (RAPs) for 15 designated sites, all located on land owned by the Urban Development Authority (UDA).

7. Among these, the Samagiwatta settlement, located in the Kirula Grama Niladhari Division under the Thimbirigasyaya Divisional Secretariat, has been prioritized due to its lower resettlement impacts, strong community support, and close proximity to the proposed relocation site at Colombage Mawatha. The settlement comprises 138 households, most of whom live in permanent structures within a flood-prone area lacking basic infrastructure. The relocation site, situated just 1.7 km away, minimizes disruption to existing social and economic networks, including access to schools, workplaces, and community services, thereby supporting a smoother transition and integration for affected families.

Map No. 1 – Location of Samagiwatta 1 and 2 and Colombage Mawatha Apartments



The new high-rise complex will offer:

- Modern, disaster-resilient apartment units
- Secure tenure and improved living conditions
- Enhanced access to roads, sanitation, and utilities
- Well-planned urban spaces that enhance the livability of high-rise apartment complexes

8. This Resettlement Action Plan (RAP) for Samagiwatta has been developed through consultations and baseline socio-economic surveys, ensuring alignment with safeguard policies and the expectations of the affected community.

1.4. Objectives of the Resettlement Action Plan

9. The objective of the RAP is to ensure that Project-Affected Households (PAHs) are not left worse off as a result of resettlement and, wherever feasible, benefit from measurable improvements in living standards, tenure security, access to services, and income. In line with Sri Lanka's NIRP and AIIB's ESS2, the process must safeguard vulnerable groups through targeted support and uphold principles of equity, transparency, and timeliness. Resettlement should be implemented in a manner that respects community preferences and cultural contexts, enabling informed decision-making and sustainable integration.

10. For Samagiwatta's 138 households, the RAP guarantees secure housing through allocation of 450 sq. ft. apartments with freehold title, assistance for essential utility connections, and targeted compensation for verified losses, with priority support for vulnerable groups such as female-headed households, the elderly, and persons with disabilities. The scope spans end-to-end implementation: eligibility determination; an entitlement matrix for housing, transition support, and livelihood restoration; institutional roles and financing; a time-bound schedule; risk management and capacity-building; and community engagement with access to a multi-tier grievance mechanism. Monitoring includes reviews against baseline indicators for income, employment, housing quality, and access to services, enabling adaptive management to sustain post-relocation outcomes.

1.5. Methodology of RAP Preparation

11. This RAP employed a mixed-methods approach that aligns with the framework of SCURP's Resettlement Policy Framework (RPF) and the Asian Infrastructure Investment Bank's (AIIB) Environmental and Social Standards, specifically ESS2. This methodology was used to accurately identify impacts, establish eligibility, and design appropriate mitigation and livelihood-restoration measures for 138 households. The approach incorporated spatial mapping, a thorough census, socio-economic surveys, and targeted qualitative consultations, thereby ensuring comprehensiveness, traceability, and community ownership of the outcomes.

Spatial Data Collection for Identifying Project-Affected Areas and Features

12. Joint transect walks conducted by the Urban Development Authority (UDA) and the Project Management Unit (PMU), along with GIS-supported mapping, were utilized to sketch project boundaries, identify household structures, catalog common property resources, and document informal economic activities and essential infrastructure. Each household was assigned a unique identification number to facilitate the linkage of survey data, eligibility records, and titling information across all 15 sites, including Samagiwatta.

Quantitative Data Collection

13. A comprehensive household census and structured socio-economic survey were implemented to collect extensive data regarding demographics, tenure status, an inventory of losses (IOL), livelihoods, access to services, and levels of vulnerability within the population. The survey tools were pre-tested and administered by trained enumerators, with validation conducted by site coordinators to ensure both accuracy and legal traceability of the findings. To uphold the integrity of the eligibility criteria for subsequent programs, a cut-off date of 30 May 2025 was publicly announced. The date after which eligibility for compensation or resettlement assistance (as the case may be) will not be considered. The final date of census is considered as eligibility

cut-off-date. This measure was designed to guarantee transparency and fairness in the selection process for participants who would benefit from the insights derived from the survey.

Qualitative Data Collection

14. The process of gathering insights involved conducting focus group discussions with various stakeholders, including women, youth, the elderly, home-based workers, and informal traders. Additionally, key-informant interviews were held with community and religious leaders, government officials, health and education officers, and representatives from local businesses.

15. Multi-stakeholder meetings brought together a broad spectrum of participants, including the Divisional Secretariat, the Urban Development Authority (UDA), Grama Niladhari officers, Samurdhi officers, officials from other relevant government agencies, non-governmental organizations (NGOs), and political authorities to contribute to the relocation design, support for vulnerable groups, and the development of livelihood restoration options.

16. Prior to conducting surveys, awareness sessions were organized to ensure informed participation among community members. This comprehensive approach ensured the inclusion of diverse perspectives throughout both the planning and implementation phases

Data Entry and Processing

17. The socioeconomic survey and household census data were systematically processed using a customized Microsoft Access database. After fieldwork, questionnaires were reviewed for completeness and entered by an operator under analyst supervision, with validation rules and cross-checks applied to ensure accuracy. A random sample underwent double-entry verification. The cleaned and categorized database facilitated analysis using Access, Excel, and SPSS, yielding insights into the baseline conditions of Project-Affected Households (PAHs) that informed resettlement strategies and mitigation measures, while ensuring traceability and transparency throughout the RAP process.

Approach to Income Restoration

18. The RAP prioritizes the identification and support of vulnerable households, using criteria such as women-headed households, elderly and disabled members, low-income status, and dependence on informal livelihoods. These households were targeted for tailored interventions, including transitional assistance, customized housing features, and livelihood restoration support. An entitlement framework aligned with the SCURP RPF and AIIB's ESS2 defines compensation for housing and income loss, relocation support, and special provisions for vulnerable groups. This framework was validated through stakeholder consultations to ensure transparency, fairness, and community ownership.

19. Livelihood restoration planning was informed by household skill inventories and market assessments, leading to interventions such as vocational training, micro-enterprise support, job matching, and continuity of home-based income activities. SCURP's social team has sustained community mobilization efforts, formed small groups and community-based organizations (CBOs), and facilitated preparations for operations and maintenance (O&M) and sinking fund contributions to promote long-term scheme sustainability. Baseline indicators, including income, employment, housing quality, service access, and vulnerability metrics, were established to monitor progress and assess the RAP's impact. Designed as a living document, the RAP incorporates feedback mechanisms and participatory monitoring tools to ensure adaptability, responsiveness to grievances, and sustained community engagement throughout implementation.

CHAPTER 2: SOCIO-ECONOMIC INFORMATION AND PROFILE

20. This chapter provides a comprehensive socio-economic profile of the Samagiwatte community, based on primary data collected from 138 households with a total population of 597. Serving as a foundational element of the Resettlement Action Plan (RAP), this analysis offers an in-depth understanding of the community's current socio-economic status. It covers critical aspects such as demographic composition, household structures, land tenure and housing conditions, income sources and employment patterns, educational levels, vulnerabilities, and access to essential services and infrastructure. These findings are vital for shaping resettlement strategies that are culturally sensitive, economically sustainable, and designed to support the community's successful transition to safe high-rise housing, while ensuring the restoration and improvement of their livelihoods and well-being.

2.1 Socio-Demography Profile of the 138 households

2.1.1 Gender disaggregated ownership

21. Out of 138 households in the Samagiwatte community, 54% are male-headed, and 46% are female-headed. The high proportion of female-headed households highlights the gender-sensitive support in the resettlement process, including equal access to housing and livelihood assistance. Details are given in the table below:

Table 2-1: Gender-specific

Gender Disaggregated	No. Households	Percentage
Male Headed	75	54
Female Headed	63	46
Total	138	100.0

Source: Socio-economic Survey -April, 2025

2.1.2 Ethnic composition of the Community

22. The Samagiwatte community is predominantly Tamil, comprising 72.03% (430 individuals) of the 597 total population. Sinhala residents make up 23.45%, while Muslims and Burghers account for 2.85% and 1.68%, respectively. No individuals from Malay or other ethnic groups were reported. This ethnic breakdown highlights the need for the RAP to be culturally and linguistically inclusive, particularly by ensuring Tamil language accessibility in all communications and services. A culturally sensitive approach will help ensure full participation and equitable support throughout the resettlement process.

Table 2-2: Ethnicity

Ethnicity	No. Persons	Percentage
Sinhalese	140	23.45
Tamil	430	72.03
Muslim	17	2.85
Burgher	10	1.68
Total	597	100

Source: Socio-economic Survey -April, 2025

Key Resettlement Consideration from the religious composition of the Samagiwatte community:

- The community is religiously diverse, with significant Hindu, Christian, Buddhist, and Muslim populations.
- RAP must ensure cultural and religious inclusivity in planning and service delivery.
- Communal spaces, consultations, and scheduling should respect religious practices and holidays.
- Promoting religious harmony is essential for social cohesion in the resettled community.

Table 2-3: Religious composition

Religion	No. Persons	Percentage
Buddhist	138	23.12
Hindu	198	33.17
Islam	16	2.68
Roman Catholic	72	12.06
Christian	173	28.98
Total	597	100

Source: Socio-economic Survey -April, 2025

2.1.4 - Age and gender distribution of the population

23. The census data reveals that the Samagiwatta population consists with a slight majority being females. Specifically, there are 54.6% females and 45.4% male. Children under 18 account for 23.3%, reflecting a substantial dependent group for education, childcare, and youth services in resettlement planning. The working-age population (18–59 years) accounts for approximately 62.6%, with the largest concentration in the 25–34 and 35–44 age brackets, representing 19.0% and 17.7% respectively. Notably, 14.3% of residents are aged 80 years or above, indicating a substantial elderly population that require special assistance during resettlement and accessible unit allocation.

Table 2-4: Age-wise Gender Distribution

Age	Male	Percentage	Female	Percentage	Total	Percentage
Below 18	67	24.7	72	22.1	139	23.3
18-24	24	8.9	29	8.9	53	8.9
25-34	49	18.1	62	19.0	111	18.6
35- 44	59	21.8	49	15.0	108	18.1
45 -79	40	14.8	62	19.0	102	17.1
80 or more	32	11.8	52	16.0	84	14.1
Total	271	100	326	100	597	100

Source: Socio-economic Survey -April, 2025

2.1.5 Marital status of Head of Household

- 76.09% are legally married → underscores the need for family-oriented housing.
- 13.77% are widowed → indicates vulnerable individuals needing additional support.
- Minor groups include separated, divorced, and unregistered marriages.
- 1.45% of the total population are unmarried adults

2.1.6 Literacy and Education Status

24. The educational profile summarized in Table 2-5 reveals that the majority the residents have only basic or lower secondary education. The largest segment, 40.03%, studied up to Grades 8–11. Another 25.63% completed only Grades 1–7. Few residents passed the GCE Ordinary Level (9.55%) or Advanced Level (4.04%). Only 2.85% hold graduate or postgraduate qualifications. This points to limited higher education access and suggests most community members have low to moderate formal qualifications.

25. There is also a notable presence of young children in the community, with 5.03% under the age of four and another 3.02% attending preschool. These points to the need to provide for early childhood education services and facilities in the resettlement area. SCURP will support establishing an on-site Early Childhood Care and Development room at Colombage Mawatha with age-appropriate furniture, play/learning materials, and a daily session timetable for 3–5 year-olds; recruit or second a trained preschool teacher/assistant; and align with national ECD standards and municipal licensing, with PMU facilitating MoUs and small grants for setup and inclusive access for low-income families.

26. Also, the project will conduct monthly parent awareness sessions at the community hall—timed after work hours—on the importance of early enrollment of children, their daily attendance, and homework routines ensuring children gain an education for a better future. Given this educational landscape, the RAP has prioritized skill-based vocational training programs that align with the existing capabilities of the population.

Table 2-5: Educational Attainment of the Population

Educational Attainment	No. Persons	Percentage
Children below 4 yrs.	30	5.03
No formal education	5	0.84
Able to sign	9	1.51
Attending pre-school	18	3.02
Grade 1 - 7	153	25.63
Grade 8 - 11	239	40.03
Passed GCE O/L	57	9.55
Upto GCE A/L	38	6.37
Passed GCE A/L	24	4.02
Graduate/ Post graduate	17	2.85
Not attended school	4	0.67
No response	3	0.50
Total	597	100

Source: Socio-economic Survey -April, 2025

2.2. Income and Expenditure

2.2.1 Income

27. According to the Department of Census and Statistics, as of May 2025, the national poverty line is LKR 17,710 per person per month. With an average household size of 4.08 members in the resettlement area, the poverty threshold for a household is approximately LKR 72,257 per month. Table 2-6 presents the distribution of monthly income level of households in Samagiwatta. The average total monthly income of each HH is LKR126,537.50.

28. Forty nine households (35.51%) out of 138 have a monthly earning of less than LKR 72,257 per month. This means a third of the total households live with a family income below the urban poverty line, reflecting economic vulnerability. In comparison, 57 households (41.3%) earn an income between LKR 100,001 and LKR 200,000, As per the income distribution as shown in Table 2-6, 21.74% of the total households report a monthly income above LKR 100,000/=.

Table 2-6: Monthly Household Income levels

Monthly Income Level in LKR	No of Households	Percentage
20,001 – 50,000	49	35.51
50,001 -100,000	57	41.30
100,001 - 200,000	18	13.04
200,001 – 500,000	8	5.80
500,001 or more	4	2.90
No response	2	1.45
Total	138	100

Source: Socio-economic Survey -April, 2025

29. The employment profile of the Samagiwatta community indicates that 19.6% of the labour force is engaged in unskilled work, while other key sources of income include foreign employment (9.4%), self-employment (5.1%), and government allowances for the elderly (12.3%). Although foreign employment and self-employment contribute significantly to household incomes, these sources are often unstable due to external factors, such as fluctuating demand for migrant labour, economic conditions in host countries, limited job security, and limited access to social protection. Similarly, many self-employed individuals engage in informal or small-scale activities without consistent markets or income streams. Within this context, women contribute to household earnings in 68.66% of families, with 25.37% of households depending on women for half or more of their income, underscoring the importance of ensuring livelihood protection and resilience, particularly for women-headed and low-income households.

Table 2-7: Primary Source of Income of the Head of the Households

Primary Source of Income	Head of HH	
	No. Persons	Percentage
Government non-Executive	4	2.9
Private Executive	3	2.2
Private Non-Executive	10	7.2
Armed services	1	0.7
Business	4	2.9
Street vending	1	0.7
Three- wheel driving	9	6.5
Skilled labour	10	7.2
Unskilled labour	27	19.6
Driver	9	6.5
Skilled Service	4	2.9
Self-employed	7	5.1
Pensioners	2	1.4
Foreign employment	13	9.4
Recipients of government allowances for elderly persons	17	12.3
Housewife	10	7.2
Unemployed head of household	7	5.1
TOTAL	138	100.0

Source: Socio-economic Survey -April, 2025

2.2.2. Expenditure Pattern

30. Household expenditure data from Samagiwatta highlights that food is the largest monthly cost (avg. LKR 51,137), followed by loan repayments (LKR 6,633), showing widespread debt. Education-related expenses are high, especially for tuition and transport, indicating its priority. Transport, fuel, and utilities also represent key costs. Low rent suggests most households do not pay formal rent. Spending on social and religious activities shows the value of community and cultural life

Table2-8: Average Monthly Household Expenditure

Expenditure Category	Average expenditure (LKR)
Food	51,137
Rent	103
Electricity	5,439
Water bill	3,105
Energy use for cooking	3,332
Family Transportation	3,380
Fuel for vehicles	5,335
Extra tuition classes for children	4,509
School transportation fee	1,607
Communication	2,508
Data and TV	251
Liquor/Beetle	736
CBO membership fees	901
Loan payments and interests	6,633
Cloths	1,921
School uniforms and stationery	3,819
Medicine and health related	906
Religious activities	902
Social/ recreational/ community functions	1,139
Vehicle maintenance	2,821
Insurance	1,140
Other	436
Total	102,059

Source: Socio-economic Survey -April, 2025

31. The table presents the monthly expenditure distribution of 138 households eligible for relocation to Stadiumgama. The majority of households (96 out of 138, or 69.6%) report monthly expenditures between LKR 40,001 and LKR 150,000, indicating moderate to high cost-of-living pressures. Specifically, 31 households (22.5%) spend between LKR 50,001–75,000, 25 households (18.1%) spend between LKR 100,001–150,000, and 22 households (15.9%) spend between LKR 75,001–100,000. Only 14 households (10.1%) report expenditures below LKR 10,000, and a minimal number (1 household) falls in the LKR 10,001–20,000 range, suggesting limited representation of ultra-low expenditure groups.

32. Overall, the data reflect a mixed economic profile, with the majority of households clustered in the middle- to upper-income ranges. At the same time, a small portion remains at the lower end, potentially requiring targeted livelihood strengthening (included in the LDP) to maintain post-relocation financial stability and ensure that no household is economically disadvantaged by the transition to high-rise living

Table 2-8: Monthly Household Expenditure Levels of the Households

Expenditure Range (LKR)	No. Households	Percentage
Less than 10,000	14	10.1
10,001 – 20,000	1	0.7
20,001 – 30,000	4	2.9
30,001 – 40,000	6	4.3
40,001 – 50,000	18	13.0
50,001 – 75,000	31	22.5
75,001 – 100,000	22	15.9
100,001 – 150,000	25	18.1
150,001 or more	17	12.3
Total	138	100.0

Source: Socio-economic Survey -April, 2025

2.3. Land and Land Ownership

2.3.1. Land Ownership

33. In Samagiwatta, all the lands are state-owned, and the community has been residing there for an extended period, with many families having lived in the area for over a decade or even two. Although the land legally belongs to the government, a majority of the residents—specifically 80 households—claim occupancy based on conditional tenure entitlement documents issued by the National Housing Development Authority (NHDA). These documents, while not equivalent to legal title deeds, provide some form of informal recognition of their residence. The remaining households live on the land without any formal documentation. Despite this, the long-standing and uninterrupted occupation by the entire community may render them eligible for formalization or resettlement support under government regularization schemes. Eligibility for legal ownership or secure tenure would typically be assessed based on the duration of stay, available documentation, proof of residence, and socio-economic vulnerability, in accordance with existing government policies and legal frameworks for the regularization of informal settlements.

Table 2-9: - Land Ownership

Land Ownership	No. Households	Percent age
State owned lands (Occupants claimed based on NHDA Documents)	80	58.0
State owned land (without any documents)	58	42.0
Total	138	100.0

Source: Socio-economic Survey - April, 2025

34. While the high percentage of households reporting ownership suggests a sense of long-term occupation and investment in their properties, it is important to note that these claims may not always be backed by formal legal documentation. Many families may have acquired land informally, through inheritance or local agreements, without formal registration or legal titles. As such, despite reporting ownership, these households remain vulnerable to disputes, lack legal protection, and may be excluded from formal services and compensation mechanisms.

35. The resettlement process provides a vital opportunity to address these gaps by ensuring that all eligible households presently living on land owned by the Urban Development Authority

(UDA) without secure land ownership or tenure are granted legal ownership or occupancy rights in the new housing scheme. This will give them long-term security, protect their investment, and allow them access to services and entitlements.

2.3.2 Ownership of the Premises

36. The housing ownership data in Samagiwatta reveals that an overwhelming majority—94.78% (130 out of 138 households)—reside in homes owned by the head of the household. A smaller share of homes is owned by parents (4.3%), and only one household (1.4%) reported that the home is owned by the wife.

Table 2-10: Ownership type and size of houses

Ownership	No. of Households	Percentage	Total floor area -Sq. ft	Average floor area - . Sq. Ft
Owned by the head of household	130	94.2	40,812	313.94
Owned by wife	2	1.4	318	159.00
Owned by parents	6	4.3	1,805	300.83
Total	138	100.0	42935	311.12

Source: Socio-economic Survey -April, 202561.

2.3.3. Significant Issues for Resettlement:

- Resettlement should formalize ownership or occupancy rights, ensuring security and legal recognition.
- Legal titles or registered agreements in the new housing must be guaranteed to prevent future disputes and promote access to services.
- Addressing informal or unclear ownership will contribute to long-term stability, inclusion, and legal protection for all families.

37. The PMU and the UDA will assist in formalizing tenure at allocation through

- Issuing Certificates of Title: Eligible households will receive a legal Certificate of Title at the time of apartment handover, formally granting ownership of their new unit.
- Deeds Preparation: Ownership deeds are carefully drafted using details from the verified census/IOL list, with accurate documentation of owner names and unit specifics.
- Deeds and Condominium Registration: All deeds are registered at the Land Registry to make ownership legally valid and recognized. Additionally, the condominium project itself is registered under Sri Lanka's Apartment Ownership Law, ensuring all units and shared areas are legally covered and enabling the creation of a Condominium Management Corporation. This process safeguards both individual and collective property rights.
- Standard Covenants: Deeds/titles include clear covenants, such as anti-sale/transfer periods and community obligations, that ensure fair rules and reduce potential disputes.

2.3.4. Land Size

38. The Samagiwatta settlement is characterized by very limited land availability and high residential density, conditions commonly observed in older underserved urban settlements in central Colombo. Such constraints typically limit families' ability to expand their living space, improve structural safety, or maintain adequate levels of privacy. In compact settlements, households also face challenges in allocating space for sanitation facilities, small gardens, or home-based income activities. These settlement conditions can contribute to overcrowded living environments and may heighten risks related to public health, fire safety, and exposure to

environmental hazards such as localized flooding. The planned relocation to well-designed apartment units will help address these challenges by providing safer, more adequate, and more resilient living environments.

39. Resettlement into well-planned high-rise housing offers a meaningful solution by providing families with adequate, well-structured living spaces, regardless of previous land size. It ensures improved safety, and better living conditions—especially for those currently living on the most limited plots. This transition is an opportunity to address long-standing inequalities and provide all residents with secure, modest homes in a safer and a cleaner environment.

40. Living in a high-rise will also help families enjoy a more comfortable and decent life, compared to the crowded and unsafe conditions many currently face. The community will have a healthier and more secure future.

41. Samagiwatta shows systemic tenure insecurity, with all 138 households residing on state land administered by the Urban Development Authority (UDA) lacking freehold titles. No family holds legal ownership, and the reported “purchases” are informal, unregistered exchanges that do not confer lawful title or eligibility for land compensation under Sri Lankan law or SCURP policy. Tenure evidence confirms this precarious status: only a small minority of households possess temporary user permits (3.7%) or formal lease/rental agreements with a government authority (21.6%), while the vast majority occupy the land illegally or under informal arrangements. This lack of registrable ownership exposes residents to eviction risk, limits access to formal services, and prevents them from leveraging their property for credit or legal transactions.

2.3.7 Implications for Resettlement under SCURP

43. The UDA has declared the need to clear the Samagiwatta site to make way for government development activities. As a result, all current occupants—regardless of tenure type—will be required to vacate the premises. Eligible households will be resettled in high-rise apartment complexes developed under SCURP. However, the key eligibility criterion for resettlement is ownership of the residential structure—not the land and not tenancy status.

This means that:

- Structure owners (even if they occupy land illegally) will be entitled to a housing unit in the new apartment complex;
- Tenants or informal renters, even if they have lived on the property for years, will not be eligible for a housing unit or any form of compensation.

2.3.8. Opportunities Through Resettlement

44. The data shows that a large number of families in Samagiwatta are living in flood-prone and risky areas. Out of the 138 households, 97 households (70.29%) live on low-lying land.

45. This means that over 70% of the families are exposed to serious flood risks, including frequent waterlogging, property damage, health risks, and disruption to daily life and livelihoods. Resettling these families into safe, high-rise apartments will significantly improve their living conditions. Moving away from flood-affected areas will:

- Keep households safe from flooding and reduce the emotional and financial stress it causes,
- Provide dry, secure, and stable homes that protect people during heavy rain and storms,
- Promote better health and hygiene, especially for children and the elderly,
- Allow residents to focus on education, work, and long-term stability without constant fear of natural hazards.

46. Resettlement is not just about housing—it's a chance to build resilience and a safer future for families who currently live in high-risk, flood-prone conditions.

Table 2-12: – Land-based risks-threats and vulnerability

Land based risks-threats	No. of Households	Percentage
Highland not flooded	10	7.25
Lowland but not flooded	21	15.22
Lowland frequently flooded	81	58.70
Submerge and take an extended time to clear the area	16	11.59
No response	10	7.25
Total	138	100.00

Source: Socio-economic Survey -April, 2025

2.4. Type of Housing

47. Most households in Samagiwatte live in single-story, basic structures, with 62.32% in standalone houses and 16.67% in two-story homes (Table 2-13). A smaller number live in row houses or annexes, while a few reside in overcrowded or substandard conditions like one-room units (4.34%).

48. This data highlights the limited vertical development and the overall poor housing quality in the community. Many of these structures may not meet safety standards or offer secure tenure, especially in a flood-prone environment like Samagiwatte. These conditions affect families' privacy, safety, and access to basic services.

49. Resettling these households into planned high-rise apartment buildings offers an opportunity to improve their living conditions significantly. New housing can provide stronger structures, adequate space, better sanitation, and safety from floods, improving the well-being of residents while supporting a more organized and sustainable urban environment.

Table 2-13 - Housing Types

Type of Houses	No. Housheolds	Percentage
Single house (Single-story)	86	62.32
Single house (Two-story)	23	16.67
Single house (Three-story)	2	1.45
House in a row of houses	17	12.32
Attached house (Annex)	1	0.72
Twin house	3	2.17
One room (house)	6	4.34
Total	138	100.00

Source: Socio-economic Survey -April, 2025

50. The housing structure data from the 138 surveyed households in Samagiwatte shows that a majority (92.03%) lives in houses built with permanent materials, while 7.97% reside in semi-permanent structures. This indicates that while most families have invested in more stable, long-term housing, structural safety, quality, and resilience—especially in a flood-prone environment—remain key concerns.

51. Even permanent homes in the area may lack compliance with formal construction standards, especially given the informal nature of tenure for many residents. Semi-permanent

and temporary dwellings, though fewer, reflect vulnerabilities in housing security and physical safety, particularly in the context of frequent flooding.

52. Resettlement into well-constructed high-rise housing provides an opportunity to move all households—regardless of current structure type—into safe, standardized, and durable housing units with access to proper infrastructure, services, and long-term security.

Table 2-14 Status of houses and structures

Status of Housing Structure	No. Households	Percentage
Permanent	127	92.03
Semi-permanent	11	7.97
Total	138	100.00

Source: Socio-economic Survey -April, 2025

53. The analysis of floor area of houses at the Samagiwatta resettlement site revealed that the majority of families live in floor areas between 100 and 499 square feet. These households are expected to directly benefit from receiving a housing unit in the high-rise apartment complex. A small proportion of households (0.72%) have floor areas of less than 100 square feet, indicating significant space constraints.

54. Notably, only five households (3.62%) reported having a floor area greater than 700 square feet—three in the 700–999 sq. ft. range, one in the 1,000–1,499 sq. ft. range. According to the resettlement guidelines, such households may be entitled to receive two housing units. However, eligibility is subject to further verification under UDA conditions, including proof of ownership, occupancy status, and compliance with planning regulations.

Table 2-15 Floor areas of Houses

Floor area (Sq. Ft.)	No. Houses	Percentage
Less 100	1	0.72
100- 249	45	32.61
250- 499	69	50.00
500- 699	18	13.04
700-999	3	2.17
1000-1499	2	1.45
Total	138	100.0

Source: Socio-economic Survey -April, 2025

2.4.2. Floor area allocated for Home-based livelihood activities

55. Out 138 households only 21 households are involved in home-based livelihood activities in Samagiwatta settlement. Five households (25%) use only less than 5% of their housing area, allocating a small portion of their floor area. A significant 9 households use more than 40% of the floor area of the house.

Table 2-16: Floor area allocated for livelihood activities

Allocated percentage	No. Hhouses	Percentage
less 5 %	5	25.00
5% to 9%	2	10.00
10% to 14%	1	5.00
15% to 19%	2	5.00
20% to 39%	2	10.00
40% to 49%	4	20.00

50% or more	5	25.00
Total	21	100.00

Source: Socio-economic Survey - April, 2025

2.4.3. Housing Features

56. The analysis of housing features among the 138 households in Samagiwatta reveals that most homes have only basic living amenities, and many lack key functional spaces. A large number of homes (116) have one living room, and 73 homes have only one bedroom, reflecting cramped living conditions. While 94 houses reported having a bathroom, 56 households did not respond to the question on toilets, suggesting possible gaps in sanitation or shared facilities. The majority of homes (106) reported having a kitchen, but very few included additional rooms such as store rooms (2), study rooms (2), or garages (1). Spaces that could support better living standards—like verandahs, rooftop access, or shrine rooms—were reported in only a handful of homes. This indicates that current housing in the community is limited in both space and facilities, underscoring the need for well-designed resettlement units that provide adequate living, cooking, sanitation, and multifunctional spaces to improve quality of life.

Table 2-17: - Housing Features (Rooms)

Housing Feature	Number of Houses		
	1 Unit	2 Units	3 Units
No. of Living rooms	116	5	1
Bed Rooms	73	34	4
Bath Rooms	94	4	1
Toilets	77	1	1
Kitchen	106	4	-
Shrine Room	7	1	-
Verandah	20	-	-
Store Rooms	2	-	-
Study Rooms	2	-	-
Garage	1	-	-
Roof Top	5	-	-
Other	3	-	-

Source: Socio-economic Survey -April, 2025

Table 2-18: Additional/ Extra Structures

Structure types	No. Households	Percentage	Size-Sq.ft	Avg. Sq.ft
Security wall	5	18.52	127.5	25.50
Gate	11	40.74	274.62	24.97
Outside Toilet	2	7.41	50	25.00
Staircase	8	29.63	133.01	16.63
Total	27	100	620.13	22.97

Source: Socio-economic Survey - April, 2025

57. Among the 138 households in Samagiwatta, 27 auxiliary structures totaling 620.13 sq. ft. were identified, averaging about 23 sq. ft. Most common were gates (41%), steps (30%), and security walls (19%), with a few outside toilets and dog crates. No garages, fences, stores, or shrine rooms were reported. These small but functional structures contribute to security, access, and sanitation needs.

2.5. Access to services

2.5.1 Access to water supply

58. Access to safe, piped water is well established in the Samagiwatta community, with 95.65% of households connected to city water supply grid of the National Water Supply and Drainage Board (NWSDB). Only two households rely on nearby relatives or neighbours for water. The absence of groundwater use reflects strong urban infrastructure. This highlights the importance of maintaining uninterrupted, affordable access to NWSDB services in the resettlement process

Table 2-19: Access to Water

Water Supply	No. Households	Percentage
NWSDB water supply	132	95.65
From a relative's house	2	1.45
From a neighbour's house	4	2.90
Total	138	100

Source: Socio-economic Survey -April, 2025

2.5.2 – Sanitation Facilities – Toilets

59. Most households (75.4%) in Samagiwatta have private toilets, but a significant number still rely on shared (6.5%) or public (18.1%) facilities, which can undermine hygiene, privacy, and health—especially for women, children, and the elderly. Shared sanitation may also cause neighbor tensions and increase disease risks due to overcrowding and poor maintenance

Table 2-20: Availability of Sanitary Facilities

Sanitation facilities	No. Households	Percentage
Private toilet	104	75.4
Share a toilet with the neighbour/ relative	9	6.5
Public toilet	25	18.1
Total	138	100.0

Source: Socio-economic Survey -April, 2025

2.5.3 Distance to Toilets

60. The data on the distance to toilet facilities in the Samagiwatta community indicates that access is generally close and convenient for most households. A strong majority—98.55% (136 households)—reported having toilet access within 20 meters of their homes, which suggests a relatively high level of accessibility. Only 2 households (1.45%) reported that their toilets are located more than 100 metres away. There are no households with toilet facilities situated between 20 and 100 metres, highlighting that for nearly all residents, the proximity of sanitation facilities is not a major challenge in the current setting.

61. However, while the distance is favourable, other sanitation-related issues such as shared use, maintenance, and hygiene standards still require attention. Proximity alone does not guarantee sanitary or safe use, particularly if the toilets are public or shared, as reflected in earlier data.

Table 2-21: Distance to Sanitation Facilities

Distance (in meters)	No. of Households	Percentage
<20	136	98.55
20 -100	0	0
>100	2	1.45
Total	138	100.0

Source: Socio-economic Survey -April, 2025

2.5.4 Access to lighting - Electricity

62. The energy source data from the Samagiwatte community shows that the vast majority of households—97.8% (131 out of 138)—have access to legitimate electricity supply connections. This is a strong indicator of energy security and access to essential services like lighting, appliances, and communication. However, a very small number of households (0.7% each) rely on alternative or less secure sources such as illegal electricity connections, kerosene, or unspecified “other” sources. No households reported using solar power or generators.

63. While the high percentage of legitimate electricity access is encouraging, the resettlement process offers an opportunity to ensure that all households receive safe, legal, and reliable electricity connections. This will help eliminate the risks associated with informal energy use, such as fire hazards or power instability, and promote equal access to energy for all families.

2.5.5. Energy Source for Cooking

64. Most Samagiwatte households (82.16%) use LP gas for cooking, indicating good access to clean, safe fuel. A small number still use kerosene, wood, or electricity, which may pose health or cost concerns.

Table 2-22: Energy Sources

Energy source	No. Households	Percentage
LP Gas	114	82.61
Kerosene	3	2.17
Fuelwood	4	2.90
Electricity	6	4.35
No response/Not Applicable	11	7.97
Total	138	100.0

Source: Socio-economic Survey -April, 2025

2.5.6 Waste Management

2.5.6.1 Solid waste management

65. Most households in Samagiwatte (88.41%) use formal waste collection services from the Colombo Municipal Council, showing good access to organized waste management. A few use common bins (0.72%), and only one household reported burning waste. No households bury or dump waste within the settlement, indicating generally responsible practices. However, 7.25% did not respond, possibly due to inconsistent service or unclear methods.

Table 2-23: Solid Waste Disposal

Type	No. Households	Percentage
Common waste bin	5	3.62
Burning	1	0.72
Colombo Municipal Council collects	122	88.41
No response	10	7.25
Total	138	100.0

Source: Socio-economic Survey -April, 2025

Key Resettlement Considerations:

- Strong base in municipal waste collection can be improved further.
- New housing must ensure accessible, organized waste management system.
- Promote waste segregation and public awareness to enhance hygiene and sustainability.

2.5.6.2 Wastewater management

66. The majority of Samagiwatte households use unsafe wastewater disposal methods, with 90.58% draining into open ditches and 1.45% dispose within or outside the housing plot, leading to stagnant water, pollution, and mosquito breeding. These poor practices increase the risk of diseases like dengue and chikungunya, affecting not only the community but the wider population in the city.

Table 2-24: Wastewater Disposal

Type	No. Households	Percentage
Pit within the land	2	1.45
Dispose out of the land	2	1.45
Connect to a ditch	125	90.58
Connect to the Municipal Council wastewater line	2	1.45
Dispose to the close by canal	4	2.90
Other	3	2.17
Total	138	100

Source: Socio-economic Survey -April, 2025

2.6. Banking, Household Savings and Credit

2.6.1. Banking and saving

67. The socio-economic survey indicates a high level of financial inclusion within the Samagiwatta community, which is critical for the transparent disbursement of compensation. Of the 138 families surveyed, the data shows that 95.35% (123 persons) hold savings accounts, ensuring that the vast majority of households have immediate access to formal banking. While there are 268 total accounts across the community, the use of sophisticated financial instruments remains low: only 2.33% (3 persons) maintain current accounts, and an equal number hold fixed deposits. This pattern suggests a strong preference for liquidity and basic savings over business-oriented or long-term investment banking.

Table No. 2.25 - Type of Accounts by Number of

Type of Bank Accounts	Number of persons	Percentage
Savings	123	95.35
Current	3	2.33
Fixed	3	2.33
Total	129	100

Note: There are 268 accounts out of 138 families.

Source: Socio-economic Survey -April, 2025

2.6.2. Household Indebtedness

68. About one-third of Samagiwatte households (45 households) are in debt, with the most common loan amounts ranging from LKR 300,000–499,999. A notable number also owe over LKR 500,000, and 11.11% have loans exceeding LKR 1 million, pointing to significant financial strain likely tied to basic needs or livelihood challenges.

Table 2-26: Loans obtained by households

Loan amount in LKR	No. Households	Percentage
Less than. 10,000	2	4.44
10,000 - 19,999	2	4.44
20,000 - 49,999	4	8.89

50,000 - 99,999	8	17.78
100,000 - 199,999	5	11.12
200,000 - 299,999	1	2.22
300,000 - 499,999	10	22.22
500,000 - 999,999	8	17.78
10,00,000 or more	5	11.11
Total	45	100.00

Source: Socio-economic Survey -April, 2025

69. Households have taken loans for various purposes from multiple organizations. A total of 45 households have taken loans, with 58 loans in total. The community can access loans from various sources, including private money lenders, community organizations such as CBOs, small groups, Credit Co-ops, as well as state and private banks. Of the 58 loans taken, 26 were from community-managed organizations like CBOs, small groups, and Credit Co-ops, while the remainder were sourced from private money lenders and banks.

Table 2-27: Lending institution and purpose of taking a loan

Lending institution	Borrowing Purpose											
	1	2	3	4	5	6	7	8	9	10	12	Total
Money lender	1					3					1	5
Relatives/friends							1	1		1	1	3
Small group				2	2							4
Credit cooperative societies	1			1		1	1	3		1	1	9
Samurdhi bank	3			1		2						6
State bank	1			1		1				3		6
Private banks					1	2				2		5
Micro-finance Institutes	1	1									2	4
Govt. agencies					1		1				1	3
Cooperative societies	1		1					2	2		1	7
CBO				2				2		2		6
Total	8	1	1	7	4	9	3	8	2	9	7	58

Lending Purpose of loan

- | | | | |
|------------------------------|----------------------|-------------------|-------------------|
| 1. Small business investment | 4. Repair a house | 7. Health | 10. Buy a Vehicle |
| 2. Buy a land | 5. Construct a house | 8. Events | 11. Bill Payment |
| 3. Buy a house | 6. Educational | 9. Settling Loans | 12. Consumption |

Source: Socio-economic Survey -April, 2025

70. Out of 138 households, only 45 (32%) reported taking loans, indicating low engagement with credit facilities. The most common reasons for borrowing were buy vehicle and education purpose (9 cases each), followed by ceremonial expenses and small business investment (8 cases each). Loans for buying houses or buying land, were minimal.

71. State banks were the used source, while others borrowed from micro finance institutions, money lenders, relatives, or cooperative societies. The low level of borrowing may be due to lack of awareness for financial literacy, existing debt burden, limited access to credit institutions and dependence on social assistance.

Table 2-32 Challenges in accessing credit

Challenges	No. Responses	Percentage
No savings with the bank to request credit	14	18.18
No collateral to access credit facilities	21	27.27
No link with the credit institutions	7	9.09
No permanent address /Location	8	10.39
No membership is taken at community-level credit programs	1	1.30
No community-level micro-financing system operates here	3	3.90
No knowledge in the preparation of a business plan to get credit	8	10.39
No guarantees for credit	15	19.48
Total	77	100.0

Source: Socio-economic Survey -April, 2025

72. Households in Samagiwatta face significant barriers to accessing formal credit, primarily due to lack of collateral (27.27%), no guarantors (19.48%), and absence of bank savings (18.18%). Other challenges include not having a permanent address, limited financial literacy, and weak connections with credit institutions.

2.7. Poverty and vulnerability

2.7.1 Vulnerability

73. Table 2-28 presents the distribution of vulnerable families within the Samagiwatta settlement. Out of the total 138 households, 31 families (23.13%) fall under vulnerable categories. Female-headed households with no external support constitute 27 families (87%). This group is particularly vulnerable to economic insecurity due to limited income opportunities and dual responsibilities of childcare and household management. The RAP includes targeted livelihood assistance. Households with elderly members (80 years and above) and persons with physical disability without adult support represent 2 families (6.45%) each. These households require accessible and barrier-free living arrangements to ensure safety, mobility, and independence. The relocation to the Colombage Mawatha Condominium adequately addresses this need, as the complex is equipped with accessibility features such as ramps, elevators, non-slip surfaces, and provision for adapted facilities. Recognizing their potential difficulties in adapting to vertical apartment living and increased risk of social isolation, the RAP ensures that these families are allocated apartments on lower floors.

Table 2-28: Vulnerable Families

Type of vulnerability as per Entitlement Matrix	No. Households	Percentage
Persons with physical/mental disabilities	2	6.45
Elderly persons without any support (Age 80=+)	2	6.45
Women-headed households without any support	27	87.10
Total	31	100

Source: Socio-economic Survey- April 2025

2.7.3. Beneficiaries of government welfare programs

A total of 35 households (26.9%) receive various welfare assistance provided by the government. Of them, 23 households receive assistance through Samurdhi or Aswesuma, the main social safety net programs targeting low-income households. Additionally, 9 households

benefit from *Mahajana Adahra (public assistance)*, while 1 household is receiving assistance provided for pregnant mothers.

Table 2-29: Beneficiary Households of Government Welfare Programs

Type of Assistance	No. Households
Samurdhi /Aswesuma	23
Mahajana adhara (Public assistance)	9
Assistance for pregnant women	1
Other	2
Total	35
Source: Socio-economic Survey -April, 202	

CHAPTER 03 – INVOLUNTARY RESETTLEMENT IMPACTS

3.1 Introduction

73. Assessment of involuntary resettlement impacts is a process to identify the social impacts of the Samagiwatta project, due to planned involuntary resettlement under the Colombo Urban Regeneration Project. The socio-economic survey and census described in Chapter 2 remain baseline data enable to observe the process and to assess resettlement impacts.

74. Assessment of social impacts in the context of involuntary resettlement encompasses (i) identification of past, present and future potential social impacts, based on baseline data analysis; (ii) an inventory of displaced persons and their assets, (iii) need assessment of the displaced persons income and livelihoods; and (iv) gender desegregated information pertaining to the economic and socio-cultural conditions of the displaced persons. It also requires analysis of potential impacts on the identified vulnerable individuals and groups. The key elements of baseline data of Samagiwatta include demographic information, social organization, occupational structure, income levels, assets and access to public services. All this information relevant to displaced APs becomes baseline data to implement mitigatory measures to involuntary resettlement impacts management.

75. The Samagiwatta resettlement program will relocate 138 households from their existing underserved settlement into a newly developed high-rise apartment complex in close proximity to their current location within the Colombo Municipal Council (CMC) area. Although the relocation will improve housing quality, tenure security, and access to urban facilities, it will also trigger a range of involuntary resettlement impacts. These include changes to land tenure, housing patterns, livelihoods, social and cultural practices, and living arrangements.

76. This chapter identifies and analyses these impacts—social, economic, cultural, and environmental—based on the socio-economic profile of the affected community and field consultations. It also highlights the specific needs of vulnerable groups and provides a basis for developing mitigation measures within the Resettlement Action Plan (RAP).

3.2 Land Ownership–Related Impacts

77. Currently, all families occupy state-owned lands, with 80 households (59.7%) possessing documentation issued by the National Housing Development Authority (NHDA), while 54 households (40.3%) lack formal papers. Despite the absence of full legal titles, most families have resided in the area for decades, investing in home improvements and auxiliary structures, which have created a strong sense of de facto ownership.

Impacts arising from relocation include:

- Loss of perceived land ownership and the emotional connection developed over many years.
- Transition from informal tenure to formal apartment ownership, which requires administrative processes to issue occupancy permits and legal documentation.
- Need to address potential disputes regarding eligibility for multiple units for households with large floor areas.
- Possible concerns over the value of investments made in land development, particularly by households who built auxiliary structures such as gates, steps, or boundary walls.

78. Although formal apartment allocation will provide long-term tenure security and reduce risks of eviction, the change from horizontal land plots to vertically stacked apartments represent a significant psychological and cultural adjustment for many households.

3.3 Housing Ownership–Related Impacts

79. The move to uniform 450 sq. ft. apartment units represents both a benefit and a challenge. For many households currently occupying small or substandard houses, the new apartments will provide a notable improvement in living conditions. However, for the few households occupying larger dwellings—ranging between 700–1,500 sq. ft.—the transition may result in loss of living space and associated amenities.

Key impacts include:

- **Loss of larger floor areas:** Families with spacious homes will experience a reduction in usable space, affecting storage, family gatherings, and household-based enterprises.
- **Loss of auxiliary structures:** Existing features such as security walls, steps, and outside toilets, which support convenience, safety, and privacy, cannot be directly replicated in the apartment setting.
- **Uniform housing design:** All families, regardless of household size or previous living standards, will receive the same unit size. This creates concerns for larger families requiring additional space for daily activities.

80. While the high-rise complex will offer improved structural quality, sanitation, water supply, and electricity connections, these benefits must be complemented by measures to address space constraints and provide alternative facilities for storage, recreation, and small-scale economic activities.

3.4 Transition from Horizontal to Vertical Living

81. Moving from ground-level houses to multi-storied apartments presents significant lifestyle changes. Residents will lose private outdoor spaces commonly used for cooking, small-scale gardening, animal keeping, and social gatherings. Staircases and elevators will replace easy ground-level access, which may be particularly challenging for elderly residents (84 individuals) and persons with disabilities (16 individuals).

Challenges associated with vertical living include:

- Limited freedom to expand or modify living spaces.
- Restrictions on conducting household-based enterprises that require larger floor areas or open access to customers.
- Adaptation to shared spaces and communal facilities, including elevators, corridors, and common areas, requiring behavioral adjustments to ensure collective maintenance and harmony.

82. Despite these challenges, the resettlement site's proximity to the original location will help minimize disruption to schooling, employment, healthcare access, and social service facilities. A preschool is built within the complex and existing schools are available nearby. Assistance for school transfers will be facilitated.

3.5 Community Cohesion and Neighbour Relations

83. The existing settlement has fostered strong neighbourly relations, informal social safety networks, and close community interactions over many years. These networks provide critical

support, particularly to vulnerable households such as female-headed families, the elderly, and those with chronic illnesses.

Potential impacts on community cohesion include:

- Separation of neighbours during apartment allocation, as families may be placed on different floors or in different apartment blocks.
- Reduced opportunities for casual interactions that occur in open yards, shared pathways, and communal outdoor spaces in the existing settlement.
- Increased reliance on formalized community groups or Residents' Committees to maintain social ties, resolve disputes, and organize collective activities.

84. Maintaining social connections will be essential to ensuring smooth adaptation to apartment living and sustaining the strong sense of community that currently characterizes Samagiwatta.

3.6 Social and Cultural Impacts

85. The resettlement community is ethnically and religiously diverse, comprising Sinhala, Tamil, Muslim, Burgher, Buddhist, Hindu, Christian, and Roman Catholic residents. Cultural and religious activities currently take place within household compounds, neighbourhood courtyards, or nearby community spaces.

Resettlement-related cultural impacts include:

- Reduced private and semi-private spaces for religious observances, prayer gatherings, and cultural events.
- Need for shared, designated areas within the apartment complex to host small-scale religious and cultural activities.
- Adjustments in traditional practices such as cooking methods, which may need to comply with building safety regulations and indoor living standards.

86. To preserve cultural identity and practices, resettlement planning must include multipurpose community spaces and ensure that diverse religious and cultural needs are respected in the apartment environment¹.

3.7 Livelihood-Related Impacts

87. Twenty one households (12.7%) rely on home-based livelihoods, including tailoring, small food businesses, and petty trade. These activities often utilize between 20% and 50% of household floor space and benefit from ground-level customer access. Relocation to smaller apartment units with no direct street access may significantly reduce income-generating potential.

Key livelihood impacts include:

- Loss of productive household space, affecting income derived from cottage industries.
- Reduced access to established customer bases from surrounding communities.
- Possible disruption of supply chains for raw materials due to new logistical constraints in high-rise settings.

88. Although the relocation site remains within the same municipal area, livelihood restoration programs—including the provision of designated workspaces and training in alternative income-

¹ According to the PMU the CCBO in Samagiwatta is conducting continuous cultural programs in collaboration with the PMU to bring all households together. However, once the households are relocated to the condominium, the community integration will be one of the top priorities.

generating activities—will be arranged to prevent income losses. In addition, five (5) affected kiosk vendors will receive a livelihood restoration grant of LKR 50,000 each to support the re-establishment of their businesses and ensure continuity of income during the transition period.

3.8 Impacts on Vulnerable Groups

Several groups face heightened risks during resettlement:

- **Female-Headed Households (27 families):** Seven have no adult support, facing economic insecurity and additional childcare responsibilities.
- **Elderly Residents (2 individuals):** May face difficulty adapting to vertical living, potential social isolation, and challenges in emergency evacuation.
- **Persons with Disabilities (2 individuals):** Require accessible housing features such as ramps, elevators, and wider doorways to ensure safety and independence.

89. Targeted interventions—such as housing allocation on lower floors, accessible designs, income support, and welfare linkages—are essential to safeguard these groups.

3.9 Social Protection Impacts

90. Currently, 23 households benefit from welfare schemes such as Samurdhi or Aswesuma. The introduction of Operation and Maintenance (O&M) charges in the new apartment complex may impose additional financial burdens, particularly on low-income households and vulnerable groups. Enhanced access to welfare benefits and livelihood support programs will be crucial to maintaining household financial stability.

3.10 Environmental and Living Condition Impacts

91. The current settlement is prone to flooding, with over half the households located in lowland areas that frequently inundate during heavy rainfall. Resettlement into a high-rise structure eliminates these hazards, improving living conditions, safety, and hygiene. However, the transition also involves the loss of open spaces used for gardening, small-scale livestock rearing, and other household activities that contribute to food security and supplemental income.

3.11 Emotional and Psychological Impacts

92. Relocation from long-occupied homes into a new, more structured environment may trigger anxiety, uncertainty, and a sense of loss. Many residents have emotional ties to their land, neighbours, and familiar surroundings. Supportive measures—counselling, community orientation programs, and engagement in relocation planning—will be required to foster positive adjustment.

3.12 Summary of Impacts

93. The involuntary resettlement process will:
- Alter land tenure arrangements and housing ownership patterns.
 - Restrict household-based livelihoods and result in loss of auxiliary structures.
 - Disrupt long-established community networks and cultural practices.
 - Impose lifestyle changes due to vertical living and smaller dwelling units.
 - Increase financial burdens for vulnerable groups through O&M charges.
 - Trigger emotional stress and adaptation challenges, particularly for elderly, disabled, and female-headed households.

94. While relocation will bring significant improvements in housing quality, tenure security, and flood risk mitigation, these impacts must be addressed through comprehensive livelihood restoration, social support, and community integration strategies as outlined in subsequent chapters of this RAP.

INVENTORY OF LOSSES (IOL)

a.	Types of Houses	No. Units
	Single house (Single-story)	84
	Single house (Two-story)	23
	Single house (Three-story)	2
	House in a row of houses	17
	Attached house (Annex)	1
	Twin house	1
	Hut/shack	1
	One room (house)	5
b.	Number of Rooms	
	No. of Living rooms	127
	Bed Rooms	152
	Bath Rooms	104
	Toilets	82
	Kitchen	113
	Shrine Room	09
	Verandah	20
	Store Rooms	02
	Study Rooms	02
	Garage	01
	Roof Top	05
	Other	03
c.	Structures	
	Security wall	5
	Gate	11
	Outside Toilet	2
	Staircase	8
d.	Sanitation Structures	
	Private toilet	103
	Share a toilet with the neighbor/ relative	9
	Public toilet	22
e.	Community Buildings	
	Women Corporative Society Building, Samagiwatta.	01
	Community Hall, Usaviwatta, Samagiwatta.	02

CHAPTER 4: - STAKEHOLDER CONSULTATION, INFORMATION DISCLOSURE AND STAKEHOLDER ENGAGEMENT

Purpose and Guiding Principles of Consultation and Participation

95. Involuntary resettlement, when not carefully planned and managed, can result in social and economic dislocation, exacerbate poverty, disrupt livelihoods, and provoke strong resistance from affected communities. Recognizing these risks, the SCURP embraces globally recognized best practices by embedding consultation, participation, and disclosure as foundational pillars throughout the entire resettlement planning and implementation process.

96. The primary objective of consultation and participation is to restore or improve the livelihoods, living standards, and dignity of displaced persons, particularly the poor and vulnerable, through informed, inclusive, and sustained engagement. This process is not merely procedural; it is central to ensuring that the voices of those most affected are heard, respected, and integrated into the resettlement solution.

97. The resettlement of the Samagiwatta underserved community presents unique and complex challenges that make consultation not only important but absolutely essential. The community currently lives in low-rise, horizontally spread settlements and is being relocated to multi-storied, vertical housing units. This transition involves not just a change in physical environment but a profound transformation of lifestyle, community structure, and social dynamics.

Key challenges to resettlement include:

- Psychological and behavioral adjustment to vertical living environments, including changes in social interaction, privacy, and movement;
- Loss or disruption of home-based livelihood activities, which are common in the current settlement and depend on ground-level access and informal operations;
- Requirement for collective responsibility for the operation and maintenance of high-rise buildings, which demands new institutional behaviours and coordination;
- Presence of multi-ethnic populations, with varying cultural practices, languages, and expectations;
- Low educational attainment and predominance of blue-collar and informal sector employment, which may limit access to formal services and livelihood opportunities;
- Existing social vulnerabilities, including substance abuse, petty crime, and other at-risk behaviours that must be acknowledged and addressed in resettlement planning.

98. In this context, consultation and participation must go beyond information-sharing. They must focus on building capacity, awareness, social cohesion, and a shared vision for post-resettlement life. Engaging this community effectively requires tailored, culturally sensitive, and sustained efforts, supported by qualified social mobilizers, translators, female facilitators, and community leaders. Strong consultation is not optional—it is fundamental to achieving a smooth, just, and sustainable resettlement process in Samagiwatta.

4.1 Characteristics of Meaningful Consultation

99. In the case of Samagiwatta, meaningful consultation was operationalized and demonstrated through several key actions carried out prior to the preparation of this RAP. These actions were aligned with international standards and best practices in involuntary resettlement.

100. The defining characteristics of meaningful consultation, as observed in this process, included:

- **Early Initiation:** Community engagement was initiated during the earliest planning stages, prior to finalizing any resettlement-related decisions. This early start enabled the project team to build trust, understand community dynamics, and integrate local knowledge into the design process.
- **Continuous Dialogue:** A structured and ongoing dialogue was maintained between the community, project consultants, site coordinators, and relevant institutions. These conversations took place through various platforms—including focus group discussions (FGDs), individual interviews, and stakeholder meetings—and were instrumental in shaping a participatory and transparent approach. This dialogue will be sustained through the implementation and monitoring stages to ensure continuity.
- **Timely and Accessible Information:** Affected persons were provided with relevant, complete, and easily understandable information regarding project objectives, potential risks, expected benefits, resettlement options, and mitigation measures. Communication materials were made available in the local language and disseminated using multiple channels—including community meetings, printed leaflets, and visual presentations—to ensure inclusiveness and clarity.
- **Free and Voluntary Participation:** All consultations were held in neutral and respectful environments where participants could freely express their views without any form of pressure, coercion, or external interference. This approach ensured the credibility of the information gathered and fostered a sense of ownership among participants.
- **Inclusiveness:** Special attention was given to including all segments of the community, particularly vulnerable and marginalized groups. Women-headed households, the elderly, youth, persons with disabilities, and socioeconomically disadvantaged families were actively encouraged to participate. Tailored consultation sessions were conducted to meet the specific needs of these groups.
- **Gender Sensitivity:** Gender equity was prioritized throughout the consultation process. Female facilitators were engaged to ensure that women, especially those from conservative backgrounds, felt comfortable participating. Gender-segregated discussions were organized where needed to ensure that women's voices were adequately heard and respected.
- **Responsiveness:** Community concerns, suggestions, and grievances were not only documented but also analysed and used to shape project decisions. Feedback mechanisms were in place to demonstrate to participants that their inputs were valued and acted upon. This transparency helped build trust and improved the overall accountability of the project.
- **Informed Decision-Making:** The inputs collected during the consultation process were thoroughly assessed and directly informed the preparation of this RAP. The resulting resettlement strategies were therefore more socially acceptable, contextually appropriate, and reflective of community priorities.

101. By adhering to these principles, the consultation process in Samagiwatta has laid a strong foundation for a transparent, inclusive, and effective resettlement program. The pre-RAP engagement has already contributed to increased awareness, reduced resistance, and a shared

sense of purpose among stakeholders—positioning the project for smoother implementation and long-term sustainability.

4.2 Consultation Process in Samagiwatta

4.3.1 Approach and Methodology

102. The consultation process in Samagiwatta was designed to be both participatory and adaptive, with a clear objective of fostering trust, transparency, inclusivity, and collaboration among stakeholders. Recognizing the complexity of the resettlement context—including the socio-economic diversity, vulnerabilities, and existing concerns within the community—the consultation strategy was tailored to address the unique needs and sensitivities of affected persons (APs).

103. A diverse mix of consultation tools and techniques were applied to ensure comprehensive community engagement. These included:

- **Focus Group Discussions (FGDs):** Two structured FGDs were conducted with distinct segments of the community, including women-headed households, elderly residents, youth, and persons with disabilities. These discussions provided an opportunity to gather group-specific concerns, expectations, and suggestions in a safe and supportive environment.
- **One-on-One Interviews:** Under the supervision of project consultants, site coordinators carried out individual interviews with households or community members facing specific vulnerabilities or concerns—particularly related to resettlement eligibility, housing allocation, and livelihood continuity. These interactions allowed for the documentation of nuanced, case-specific insights that may not surface in group settings.
- **Small Group Discussions and Community Meetings:** Multiple small-scale discussions and neighbourhood-level meetings were organized across the settlement. These were co-hosted by project consultants with the support of the **Project Management Unit (PMU)**. These forums provided a platform for information sharing, clarification of project objectives, and the collection of informal feedback.



- **Interactive Question-and-Answer Sessions:** Consultations frequently included Q&A formats where APs were encouraged to directly engage with project officials, ask questions, and receive real-time responses. This two-way communication helped demystify project components and build mutual understanding.
- **Stakeholder Mapping and Analysis:** A detailed stakeholder analysis was conducted to identify and classify relevant stakeholders—both primary and secondary. This helped the project team tailor engagement strategies for different interest groups and ensure that all relevant voices were included in the consultation process.



104. These consultations were **conducted at multiple stages** during the preparation of the Resettlement Action Plan (RAP), from initial planning through to socio-economic assessments and preliminary feedback loops. The multi-tiered, iterative approach was instrumental in capturing a wide range of community perspectives, concerns, and expectations—ensuring that the RAP is both **responsive and contextually grounded**. The detail list of stakeholder consultations of Samagiwatta is given below.

S#	Subject	Date	Venue	No. Participants	Gender	
					M	F
1	"Carnashan" Small Group Discussion	25.01.2025	Group Leader's House	07	02	05
2	"Lotus" Small Group Discussion	29.01.2025	Group Leader's House	09	02	07
3	"Lotus" Small Group Discussion	05.02.2025	Group Leader's House	09	02	07
4	"Lotus" Small Group Discussion	13.02.2025	Group Leader's House	07	01	06
5	"No 07" Small Group Discussion	08.02.2025	Group Member's House	10	05	05
6	"Lotus 2" Small Group Discussion	08.02.2025	Group Leader's House	08	00	08
7	"Lotus" Small Group Discussion	19.02.2025	Group Leader's House	05	01	04
8	"Jesmin" Small Group Discussion	22.02.2025	Group Leader's House	06	04	02
9	"Tharu" Small Group Discussion	03.03.2025	Group Leader's House	05	02	03
10	"Jesmin" Small Group Discussion	15.03.2025	Group Leader's House	04	02	02
11	Community Awareness program	20.03.2025	Darmayathana Temple's Community Hall	145	90	55
12	"Lotus" Small Group Discussion	02.04.2025	Group Leader's House	06	01	05
13	"Lotus - 2" Small Group Discussion	26.04.2025	At a Group Member's Compound	08	00	08

14	Focus Group Discussions	30.04.2025	Darmayathana Temple's Community Hall	21	09	13
15	"Lotus" Small Group Discussion	30.04.2025	Group Leader's House	05	01	04
16	Stakeholder's Awareness meeting	26.05.2025	DS Auditorium, Thimbirigasyaya	75	46	29
17	"New" Small Group Discussion	26.06.2025	Group Leader's House	07	02	05
18	"Small Group (New) Discussion	11.05.2025	Group Leader's House	15	06	09
19	Working Committee Meeting	10.06.2025	CBO Chairman House	08	01	07
20	"Oshadhi" Small Group Discussion	08.07.2025	Group Leader's House	04	01	03
21	"Nilendra" Small Group Discussion	08.07.2025	Group Leader's House	04	02	02
22	"Vimukthi" Small Group Discussion	14.07.2025	Group Leaders House	07	03	07
23	"Araliya" Small Group Discussion	28.07.2025	At a Group Member's House	07	02	05
24	"Caneshan" Small Group Discussion	25.08.2025	Group Member's House	06	03	03
25	"Rose" Small Group Discussion	25.09.2025	Group Leader's House	04	01	03

4.3 Stakeholder Analysis and Classification

4.4.1 Definition and Importance of Stakeholders

105. A stakeholder is any individual, group, or institution that has an interest in the outcomes of the project or could potentially affect, or be affected by, its implementation. The stakeholder analysis for SCURP helps identify actors critical to the success of the resettlement effort and determine strategies for effective engagement.

4.4.2 Stakeholder Categories

106. Stakeholders were classified into the following groups:

- **Primary Stakeholders:** Households and individuals directly affected by the resettlement process. These are the main project beneficiaries who will receive newly constructed apartments under the SCURP housing development.
- **Secondary Stakeholders:** Institutions and agencies that support or regulate project activities, such as the UDA, local authorities, social welfare departments, and service providers.
- **National Stakeholders:** Policy-level actors and government ministries involved in urban development, housing, and social protection, including those responsible for national-level coordination and oversight.
- **Community-Based Organizations (CBOs):** Groups and leaders representing community interests, including informal associations and religious groups.
- **NGOs and Civil Society Actors:** Organizations that may support resettlement efforts, offer legal aid, livelihood support, or capacity-building services.



CAP Addressing by Deputy Project Director (Social) Ms. Anoma Batagalla

4.4 Summary of Consultation Outcomes

4.5.1 Topics Discussed and Information Disclosed

107. Consultations provided a platform for open dialogue and were structured around the following key themes:

- Project Scope and Objectives
- Relocation Timeline and Procedures
- Entitlements, Grievance Redress, and Legal Rights
- Livelihood Restoration and Support Programs
- Maintenance and Management of High-Rise Apartments
- Post-Resettlement Community Development

108. Topics were presented in an accessible format, using visual aids and translated materials where necessary. The sessions emphasized the project's dual objectives: resettlement and community upliftment, including livelihood restoration, capacity building, and social inclusion.

4.5.2 Key Community Concerns and Project Responses

109. The following table summarizes representative concerns raised by APs and responses provided by project officials:

Concern Raised by Affected Persons	Response from Project Officials
What support will be provided to relocate elderly and disabled persons?	Special assistance will be arranged during relocation. Ground-floor units or accessible facilities will be prioritized for households with elderly or disabled members.
Will transportation be provided for moving personal belongings?	Yes, the project will provide logistical support, including transportation assistance, on the day of relocation.
What happens to sub-families currently living in shared housing units?	Sub-family eligibility will be reviewed by a dedicated committee using household size, dependency, and space criteria. Separate housing may be provided where justified.
Will there be schools and preschools nearby for children?	Yes, access to education has been considered. A preschool is being built within the complex. Relocated families do not require admitting their children to new schools. Children can continue their education in the same schools as the relocation site is not far from the existing schools.

How can residents resolve conflicts or disputes in the new apartment setting?	The Condominium Management Corporation (CMC), elected from among residents, will be empowered to manage disputes, enforce rules, and maintain community harmony.
Will there be livelihood training or skill development?	Yes, the project includes livelihood restoration support. Skills training, entrepreneurship guidance, and market linkages will be provided based on the Livelihood Development Plans.
What if household income decreases after resettlement?	Continuous monitoring will be conducted. If income disruptions are identified, corrective measures (e.g., training, business support, referrals to services) will be initiated under the Livelihood Development Plans..
Will religious or cultural activities be accommodated?	Yes, communal spaces will be allocated to hold religious, cultural, or community events. Flexibility is built in to reflect the multi-ethnic and multi-religious composition of the community.
How will solid waste be managed in the new housing scheme?	The CMC will coordinate with the local authority for solid waste collection and disposal. Residents will be guided on waste segregation and proper disposal.
Will drug use and illegal activities be addressed in the new location?	A zero-tolerance policy will be implemented in partnership with law enforcement agencies. Community awareness, security systems (e.g., CCTV), and youth programs will be introduced.
What if we are unhappy with our assigned apartment?	All allocations will follow transparent criteria. Dissatisfaction can be addressed through the Grievance Redress Mechanism, which allows appeals and re-evaluation where justified.
Can residents paint or decorate their apartment units?	Yes, residents can customize the interior of their units (e.g., painting, furnishings), but external changes or structural alterations are not permitted without CMC approval.
When will resettlement begin?	Following completion of the socio-economic census and approval of the RAP.
Can home-based businesses be continued after resettlement?	Yes, customized Livelihood Development Plans (LDPs) will support economic continuity.
How will water and utilities be managed?	Bulk supply will be managed by the CMC, which will distribute and bill households.
LP Gas arrangements?	Gas storage spaces are provided; households are responsible for supply.
Apartment maintenance and CCTV?	Managed by the CMC, elected by residents post-relocation.
Internal home repairs?	Minor repairs allowed, but no structural changes are permitted.



4.5 Focus Group Discussions (FGDs)

110. FGDs provided critical insights into the socio-economic profile, aspirations, and concerns of diverse community segments. Reported **livelihood activities** include:

- Food processing (e.g., lunch packs, traditional items like *muni pittu*)
- Retail businesses (grocery, footwear, meat sales)
- Beauty salons and tailoring
- Electronic repairs

42. Participants expressed **strong support** for relocation due to poor existing conditions, including:

- Inadequate space, flooding, and unsanitary environments;
- Barriers to banking, education, and business due to temporary address classification.
- An elderly resident expressed her unwillingness to leave her long-time home, emphasizing the need for personalized transitional support.

4.6 Community Awareness of Project Components

111. Consultations confirmed high levels of awareness and understanding among the community regarding:

- **Maintenance Funds:** Regular contributions for apartment upkeep;
- **Sinking Fund:** A LKR 50,000 reserves for major repairs;
- **Condominium Management Corporation (CMC):** To be formed with resident participation, with responsibilities for security, maintenance, and governance.

Community members demonstrated interest in CMC formation procedures and emphasized the importance of transparent leadership and financial accountability.

4.7 Emerging Issues: Livelihood and Housing Allocation

4.8.1 Livelihood Constraints

112. Residents identified several challenges impacting their current livelihood sustainability:

- Inadequate space and facilities for home-based businesses;
- Contaminated environments affecting food product credibility;
- Administrative barriers due to temporary addresses;

- Poor access to markets and technical training;
- Frequent disruption due to flooding.

4.8.2 Sub-Family Housing Concerns

113. A recurring issue involved **requests for separate housing units** for adult sub-families currently residing together. Residents sought clarification on eligibility and allocation procedures.

114. Project officials explained that decisions on sub-family housing:
- Will be guided by national policy and project-specific criteria,
 - Will be made by a designated committee after household profiling,
 - Cannot be addressed arbitrarily or at public forums, to maintain fairness.

Lessons Learned and Impact Assessment

115. The effectiveness of the consultation and awareness programs is evidenced by:
- A substantial reduction in grievances compared to similar resettlement programs (e.g., Poorwarama Colony),
 - Strong community ownership of the relocation process,
 - Widespread awareness of resettlement policies, procedures, and support mechanisms.

116. A total of 25 consultation sessions were conducted as part of the RAP preparation process, ensuring inclusive and participatory engagement with affected communities. These sessions involved 195 men and 215 women, reflecting a gender-balanced approach to stakeholder engagement and enabling diverse perspectives to inform the design of entitlements, relocation strategies, and livelihood restoration measures. The consultations served as a platform for disseminating project information, gathering feedback, and addressing concerns related to housing, livelihoods, and vulnerability, thereby strengthening transparency and community ownership of the resettlement process.

117. In addition to the general community consultations, targeted FGD sessions were conducted with specific stakeholder groups, vulnerable households, and women to ensure their perspectives were adequately captured.

- WH households expressed concerns about the adequacy of condominium units, particularly regarding space for extended families and home-based enterprises.
- Participants highlighted risks of income loss during relocation, especially for home-based businesses, kiosks, and informal services.
- Women, elderly persons, persons with disabilities, and low-income households emphasized the need for transitional support.

118. The consultations confirmed broad community support for the project while underscoring the necessity of inclusive entitlements, livelihood restoration, and special assistance for vulnerable households. These outcomes have been incorporated into the RAP to ensure that resettlement is equitable, transparent, and responsive to the diverse needs of affected communities.

43. These outcomes suggest that early, meaningful, and continuous stakeholder engagement is key to achieving the project's resettlement and development goals.

44. More details are given in the following **Annexes**

- **Annex 1:** Photo documentation of consultations and awareness sessions
- **Annex 2:** Stakeholder attendance sheets and feedback forms

- **Annex 3:** Sample community handouts and translated materials

4.8.3 Continuous Stakeholder Engagement and Information Disclosure Plan

119. The RAP establishes a comprehensive, ongoing stakeholder engagement and information disclosure program. Key activities include monthly community meetings and regular, focused consultations with vulnerable and special-interest groups, all led by the PMU and social consultants. These interactions are systematically documented to uphold accountability and ensure that dialogue, participation, and information sharing remain active throughout the project cycle. Information dissemination is ensured through leaflets, guides, translated materials, and digital platforms, with updates shared quarterly or as needed. The Grievance Redress Mechanism is accessible before, during, and after relocation, and feedback is continuously gathered via surveys, suggestion boxes, and direct reports. Major updates and project milestones are disclosed publicly through web postings, newsletters, and RAP annexes. Critically, engagement continues for at least one-year post-relocation, with review forums and participatory sessions promoting social integration and monitoring progress. These activities collectively guarantee that project-affected persons remain informed, involved, and supported throughout the resettlement process. The approach is aligned with the SCURP Stakeholder Engagement Plan (SEP) and aims to ensure meaningful, inclusive, and transparent participation of all Project-Affected Persons. In order to effectively implement these commitments, the following table outlines the continuous engagement and information disclosure activities:

Continuous Stakeholder Engagement and Information Disclosure Plan

Engagement / Disclosure Activity	Specific Topics / Type of Information	Target Group / Audience	Methods of Consultation / Dissemination	Frequency	Responsible Agency
Community Meetings	RAP implementation status, compensation and entitlements, relocation timelines, service arrangements, livelihood updates ²	All PAPs; women; vulnerable persons; tenants; youth; elderly	Community meetings, verbal briefings, visual aids, Q&A sessions, meeting minutes	Monthly (pre- and post-relocation)	PMU / SC
Focused Consultations	Gender issues, accessibility, safety, child protection, tailored support	Women-headed households; elderly; persons with disabilities; vulnerable groups	FGDs, household visits, key informant interviews	Quarterly or as required	PMU / SC
Livelihood Consultations	Business relocation, income restoration assistance, skills training,	Business operators; workers; youth entrepreneurs	Group discussions with business operators, one-on-one	Quarterly	PMU / Livelihood Specialists / SC

² RAP implementation reporting, livelihood updates refer to a brief account of the current status of income-earning activities of project-affected persons following displacement or impact. This includes whether affected households and individuals have been able to resume their previous livelihoods, establish alternative income sources, or are still experiencing income disruption; the extent to which livelihoods have been restored compared to pre-project levels; the use and effectiveness of livelihood compensation and assistance; and any remaining challenges affecting income recovery, particularly for vulnerable groups. Livelihood updates also identify actions taken or planned to support full livelihood restoration in line with RAP and Livelihood Restoration Plan commitments.

	employment support		consultations, field visits		
GRM Communication	GRM procedures, complaint status, escalation process	All PAPs	Hotline, complaint forms, help desk, community notices	Continuous	GRM Officers / PMU
Information Dissemination	Eligibility, entitlements, relocation procedures, condominium management responsibilities	All PAPs	Leaflets, translated guides, SMS, posters, social media	Quarterly or as required	PMU / SC
Post-Relocation Engagement	Housing conditions, social integration, livelihood monitoring	Relocated households; women; vulnerable persons	Review forums, monitoring visits, participatory sessions	Minimum 1 year post-relocation	PMU / SC / UDA

CHAPTER 5: GRIEVANCE REDRESS MECHANISM. (GRM)

5.1 Introduction and Objective

120. The Grievance Redress Mechanism (GRM) forms a central component of the Environmental and Social Safeguard Framework of SCRUP, implemented by the Urban Development Authority (UDA) under the Ministry of Urban Development, Construction and Housing (MUDCH). The mechanism provides a transparent, accessible, and time-bound system to receive and resolve concerns or complaints raised by individuals or groups who believe they have been adversely affected by the Project's environmental or social impacts.

121. The GRM has been established in line with the Asian Infrastructure Investment Bank (AIIB) Environmental and Social Policy (ESP, 2024) and its Environmental and Social Standards (ESSs), which require that a suitable mechanism be in place to facilitate the resolution of grievances fairly, promptly, and without cost to the complainant. The GRM aims to strengthen accountability, minimize social risks, and promote constructive engagement between the Project and affected persons (APs).

122. The mechanism ensures that affected people, including women, vulnerable households, tenants, landowners, informal settlers, and small business operators, can seek resolution through multiple tiers of administrative and independent bodies. The system also includes referral pathways for cases related to Gender-Based Violence (GBV), Sexual Exploitation and Abuse (SEA), and Sexual Harassment (SH).

5.2 Scope of the GRM

123. The GRM covers all Project activities under SCRUP and addresses grievances that may arise during the preparation, implementation, and operation stages. These include, but are not limited to:

- Eligibility or entitlement disputes related to resettlement or compensation;
- Disagreements over valuation and replacement cost of assets;
- Complaints regarding resettlement site quality, allocation, or accessibility;
- Issues concerning livelihood restoration or income loss;
- Construction-related disturbances such as noise, dust, vibration, or access restrictions;
- Conflicts between relocated and host communities; and
- Alleged misconduct, negligence, or non-compliance by Project staff or contractors.

124. The mechanism is open to all Project-Affected Persons (PAPs), regardless of gender, ethnicity, religion, age, or socio-economic status.

5.3 Guiding Principles

125. The GRM will operate in accordance with the following guiding principles:

- **Transparency:** All procedures and decisions will be documented, and information on how to lodge a complaint will be publicly disclosed.
- **Accessibility:** The mechanism will be simple, free of charge, and available in local languages through multiple channels (verbal, written, digital).

- **Confidentiality and Non-Retaliation:** Complainants' identities will be protected, particularly in sensitive cases such as GBV, SEA, and SH, and no retaliatory action will be tolerated.
- **Timeliness:** Defined timeframes at each tier will ensure prompt review and resolution.
- **Fairness and Accountability:** All decisions will be based on objective assessment, ensuring impartial treatment and equal opportunity for redress.
- **Inclusiveness:** Special assistance will be provided for vulnerable persons to ensure equal access to the grievance process.

5.3 Structure of the Grievance Redress Mechanism

126. The GRM is structured across **four tiers**, allowing grievances to be resolved at the lowest possible level, while providing higher-level review if needed.

Tier 1: Field-Level Resolution

Objective: To provide immediate and informal resolution at the community level.

Nodal Contact: Land and/or Social Marketing Officer assigned to each resettlement site under the UDA.

Committee Composition:

- Assistant Sociologist – Chair
- Assistant Sociologist (Secretary)
- GN officer – Member
- Land officer
- Community Leader – Member

Procedure:

- Complaints can be made verbally, in writing, by telephone, or electronically using the **Tier 1 Complaint Form** available at project offices, GN offices, and websites of UDA and MUDCH.
- Officers assist those unable to read or write.
- Each complaint is registered in a *Grievance Logbook* and acknowledged within **3 working days**.
- Informal resolution should be sought within **15 working days**.
- If additional time is required, a written extension (up to 15 more working days) must be agreed by the complainant.
- A written decision is communicated, and complainants have **10 working days** to indicate acceptance or objection.
- If unresolved, the grievance proceeds to **Tier 2**.

Tier 2: Project-Level Grievance Redress Committee (GRC)

Objective: To handle grievances unresolved at the field level and ensure impartial review.

Nodal Contact: Sociologist / Social Specialist at the Project Management Unit (PMU).

Committee Composition (SCRUP / UDA):

- *Project Director (UDA)* – Chairperson
- *Deputy Director General (Planning, UDA)* – Member
- *Additional Project Director (Planning)* – Member
- *Director (Land Division, UDA)* – Member
- *Director (Legal Division, UDA)* – Member
- *Divisional Secretary (relevant area)* – Member
- *Sociologist / Social Specialist (PMU)* – Secretary

Procedure:

- Complainants submit a **Tier 2 Complaint Form**, attaching the Tier 1 record.
- The PMU screens the complaint for relevance to the project. If unrelated, referral will be made to the appropriate government authority.
- The GRC will review the case, consult relevant stakeholders, and conduct field visits if required.
- Decisions are to be made within **15 working days** of receipt, extendable by an additional **15 days** with the complainant's consent.
- The decision is communicated in writing, and complainants may acknowledge acceptance within **10 working days**.
- If unresolved, the complaint is escalated to **Tier 3**.

Tier 3: Independent Grievance Panel (IGP) – Ministry Level

Objective: To provide an independent and impartial review of unresolved or complex cases.

Nodal Contact: *Additional Secretary (Urban Development), MUDCH* – Chairperson.

Panel Composition:

- Representative – *Ministry of Lands and Land Development*
- Representative – *Ministry of Women's Affairs*
- Representative – *Department of Valuation*
- Retired Senior Government Officer
- Legal Professional
- Additional Project Director (Social)

Representative – *Recognized Civil Society Organization*

Procedure:

- The complainant submits the **Tier 3 Appeal Form**, along with prior documentation.
- The Panel may conduct hearings, site inspections, and interviews.
- A written decision will be issued within **15 working days** (extendable by 15 days with consent).
- The decision will be communicated to the complainant through the PMU.

- If the complainant remains unsatisfied, the matter may be referred to **Tier 4 – Judicial System**.

5.4 Special Provisions for GBV, SEA, and SH Cases

127. The GRM includes confidential channels and trained focal points for handling Gender-Based Violence (GBV), Sexual Exploitation and Abuse (SEA), and Sexual Harassment (SH):

- Dedicated **Gender and Safeguard Focal Points** within the PMU will receive and manage such complaints confidentially.
- No details of the survivor will be disclosed without explicit consent.
- Cases will be referred promptly to appropriate service providers and law enforcement agencies following established *Referral Pathways* coordinated with the *Ministry of Women, Child Affairs, and Social Empowerment*.
- All GRM members will receive sensitivity and survivor-centered training to ensure respectful handling of such cases.

5.5 Access to AIIB's Project-Affected People's Mechanism (PPM)

128. The Grievance Redress Mechanism (GRM) developed for this project is aligned with the environmental and social safeguard requirements of the Asian Infrastructure Investment Bank (AIIB), ensuring transparency, accessibility, and fairness in addressing project-related complaints and disputes.

129. While the GRM is designed to provide an effective platform for resolving grievances through its three-tier system, it is acknowledged that some Affected Persons (APs) may remain dissatisfied with the outcome of the resolution process. In such cases, and in accordance with both national laws and the safeguard policies of AIIB, APs retain the fundamental right to seek redress through the formal judicial system of Sri Lanka.

130. Affected persons who believe they have been, or may be, adversely affected by the Project's non-compliance with AIIB's Environmental and Social Policy (ESP) may submit a complaint to the **AIIB Project-Affected People's Mechanism (PPM)**. The PPM is an independent, impartial mechanism focused on AIIB ESP compliance and may be used at any time — including after use of the Project GRM if the complainant remains unsatisfied, or directly where an independent review is preferred. Complaints may be submitted in writing, by email to **ppm@aiib.org**, or via the AIIB PPM online submission process; they should describe the grievance, steps taken through the Project GRM (if any), and the remedy sought. The PMU will assist PAPs with preparing and submitting PPM complaints, including translation and documentation support. The PPM handles complaints impartially, respects confidentiality requests where practicable, and may offer facilitation, compliance review, or other remedies under AIIB procedures. The Project GRM remains the primary local channel for prompt resolution; the PPM provides an independent avenue for issues specifically related to AIIB ESP compliance.

5.6 Support for Vulnerable Persons

131. The Project ensures special facilitation for vulnerable groups, including:

- Women-headed households;
- Persons with disabilities;
- The elderly (above 60 years);
- Orphans, destitute, and economically marginalized persons.

The PMU will:

- Provide assistance in form-filling and communication;
- Ensure no costs are imposed on vulnerable complainants; and
- Facilitate referrals to legal aid and social protection programs where necessary.
- Allocate ground-floor space for persons with disabilities, and elderly persons in the resettled households.
- Ensure accessibility via lift facilities on all floors.

5.7 Awareness and Communication

132. Awareness about the GRM will be strengthened through:

- Public display of GRM procedures and contact details at all construction sites, condominium offices, and project offices;
- Publication on websites of UDA, MUDCH, and SCRUP;
- Distribution of information brochures, posters, and flyers in Sinhala, Tamil, and English;
- Community outreach sessions and stakeholder consultations;
- Regular orientation of contractors and project staff on the functioning of the GRM.

5.8 Documentation and Monitoring

133. All grievances will be documented and monitored through a centralized **Complaint Registry** and **Digital Tracking System**.

Monitoring Indicators:

- Number of grievances received, resolved, and pending;
- Percentage resolved within the prescribed timeframe;
- Number of grievances from vulnerable persons and women;
- Frequency and type of issues raised;
- Level of satisfaction of complainants;
- Number of cases escalated beyond Tier 1.

Quarterly summary reports will be prepared by the PMU and submitted to UDA and AIIB.

5.9. Templates and Annexes

134. Standard forms and templates to be annexed include:

- *Annex 5A*: Tier 1 Complaint Form
- *Annex 5B*: Tier 2 Complaint Form
- *Annex 5C*: Tier 3 Appeal Form

- *Annex 5D: Grievance Register Format*

5.10 Conclusion

135. The Grievance Redress Mechanism established under SCRUP provides an equitable, transparent, and efficient avenue for addressing community concerns. Through its multi-tiered structure, specialized provisions for GBV/SEA/SH cases, and attention to vulnerable groups, the GRM upholds the core values of inclusiveness, fairness, and accountability.

136. By ensuring open communication, timely resolution, and continual monitoring, the GRM contributes to social harmony, enhances stakeholder confidence, and ensures compliance with the *AIIB's Environmental and Social Policy (ESP, 2024)* and *Environmental and Social Standards (ESSs)*. This mechanism ultimately strengthens the Project's commitment to responsible urban development and sustainable community welfare.

CHAPTER 6: LEGAL AND POLICY FRAMEWORK

137. All the land on which the affected families reside in the Samagiwatta Resettlement Site is state-owned. Therefore, no land acquisition is required. However, there are two distinct categories of land:

- 138. a) Land held under permits issued by government agencies (e.g., NHD)
- b) Encroached land occupied without formal permits or legal documentation

139. The first category is lands that were informally allocated to residents several decades ago for settlement, with permits issued by NHD, and subsequent provision of essential services, such as electricity and water. Furthermore, in several cases, government agencies—such as the National Housing Development Authority (NHDA)—have provided housing loans to these residents. These actions indicate a level of state recognition and approval, making it problematic to classify such residents strictly as encroachers.

140. The second category—state land occupied by unauthorized persons—does not require acquisition. The government can reclaim these lands under the State Lands (Recovery of Possession) Act, No. 7 of 1979 and the Urban Development Authority (UDA) Act, No. 41 of 1978 (as amended), which empower the state and the UDA to recover possession of lands required for development. A majority of the affected households under SCRUP fall into this category. The third category—land under the control of government agencies—also does not require acquisition. Ownership can be transferred from one government agency to another for public or development purposes, subject to approval by the Cabinet of Ministers and formalized through a Memorandum of Understanding (MoU) between the relevant institutions.

141. Additionally, all land acquisition and resettlement activities undertaken for public purposes will be guided by the policy principles of the National Involuntary Resettlement Policy (NIRP) of 2001, the Asian Infrastructure Investment Bank's (AIIB) Operational Policy on Involuntary Resettlement, and the Resettlement Policy Framework (RPF) developed for SCRUP.

6.1 Legal and Policy Context of the Colombo Urban Regeneration Project (URP)

142. The Government of Sri Lanka (GoSL) initiated the Colombo Urban Regeneration Project (URP) to improve urban housing conditions, particularly for low- and lower-middle-income families living in underserved settlements, many without legal land rights. These households are being resettled into new high-rise apartment buildings, freeing central urban land for public use and high-value redevelopment.

143. Although GoSL and the AIIB do not support informal settlements, they acknowledge the presence of people without formal land rights and require that all displaced persons, regardless of tenure status, receive resettlement assistance and compensation for non-land assets, in line with the cut-off dates specified in the Resettlement Action Plans (RAPs).

144. The URP aligns with Sri Lanka's national housing policy and the Megapolis Master Plan, aiming to ensure adequate housing for all and to optimize urban land use. It also adheres to AIIB's Environmental and Social Policy (ESP) and Environmental and Social Standards (ESS), which emphasize minimizing involuntary resettlement and restoring or improving displaced persons' livelihoods.

6.2 Legal Framework:

145. **Land Development Ordinance (LDO) No. 19 of 1935** Chapter VII of the Land Development Ordinance (LDO) No. 19 of 1935 sets out the procedure for cancellation of a State land given on a permit or grant for non-compliance of the conditions of *permit*. Section 106 gives notice to permit holder where there has been a breach of the condition of permit. Section 109 makes provision for order cancelling permit if permit holder fails to appear. Section 110 lays down the procedure where permit holder appears and shows cause. Section 112 prescribes the order of Government Agent to be served on the permit holder and to be posted on land. S.113 provides for an appeal to the Land Commissioner.

146. The procedure for eviction of a person in occupation of a grant for the holding of a State land is spelt out in Chapter IX of the Land Development Ordinance. Section 168 of the LDO stipulates the *offences* regarding occupation of State land. It says that if any person without the permission of the Government Agent clears or breaks up for cultivation any State land or erects any building or structure on any State land, fells any trees standing on such land or otherwise encroaches on such land is guilty of an offence and subject to fine and imprisonment. Thus, the rights of a mala fide possessor are not recognized for compensation for improvement under the laws of Sri Lanka.

147. Notwithstanding the above provisions relating to occupation of State lands and recovery of State lands, no person affected by the project shall be evicted from his/her residence or business irrespective of his/her status without, if eligible, being provided with appropriate compensation and resettlement and rehabilitation (R&R) assistance as spelt out in the entitlement matrix provided in this framework.

Prescription Ordinance No 22 of 1971

148. Further, section 15 of the Prescription Ordinance enacts “nothing herein contained shall affect the rights of the crown (State)”. Thus, prescription does not run against the State. Prescription Ordinance No 22 of 1971 made express provision with respect to how a person may acquire the ownership of a block of land through the peaceable and uninterrupted possession of it for a period of ten years. Section 3 of the Ordinance provides as follows: “Proof of the undisturbed and uninterrupted possession by a defendant in any action, or by those under whom he claims, of lands or immoveable property, by a title adverse to or independent of that of the claimant or plaintiff for ten years previous to the bringing of such action, shall entitle the defendant to a decree in his favour with costs.”

149. A person who enjoys possession can be either bona fide or mala fide. A mala fide possessor is one who knows that the land is not his property and that his possession is unlawful. Most of the residents within the underserved settlements are accordingly mala fide possessors. The rights and remedies of a mala fide possessor in respect of improvements differ from that of a bona fide possessor. The general rule is that a mala fide possessor is not entitled to compensation for useful improvements. Thus, Sri Lankan laws such as the Land Development Ordinance do not recognize the right to compensation for improvements done by a mala fide possessor or occupier of a state land.

State Land (Recovery Possession) Act No: 07 of 1979

150. The Act deals with the recovery of possession of State Land from person in un authorized possession or occupation. Section 10 stipulates that no appeal is maintainable against an order of eviction by a Magistrate. Section 13 provides for reasonable compensation for damages sustained by reason of the affected person having been compelled to deliver up possession of such land.

Urban Development Authority Law No.41 of 1978.

151. Law to provide for the establishment of an urban Development Authority (UDA) to promote integrated planning and implementation of economic, social and physical development of certain areas as may be declared by the Minister to be urban development areas and for matters connected herewith or incidental thereto, this Law may be cited as the UDA law.No.41 of 1978 , and came into operation on such date as the Minister may appoint by order published in the Gazette Act comprises six parts in total.

Urban Development Projects (Special Provisions) Act No. 2 of 1980

152. Urban Development Projects (Special Provisions) Act No 2 of 1980 provides for the declaration of lands urgently required for carrying out urban development projects. The President may by Order published in the Gazette declare that an area of land is required for implementing an urgent urban development (section 2). Section 3 restricts the remedies available to an aggrieved party by such acquisition such as injunctions, enjoining order or a stay order to restrain the acquisition of such land. Under section 7 of the Act, the Government can take possession of such land in respect of which an Order has been made under section 2 under the provisions of the State Lands (Recovery of Possession) Act No 7 of 1979 without waiting for its acquisition under the Land Acquisition Act. This act enables the UDA to take speedy possession of privately owned plots of land required for urban development projects and the affected persons are denied the legal rights in a court of law to restrain the acquisition procedure.

153. Notwithstanding the above powers of the UDA under the legal provisions cited above, no household or person affected by the project will be evicted or disturbed in any manner without receiving compensation and/or resettlement and rehabilitation (R&R) benefits as set out in the entitlement matrix provided in this framework.

154. The principal activity of the UDA is to promote and regulate integrated planning and physical development, having regard to the amenities and services provided to the community, and to prepare development plans for such development areas. Further, it formulates and implements urban land use policies and development of environmental standards and implementation of such schemes. Part V of the Urban Development Authority Law No 41 of 1978 lays down the provisions relating to acquisition of immovable property. Section 15 stipulates that where the Minister certifies that any land vested in a local authority is required by the UDA, the Minister may by Order published in the Gazette vest such land in the UDA. Where land is declared as a development area, that land is deemed to be required for a public purpose and may be acquired under the Land Acquisition Act by the Government. Lands declared for a development area is paid the market value for the purpose of determining the amount of compensation (section 16 (2)).

National Environmental Act No.47 of 1980 as amended in 1988

155. This act empowers the Central Environmental Authority (CEA) to make provisions protection management and enhancement of the environment. Quality of environment and prevent and control pollution and protect from other unhealthy effects. Basically, including all construction activities and other development projects which are affect to natural and human environment to be taken Environmental Impact assessment (EIA) or Initial Environmental Examination (IEE) certificates from the CEA. Projects, involve with Involuntary Resettlement activities should take CEA permission.

6.3. National Policies

6.3.1 National Involuntary Resettlement Policy (NIRP):

156 NIRP (2001) was approved by the Cabinet of Ministers to address the shortcomings of the LAA and treat affected persons in a fair and equitable manner. It called for a protective framework for people who are displaced due to development projects, to ensure their rights

are respected and that they are not impoverished or do not suffer unduly because of public or private project implementation. Through the NIRP, the displaced people are assured of a living standard comparable to that of the time of displacement. The main principles or features of NIRP may be stated as follows:

- Involuntary resettlement should be avoided or reduced as much as possible by reviewing alternatives to the project and alternatives within the project.
- Where involuntary resettlement is unavoidable, affected people should be assisted to re-establish themselves and improve their quality of life.
- Gender equality and equity should be ensured and adhered to throughout the policy.
- Affected persons should be fully involved, at the earliest opportunity, in the selection of relocation sites, livelihood compensation, and development options.
- In cases of land loss, replacement land should be an option for compensation; where replacement land is unavailable, cash compensation should be an option for all affected persons.
- Compensation for loss of land, structures, other assets, and income should be based on full replacement cost, including transaction costs, and should be paid promptly.
- Resettlement should be planned and implemented with the full participation of provincial and local authorities.
- Participatory measures should be designed and implemented to assist affected people to be economically and socially integrated into host communities.
- Common property resources and community and public services should be provided to affected people.
- Resettlement should be planned as a development activity for the affected people.
- Non-title holders, affected persons who do not have documented title to land should receive fair and just treatment.
- Vulnerable groups should be identified and provided with appropriate assistance to improve their living standards substantially.
- Project Executing Agencies should bear the full costs of compensation and resettlement.

157 The policy provides for resettlement action plans (RAPs) of varying levels of details depending on the number of people being displaced, to be published and to be made publicly available. RAPs must be prepared for any project requiring displacement of 20 or more persons. If the number of displaced is less than 20 persons, a RAP with less details is prepared. Further, it provides for the affected people to be fully involved in the selection of relocation sites. Through this process, the affected communities are made stakeholders of the entire process.

6.3.2 Legal and Policy Context of the Colombo Urban Regeneration Project (URP)

158 The Government of Sri Lanka (GoSL) initiated the Colombo Urban Regeneration Project (URP) to improve urban housing conditions, particularly for low- and lower-middle-income families living in underserved settlements, many without legal land rights. These households are being resettled into new high-rise apartment buildings, freeing central urban land for public use and high-value redevelopment.

159 The URP aligns with Sri Lanka's national housing policy and the Megapolis Master Plan, aiming to ensure adequate housing for all and to optimize urban land use. It also adheres to AIB's Environmental and Social Policy (ESP) and Environmental and Social Standards (ESS), which emphasize minimizing involuntary resettlement and restoring or improving displaced persons' livelihoods.

6.3.3 Resettlement Policy of SCURP

160 Provisions related to eligibility, selection, and allocation of housing and commercial units, together with associated entitlements, are based on the Resettlement Policy Framework (RPF) of the Support to Colombo Urban Regeneration Project (SCURP). The new housing complexes will provide basic facilities required for healthy condominium living, including

individual water supply, toilets, electricity, shopping and community facilities, community halls, open spaces for children, day-care centres, condominium management offices, and preschools.

- 161 According to the selection criteria approved by the Urban Development Authority (UDA) Board of Management, each affected household is eligible for the allocation of one housing unit (apartment). However, in the case of larger households, a special committee comprising the Project Director, Director (Land), and Director (Legal) may determine the allocation of an additional housing unit, taking into consideration the floor area, structural standard of the house, and the extent of land occupied prior to relocation.
- 162 For the purpose of defining an eligible household, the following criteria apply:
- a) A housing unit must have a separate entry/exit, kitchen, individual electricity meter, and assessment number. Internal partitioning within a structure to create additional living spaces will not be considered as constituting separate households.
 - b) Additional families living with the chief occupant will not be considered as separate households and will not be eligible for separate housing units, except in cases of larger households where the special committee determines eligibility based on the criteria stated above.
 - c) Occupants residing in houses on rent or lease will not be eligible for a new housing unit under the Project.
- 163 Individuals occupying premises used exclusively for commercial purposes may, upon request, be considered for a housing unit as an alternative arrangement. In such cases, the individual will not be eligible for a separate commercial unit thereafter.
- 164 Eligibility for housing allocation will further require verification of physical existence and permanent occupation of the structure during the preliminary census and subsequent field inspections. This measure is intended to prevent allocation of housing units to persons who can only demonstrate ownership through documentation without physical occupation.
- 165 The following selection and allocation procedures will be applied for housing and commercial units:
- a) Communities that have lived together as a distinct group within a defined geographical area will be resettled on the same or adjoining floors, depending on the number of households. Floor selection will be determined through a raffle draw.
 - b) Allocation of individual housing units within each group will also be carried out through a raffle draw. Mutual transfers between households will be permitted, subject to justification.
 - c) Priority will be given to households with persons with disabilities when allocating ground-floor units. The elderly and chronically ill will not be prioritized for ground-floor units, as elevators will be provided to ensure access to all floors.
 - d) Allocation of commercial spaces will prioritize essential services and community needs, including cooperatives or grocery outlets and service providers such as barbers, tailors, and pharmacies.

6.3.4 Resettlement Policy Provisions for Eligible Households

- 166 **Ownership-Based Housing Allocation:** For families who can establish ownership of the property they currently occupy—through a condominium title deed or private title deed in their name—the UDA's selection criteria propose the following; Households will be eligible for one additional housing unit if they meet the following criteria: first, the household must have a plinth area exceeding 750 sq. ft or a Ground +1 or Ground +2 building cumulating to more than 750 sq. ft. Second, the building must be a permanent construction made of solid

and durable materials with all necessary utility services and appurtenances, including water, sanitation, and electricity. Third, the property must be valued by the Government's Chief Valuer to determine eligibility and compensation. In cases where the owner disagrees with the compensation amount, the Entitlement Assessment Committee (EAC) may increase the compensation by up to 10% based on the Chief Valuer's assessment, with the final decision resting with the EAC. Fourth, the number of subfamilies and family members residing in the household will be reviewed and determined through the Special committee appointed by the Ministry of MTH&UD to ensure fairness in allocation. The housing unit is not free of charge; eligible households shall pay LKR 350,000 for occupation.

- 167 Maintenance and Management: - The long-term management of the housing schemes will be undertaken by a Condominium Management Corporation (CMC) established under the provisions of the applicable Act. Each beneficiary is required to make a one-time upfront payment (currently LKR 50,000) to contribute to a sinking fund for the CMC. This fund will be reserved for emergency operations and maintenance only. These funds will be transferred to the CMC's designated bank account once it is established. The CMC will collect a monthly service charge from each household to cover the cost of common services such as lift operations, common area lighting, janitorial services, etc. This service charge will be adjusted based on the prevailing cost of services.
- 168 Transfer of Title and Legal Ownership: Legal ownership of the housing unit will be transferred only after full payment of the designated apartment fee. Prior to resettlement, households must contribute to the maintenance fund as outlined above. Furthermore, the ownership of the housing unit will be non-transferable to any third party for a period of 10 years from the date of deed transfer. This restriction is intended to prevent reoccupation of informal settlements in the Colombo City.
- Housing Allocation: - Membership in the Condominium Management Corporation (CMC): - Upon receiving title deeds, beneficiaries automatically become members of the CMC. Once the required number of residents hold title deeds, the CMC will be formally constituted, as per the Condominium Management Authority (CMA) regulations, with the participation of all title-holding recipients.
- 169 Focus on Livelihoods: - While the primary focus of this policy is on providing secure housing to underserved urban settlements, it also recognizes that the livelihoods of the urban poor are closely tied to their immediate environment. To minimize livelihood disruptions, the resettlement program will implement a comprehensive livelihood and income restoration under the SCURP. This program will include: (i) cash-based assistance to restart livelihoods or businesses; (ii) technical assistance through vocational and skills training; and (iii) land-based support such as designated locations for small-scale trading or production. Special measures will be introduced to assist disadvantaged and vulnerable groups, including extremely poor families, female-headed households, and elderly-headed households, to restore income and employment opportunities. These interventions will be designed through inclusive community consultations to reflect the priorities and needs of project-affected families.
- 170 Recognition of Separate Families: -Households listed as separate families in the voter registry of the relevant division—and residing with the chief occupant—are to be treated as independent households eligible for a new housing unit. This must be verified and certified by the Grama Niladhari and Divisional Secretary.
- 171 Support for Marginalized and Special Needs Groups: - During housing allocation and throughout the relocation process, special consideration will be given to marginalized and vulnerable households using a gender-responsive approach. Female-headed families, households with elderly or differently-abled members will receive priority support. The housing scheme will ensure barrier-free design, ease of access, and dual-functional toilets. Community consultations, particularly involving women and children, will be integrated into all stages of resettlement and post-relocation support to safeguard inclusivity and equity.

- 172 Consultation and Participation: - The resettlement process must involve continuous consultation with affected persons. It is the responsibility of the project proponents to ensure that entitlements, compensation options, and resettlement choices are clearly communicated and that the right to information is upheld throughout the process. Participation of affected persons should be ensured in all stages of the project, including planning, implementation, monitoring, and evaluation.
- 173 Support for Vulnerable Groups: - Vulnerable households, including female-headed families, households with elderly or differently-abled members, should be given priority support throughout the relocation process. Community consultations, particularly involving women and children, should be integrated into all stages of resettlement and post-relocation support.

Compliance with Legal and Safeguard Standards

- 174 This Project will not require any acquisition of private land, but involves the recovery of possession of State lands. Component 1 may adversely affect the assets of people occupying living in underserved settlements. In these circumstances, AIIB's ESP, including ESS, would become applicable.
- 175 Project implementation will adhere to Sri Lanka's legal and regulatory framework governing resettlement and rehabilitation while ensuring compliance with the Asian Infrastructure Investment Bank's (AIIB) Environmental and Social Policy (ESP) and Environmental and Social Standards (ESS). Where discrepancies exist between national laws and AIIB safeguard requirements, appropriate measures will be adopted to bridge policy gaps, ensuring alignment with AIIB's resettlement principles.
- 176 AIIB's Environmental and Social Standard 2 (ESS2) on Involuntary Resettlement emphasizes the avoidance of involuntary resettlement wherever feasible and encourages the minimization of displacement through the exploration of project alternatives. In circumstances where displacement is unavoidable, ESS2 mandates that the livelihoods of affected persons be restored or, preferably, improved relative to their pre-project living standards. The standard places particular focus on improving conditions for poor and vulnerable groups and regards resettlement as an opportunity for sustainable development, advocating for the allocation of adequate resources to ensure displaced persons can benefit from the project. ESS2 applies in all instances where project screening identifies resettlement impacts—whether past, ongoing, or anticipated—that are directly associated with the project. This includes both physical displacement (loss of shelter or residential land) and economic displacement (loss of access to land, income, or resources), whether permanent or temporary, partial or total.
- 177 The current project does not entail significant private land acquisition but involves the repossession of state-owned lands. Under Component 1, some assets belonging to residents in underserved settlements may be affected, thereby activating the provisions of AIIB's ESP and ESS2. In such cases, ESS2 requires the preparation of a Resettlement Planning Framework (RPF), particularly when the precise scope and nature of resettlement impacts are unknown at the time of project approval or when phased environmental and social assessments are permitted. Furthermore, activities not directly financed by AIIB but which are essential for achieving the project's objectives and are implemented concurrently will also be governed by the RPF. These related interventions will be screened during the preparation of Resettlement Action Plans (RAPs) for each sub-project, with the inclusion of suitable mitigation measures.
- 178 Although most of the affected lands are state-owned and therefore not subject to the provisions of the Land Acquisition Act (LAA), the RPF includes a process to guide any necessary private land acquisition during project implementation. Land acquisition delays are often caused by lengthy procedures led by Divisional Secretaries, who may not have the

legal expertise to resolve complex ownership claims. To mitigate these challenges, the Urban Regeneration Project (URP) Project Management Unit (PMU) will establish a dedicated division tasked with expediting and coordinating land acquisition and resettlement processes, thereby promoting efficiency and transparency.

- 179 To facilitate a structured and equitable compensation process, an Entitlement Matrix (EM) has been developed in consultation with the PMU/SCURP and Urban Development Authority (UDA). This matrix outlines various categories of potential losses and assigns appropriate compensation and resettlement or rehabilitation (R&R) entitlements to all affected persons, regardless of the severity of impact. The EM applies to all components of the project involving involuntary resettlement. In the event that additional impacts are identified during implementation, the corresponding RAPs will be updated to reflect these changes, incorporating mitigation measures in line with the EM. The matrix has been designed comprehensively, based on current data and anticipated impact scenarios.
- 180 The Entitlement Matrix (EM) is fully aligned with Sri Lankan legislation, the National Involuntary Resettlement Policy (NIRP), and AIIB's ESP and ESS2. It stipulates compensation at replacement cost for affected land and structures, provides alternative housing solutions for non-titled squatter families, and offers long-term lease options for displaced shop owners. In addition, it includes provisions for temporary income loss and special assistance for vulnerable households. The framework promotes principles of social inclusion, gender equity, and accountability, ensuring that all affected persons—titled and non-titled—receive adequate support to restore or enhance their pre-displacement living conditions.
- 181 Eligibility for compensation and resettlement support extends to a wide range of affected individuals and groups, including landowners, squatters, tenants, business operators, structure owners (residential and non-residential), and vulnerable households. Eligibility will be determined based on the findings of a detailed impact survey and validated through legal documentation or field verification. Importantly, non-titled squatters impacted by the project will receive resettlement assistance such as relocation to new housing or commercial units, though they will not receive compensation for the land itself. A cut-off date, based on the resettlement census, will be established to define eligibility. Any claims or structures emerging after this date will not qualify for compensation.
- 182 Impact assessments will be carried out through comprehensive socio-economic and physical surveys, along with replacement cost evaluations. All losses—whether of land, structures, or livelihoods—will be compensated at full replacement cost to ensure that affected persons can restore or exceed their pre-project living standards. In the case of non-title holders, the replacement value of lost structures may be offset against the cost of newly provided housing or commercial units. The Urban Development Authority (UDA) will be responsible for coordinating relocation logistics, ensuring family units remain intact, and maintaining community cohesion. To support households after resettlement, a post-relocation support plan will be implemented, potentially in collaboration with civil society organizations and government agencies, to help families reintegrate and rebuild their lives.
- 183 In conclusion, the Entitlement Matrix (EM) offers a robust, inclusive, and development-oriented framework to address all forms of losses resulting from the project. Where gaps exist in national legislation, the EM integrates international safeguard principles and the National Involuntary Resettlement Policy (NIRP) to ensure that compensation and resettlement outcomes are fair, humane, and aligned with sustainable development goals. This approach guarantees that all affected persons are given the opportunity to restore their livelihoods and benefit from the long-term advantages of the project.

Table 6.1. Principles and Guidelines for Mitigation of Social Impacts

Principle	Guidelines
Principle 1: Minimize human displacement and resettlement wherever possible.	Land acquisition and involuntary resettlement will be avoided where feasible or minimized to the extent possible through the incorporation of social considerations into project design options. For example, in the case of any activities where land acquisition may be required, and land, house or assets may be affected, while selecting the sub- project, the Implementing Agency will explore design and site alternatives and opt for the design and site alternative involving minimum land and resettlement impacts. While the primary objective of the Project is to resettle people from underserved areas to improved housing, the principle should be to avoid or minimize impact on productive land and economic assets, shelter and cultural properties.
Principle 2: Identify all project impacts and record all losses properly.	- As soon as the site is identified for the construction of housing units, a Social Screening will be undertaken to broadly estimate the involuntary resettlement impacts. - Based on the findings of the Social Screening, if the impacts are minimal, an abbreviated Resettlement Action Plan (ARAP) will be prepared recording impacts in detail through a Census Survey. - If the Social Screening shows substantial impacts, a full RAP will be prepared, including a Social Impact Assessment (Census Survey supplemented by a Socio-Economic Survey) that will be carried out to record all the impacts in detail. A detailed database of all project Affected Persons/Families will be established, which will include information on the following: • landholdings; non-retrievable loss of buildings and structures to determine fair and reasonable levels of compensation and mitigation; • census information, detailing household composition and demography; and • Current income streams and livelihood of the families. - The asset inventories will be used to determine entitlements of individual families/persons, severely affected persons/families; - The socio-economic census data will be used to monitor how the affected households can re-establish their shelter and livelihoods with the resettlement and rehabilitation benefits provided by the project. - All information will be entered into the database to facilitate planning, implementation, and monitoring and evaluation.
Principle 3: Plan and implement land acquisition and resettlement activities as an integral part of the Project.	- Land acquisition and involuntary resettlement activities will be an integral part of the project planning and implementation through the following steps: - Land acquisition and resettlement costs will be built into the overall project budget as an upfront cost; - The design and site layout will be prepared with social screening to avoid/minimize LA and IR impacts; the Detail Project Report

	(DPR) for the sub-projects will incorporate Social Screening/SIA findings and the RAP. - An organizational framework will be established, ensuring coordination of the roles and responsibilities of the social development and engineering units so that the schedules for LA and R&R and the civil works are properly linked; These arrangements should ensure that payment of compensation, resettlement are completed before site clearance. - LA process and key resettlement actions must be completed prior to award of civil works.
Principle 4: Inform and hold public consultations with affected people during planning and implementation.	- Disclose and disseminate information on sub-project at feasibility stage; - Disclose and disseminate Social Screening and SIA results (LA and R&R impacts) before preparing RAP; - Disclose and disseminate entitlements, compensation and R&R assistance payment schedule; RAP Implementation Plan; and Grievance procedure during RAP preparation and implementation; - Pay special attention to the following: - inform people about of sub-projects and implementation schedules; - consult people on measures to restore their shelter, and - livelihoods, and ensure their participation in design and implementation; and - Inform affected families about relocation and land acquisition dates sufficiently in advance of actual implementation.
Principle 5: Include gender considerations into social management and resettlement planning	Preparation of a gender strategy and action plan - Adopt a gender responsive consultation strategy and gender disaggregated data during Census and socio-economic survey; - Include the following gender considerations during resettlement planning: • Special attention to women headed households in the relocation and post resettlement process with targeted livelihood assistance; • Gender sensitive provision of civic infrastructure including sanitation, transport, furniture, and facilities for women in recreational places created as part of the project; and • Encourage women's participation in management of resettlement buildings.
Principle 6: Assist the affected persons/families to restore, and ultimately to improve, their livelihoods to conditions equal or better than their earlier status.	The project implementing agencies will take the following steps to enable the affected families to restore and improve their livelihoods through the following provisions: • Provide compensation at replacement rates for all loss and damage caused to land and assets; • Offer fair, equitable, and prompt compensation and R&R assistance for the loss of assets attributable to the project, including those without title to land, where such asset is established, provided that their eligibility for such assistance has been confirmed with the local community;

	• Support to re-establish lost or damaged shelter/shop, any other structure through cash and/or, alternative site, and/or, building at replacement cost (which will be building alternative residential housing sites with shops and basic amenities and services to resettle the affected households and commercial units; • Offer relocation assistance, including transport allowance, where physical relocation is required; • Support for livelihood restoration and community development; • Offer post-resettlement programs to ensure the long-term sustainability of the housing program
Principle 7: Special support to enhance project benefits for the vulnerable households.	- Pay special attention to adverse impacts on vulnerable households (elderly, physically disabled and female-headed households) who may be vulnerable to changes brought about by project activities or excluded from its benefits. Members of these groups are often not able to make their voice heard effectively, and therefore may need special support in accessing their entitlements and getting their grievances redressed; - The Project will assess and compensate for loss of economic activities, shelter, access to welfare benefits.
Principle 8: Grievance and monitoring procedures will be in place.	Establish a grievance mechanism at the local and implementation agency levels and institute an independent grievance panel comprising representatives from civil society; and an independent monitoring agency (consultants) to carry out periodic review of social due diligence with regard to land acquisition, resettlement, and livelihood restoration. Monitoring will involve ongoing internal and quarterly external monitoring exercises and annual quality review exercises using quantitative and qualitative methods.
Principle 9: Resettlement planning will take account of the local socio-economic development context.	Resettlement planning will take account of: - any current/planned development scheme in the project area, including initiatives to address poverty targeted at vulnerable households; and any current/planned NGO/funding agency initiatives in the area, and try to facilitate their continuation.
Principle 10: Resettlement planning and implementation will comply with the legal and policy provisions of Sri Lanka and AIIB Environmental and Social Policy (comply with the latter in case of conflict between them)	Resettlement planning and implementation will comply with project policies and the provisions of relevant national legislation and AIIB's ESP pertaining to: - Environmental management; - Public participation and disclosure; - Land tenure, occupation, acquisition and compensation; - Local government, development and service provision.
Principle 11:	- Adopt participatory planning of the relocation process to ensure that the social networks of affected groups are not adversely

Establish mechanisms to ensure sustainable self-management of the resettlement sites.	affected; - Institute condominium management committees and train them in the management of finances, assets, and services for the resettled households; - Provide capacity building and hand-holding support to the management committees of the resettled households; - Provide the basic amenities and services, including a day care center for children, a common room for women, an office for the management committee, open space, storm drainage, sanitation facilities, etc. - Where possible, re-house the people displaced due to the project in the same locality.
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6.6. AIB Environment and Social Framework (ESF) ESS2 Involuntary Resettlement

184 The Bank recognizes that environmental and social sustainability is a fundamental aspect of achieving outcomes consistent with its mandate to support the development of sustainable infrastructure and other productive sectors. Other important objective of this policy is, facilitating Bank's *client's* development of outcomes through a system that integrates environment and social values into Projects.

The policy comprises the following four complementary elements.

185 **Environmental and social policy;** An environmental and social policy (ESP) which sets forth mandatory environment and social requirements applicable to all policies.

(i) **Environmental and social standards;** The following three associated environment and social standards (ESSs) which set out more detailed mandatory environmental and social requirements to be implemented by the Client, depending on the nature of the Project. These standards cover the following:

- (a) ESS1: Environmental and Social Assessment and Management (ESS1)
- (b) ESS2: Land Acquisition and Involuntary Resettlement (ESS2)
- (c) ESS3: Indigenous Peoples (ESS3)

(ii) **List Environmental and Social Exclusion.** An environmental and social Exclusion list (ESEL) setting forth activities and items that are excluded from financing by the Bank and that the Client is required to exclude from the Project.

186 **Glossary.** A Glossary with definitions of certain terms used in the ESP and ESSs accompanies these policies.

187 **An approach for Environmental and Social Management.** Together, the ESP, ESSs, and the ESEL comprise an environmental and social management approach designed to support decision making by the Bank, provide a robust structure for managing operational and reputational risk of the Bank and its shareholders in relation to environmental and social risks and impacts of the Projects. Provide for a process of environmental and social screening and categorization of projects, analyze potential environmental and social risks and impacts of projects, identify actions to avoid, minimize, mitigate offset or compensate for environmental and social impacts of Projects, support integration in to Projects of measures required to manage environmental and social risks and impacts and steps to monitor implementation of those

measures, specify environmental and social management provisions to be included in agreements governing Projects, provide a sound mechanism for ongoing public engagement of stakeholders through constitution and disclosure of information on environmental and social risks and impacts of Projects, and measures to manage them, provide for project level grievance redress mechanisms, provide for monitoring of environmental and social management measures under Projects and facilitate evaluation of their performance, and facilitate development and deaminate of lessons learned from Projects to improve environmental and social management practices.

188 Application of the Environmental and Social Standards: ESS1 (Environmental and Social Assessment and Management) When the Bank has determined, in consultation with the Client that the Project is likely to have adverse environmental and/or social risks and impacts, it requires the Client to conduct an environmental and social assessment relating to these risks and impacts, and design appropriate measures to avoid, minimize, mitigate, offset or compensate for them, all as required under ESS1.

189 ESS2 (Land Acquisition and Involuntary Resettlement) If the Project is likely to involve involuntary Resettlement, the Bank requires the Client to address this in the social section of the assessment report, compensated by more in-depth coverage as required under ESS2. The Client covers this in a plan of framework, as applicable, which may be called a land acquisition and resettlement Plan, land acquisition plan or resettlement plan (LARP/LAP/RP) or, in the case of a framework, a land acquisition and resettlement planning framework, land acquisition planning framework or resettlement planning framework (LARP/LAP/RP). This plan or framework is provided to the Bank as a freestanding document, an annex to the assessment report, or incorporated as a recognizable element of report.

190 AIIB's ESS2 aims at to avoid involuntary resettlement wherever possible; to minimize involuntary resettlement by exploring Project alternatives; where avoidance of involuntary resettlement is not feasible, to enhance, or at least restore, the livelihoods of all displaced persons in real terms relative to pre-project levels; to improve the overall socio-economic status of the displaced poor and other vulnerable groups and to conceive and implement resettlement activities as sustainable development programs, providing sufficient resources to enable the persons displaced by the project to share in Project benefits. AIIB's ESS2 states that Resettlement Policy Framework (RPF) is necessary the Project is involved with involuntary resettlement, but detailed program to be submitted. At the end screening will be carried out during the preparation of the RAP for each sub-project and where relevant, mitigation measures will be subsequently developed and integrated in each RAP.

6.7 Gap Analysis between National Policies and Regulatory Framework and AIIB Policy and Standards

191 While Sri Lanka's national policies have made progress through NIRP, several gaps remain when compared to the AIIB's ESF. SCURP explicitly bridges these gaps through enhanced entitlements, structured planning, robust monitoring, and stakeholder engagement mechanisms, ensuring that all affected persons, especially vulnerable groups, are protected and supported in line with international best practices.

Table 6-2 - Key Gaps Between National Policy and Regulatory Framework and AIIB Policy and Standards

Safeguards principles	National Involuntary Resettlement Policy and Regulatory Framework	AIIB Environmental and Social Framework (ESF)	SCURP Measures to address the gaps
Compensation for informal settlers (non-title holders)	Under the State Land (Recovery of Possession) Act (1979) , occupants of state land without formal titles are considered unauthorized occupants and are not entitled to compensation for land or structures. However, under the NIRP , such affected persons are eligible for non-land-based entitlements provided to non-title holders, such as compensation for structures and resettlement/livelihood assistance aid to minimize hardship even when legal title is absent, while excluding land compensation	AIIB recognizes all Project-Affected Persons (PAPs) , including informal settlers and tenants, as eligible for compensation for loss of structures and for livelihood restoration assistance.	Under SCURP, all non-title holders and informal settlers are provided with alternative housing units , transitional allowances, and livelihood restoration assistance , fully aligning with AIIB's ESF and NIRP's intent of supporting all affected persons.
Livelihood restoration	Sri Lankan laws allow eviction of State land occupants but provide no livelihood restoration—only limited damages (State Lands Act 1979), no compensation for mala fide possessors (LDO 1935), no aid for non-title holders (UDA Law 1978), and no ownership rights through long-term occupation (Prescription Ordinance 1971). The UDA Law (No. 41 of 1978) does not include provisions for livelihood restoration. Similarly, the Land Acquisition Act (LAA) does not provide livelihood restoration support. However, the Land Acquisition Regulations (2008) introduced compensation provisions for livelihoods, particularly for affected formal businesses and titleholders impacted by involuntary land acquisition. Thus, Sri Lankan laws lack structured livelihood restoration mechanisms. The NIRP recommends livelihood restoration and improvement measures for affected persons but lacks detailed implementation guidance.	AIIB requires restoration and improvement of income and livelihood sources, particularly for displaced and vulnerable households.	A Livelihood Development Plan (LDP) has been developed as part of the RAP to restore and improve the livelihoods of affected households, prioritizing women-headed, elderly, and low-income families. Measures include skills training, microenterprise support, and employment facilitation.
Valuation and replace	National laws applicable to state land recovery (e.g., State Land Recovery Act and LDO) do not	Requires compensation at full replacement	All affected assets are valued at full replacement cost , with

ment cost	specify compensation at replacement cost; valuations are usually based on market rates without covering depreciation or transaction costs.	cost , including transaction and transfer costs, without any depreciation.	no deductions for depreciation. The valuation approach ensures parity with AIIB's standards and NIRP principles.
Consultation and participation	The UDA Law allows public consultation during the planning stages, but does not mandate project-level resettlement consultations. NIRP emphasizes consultation and participation but leaves modalities to project authorities.	Requires meaningful consultation and participation throughout project preparation, implementation, and monitoring.	SCURP ensures inclusive, continuous consultation through household discussions, focus group discussions (FGDs), and stakeholder meetings during planning and implementation of the RAP, ensuring informed participation and transparency.
Grievance Redress Mechanism (GRM)	National legislation does not require a formal grievance system. Complaints are typically handled administratively through the UDA or Divisional Secretariat.	Requires an accessible, transparent, and responsive multi-tier GRM	A multi-tier GRM is established under SCURP, with defined steps, time-bound responses, and escalation procedures. It includes confidential channels for handling GBV, SEA, and SH complaints.
Monitoring and evaluation	National legislation does not include provisions for post-resettlement monitoring or evaluation.	Requires internal and external monitoring of resettlement implementation, outcomes, and disclosure of results.	The RAP provides for internal monitoring by the PMU and external independent evaluation to assess RAP implementation, effectiveness of livelihood restoration, and satisfaction of affected households.

192 While Sri Lanka's national policies have made progress through NIRP, several gaps remain when compared to the AIIB's ESF. SCURP explicitly bridges these gaps through enhanced entitlements, structured planning, robust monitoring, and stakeholder engagement mechanisms, ensuring that all affected persons, especially vulnerable groups, are protected and supported in line with international best practices.

CHAPTER 7 – PARAMETERS OF ASSET VALUATION, ENTITLEMENTS, AND PAYMENT OF COMPENSATION AND OTHER ASSISTANCE

7.1 Regulatory and Institutional Mechanism for Asset Valuation

193 Given the gaps between the national regulations and AIIB policies as described in Chapter 6, compensation payments provided in the Entitlement Matrix (EM) and included in this RAP, is based on the RPF prepared for the SCRUP. Further, since neither the LAA nor the LAR 2008 have the provisions to determine compensation for non-land economic displacements such as in the case of recovery of possession of state land occupied by tenants, mobile vendors, squatters etc. for their economic activities, an Entitlement Assessment Committee (EAC) will be established. The EAC, as mentioned in the RPF for SCRUP, will be instituted following approval of both GoSL (through its Cabinet of Ministers) and the AIIB.

7.2 Cut-Off Date, Eligibility Criteria and Unit of Entitlements

194 The cut-off date for eligibility of entitlements is the end date of the census survey which was 30 May 2025. The cut-off date was publicly announced and disseminated to all project-affected households through letters individually addressed to the PAPs. Public dissemination of information on the area delineated to prevent further population influx will be carried out throughout the project period. Persons who have encroached on the area after the cut-off-date will not be entitled to claim compensation or any other form of resettlement assistance. Likewise, fixed assets such as built structures or planted trees after the cut-off date will not be covered and compensated.

7.3 Compensation for Impacts and Losses

195 In addition to compensation for the losses, other type of assistance (e.g., special allowance to offset the expenses incurred during resettlement process, livelihood restoration allowance and support, material transport allowance, restoration of utility services, etc) will also be provided to the affected persons as summarized in the entitlement matrix.

7.3.2. Compensation for loss of residential structures

196 Under the SCURP project policy, non-title holders requiring relocation will be offered the option of a new condominium housing unit of 450 sq. ft. with basic facilities, subject to project eligibility criteria and beneficiary contribution requirements. Affected households may also receive additional project assistance, including transport allowance for materials, restoration of utility services, and re-fixing of fixtures and fittings, to facilitate resettlement and ensure that affected persons are not worse off after relocation.

197 The non-title holders are to choose one of the following options:

- Cash compensation for the structures and improvements they have constructed.

- Relocation into a UDA housing unit will provide beneficiaries with secure tenure and basic facilities, including access to community amenities. However, beneficiaries are required to contribute LKR 350,000 towards the apartment cost, along with payments to the condominium management fund and monthly maintenance charges. These contributions are essential to ensure sustainable condominium management, service continuity, and the protection of common facilities, thereby promoting responsible and long-term community living.

7.3.2.2 Compensation for loss of commercial structures

198 Further, the project will also provide the displaced non-titleholders with the opportunity to avail of a shop on long-term lease at any resettlement site or any other public shopping scheme in nearby areas provided for by the project. But these non-titleholder businesses will be first have to pay the lease premium, contribute to the management fund and monthly maintenance charges.

199 Contrary to formal businesses, an informal business is defined as a business that is not registered with the Registrar of Companies, nor registered with the Divisional Secretary's office in the division where the business has been established and does not pay tax to the Inland Revenue Department (IRD). As per the census survey carried out for the SCURP, approximately, 01 such informal commercial business and 21 homebased businesses are presently operating in the project affected area. However, informal businesses that do not maintain books of account, including those relating to tax payments, are eligible for either cash payment equivalent to six months of income as certified by the Divisional Secretary or a livelihood assistance grant, whichever is higher.

7.3.4. Entitlement Assessment Committee (EAC)

200 The existing regulatory frameworks in Sri Lanka do not provide provisions for determining compensation or assistance for non-land economic displacements, such as the loss of income or assets by tenants of state land, mobile vendors, squatters, and other informal operators affected by recovery of possession or relocation under urban development initiatives. To address this gap, the SCURP Resettlement Policy Framework (RPF) establishes an Entitlement Assessment Committee (EAC), for which approval will be sought from the Government of Sri Lanka through the Cabinet of Ministers. The EAC will serve as the institutional mechanism to assess, review, and determine compensation for transitional or alternative housing, business structures, and other non-land acquisition-related impacts affecting project-affected persons.

201 The EAC will be guided by the entitlement parameters and procedures set out in the SCURP RPF and its Entitlement Matrix. The Committee will be chaired by the Additional Secretary, and will comprise the following members:

- 1) Additional Secretary – Project (Chair - Ministry of Transport, Highways and Urban Development (MTH&UD))
- 2) Project Director –SCURP (Secretary)
- 3) Additional Project Director – Social, SCURP
- 4) Chief Financial Officer – Relevant Ministry (Ministry of Transport, Highways and Urban Development)
- 5) Representative from the Ministry of Finance
- 6) Director housing – Urban Regeneration Project, UDA
- 7) Director – Legal, UDA
- 8) Government Chief Valuer or an authorized representative
- 9) Divisional Secretary of the relevant project implementation area

202 This Committee will function as the key decision-making body for determining compensation and resettlement assistance in cases not covered under existing legislation, ensuring that all affected persons receive fair, consistent, and transparent support in line with the principles of the SCURP RPF.

7.3 ENTITLEMENT MATRIX

Proposed Entitlement Matrix for the Project

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
1. Residential Land and Structures without Title					
1.1	Loss of residential land and structure	Non-titleholders of land and structure	A new housing unit in a condominium OR Development value of the land and house of the occupant	1.1.1 New housing unit with a floor area of 450–550 square feet in a condominium, including basic and common facilities, will be provided on a cost-sharing basis. Under this arrangement, the affected person (AP) is required to meet the following fixed structural and condominium-related financial obligations: a) Fixed Structural Value Contribution: LKR 350,000 b) Initial Condominium Fund Deposit (Sinking Fund): LKR 50,000 c) Periodic maintenance/service charges as determined by the Colombo Municipal Council (CMC). 1.1.2 Shifting/Transportation allowance of LKR 10,000 1.1.3. Payment for LKR 20,000 to get the electricity connection. OR 1.1.4. Cash compensation for the development value of the structure as determined by the Government's Chief Valuer	Households which are having more than 750 sq. ft plinth area or having Ground +1 or Ground +2 cumulating to more than 750 sq. ft in area shall be given one additional housing unit provided that: (a) such buildings are permanent constructions having all the necessary utility services and appurtenances; (b) built with solid and permanent materials; and © subject to the property valuation by the Government's Chief Valuer Additionally, the number of subfamilies and the number of family members inhabiting such household will be reviewed and determined by through the GRM process, and the EAC. In case the owner did not agree with the compensation amount offered to him/her under 3.1.4, the Entitlement Assessment Committee (EAC) has the authority to increase the compensation amount maximum up to 10% based on the Chief Valuer's valuation. The final decision will be taken by the EAC.
2. Commercial land and Structures					

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
2.1	Permanent and full loss of commercial property	Non-titleholders of commercial land and structures	An alternate commercial unit OR One-time cash grant	2.1.1 A commercial unit in same location or ground floor in new housing apartment. This facility will be allocated on a nominal lease/rental basis, as determined by the UDA in accordance with prevailing market rates 2.1.2 Cash grant to help recommence the business operations that will be calculated based on three months of net income.	
2.2	Loss of commercial kiosks	Vendors operating kiosks with or without permission	Onetime cash grant OR material assistance	2.2.1 One-time cash grant of LKR 50,000 OR 2.2.2. A mobile vending cart as replacement based on availability.	
3. Loss of Livelihood					
3.1	Loss of livelihood due to relocation	Lost income due to relocation of the beneficiaries	Training and skill development support	3.1.1. In the event of any income loss during the relocation period, the affected person shall be entitled to compensation for the loss of income, calculated on the basis of the net monthly income over a maximum period of six months. 3.1.2 If the affected person is unable to continue with his/her existing livelihoods after relocation and requiring to commence an alternative livelihood he/she shall be eligible to receive one-time livelihood restoration grant of LKR 50,000, OR	

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
				3.1.3. A commercial space will be provided to enable commencement of a new business activity. This facility will be allocated on a nominal lease/rental basis, as determined by the UDA in accordance with prevailing market rates. 3.1.4. Training and skill development support, for livelihood strengthening 3.1.4. Facilitating linkages with government and other agencies providing business support services.	
4. Loss of Community Infrastructure/Common Property Resources					
4.1	Loss of common property resources	Affected communities and custodians of the common properties	Alternative facility	4.1.1 Provide alternative facility in the new relocation site subject to the availability of space for such facilities in the condominium property or surrounding area.	
5. Special Assistance for Vulnerable Households					
5.1	Vulnerable households disproportionately affected by relocation/resettlement	Household heads suffering from physical/mental disabilities Household heads who are over and above the age of 80 years. Women headed households without any male/external support Households living below the poverty line	Vulnerable allowance	5.1.1 One-time cash grant of LKR 50,000	Persons with physical or mental disabilities should submit a valid medical report to substantiate their disability status. Households living below the poverty line, defined as a monthly per capita expenditure of LKR 16,397.(Department of census and statistics, report published on August 2025)

Source: The entitlement provisions presented in the above matrix are extracted from the full Entitlement Matrix approved by the Cabinet of Ministers, and are commensurate with the involuntary resettlement impacts identified for the Samagiwatta. The complete approved Entitlement Matrix is provided in Annex 6 of this RAP and can also be accessed through the UDA/MTH&UD website at

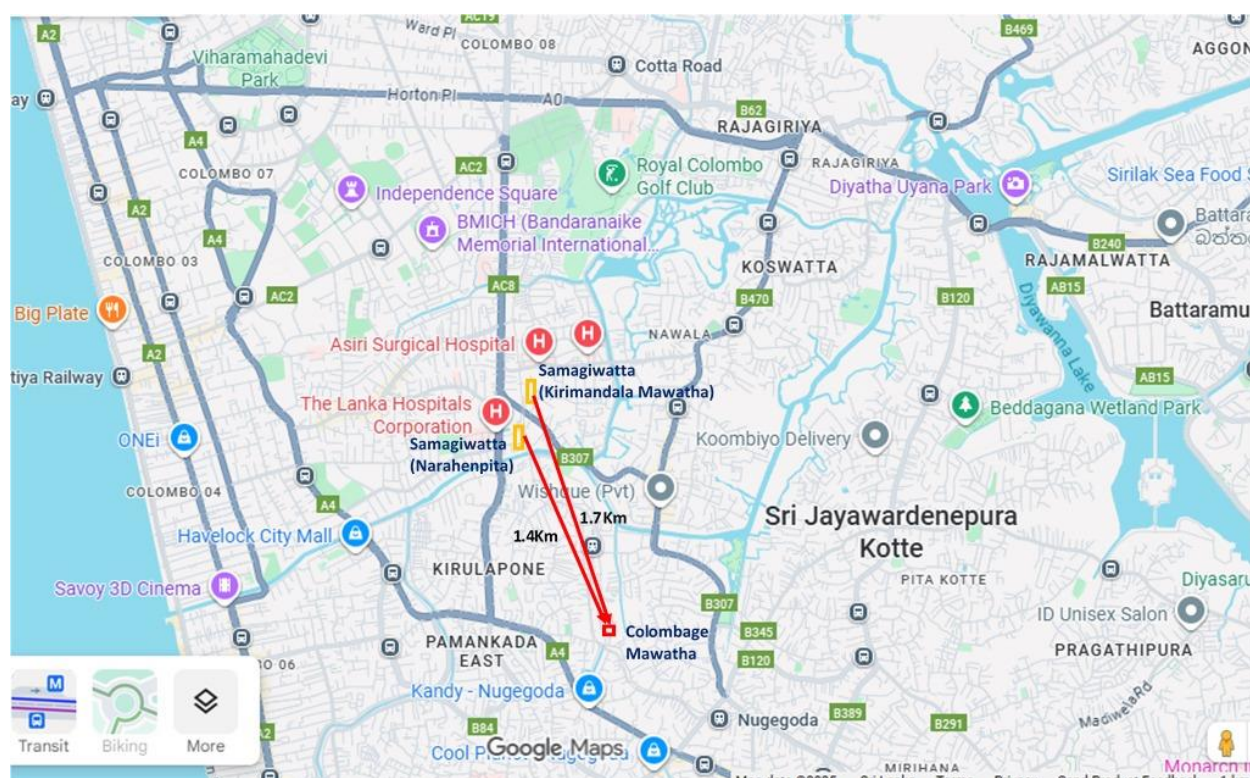
<https://www.bing.com/ck/a?!&&p=5006f682d26027d9ae2e0cffed4460ea52a8e16bd1b8addbf160a9fbb9a18477JmltdHM9MTc3NDIyNDAwMA&pfn=3&ver=2&sh=4&fclid=1f8ae3-6590-67aa-32e4-fb5e64ca66e3&psq=support+to+colombo+urban+regeneration+project&u=a1aHR0cHM6Ly93d3cuYWlpYi5vcmcvZW4vcHJvamVjdHMvZGV0YWlscy8yMDE5L2FwcHJvdmVkl1NyaS1MYW5rYS1TdXBwb3J0LXRvLUNvbG9tYm8tVXJiYW4tUmVnZW5lcmF0aW9uLVByb2plY3QuaHRtbA>

CHAPTER 8: RELOCATION OF HOUSING AND SETTLEMENTS

203 The Government of Sri Lanka (GoSL), through the Colombo Urban Regeneration Project (CURP), has undertaken the resettlement of underserved urban communities with the aim of addressing housing deficiencies, improving urban infrastructure, and enhancing living standards. Samagiwatta is one of the key sites identified under this initiative, where residents from informal and underserved settlements will be relocated to newly constructed multi-story apartment buildings.

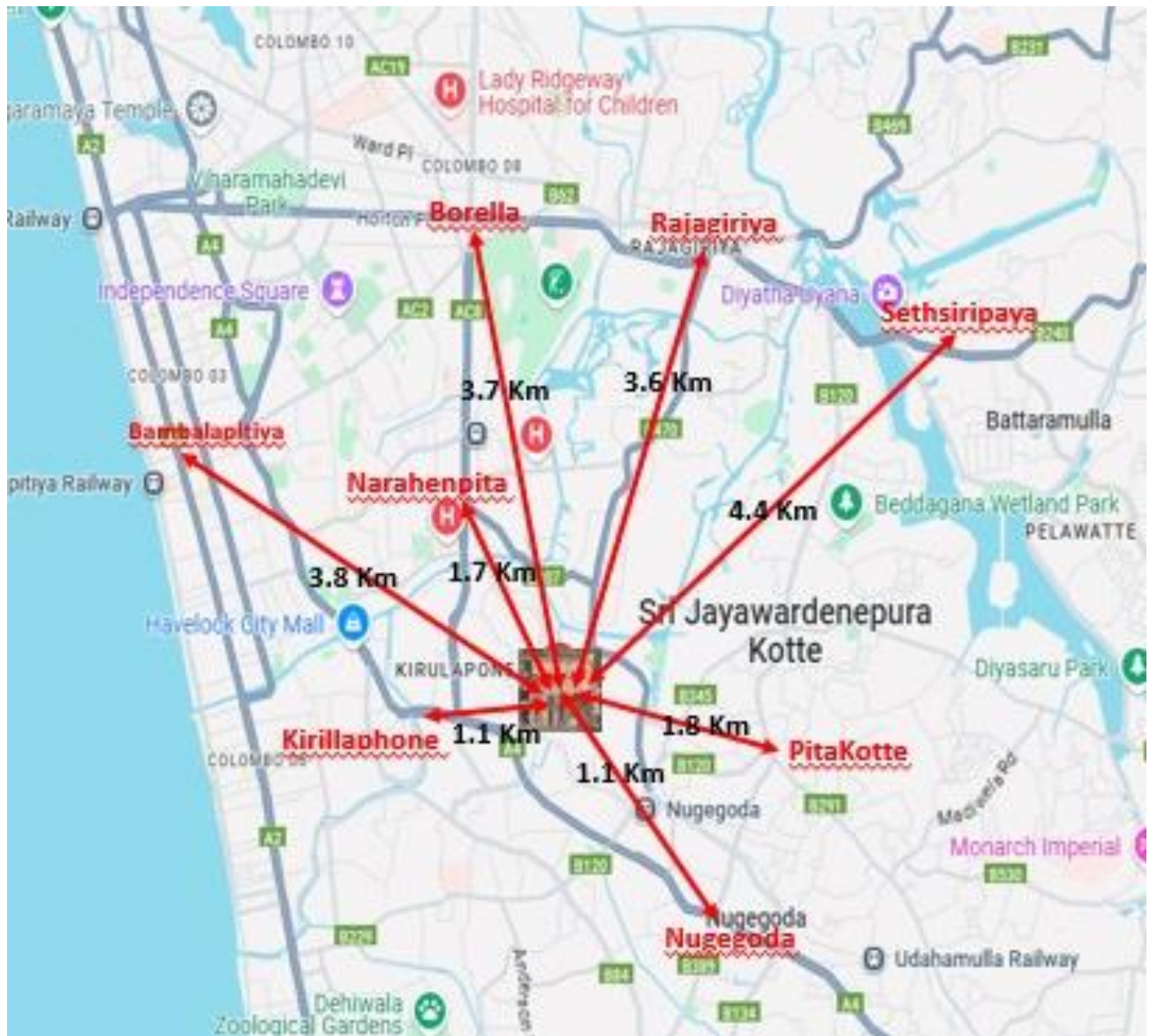
204 Making arrangements for families in Samagiwatta 1 and 2, underserved settlements, to move to high-rise apartments built by the Urban Development Authority on D.M. Colombage Mawatha in Kirulapone Grama Seva Division, Colombo 5, is an urban resettlement project. Households have been living in two Samagiwattas for over forty years on state-owned land without legal ownership. However, the households were allowed to obtain drinking water and electricity from the city's main utility networks, considering water and electricity as basic needs of the city dwellers. Two settlements have grown on two narrow strips of land along the Kelani Valley railway line running through the Narahenpita area.

Map No.1 Location of and Distance between Samagiwatta Underserved Settlement and Relocation Site in Colombage Mawatha area.

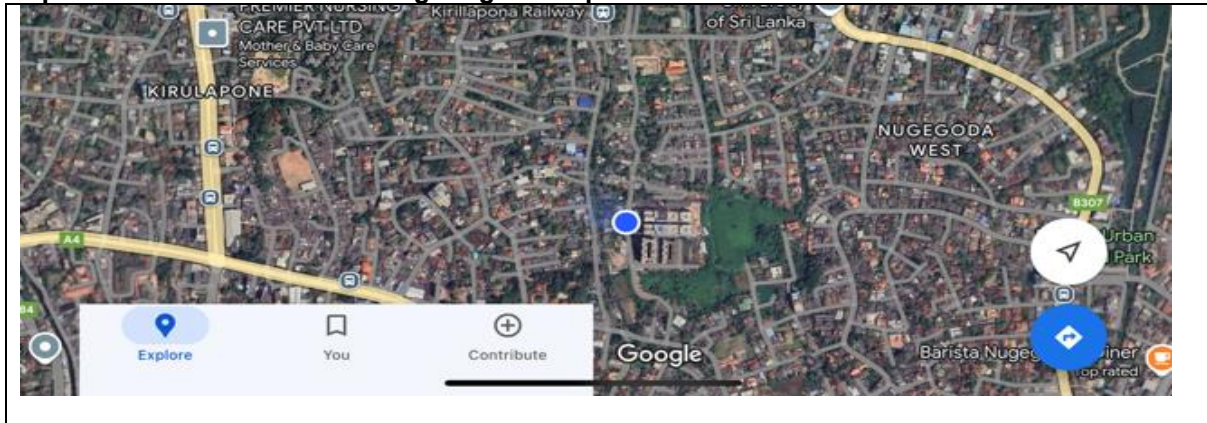


205 This RAP has been prepared as one for underserved communities living in two locations: a) Samagiwatta -1 on the railway reservation land between the Kirimandala Road and Nawala Road linked to Narahenpita junction and, b) Samagiwatta -2 sandwiched between Nilamedura (office building of Colombo District Secretariat) and Kelani Valley railway line, having access from Nawala Road and Baseline road in Narahenpitiya. The relocation site on Colombage Mawatha for the Samagiwatta community is located within a distance of less than 2.0 kilometers.

Map No. 2 Distance between Colombage Mawatha Highrise Apartment building and key urban centers in Colombo and Kotte municipal councils



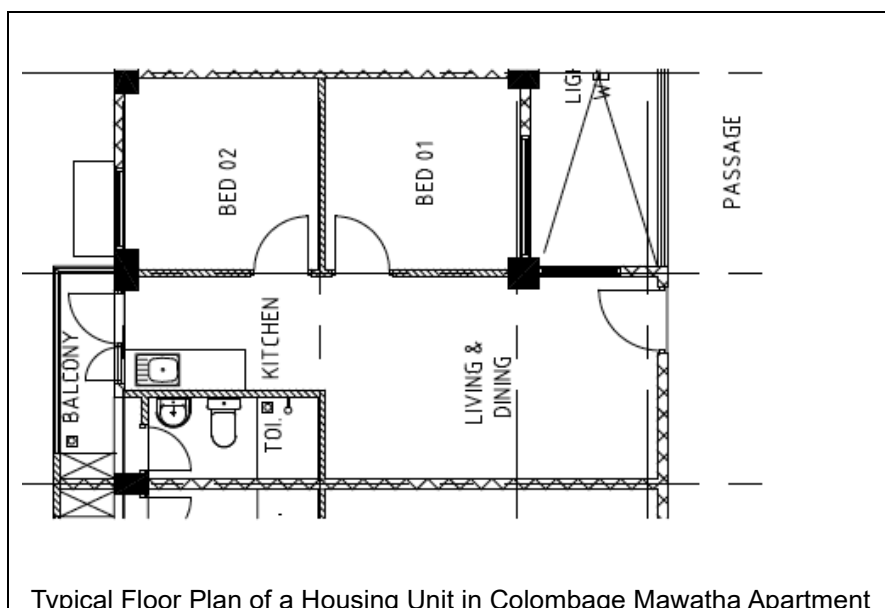
206 The relocation site is located in a large unplanned and underdeveloped land parcel that belongs to the UDA. It has two main accesses from D M Colombage Mawatha linked to Rajagiriya-Nugegoda main road, and Poorwarama Road, linked to High Level Road from Kirillapone to Nugegoda

Map No.3 Ariel View of Colomboge Highrise Apartment**Picture No. 1 Two Towers of Highrise Apartment Building in DM Colombage Mawatha****Description of the Colombage Mawatha Highrise Apartment Building**

No. of Blocks:	Two Blocks,
Total No. of Housing Units:	624
Total Plinth area:	37981.1 Sq. M.
Floor area of a Housing Unit:	450 sq. ft. (41.8 Sq. M)
	A typical Housing Unit consists of 2 Bed Rooms, Living Room, Small Kitchen, Toilet and Bathing area and a small balcony
No. of floors:	12
No. of Housing Units per floor:	26
No. of Housing Units per Block:	312
	Each housing units has metered water supply and electricity connection

Civic facilities available within the Apartment Premises:

- Community Hall,
- Super market,
- Office space for Grama Niladhari,
- Police posts,
- Day Care, and Nursery
- Transformer unit
- Dry and wet Garbge rooms per block.
- A large vehicle parking area with sufficient access roads
- A well-planned and built drainage network for storm water
- A sewer network connected to municipal main sewerage system



207 At Samagiwatta, the resettlement involves 138 structure-affected households, all currently residing on state-owned land. These households will be provided with newly constructed, fully equipped apartment units in high-rise buildings within a 2 km radius of their original location, thereby minimizing disruption to education, healthcare access, and livelihood activities. The relocation not only improves the physical housing conditions but also facilitates better access to municipal services such as sanitation, solid waste management, clean water, and public

transportation. While this shift offers long-term benefits, it also introduces complex challenges. Most affected persons (APs) are unfamiliar with vertical living arrangements and may struggle with adapting to shared responsibilities, limited private space, and new social dynamics.

208 To ensure a smooth and socially responsible transition in Samagiwatta, several proactive strategies are being implemented. First, intensive orientation and awareness sessions are conducted for future residents on topics such as condominium living, safety protocols, communal etiquette, and maintenance responsibilities. These are led by Sociologists and Assistant Sociologists from the SCURP team, in collaboration with external facilitators. Second, the formation of Condominium Management Corporations (CMCs) at each building level is essential. These bodies are inclusive, gender-sensitive, and representative of different social groups. The Consultants facilitate training in financial management, conflict resolution, and maintenance procedures to ensure CMCs operate sustainably.

209 Third, livelihood restoration programs are prioritized, recognizing that relocation can impact income-generation patterns, especially for informal workers and small business owners. Support mechanisms such as business relocation grants, skills training, and access to microcredit will be made available. In addition, social integration between relocated and host communities is actively encouraged through joint community events, shared facility management workshops, and participatory decision-making forums. Continued on-site support after relocation remains critical: a permanent community support officer will be stationed at the site for at least one year post-relocation to resolve grievances, mediate disputes, and support vulnerable families.

210 The monitoring and evaluation framework developed for Samagiwatta is robust and closely linked to these program elements. The SCURP team, in collaboration with an independent external monitor, will track both physical progress (e.g., housing occupancy, infrastructure utilization) and social outcomes (e.g., resident satisfaction, community cohesion) through periodic surveys and focus group discussions. Findings will inform real-time adjustments to policy and practice, ensuring a responsive approach.

211 By pursuing people-centered planning, participatory implementation, and long-term community development, the relocation at DM Colombage Mawatha aims to serve as a model for inclusive and resilient urban regeneration throughout Sri Lanka, building on the interconnected efforts described above.

CHAPTER 9 - INCOME RESTORATION AND LIVELIHOOD DEVELOPMENT

9.1. Resettlement Impacts on Livelihoods

212 Income restoration and livelihood enhancement are core elements in mitigating adverse socio-economic impacts of resettlement. Under the Samagiwatta Resettlement Site of the SCURP, 138 households will be relocated from informal or underserved settlements to high-rise apartment units. The Livelihood Development Plan (LDP) has been formulated in accordance with national resettlement policy frameworks and international safeguard principles of AIIB, ensuring that all affected households maintain or improve their living standards after their relocation.

213 The relocation to multi storey housing presents specific challenges for those operating home-based enterprises that require ground-level interaction or additional workspace. Women constitute a significant portion of these affected groups, as they are often involved in informal, home-based production or service activities. Without targeted interventions, relocation could temporarily disrupt their income streams and reduce household earnings.

214 Conversely, resettlement provides major socio-economic opportunities. Secure tenure through apartment ownership enables access to formal credit, banking, and welfare schemes, while improved utilities—such as water, electricity, and sanitation—enhance household stability and productivity. These improvements lay the foundation for sustainable livelihood enhancement and financial inclusion.

215 The LDP therefore focuses specifically on the 21 affected households whose income sources are impacted by the physical transition to apartment living. It aims to restore and strengthen their livelihood base through targeted, practical interventions.

216 To address the needs of these affected households, the LDP outlines a focused set of livelihood restoration and enhancement measures, including:

- a. **Household profiling and needs assessment** to identify livelihood losses and feasible restoration options;
- b. **Skill development and vocational training** for apartment-compatible enterprises;
- c. **Microenterprise development support** through credit access and business advisory services;
- d. **Adaptation of home-based activities** to apartment conditions (e.g., packaged food, tailoring, online retail); and
- e. **Gender-responsive livelihood assistance** supporting affected women entrepreneurs.

9.2. Livelihood Situation and Key Observations

217 The affected households previously operated small-scale home-based activities reliant on flexible, street-level access. The shift to apartment settings restricts such operations due to limited workspace and reduced customer interaction. Despite these spatial constraints, most affected families have expressed willingness to adapt by modifying business models and diversifying income sources. Their resilience and motivation form a strong foundation for successful livelihood restoration.

9.3. Livelihood Impacts and Restoration Focus

- 218 Out of the total 138 relocated households, only 21 are identified as directly impacted by the transition to apartment housing. Their pre-relocation income-generating activities—such as tailoring, food preparation, and petty trade—are limited by the reduced physical space available in high-rise units. All other households continue their existing occupations or rely on stable income sources such as formal employment, casual labor, or overseas remittances and therefore require no livelihood restoration support.
- 219 The LDP focuses exclusively on the 21 affected households to ensure the continuity and enhancement of their livelihoods. Through skill training, access to credit, market linkages, and business model adaptation, the Plan seeks to re-establish viable income sources compatible with the new residential environment. These targeted interventions are expected to secure sustainable, gender-inclusive, and resilient livelihood outcomes while reinforcing the overall socio-economic stability of the Samagiwatta resettled community.

9.4. Livelihood Impact Categorization

- 220 Based on the socio-economic assessment of Samagiwatta resettlement community, the livelihood activities were categorized by their dependency on physical space and customer base. This classification helps identify the level of vulnerability and guides the formulation of appropriate interventions. The livelihoods are grouped into three categories:

Category 1: High Impact – Requires Relocation Assistance

- 221 This category includes 9 households engaged in highly vulnerable livelihoods, such as food vending, manufacturing, tailoring, and retail services. These activities require street access or dedicated business premises, which the high-rise resettlement apartments do not accommodate.

Category 2: Moderate Impact – Location Preferable or Required

- 222 Livelihoods in this category, including one grocery, and one food production, would benefit from proximity to customer flow. While relocation is not strictly necessary, dedicated space and startup support would help sustain their income.

Category 3: Low Impact – No Relocation Required

- 223 These include low-impact, home-based activities that can continue from the apartment setting with minimal disruption. Examples include food processing, bags producing, and tailoring.

9.5. Livelihood Category, and affected livelihood activity

Activity Category	Total Households	High Impact	Moderate Impact	Low Impact
Retail and Sales Activities	5	5	0	0
Food Production and Sales	9	2	4	3
Sewing, Tailoring, and Handicrafts	5	2	1	2
Other Handicraft/Production Work	2	0	1	1
Total	21	9	6	6

9.6. Income Restoration related to Livelihood losses

- 224 The Entitlement Matrix presents a comprehensive resettlement and rehabilitation assistance measures designed to address various categories of losses and disruptions resulting from

project-related displacement. These provisions are tailored to safeguard the livelihoods and well-being of affected persons, including business operators, and vulnerable households. The approach will be both restorative to help communities maintain their existing income levels) and developmental (to help them improve and formalize their economic activities).

Immediate Income Protection Measures

225 To prevent income disruption during the transition to new housing, the following immediate measures will be implemented:

- **Temporary Business Space (if needed):** Provision of temporary stalls or kiosks in nearby areas for those who cannot immediately operate from the new apartment. UDA has identified a location close to the resettlement apartments, which the consultants have also recommended as a suitable site. The land is government-owned, vacant, and not allocated for any other purpose.
- **Livelihood Continuity Planning Support:** Provide tailored technical advice and logistics assistance to ensure minimal downtime for businesses during relocation.

Livelihood Support Program Components

226 The Livelihood Support Program has been designed with multiple integrated components to sustain, restore, and upgrade livelihoods, ensuring economic resilience and poverty alleviation.

Business Incubation and Micro-Enterprise Support

227 Given the high prevalence of self-employed individuals and home-based businesses, establishing a business support ecosystem is vital. Many of these entrepreneurs currently operate without proper training, business planning, or access to markets.

Key activities will include:

- **Entrepreneurship Training Programs:** Focused on developing business ideas, preparing business plans, understanding legal requirements, and marketing techniques.
- **Market Access Facilitation:** Support for participation in local fairs, online selling platforms, and tie-ups with local retailers.

Youth and Women Empowerment Programs

228 The empowerment of women and youth is critical for building a resilient and forward-looking community in Samagiwatta.

Specific activities will include:

- **Tailored Skill Development Programs:** Special courses designed for women (e.g., baking, tailoring, beauty services) and youth (e.g., ICT, electrical repairs, driving).
- **Women's Entrepreneurship Programs:** Small business development support for women-led businesses, cooperative formation, and leadership training.
- **Youth Leadership and Soft Skills Development:** Training sessions to build confidence, communication skills, team leadership, career planning and innovation.

229 Twenty one households were identified as directly affected in terms of livelihood. The livelihood and training program, however, is open to all affected persons interested in starting or expanding income-generating activities. The current program is based on data from the resettlement survey and FGDs, but it will be refined after completing the needs assessment and detailed business planning.

Table 1 Proposed Livelihood Restoration and Training Programme

Strategy	Key Activities (Feasible Scope)	Target Group	Timeframe	Expected Outcome
1. Immediate Transition Support	• Provide transitional allowance (as per EM). • Facilitate temporary vending space (subject to availability). • Support utility reconnections for home-based work.	Self-employed and home-based livelihood households	0–6 months	Income disruption minimized during relocation transition.
2. Livelihood Re-establishment Support	• Assist re-starting home-based enterprises within apartment guidelines. • Link households to existing government livelihood grants/loan schemes (DS/Samurdhi).	Affected households engaged in small retail, tailoring, food preparation and similar activities	3–9 months	Pre-existing livelihoods restored using available government support.
3. Basic Business & Financial Support	• Conduct 1–2 awareness sessions on small business management and savings. • Facilitate access to cooperative/microcredit institutions. • Refer interested persons to existing vocational training programs.	Interested affected households, with priority to women-headed and vulnerable families	3–12 months	Improved financial management and gradual strengthening of micro-enterprises.

Support Services

- **Startup Kits** for food preparation and tailoring,

The startup kits required for food preparation include a basic knife set, cutting board, mixing bowls, spatula, pan, measuring tools, and storage containers. For tailoring, essential items include a sewing machine, scissors, thread, needles, measuring tape, tailor's chalk, pins, an iron, and a small cutting mat. Some of these items can be provided on a rental basis or shared among participants, while others may need to be purchased individually. There is strong demand for these types of training across all settlements, and the allocation can be managed in a cost-effective manner.

- **Mentorship** from local entrepreneurs or NGOs.
- **Common Facilities Access** (e.g., community kitchen, shared workspace).
- **Linkages** with microfinance institutions for credit access.

Table 9.3 - Cost Estimate for Training Programs

Category	Unit	Estimated cost per unit	Total units	Cost Estimate (LKR)
Training Materials & Venue	Training Hall/ Days	8,000	14	112,000
Trainer Fees (Resource persons)	Persons /day	10,000	14	140,000
Logistics	Participant	600	84	50,400
Startup Kits (Program 1 & 6)	Participants		11	100,000
Total Estimated Budget*				402,400

CHAPTER 10: INSTITUTIONAL ARRANGEMENTS

- 230 The Support to Colombo Urban Regeneration Project (SCURP) is a dedicated component of the Urban Regeneration Program under the Ministry of Urban Development, Housing and Construction (MUDH&C), serving as the implementing agency for this resettlement initiative. It is responsible for managing the social safeguards aspects of the resettlement process across 15 designated settlements. The Project Management Unit (PMU) of SCURP coordinates with relevant government institutions and community organizations throughout the various stages of Resettlement Plan (RP) implementation.
- 231 Among its core responsibilities, the PMU of SCURP oversees the overall coordination, supervision, and monitoring of the project's compliance with social safeguard requirements. These include resettlement planning, fund disbursements, coordination of activities related to RAP implementation, and progress reporting. The Project Director (PD) also liaises with MUDH&C and the Asian Infrastructure Investment Bank (AIIB) on all matters related to safeguards management and reporting. The PD is supported by the Additional Project Director (Social) and other staff members of the Social Unit.
- 232 The PMU has established a dedicated Social Unit, headed by the Additional Project Director (Social), to manage and implement all safeguard-related activities across the 15 settlements including Samagiwatta. The core team of the Social Unit consists of a Senior Sociologist, along with five female and two male Assistant Sociologists. The Additional Project Director (Social) is supported by this team in implementing safeguard measures, disseminating information, facilitating communication, undertaking social mobilization and capacity building, conducting community consultations, and addressing grievances.
- 233 A team of consultants has been engaged by SCURP to provide specialized technical services, including the preparation of RAPs, social mobilization, capacity development, and livelihood enhancement activities in the 15 settlements. This consultant team comprises a Team Leader, a Resettlement Expert, a Community Development Expert, a Livelihood Development Expert, and 15 Site Coordinators, working in close coordination with SCURP's Social Unit.
- 234 The National Project Steering Committee (NPSC), chaired by the Secretary of MUDH&C, convenes periodically to monitor overall project implementation progress, including the management of social safeguards. The committee addresses implementation challenges and facilitates coordination with other government agencies involved in the project.
- 235 Tables 10-1 and 10-2 outline the roles, responsibilities, and reporting procedures of the core SCURP team involved in the preparation and implementation of the RAP, as well as the roles of relevant line agencies and institutional mechanisms established to support RAP implementation.

Table 10.1 Roles, responsibilities and reporting of SCURP staff in safeguard management

SCURP Staff	Roles and Responsibilities	Line of Reporting
Project Director SCURP	• Provide policy directives and advice on safeguards and resettlement management. • Conduct continuous reviews of progress in safeguards management. • Liaise with AIIB on all matters related to safeguards management and reporting. • Address grievances escalated to the PMU and Ministry level. • Secure and disburse funds required for the preparation and implementation of the RAP. • Conduct monthly progress review meetings with Project Officers, RAP-Consultants and AIIB, covering all aspects of project implementation	Secretary MUDHC
Additional Project Director (social)	• Coordinate the overall planning, implementation, and monitoring of safeguards-related activities. • Coordinate with RAP Consultants to finalize the socioeconomic and IOL survey and update safeguards documents. • Submit draft and final RAPs to AIIB for clearance and ensure public disclosure. • Work closely with RAP Consultants to ensure the effective implementation of social mobilisation, capacity building, and the Livelihood Development Plan (LDP) across all 15 resettlement sites. • Monitor the effectiveness of social mobilization, capacity building, and LDP activities through the Senior Sociologist and Assistant Sociologist of PMU on a regular basis. • With the assistance of the Social Team, prepare monthly/quarterly & bi-annual status reports, including safeguard management to the AIIB • Liaise with and support the Entitlement Assessment Committee (EAC) in determining compensation for Affected Project Households (APHs); assist in verifying the Inventory of Losses (IOL) and determining replacement costs. • Monitor and supervise compensation payments to Affected Project Household (APHs) as per the entitlement matrix in the Resettlement Plan (RP). • Coordinate with the Independent External Monitor and facilitate monitoring activities. • Ensure the availability and timely disbursement of funds for resettlement activities, in consultation with the Project Director. • Engage and coordinate with relevant stakeholders to mobilize additional services, resources, and funding in support of social development and livelihood initiatives in resettled communities. • Organize monthly progress review meetings with Project Officers, RAP consultants, and the Asian Infrastructure Investment Bank (AIIB), as well as additional meetings as required.	Project Director SCURP
Senior Sociologist	• Direct all Assistant Sociologists to work collaboratively with the SC of the RAP consultants, facilitating both pre- and post-resettlement social mobilization, capacity building, and livelihood development activities in designated resettlement sites and condominiums.	Additional Project Director (Social)/

	• Coordinate the planning, implementation, and monitoring of RAP preparation, as well as the implementation of social mobilization, capacity building, and livelihood development plans at the field level. • Reconcile census data for each affected project households (APHs) based on the final resettlement schedule. • Liaise closely with RAP consultants and update the RAP and other safeguard documents as required. • Together with the Adil. PD (Social) ensure the timely disbursement of compensation and other entitlements to APHs. • Plan and implement necessary resettlement measures in line with approved RAPs • Support the Additional Project Director (Social) in establishing the Grievance Redress Mechanism (GRM) and ensure its effective and efficient functioning. • Work closely with community development and livelihood development consultants to achieve the project's ultimate goals: sustainable condominium management by residents and full restoration of APHs' livelihoods to pre-resettlement levels or better. • Facilitate the work of RAP consultants by leveraging the strong relationships established by the Social Team with project stakeholders over the past three years. • Establish Condominium Management Committees (CMCs) jointly with the RAP Consultants for each new condominium including Colombage Mawatha. • Work closely with the RAP consultants to organize training programs in management, finance, business, and public relations to enhance the knowledge, skills, and attitudes of CMC members required for effective condominium management. • Monitor the performance of RAP consultants' staff at the field level and provide feedback during monthly progress reviews, as well as in writing or verbally between meetings if urgent safeguard issues arise. • Coordinate with RAP consultants to organize training and awareness programs for project social team on community mobilization, capacity development and safeguards management. • Prepare and submit monthly progress reports on RAP implementation to the Project Director and Additional Project Director (Social). • Establish and maintain appropriate record-keeping and database systems for monitoring and documentation. • In coordination with the Adil. PD (Social) and UDA, prepare a methodical relocation plan that enables simultaneous land reclamation and relocation activities, in order to prevent new encroachments on reclaimed lands.	Project Director
Assistant Sociologist	• Establish and maintain strong rapport with APHs and community stakeholders to build trust and promote participation. • Collaborate with SCs during awareness-raising activities, including distribution of brochures and posters, to inform APHs and stakeholders about the resettlement process of the project.	Adil. DPD (Social)/ Senior Sociologist

	• Participate in the eligibility verification process, and together with SCs and RAP Consultants, support APHs in obtaining documentary evidence to substantiate their claims. • Update and maintain household files prepared by the Site Coordinators, ensuring all relevant documents are included, and submit them to the PMU for eligibility assessment and future reference. • Assist the Senior Sociologist in coordinating, planning, implementing, and monitoring the RAP and LDP at the field level. • Motivate and support APHs in the removal of their structures and assets after receiving compensation and resettlement and rehabilitation (R&R) assistance. • Assist vulnerable APs in accessing their full entitlements as per the RAP. • Report on the implementation status of the RAP, social mobilization, capacity development, and livelihood development plans to the Adil. PD (Social) and the Senior Sociologist. • Remain alert to unforeseen project impacts, and, in consultation with the PMU and RAP Consultants, plan and implement necessary mitigation measures. • Disseminate information about the Grievance Redress Mechanism (GRM) to APs and ensure their understanding of the procedures. • Educate APHs on their rights to compensation, entitlements under the R&R package, and the payment mechanisms. • Share relevant project information transparently with APHs and other stakeholders throughout the project lifecycle. • Facilitate continuous stakeholder engagement through regular consultations and dialogue. • Support the disclosure of both draft and final versions of the RAP and entitlement matrices to APHs, and collect feedback for further action. • Assist RAP Consultants in implementing social integration programs within condominiums after APHs from multiple settlements have been relocated. • Work with SCs to conduct awareness sessions and practical demonstrations on emergency preparedness and response procedures. • Support the Senior Sociologist in forming Grievance Redress Committees (GRCs) at both site and PMU levels. • Participate actively in the grievance redress process, ensuring timely resolution of complaints, documentation of consultation outcomes, and information sharing with project staff.	
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Table 10-2 summarizes the key functions of the other agencies and institutional mechanisms that would support and reinforce the implementation of RAP.

Table 10.2: Key functions of support agencies and Institutional mechanisms for RAP implementation

Agency/Institutions	Functions
Ministry of Urban Development Housing and Construction (MUDH&C)	• Formulate national policies related to housing and the upgrading or resettlement of underserved settlements • Liaise and coordinate with the AIIB and ensure compliance with donor requirements and standards • Provide strategic policy direction and guidance for housing and involuntary resettlement initiatives • Approve Entitlement Matrix (EM) and associated budgets from GOSL funds • Support project implementation across all levels of government and stakeholders • Appointment of Entitlement Assessment Committee (EAC) to determine the entitlement of the affected households • Appoint the Grievance Redress Committee (GRC) at all three levels • Direct PMU in addressing implementation issues
Urban Development Authority (UDA)	• Relocation of people from underserved settlements to designated land and provision of housing • Overall design and planning of resettlement housing and other common facilities, including social spaces • Coordination with the lending agency and ensuring compliance with loan disbursement requirements • Procurement of goods and services related to resettlement (contractors, consultancy firms, individual experts, etc.) in collaboration with the Ministry of Urban Development and Housing (MUD&H) • Recovery of possession of state land by underserved communities • Regular progress reviews • Identify and mitigate implementation risks • Conflict resolution
Project Management Unit (PMU) of SCURP	• Provide overall management of the project and oversee day-to-day implementation activities. • Implement the resettlement process in alignment with the project's Resettlement Policy Framework (RPF). • Assist UDA and the Ministry of Urban Development, Housing & Construction (MUDH&C) in revising the URP's RPF, incorporating lessons learned from the resettlement process. • Infotechs IDEAS (Pvt) Limited has been appointed as the consultant to conduct the socioeconomic census survey, prepare Resettlement Action Plans (RAPs), facilitate community mobilization, enhance capacity, and develop livelihood programs.

	• Obtain Cabinet approval for the Entitlement Matrix (EM) and the resettlement budget for each resettlement site. • Provide necessary documentation and information on affected households to the Entitlement Assessment Committee (EAC) for compensation assessment in accordance with the EM. • Ensure the provision of Resettlement and Rehabilitation (R&R) assistance to restore or improve the social and economic conditions of affected individuals and families. • Collaborate with RAP consultants to implement actions that support the social development of resettled households. • Establish Grievance Redress Committees (GRCs) at all administrative levels. • Guide RAP consultants and the PMU Social Team to establish a sinking fund and an operations and maintenance (O&M) fund for each condominium before settlement, ensuring long-term sustainability. • Encourage RAP consultants to design and implement practical capacity development and livelihood enhancement plans tailored to each settlement. • Monitor, register, and resolve complaints, maintaining a comprehensive grievance database. • Ensure transparent and equitable procedures for allocating new housing units to affected households, considering social, physical, medical, and other relevant factors. • In collaboration with the Condominium Management Authority (CMA), facilitate the formation of Condominium Management Committees (CMCs) comprising all resettled residents in each condominium. • Mobilize an independent external consultant to conduct third-party independent monitoring and evaluation of RAP implementation
RAP-Consultants	• Conduct socioeconomic and inventory of losses surveys to assess the impact of resettlement, including the preparation of the Resettlement Action Plan (RAP). • Prepare a comprehensive Resettlement Action Plans (RAPs) in alignment with national policy and donor requirements. • Document the results of the Household Needs Assessment Survey and prepare a report reflecting the needs of each household Prepare appropriate information and communication materials in both Sinhala and Tamil • Implement community mobilization, capacity development, and livelihood enhancement activities in the settlements to ensure readiness for relocation. • Form small community groups and Community-Based Organizations (CBOs) as a foundation for establishing a Condominium Management Committee (CMC) that is elected by the residents and composed of resident representatives. • Motivate all affected HHs to prepare for the payments of LKR 50,000 towards the Sinking Funds (used for the major repairs of the Condominium with the permission of the CMA) and compulsory monthly

	contribution for the operation and maintenance (O&M) of the condominium. • Organize APHs into small savings groups, following globally recognized community-based savings models, and encourage them to complete payments to the Cooperative Community-Based Organization (CCBO) prior to resettlement. • Develop a database of Affected Persons/Households (APHs) compatible with the existing PMU/UDA systems, and facilitate the establishment of appropriate census and record-keeping mechanisms for the project. • Prepare household files containing all necessary data to determine the eligibility of APHs for housing and resettlement assistance, as assessed by the Entitlement Assessment Committee (EAC) • Engage and mobilize affected households and prepare them for the transition to condominium living. • Take a lead role—jointly with the PMU, NHDA, and Condominium Management Authority (CMA)—in establishing a Condominium Management Corporation (CMC) in the Colombage Mawatha condominium. • Raise awareness among all resettled households about their rights to elect CMC members annually through a democratic process, and ensure CMC accountability to residents in all matters of condominium governance. • Provide targeted training to CMC members on condominium management, business operations, financial management, and security to build institutional capacity and promote sustainable governance. • Transform the CMC into an economically viable entity, moving beyond a voluntary structure to one capable of independently managing the condominium property. Provide support to vulnerable Affected Persons/Households (APHs) to meet maintenance and other financial obligations. • Develop the CMC's capacity to manage business operations, including the establishment of a cooperative store within the condominium to create employment and provide affordable commodities to residents. The allocation of a shop to the CMC will be pursued through engagement with SCURP. • Develop the skills of selected youth in areas such as electronics repair, plumbing, house wiring, and mechanical work, targeting employment opportunities within the condominium complex housing approximately 1,000 households. • Conduct training and awareness programs for project staff on social development and safeguards management. • Design and plan appropriate strategies and mechanisms for the effective implementation of the Livelihood Restoration Plan (LRP). • Engage in continuous consultations with Affected Persons (APs) to understand and address their needs and concerns throughout the livelihood restoration process. • Promote and monitor the proper utilization of compensation and resettlement assistance by APs to support sustainable livelihood restoration.
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	• Assist APs in identifying and selecting suitable alternative livelihood activities, land, or locations for resettlement based on each household's livelihood needs. Facilitate access to credit and/or grants for APs to support income-generating activities, and supervise the effective and transparent use of these financial resources. • Monitor the implementation process and assess the outcomes of the LRP to ensure alignment with project objectives and APs' livelihood restoration goals. • Train relevant officers of the SCURP/UDA to maintain and update the database system
Urban Regeneration Project (URP)	• Formulation of resettlement policy framework (RPF) • Assist and guide SCURP on the resettlement program
Condominium Management Authority (CMA)	• Assist, advise, and guide in the formation of the Condominium Management Corporation (CMC) for each condominium. • Register CMCs with the Condominium Management Authority (CMA). • Oversee the management of the Sinking Fund established by each CMC, with control over the corresponding CMC bank account.
National Housing Development Authority (NHDA)	• Resolve all land and structure-related claims (due to NHDA lease agreements & rents, etc.) and disputes raised by affected households in settlements designated for relocation
Divisional Secretary (DS) & Other Line Agencies under DS (Social Service, cultural department, probation, land etc.)	• DS will be a member of the entitlement verification committee and EAC. • Officially designated officer to certify the incomes of APs • Member of the Tier-2 GRC • Include vulnerable APs into the Government welfare programs • Registration of community-based organization under the Social Service Act. • Facilitate the resettlement program implementation through the field level officers. • Include the relocated household in their annual development programs of the relevant line agencies • Provide skill development and specialized training for youth and other affected individuals. • Facilitate job placement for skilled and trained affected persons. • Support income restoration programs implemented by the SCURP. • Provide legal aid to condominium residents.
Municipal Council	• Provide public services such as solid waste collection, pest control, health clinics, etc. • Conduct continuous health and hygiene programs through their health officers and monitor the performance of residents in up-keeping their condominium and vicinity
Police Department	• Ensure individual safety and maintain a violence-free, drug-free environment within the condominium and designated areas. • Form Praja Police Committees to keep vigilant on illegal matters and safety of residents

	• Establish police post within the condominium
Grama Niladhari	• Assist the resettlement and land reclamation process • Assist APs to obtain income verification certificated from the DS if required
External Monitor	• Review and monitor the overall implementation progress and performance of the Samgiwatta RAP, including timely payment of compensation and resolution of grievances. • Assess the level of compliance of RAP implementation with the resettlement policy frameworks of the Asian Infrastructure Investment Bank (AIIB) and the Government of Sri Lanka (GoSL), and recommend corrective actions as needed. • Provide regular reports to SCURP on the overall progress and performance of RAP implementation. • Evaluate the adequacy and effectiveness of measures taken to restore the livelihoods and living standards of affected individuals, households, and communities, and provide recommendations for improvement.
Condominium Management Corporation (CMC)	• Manage and maintain the condominium properties, including common areas and shared facilities, to ensure a safe and livable environment • Gradually transform into an independent, community-led, profit-generating entity responsible for the long-term management and sustainability of the condominium • Collect rental income from commercial/business units within the condominium • Support vulnerable and destitute households by providing loans or grants to meet urgent needs through a dedicated welfare fund established and managed by the CMC • Establish a death benevolent society among residents, and develop procedures and rules that regulate member contributions and provide support, including compliance with obligations such as O&M (Operation & Maintenance) fund payments and water tariffs
Community /CBO	• Support the smooth resettlement of households by minimizing planned or spontaneous resistance through active participation and effective communication. • Participate in the Condominium Management Corporation (CMC) and ensure that all resettled households are included as members of the CMC to collectively manage communal affairs. • Through the CMC, take shared responsibility for the operation, management, and maintenance of the high-rise apartment complex. • Collaboratively develop, adopt, and comply with agreed-upon procedures, rules, and norms for communal living to promote harmony and long-term sustainability. • Pay the monthly Operation & Maintenance (O&M) fee and water tariff on time, and deposit LKR 50,000 into the sinking fund to support future maintenance needs. • Respect Condominium Living Norms by embracing the condominium lifestyle and respecting the rights and privacy of fellow residents.

	• Stay vigilant about the condition and security of the condominium's common property. Take necessary action to protect assets, including reporting issues to the CMC or relevant authorities. • Raise concerns and report any unauthorized activities conducted by residents within the condominium premises (e.g., unapproved boutiques, shops, or commercial outlets) • Collaborate closely with SCURP for the fair and transparent allocation of apartments.
Grievance Redress Committee (GRC)	• Resolve affected persons' concerns and grievances, both resettlement and entitlements • Recording and reporting of Grievances • Consultation and clarification of the housing related grievances based on HH census gathered during RAP preparation • Make attempts to resolve grievance amicably
Entitlement Assessment Committee (EAC)	• determining compensation for individual Affected Persons (APs) experiencing non-land-based economic displacement • verification of their inventory of losses and in accordance with the approved entitlement matrix. • approve individual compensation packages • and disclose the approved compensation amounts

CHAPTER 11: IMPLEMENTATION SCHEDULE

11.1 Implementation Schedule of the RAP Preparation and Implementation

- 236 The resettlement action plan, public consultations, information disclosure, disclosure of resettlement plans, land acquisition, payment of compensation and other R&R assistance, grievance redress etc., are related to social safeguard management through different phases of the resettlement process.
- 237 Social safeguards management activities will proceed through several phases, including the preparation and disclosure of the RAP, public consultations, information dissemination, establishment of the GRM, and the payment of compensation and R&R assistance. All resettlement-related activities will be completed prior to the relocation of affected persons (APs) and households (APHs) and the commencement of land reclamation. However, livelihood restoration measures, ongoing consultations, grievance redress, and monitoring will continue after the APHs have been resettled in their new homes. The resettlement of household-level business operators is not expected to pose significant issues, as income losses will be compensated until the completion of commercial units at the Colombage Mawatha Condominium.
- 238 It is important to note that no physical or economic displacement of Affected Persons (APs) will occur until full compensation at replacement cost has been paid. SCURP will ensure that all compensation is disbursed prior to the commencement of land reclamation. The Urban Development Authority (UDA) will take over the lands only after the occupants have relocated to their new homes; this process is not under the responsibility of SCURP. Table 11-1 presents the implementation schedule for resettlement activities, which may be adjusted based on the progress of the resettlement work. The resettlement is expected to be completed by February–March 2026.

RAP implementation responsibility is lies with the Social Team within the PMU.

Table 11-1: Implementation schedule of the RAP for SCURP

SN	Activity	2025												2026						
		Jan.	Apr.	May	Jun.	Jul.	Aug	Sep	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Apr	May	Jun	Jul		
Pre Project-Phase																				
1	Selection of consultant for RAP preparation, social mobilization, capacity development & livelihood development	X																		
Project Preparation Phase																				
2	Identify project boundaries and prepare settlement map	X																		
3	Update project map, identify structures, assessment nos. and occupants' names	X																		
4	Conduct stakeholder consultation			X	X	X	X	X	X	X	X	X	X	X	X	X	X	X		
5	Conduct socioeconomic & census survey		X																	
6	Prepare an inventory of losses (IOL)		X																	
7	Conduct APs/APHs consultations		X	X																
8	Prepare a draft RAP			X	X	X	X	X			X									
9	AIIB clearance for draft RAP											X								
11	AIIBs clearance for updated RAP													X						
12	Approval for entitlement matrix and resettlement budget by GOSL												X							
13	Public disclosure of finalized RAP													X	X					
14	Establish GRM and appoint focal person at PMU for grievance recording								X											
RAP Implementation Phase																				
15	Disclosure of the grievance redress mechanism (GRM)								X	X	X									
16	Verification of AP's entitlements														X					
17	Determination of compensation by EAC															X				
18	Inform APs of their entitlements															X	X			
19	Implement livelihood development program															X	X	X		
20	Payment of entitlement & compensation										X	X	X			X	X	X		
21	Establish water /electricity services										X	X	X	X						
22	Commencement of resettlement																X	X		
23	Aware HH on emergency response plan											X	X	X						
24	Rectify technical issues of houses										X	X	X	X						
25	Social integration activities										X	X	X	X	X	X	X	X		
26	Implementation of livelihood plan										X	X	X	X	X	X	X	X		
27	Reclaim lands																	X		
28	Continue stakeholder consultations									X	X	X	X	X	X	X	X	X		
29	Conduct grievance settlement									X	X	X	X	X	X	X	X	X		
30	Continue information disclosure								X	X	X	X	X	X	X	X	X	X		
31	Internal monitor safeguard compliance									X	X	X	X	X	X	X	X	X		
32	External monitor safeguard compliance												X	X	X	X	X	X		
33	Reporting RAP progress													X	X	X	X			

CHAPTER 12: MONITORING AND EVALUATION

12.1 Monitoring of the RAP

239 SCURP will have overall responsibility for monitoring the project's processes, outputs, outcomes, and the mitigation of impacts throughout the project period, until completion and handover to the relevant ministry. Monitoring will be conducted both internally and externally. SCURP will establish the necessary institutional arrangements for monitoring the implementation of the RAP, while selected external consultants will undertake external monitoring.

12.2 Internal Monitoring

240 The Additional Project Director (Social) will design a monitoring framework. This framework will define the key areas for monitoring, methodologies, relevant indicators, and a plan for disclosing monitoring results in advance of project implementation. The monitoring system will emphasize the engagement of all relevant stakeholders and will adopt participatory methods, including periodic review meetings and stakeholder discussions.

241 The methodologies will include reviewing documents and work plans prepared by RAP consultants and the PMU, conducting individual and group meetings with Affected Persons (APs) and other stakeholders, and carrying out surveys and studies. The Additional PD (Social), supported by the Sociologist and Assistant Sociologist (serving as Monitoring Officer), will maintain a database containing key information, such as preliminary screening of all APs in the project impact area, census data, profiles of affected persons, and relocation-related information.

242 The Assistant Sociologist (field-level monitoring officer), reporting directly to the Additional PD (Social), will conduct regular field visits to the project site, maintain ongoing dialogue with APs, and ensure that consultations and activities outlined in the work plan are carried out consistently and effectively. The internal monitoring process will focus on the following aspects:

- Progress in RAP implementation;
- Compliance of project activities with safeguard measures and legal agreements, including compensation payments and providing resettlement assistance;
- Implementation of the Livelihood Development Plan and the status of benefit-sharing;
- Disclosure of monitoring results to APs and other stakeholders;
- Regular consultations with APs and stakeholders to review the status of RAP implementation and to identify measures to mitigate, avoid, or minimize adverse resettlement impacts;
- Status of grievance resolution.

243 The Additional PD (Social), along with the monitoring officers, will systematically document the monitoring outcomes. Quarterly monitoring reports will be prepared and submitted by SCURP to the donor agency, detailing the progress of RAP implementation, compliance issues, and corrective actions taken. These reports will align with the involuntary resettlement monitoring indicators agreed upon at the time of RAP approval.

12.3 External Monitoring

244 In parallel with internal monitoring, SCURP will engage an independent external monitor to assess the compliance of RAP implementation. The external monitor will recommend appropriate measures to address issues that may hinder smooth execution of resettlement activities. This independent third-party consultant will also ensure that social safeguards are implemented in accordance with the safeguard policies of both the donor agency and the Government of Sri Lanka (GOSL).

12.4 Monitoring Indicators

245 The indicators for safeguards monitoring will include the following.

Table 12-1: Monitoring Indicators

Area of monitoring	Monitoring indicators
Resettlement Process	
Resettlement planning	- Timely completion of RAP preparation and its inclusiveness - Disclosure of RAP to APs and stakeholders
Entitlements assessment	Inclusiveness of the Entitle Matrix and the availability of funds
Consultation process and disclosure of information	- Continued consultation process; number of consultations conducted and their gender disaggregated documentation - Engagement of women and vulnerable groups in consultations - Disclosure of updated RAP, Entitlements, compensations, payment procedures, implementation timeframe, response from Donors, GOSL and APs
Grievance redress	- Establishment of GRM and functional - Level of awareness among AP's and other stakeholders' on GRM process, its location, reporting procedures, turnaround time for grievance resolution - Maintaining of grievance register and reporting
Livelihood restoration	Implementation status of Livelihood Development Plan (LDP)
Institutional arrangements	- Adequacy of institutional arrangements for RAP implementation and monitoring - Establishment of the EAC
Resettlement Outputs	
Resettlement implementation	- Affected households resettled according to the RAP schedule. - Households received compensation in accordance with the EM. - Households have adapted to condominium living and comply with the norms, rules, and regulations set by the Corporate Community Based Organization (CCBO) and the CMC.
Livelihood restoration	- Funds allocated and disbursed for livelihood support based on individual business plans. - Livelihood Development Program (LDP) commenced prior to resettlement and continues post-resettlement. - Home-based businesses resumed promptly after resettlement. - APHs operating large businesses identified and supported to establish new business units in the newly constructed business complex at Colombage Mawatha.
Resettlement Outcome	
Resettlement	- Number of households satisfied with the quality of housing and the facilities provided. - Number of grievances resolved to the satisfaction of APs.
Livelihood	- Number of youths who secured employment following skill development training. - Number of household-level livelihood activities resumed in the new residences.
Resettlement Impact	
Livelihood Restoration	Number of HHs who carry out livelihood activity at present and secured space and are operational within the Colombage Mawatha business units...

CHAPTER 13: RESETTLEMENT BUDGET AND COST ESTIMATES

13.1. Resettlement Budget and Cost

246 The resettlement budget for the Samagiwatta RAP, under SCURP, has been prepared based on the parameters outlined in the Entitlement Matrix. The budget includes estimated costs for:

- Rehabilitation support to restore and improve income and livelihoods
- Vulnerable Assistance
- Contingency provisions

247 A 10% contingency provision is included in the budget to address unforeseen expenditures that may arise during RAP implementation.

248 Eligible affected households will receive a fully constructed apartment unit in a high-rise complex, free of charge. The estimated market value per apartment, including land and infrastructure, is approximately LKR 9 million. Notably, the cost of new housing units has been excluded from this budget, as all eligible households are being provided with housing free of charge, based on a Cabinet-approved decision. However, households are responsible for the operation and maintenance costs of their new units.

249 As agreed with the PMU/SCRUP, compensation for loss of livelihood income will be provided as follows: LKR 50,000 per month for a maximum of six (06) months for highly affected households; LKR 30,000 per month for a maximum of three (03) months for moderately affected households; and LKR 30,000 as a one-time payment for slightly affected households.

13.3. Estimated resettlement Budget for 138 Families – Samagiwatta Resettlement Site

250 A total of 138 families from Samagiwatta have been identified for relocation to high-rise apartments. The resettlement budget has been prepared for all 138 families, as each requires relocation. The total estimated budget amounts to LKR13,708,640.00.

Category	Description	Units	Unit Cost (LKR)	Months/Qty	Total (LKR)
Income Loss Compensation	Higher-income business	9	50,000.00	6	2,700,000.00
	Medium-income business	6	30,000.00	3	540,000.00
	Low-income business	6	30,000.00	1	180,000.00
Kiosk Vendor Support	Kiosk vendors	5	50,000.00	1	250,000.00
Transport Allowance	PAHs	138	10,000.00	1	1,380,000.00
Electricity Connection	Housing Units	138	20,000.00	1	2,760,000.00
Vulnerable Household Support	Vulnerable PAHs	31	50,000.00	1	1,550,000.00
Livelihood Restoration Training	Details provided in section 9				402,400.00
Grievance management	Lumpsum				1,500,000.00
External Monitoring	Lumpsum				1,200,000.00
Subtotal					12,462,400.00
Contingency (10%)					1,246,240.00
Total Budget					13,708,640.00

Annexures

Annex - 1

Total List of Project Affect Households

	Identification No.	House No.	Name of the Head of the Affected Household	National Identity Card No.	Residential Address
1	SMG1/SCURP/001	04	Palani Wasantha	196176610124	04, Samagiwaththa, Kirimandala Road, Narahenpita, Colombo 05
2	SMG1/SCURP/002	05	W.Wimalasiri	463160325V	No: 05, Samagiwaththa, Kirimandala Road, Narahenpita, Colombo -5
3	SMG1/SCURP/003	05B	Welundage Bhagya Ruwandara Sampath	743511395v	5B Samagiwatha , Kirimandala Mawatha, Narahenpita
4	SMG1/SCURP/004	06	Chandran Pushpika Prasadi	897892405V	06, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
5	SMG1/SCURP/005	6/1/B	Sinnasamy Morin Amuda	855752697V	6/1/B, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
6	SMG1/SCURP/006	07	Daniel Edward Jacob	195907004849	07, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
7	SMG1/SCURP/007	08	K.D. Sajith Priyadarshana	198429403507	08, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
8	SMG1/SCURP/008	08/A	K.D. Duminda Priyadarshana	810852909V	8/A, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
9	SMG1/SCURP/009	9	Chinnachchami Nallathambi	194111601498	9/Samagiwaththa, Kirimandala Mawatha , Narahenpita
10	SMG1/SCURP/010	11	Nataraja Madiwana	712600292v	11Samagiwatha, Kirimadala mawatha, Narahenpita
11	SMG1/SCURP/011	12	Kristina Dharmakulasingam	195370603599	12, Samagiwaththa, Kirimandala Road, Narahenpita, Colombo -5
12	SMG1/SCURP/012	13	P.Sellamma	373381470V	13, Samagiwaththa, Kirimandala Road, Narahenpita
13	SMG1/SCURP/013	14	Weerappan Grace	197469501310	14, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
14	SMG1/SCURP/014	15	S.Muralihdasan	722161130V	NO:15, Samagiwaththa, Kirimandala Road, Narahenpita, Colombo-5
15	SMG1/SCURP/015	17	Sinnaiya Kalliamma	196973303037	17, Samagiwaththa, Kirimandala Mawatha, Narahenpita
16	SMG1/SCURP/016	18	Sundaram Thangawelu	561710244V	18, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
17	SMG1/SCURP/017	18/A	Rajendram Chandrasekar	197633203196	18/A, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
18	SMG1/SCURP/018	19	Clara Subramaniam	825563199V	19, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
19	SMG1/SCURP/019	19/A	Subramaniam Lorence	198416001076	19/A, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
20	SMG1/SCURP/020	20	Ranasinghe Arachchige Leelawathi	455052483V	20, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
21	SMG1/SCURP/021	21	S. Yogeshwari	747470669V	21, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
22	SMG1/SCURP/022	22	Nagaraja Jeyalechchami	195872810119	NO22 Samagiwaththa, Kirimandala mawatha, Narahenpita
23	SMG1/SCURP/023	22/A	Nagaraja Chandrakala	786112150V	22/A, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
24	SMG1/SCURP/024	23	Appan Dayalan	721401286V	23, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.

25	SMG1/SCURP/025	24	Moses Malarmani	775272503V	24, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
26	SMG1/SCURP/026	27	Arumugam Nawanithya Raja	621242377V	27, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
27	SMG1/SCURP/027	30	K. Veni	197771903236	30, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
28	SMG1/SCURP/028	31	Periyasamy Sangakumaran	196226501203	31, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
29	SMG1/SCURP/029	32	Manohari Manoharan	665883434V	32, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
30	SMG1/SCURP/030	33	Selladorei Radhika	806422274V	33, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
31	SMG1/SCURP/031	34	Rajagopal Desi Rani	715164590V	34, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
32	SMG1/SCURP/032	35	Sinnaiyya Jegadambal	196378703814	35, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
33	SMG1/SCURP/033	36	Shanmugam Rosary Anthony	196072503153	36, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
34	SMG1/SCURP/034	37	Raman Amarawathi	685873460V	37, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
35	SMG1/SCURP/035	38	Seruwaran Siwawathi	195083303420	38, Samagiwaththa, Kirimandala Road, Narahenpita, Colombo-5
36	SMG1/SCURP/036	39	Weland Wenada	196374501910	No:39, Samagiwaththa, Kirimandala Road, Narahenpita, Colombo-5
37	SMG1/SCURP/037	40	Karupan Arumugam Shantha Kristo	562923730v	40 Samagimawatha, Kirimandala Mawatha, Narahenpita
38	SMG1/SCURP/038	41	Anthoni Daniel	692512090v	41, Samagiwatha, Kirimandala mawatha
39	SMG1/SCURP/039	42	N.Subhashini	775780720v	42, Samagiwatha
40	SMG1/SCURP/040	42/A	Maewin Sebasthiyana Dilip	199424501563	42/A, Samagiwatha
41	SMG1/SCURP/041	43	Shanmugam Ganeshan	693281008V	43, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
42	SMG1/SCURP/042	44	Rama Rajendran	641233382V	44, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
43	SMG1/SCURP/043	45	Velu Sofna	876660784V	45, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
44	SMG1/SCURP/044	46	Muniyandi Ellamma	350641882V	46, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
45	SMG1/SCURP/045	48	Nagaraja Shanthi	837363713V	48, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05
46	SMG1/SCURP/046	49	Alla Pichchei Sarina	9661011490V	49, Samagiwaththa, Kirimandal Road, Narahenpita, Colombo -5
47	SMG1/SCURP/047	49/B	Mohomad Sheik Mohidin Rajendra	197014202651	49/B, Samagiwaththa, Kirimandala Road
48	SMG1/SCURP/048	50	Pichchaiya mangayarkarisi	194984002755	50, Samagiwaththa, Kirimandala Mawatha, Narahenpita
49	SMG1/SCURP/049	60	Snnaiya Amarawathi	196459903861	60, Samagiwaththa, Kirimandala Mawatha, Narahenpita
50	SMG1/SCURP/050	61	Ramayya Konar Selvi	707542934V	61, Samagiwaththa, Kirimandala Road
51	SMG1/SCURP/051	62	Liweeris Dayas Leelawathi Kumarasiri	636790311v	.62, Samagiwaththa, Kirimandala Mawatha
52	SMG1/SCURP/052	62/1/1	Konara Manjula Dushyanthi	N/A	62/1/1, Samagiwaththa, Kirimandala Road
53	SMG1/SCURP/053	64	Francis Mary Catherine	437411816X	64, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
54	SMG1/SCURP/054	01/64A	Jorge Fredrik Methiwu	1978000358	No, 64, A, Samagiwaththa, Kirimandala Mawatha, Kolamba 05
55	SMG1/SCURP/055	65	E.G. Tyron Ronald	940371783V	65, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.

56	SMG1/SCURP/056	66	Subramaniam Murugendram	682193247V	66, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
57	SMG1/SCURP/057	67	Jeyaram Nishanthani	907082415V	67, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
58	SMG1/SCURP/058	68	Velu Harischandran	573393104X	68, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
59	SMG1/SCURP/059	69	Nallaiyya Alagamma	508554168V	69, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
60	SMG1/SCURP/060	70	Ishwaranadan Miraj Menan	199729902623	70, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
61	SMG1/SCURP/061	71	Samuwel Yogamalar	196554003485	71, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colomb0 05.
62	SMG1/SCURP/062	72	Nishanthi Wijethunga	196863802044	72, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
63	SMG1/SCURP/063	72/A	Abesingha Sooriya Arachchige Susantha Pushpakumara	901820015V	72/A,Samagiwaththa,Kirimandala Road,Colombo 05
64	SMG1/SCURP/064	73	Anthony Mathew	712652985V	73, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
65	SMG1/SCURP/065	75	M.B. Nimal Fernando	680622582V	75, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
66	SMG1/SCURP/066	77	Thawamani Anthony	487482102V	77, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
67	SMG1/SCURP/067	77/A	Flori Niranjala Samuwel	786391008V	77/A, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
68	SMG1/SCURP/068	80	Vijithra Sinneiya	N/A	80,Samagiwaththa,Kirimandala Road,Narahenpita,Colombo -05
69	SMG1/SCURP/069	82	Ramayya Konar Sellayya	663234099V	82, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
70	SMG1/SCURP/070	83	Deniyel Diron Dilshan	199701900783	83,Samagiwaththa,Kirimandala Road
71	SMG1/SCURP/071	84	Sandanam Devamani	641330760V	84, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
72	SMG1/SCURP/072	85	Rathnayaka Mudiyansele Sudubanda Rathnayaka	472253239V	85,Samagiwaththa,irimandala Road,Narahenpita
73	SMG1/SCURP/073	89	T. Manoj Kumar	842401836V	89, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
74	SMG1/SCURP/074	91	Thirumalai Thirumangaleshwary	696910723V	91, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
75	SMG1/SCURP/075	47	Sawarimuthu Anthony Peter	611550715V	47, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
76	SMG1/SCURP/076	47/1/1	Anthony Peter Rushina	198682101962	47/1/1, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
77	SMG1/SCURP/077	76	Hewagamge Anura Nandalal	650501373v	76,Samagiwaththa,Kirimandala ,Mawatha,Naraheenpita
78	SMG1/SCURP/078	78A	Abdul Nasar Mohommad Safrin	972393223V	78,Samagiwaththa,Kirmandal Mawath, Narahenpita, Colombo- 5
79	SMG1/SCURP/079	63	Madapathage Don Thilaka	756951009V	63, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colombo 05.
80	SMG1/SCURP/080	63/1/1	A.S. Randika Heshan Madushanka	199328900143	63/1/1, Samagiwatta, Kirimandala Mawatha, Narahenpita, Colomb o5.
81	SMG2/SCURP/001	20/14	Selamban Mahalechchumi	195853504317	20/14, Usawiwatta, Nawala Road, Narahenpita, Colombo 05.
82	SMG2/SCURP/002	20/14B	Balusamy Kanagam Paramajothi Malar	757013690V	20/14B, Usawiwatta, Nawala Road, Narahenpita, Colombo 05.
83	SMG2/SCURP/003	20/14/A	Selvaraj Rajendran	701263898V	20/14/A,Usawiwththa,Nawala Road,Narahenpita,Colombo-5

84	SMG2/SCURP/004	20/13A	Nona Ramjani Kawurdeen	198262600521	20/13A,Nawala Road,Narahenpita,Colombo-5
85	SMG2/SCURP/005	20/13/1	Rajalakshimi Lakshman	595043786v	20/13/1Usawiwaththa,Nawala road,naraheenpita
86	SMG2/SCURP/006	2/20/11	Darmadasa Jayasinha	510261577v	20/11,Usawiyawaththa,Nawalapara,Naraheenpita
87	SMG2/SCURP/007	20/24/A	Gunarathnam Sewasthiyamma	786480892v	20/24/A/Usawiwaththa,Nawala road,Naraheenpita
88	SMG2/SCURP/008	2/20/15	Alosiyas Jonsan	912421260v	20/15.Usawiwaththa,Nawala road,Naraheenpita
89	SMG2/SCURP/009	20/15/A	Alosiyas Meri Demiyan	876190052V	20/15/A,Usawiwaththa,Nawala Road,Narahenpita,Colombo-5
90	SMG2/SCURP/010	20/12	Shilpa Arachchige Leelawathi	666982606v	20/12,Nawala road,Naraheenpita
91	SMG2/SCURP/011	20/16 A	Jone dewid gorge Deniyel	803071683v	20/16/A,Usawiwaththa,Nawala Road,Naraheenpita
92	SMG2/SCURP/012	20/24	Isak Gunarathnam	481332723V	20/24,Usawiwaththa,Nawala Road,Narahenpita,Colombo-5
93	SMG2/SCURP/013	20/20	Narayan Kanagaraja	197435200530	20/20,Usawiwaththa,Nawala Road,Narahenpita,Colombo-5
94	SMG2/SCURP/014	20/19	Ginthota Polwaththage Anulawathi	557191240V	20/19,Usawiwaththa,Nawala Road,Narahenpita
95	SMG2/SCURP/015	20/17/A	Priya Arshakumara	199577303409	20/17/A,Usawiwaththa,Nawala Road,Narahenpita,Colombo-5
96	SMG2/SCURP/016	20/17	Sebastian Anthony Ammal	635533714V	20/17, Usawiyawatta, Nawala Road, Narahenpita, Colombo 05.
97	SMG2/SCURP/017	20/16	Ashirwadan John Devid	473012561V	20/16,Usawiwaththa,Nawala Road,Narahenpita
98	SMG2/SCURP/018	02/20/23/A	Lakshman Nisanga Kumara	852642254v	20/23 A,Usawiwaththa,Nawala para,naraheenpita
99	SMG2/SCURP/019	20/23	Rangana Kumara Wikramarathna	198006004958	
100	SMG2/SCURP/020	655/11/D/14	Suppan Saraswathi Amma	687932730V	655/11/D/14,Samagiwaththa,Alwitigala Road,Narahenpita
101	SMG2/SCURP/021	655/11/D/16	Suppan Namasivaya	196426302213	655/11/D/16, Samagiwatta, Elvitigala Mawatha, Narahenpita, Colombo 05.
102	SMG2/SCURP/022	655/11/D/17	Sellappa Leela	515653236V	655/11/D/17, Samagiwatta, Elvitigala Mawatha, Narahenpita, Colombo 05.
103	SMG2/SCURP/023	655/11D/17A	S.Suppan	502131621V	655/11D/17A,Samagiwaththa,Alwitigala Road,Colombo-5
104	SMG2/SCURP/024	655/11/D/18	Arumugam Willei Niroshika	198459601875	655/11/D/8,Samagiwathtya,Alwitigalamawatha,Naraheenpita
105	SMG2/SCURP/025	655/11/D/19	Sanmugawelu Arumugam Pulle	551082245V	655/11/D/19
106	SMG2/SCURP/026	11/D/20	Anjala Kannangara	745705634V	11/D/20,Samagiwaththa,Alwitigala Road,Narahenpita,Colombo-5
107	SMG2/SCURP/027	655/11/20AD/	Rajasekaram Priyadarshani	948664020v	655/11/Dsamagiwaththa,Alwitigala,Naraheenpita
108	SMG2/SCURP/028	655/11/D/22	Akarathennage Premadasa	56362951V	655/11/D/22,Samagiwaththa,Alwitigala Road,Narahenpita,Colombo-5
109	SMG2/SCURP/029	11/D22/A	Ahalagasdiyage Priyantha Silwa	198135002887	11/D/22/A/Alpitigala Mawatha ,Naraheenpita
110	SMG2/SCURP/030	655/11/D/23	Ilukpitiya Gamage Chaminda	861003418V	655/11/D/23,Samagiwaththa,Alwitigala Road,Narahenpita
111	SMG2/SCURP/031	655/11/D/23A	Krush Sara Sewwandi	200277600754	655/11/D/23A,Samagiwaththa,AlwitigalaRoad,Narahenpita,Colombo-5
112	SMG2/SCURP/032	D/25	Karupaiya Senbanawalli	625203546v	655/11/D/25/Samagiwaththa/Alpitigala Mawatha/Naraheenpita
113	SMG2/SCURP/033	655/11D25A	K.Pravanendran	198914400855	655/11D25A,Alwitigala Road,Narahenpita,Colombo-5

114	SMG2/SCURP/034	2655/11/D/284	Raju Pattwana	196905803763	655/11/D/284/Samagiwaththa ,Aipitigala Mawatha,Naraheenpita
115	SMG2/SCURP/036	655/11/D/45	Madasamy Rama Lechchami	196361102534	655/11/D/45, Elvitigala Mawatha, Samagiwatta, Narahenpita, Colombo 05
116	SMG2/SCURP/037	45/A	Rathnam Ravirathnam	1999120401395	655/11/D/45/A/Samagiwaththa,Alpitigala Mawatha,Naraheenpita
117	SMG2/SCURP/038	655/11/D/59	Shashikar Puwakeshwaran	196003300080	655/11/D/59,Samagiwaththa,Narahenpita,Colombo-5
118	SMG2/SCURP/039	655/11/D/54	H.A.S.Pyashantha	1982080023731	D54,Samagiwaththa,Alwitigala Mawatha,Naraheenpita
119	SMG2/SCURP/040	655/11/55	Mariamman	425131818v	655/11/55
120	SMG2/SCURP/041	655/11/D/61	Perumal Rajamani Amma	567370780V	655/11/D/61,Alwitigala,Narahenpita,Colombo-5
121	SMG2/SCURP/042	655/11/D/57	Anthony John Kristoper	572380475V	655/11/D/57,Alwitigala Road,Narahenpita
122	SMG2/SCURP/043	655/11/D/60	Akalahandige Ranjith Silva	196822301769	655/11/D/60,Samagiwaththa,Narahenpita,Colombo-5
123	SMG2/SCURP/044	655/11/D/61	Hewa Gurusinghage Vinitha	N/A	655/11/D/61,Samagiwaththa,Alwitigala Road,Narahenpita
124	SMG2/SCURP/045	655//11D61 A	Anil Shantha Ramanayaka	680303231v	655/11D/61A AlptigalaRoad ,naraheenpita,Samagiwaththa
125	SMG2/SCURP/046	655/11/D/63	Anthony Muththu Kemlas Pranando	781024074V	655/11/D/63,Alwitigala Road,Narahenpita,Colombo-5
126	SMG2/SCURP/047	655/11/D/64	K.R.Sujith Kumara De Silva	19791660025	655/11/D/64
127	SMG2/SCURP/048	655/11/D/65	Iluk Witiyage Michila	198780700518	655/11/D/65,Samagiwaththa,Alwitigala Road,Colombo-5
128	SMG2/SCURP/049	655/11/D/66	Sudam Kaushlya	760880680V	655/11/D/samagiwaththa/Alwitigala Mawatha,Naraheenpita
129	SMG2/SCURP/050	655/11/D/21	H.M.P.Sudarshani	1977600263V	655/11/D/21,Samagiwaththa,Alwitigala Road,Colombo-5
130	SMG2/SCURP/051	655/11/D/68	Hewa kankanamge Sumanawathi Perera	496582519v	655/11/D68/Alwitigala,Mawatha,Naraheenpita
131	SMG2/SCURP/052	655/11/D/17/A/1/1	Sujapan Sivakumar	198334304080	Samagiwaththa,Alwitigala Road,Narahenpita
132	SMG2/SCURP/053	6555/11/D/29	Muththu Karuppam	3864120064	655/11/D/Alwitigala Mawatha,Naraheenpita
133	SMG2/SCURP/054	655/11/D/294	Periyamuththu Muniamma Shanithi	588042073v	655/11/d/294/Samagiwaththa,Alpitigala,Mawatha,Naraheenpira
134	SMG2/SCURP/055	655/11/D44	Selwaraj Jayanthi	N/A	655,11/D/44/Samagiwatha,Alwitigala Mawatha,Naraheenpita,
135	SMG1/SCURP/081	78/1	G.U. Siththi Naleema	786770700700	78/1 Samagiwaththa,Kirmandal Mawath, Narahenpita, Colombo- 5
136	SMG1/SCURP/082	74	K.K.Vipula	198118310030	74, Samagiwaththa,Kirmandal Mawath, Narahenpita, Colombo- 5
137	SMG1/SCURP/083	74/A	Samson Balakrishnan	196733202514	74/A, Samagiwaththa,Kirmandal Mawath, Narahenpita, Colombo- 5
138	SMG1/SCURP/084	87	Shiroma	NA	87, Samagiwaththa,Kirmandal Mawath, Narahenpita, Colombo- 5

Annex – 2 List Vulnerable HHs in Samagiwatta

S/N	HH No.	Name of the Head of the HH	Residential Address	Name of the Vulnerable Person	Age	Sex	Relationship to Head of the HH	Type of Vulnerability (as per EM)	Contact No.
1	09	S. Nallathambi	Samagiwatta, Kirimandala Mawatha	S. Nallathambi	84	Male	H/HH	Elderly 80+ years, chronic illness, Cancer	0779606718
2	13	P. Sellamma	Samagiwatta, Kirimandala Mawatha	P. Sellamma	72	Female	H/HH	Women-headed HH, chronic illness	0760212274
3	19/A	Lowrance Subramaniam	Samagiwatta, Kirimandala Mawatha	Lowrance Subramaniam	41	Male	H/HH	Physical Disability	0741656438
4	20,	R.A. Leelawathi	Samagiwatta, Kirimandala Mawatha	R.A. Leelawathi	77	Female	H/HH	Women-headed HH	0761952777
5	22	N. Jeyalechchami	Samagiwatta, Kirimandala Mawatha	N. Jeyalechchami	67	Female	H/HH	Women-headed HH, multiple chronic illnesses	0752572677
6	30,	Kanapathipillei. Veni	Samagiwatta, Kirimandala Mawatha	K. Veni	47	Female	H/HH	Women-headed HH	0762619504
7	32	Manoharan Manohari	Samagiwatta, Kirimandala Mawatha	M. Thabileshan	59	Male	Son	Physical Disability	0713126756
8	34	Rajgopal Desi Rani	Samagiwatta, Kirimandala Mawatha	Rajgopal Desi Rani	54	Female	H/HH	Women-headed HH	0741396248
9	36	Shanmugam Rosary Anthani	Samagiwatta, Kirimandala Mawatha	Rosary Anthany	65	Female	H/HH	Women-headed HH, chronic illness	0769938360
10	39	Velandi Venada	Samagiwatta, Kirimandala Mawatha	Velandi Venada	62	Female	H/HH	Women-headed HH, Critical medical condition	0756427220

11	64	Fancis Mary Kathrin	Samagiwatta, Kirimandala Mawatha	Fancis Mary Kathrin	81	Female	H/HH	Women-headed HH	0761581821
12	69	Nallaiya Alagamma	Samagiwatta, Kirimandala Mawatha	Nallaiya Alagamma	74	Female	H/HH	Women-headed HH	0721391866
13	72	Nishanthi Wijethunga	Samagiwatta, Kirimandala Mawatha	Nishanthi Wijethunga	56	Female	H/HH	Women-headed HH	0764662922
14	77	T. Anthany	Samagiwatta, Kirimandala Mawatha	T. Anthany	76	Female	H/HH	Women-headed HH	0788342008
15	78	Siththi Ruweisa	Samagiwatta, Kirimandala Mawatha	Siththi Ruweisa	78	Female	H/HH	Women-headed HH	0703202178
16	91	T. Mangaleshwari	Samagiwatta, Kirimandala Mawatha	T. Mangaleshwari	55	Female	H/HH	Women-headed HH	0774543640
17	20/19	G.P. Anulawathi Diluxi)	Usaviwatta, Elvitigala Mw. Narahenpita	G.P. Anulawathi Diluxi)	69	Female	H/HH	Women-headed HH	0719219674
18	655/11/D/14	S. Saraswathi amma	Samagiwatta, Elvitigala Mw. Narahenpita	S. Saraswathi amma	55	Female	H/HH	Women-headed HH	078627273
19	655/11/D/17	Sellappa Leela	Samagiwatta, Elvitigala Mw. Narahenpita	Sellappa Leela	74	Female	H/HH	Women-headed HH	011 2568841
20	655/11/D/18	Arumugam Pillai Niroshika	Samagiwatta, Elvitigala Mw. Narahenpita	Arumugam Niroshika	40	Female	H/HH	Women-headed HH	0765448632
21	655/11/D/20	Anjala Kannangara	Samagiwatta, Elvitigala Mw. Narahenpita	Anjala Kannangara	48	Female	H/HH	Women-headed HH	0702507002
22	655/11/D/20A	Rajasekaran Priyadarshani	Samagiwatta, Elvitigala Mw. Narahenpita	Rajasekaran Priyadarshani	30	Female	H/HH	Women-headed HH	0702507002

23	655/11/ D/25	Karpaiya Sembagawalli	Samagiwatta, Elvitigala Mw. Narahenpita	Karpaiya Sembagawalli	64	Female	H/HH	Women-headed HH	0772991848
24	655/11/ D/45	M. Rama Lechchami	Samagiwatta, Elvitigala Mw. Narahenpita	M. Rama Lechchami	63	Female	H/HH	Women-headed HH	0756060608
25	655/11/ D/55	S. Mari Ammal	Samagiwatta, Elvitigala Mw. Narahenpita	S. Mari Ammal	83	Female	H/HH	Women headed	0754638009
26	655/11/ D/56	P. Rajamaiaamma	Samagiwatta, Elvitigala Mw. Narahenpita	P. Rajamaiaamma	68	Female	H/HH	Women-headed HH	0703415640
27	655/11/ D/57	Antony John Cristopher	Samagiwatta, Elvitigala Mw. Narahenpita	R. Krsthudasan	80	Male	Father-in- law	Elderly 80+ years	0758975698
28	655/11/ D/61	Hewa Gurusinhage Vineetha	Samagiwatta, Elvitigala Mw. Narahenpita	H.G.Vineetha	66	Female	H/HH and son	Women-headed HH Mental	0771143940
29	655/11/ D/68	H.K.S. Perera	Samagiwatta, Elvitigala Mw. Narahenpita	H.K.Sumanawa thi Perera	76	Female	H/HH	Women-headed HH	0710534301
30	655/11/ D/29	Muththu Karuppan Sandanam	Samagiwatta, Elvitigala Mw. Narahenpita	M.K.Sandanam	88	Female	H/HH	Women-headed HH	0763990402
31	655/11/ D/29 A	Priyamuththu Muniyamma Shanthi	Samagiwatta, Elvitigala Mw. Narahenpita	P.M. Shanthi	66	Female	H/HH	Women-headed HH	0763990402

Annex - 3

List of Names of Livelihood Owners Affected by the Resettlement

SN	HH identification Unique No	House Number	Name	Current Livelihood involvement (Type of livelihood)	Status
1	SMG1/SCURP/015	17	S. Kaliaamma	Retail shop	Significantly
2	SMG1/SCURP/051	62	Leelawathi Kumarasiri	Grossery	Significantly
3	SMG1/SCURP/063	72 A	A.S. Susantha Pushpa kumara (Mahimala-Mother)	Retail shop	Significantly
4	SMG 2/SCURP/042	655/11/D57	Cristopher Nesamalar	Retail shop and lunch packet	Significantly
5	SMG1/SCURP/069	82	R.K Sellaiya	Polyethene Related Business	Significantly
6	SMG1/SCURP/068	80	S. Vijithra	Cake production	Significantly
7	SMG2/SCURP/011	20/16/A	J. D. Jorge Daniel	Food related business	Significantly
8	SMG2/SCURP/015	20/17/A	Priya Arsakumara	Tailoring	Significantly
9	SMG2/SCURP/049	655/11/D/66	Sudam Kaushalya Edirisinghe (Shyamali Priyanka)	Food related business	Significantly
10	SMG2/SCURP/050	655/11/D/21	N. Madhuri Priyanka Sudarshani	Spices Grinding Packing	Moderately
11	SMG1/SCURP/027	30	K. Veni	Sawing	Moderately
12	SMG1/SCURP/050	61	R. K. Selvi	Retail shop	Moderately
13	SMG1/SCURP/066	77	T. Anthany	Sawing	Moderately
14	SMG2/SCURP/018	20/23/A	Laxman Nisanga Kumara	Sawing	Moderately
15	SMG 2/SCURP/023	17/A	S. Suppan	Production of bags and purse	Moderately
16	SMG 2/SCURP/025	655/11/D/19	Shanmugavelu Arumugam Pullee	Tailoring (Bag)	Minorly
17	SMG 2/SCURP/008	20/15	Alosias Jonson	Food Related Business	Minorly
18	SMG1/SCURP/012	13	W. Mallika (P Sellamma)	Sawing	Minorly
19	SMG1/SCURP/013	14	W.A. Greesha	Beauty Salon	Minorly
20	SMG1/SCURP/026	27	A. Nawatneetharaja	Coconut Shell productions	Minorly
21	SMG2/SCURP/055	D/44	R.Yogaraja	Labor (fresh flower selling through online order0	Minorly

Annex 4A: Grievance Redress Mechanism Templates

Annex 4A: Tier 1 Complaint Form (Community/Field Level)

Grievance Registration Form

Project:

Date Received:

Complaint Reference No.:

Name (or Anonymous ID)	.....
Gender	☐ Male ☐ Female ☐ Prefer not to say
Address / Location	.....
Contact Number / Email	.....
Are you a Project-Affected Person (PAP)?	☐ Yes ☐ No ☐ Not sure
Is this complaint related to GBV/SEA/SH?	☐ Yes* ☐ No ☐ Prefer not to disclose

*If “Yes”, the form will be immediately referred to the trained GBV Focal Point for confidential handling and referral to appropriate services. Do not record identifiable details here.

Nature of Complaint

Type of Issue	☐ Land/Asset ☐ Construction ☐ Employment ☐ Livelihood ☐ Environment ☐ Social Conflict ☐ GBV/SEA/SH ☐ Other
Description of the complaint	.....
Location / Date of issue	.....

Actions Taken (Tier 1 GRC)

Date received by Tier 1 GRC	.....
Name of officer receiving	.....
Initial review completed on	.....
Immediate action taken (if any)	.....
Proposed resolution / next steps	.....
Feedback provided to complainant	.....

Annex 4B: Tier 2 Complaint Form (Project-Level GRC)

Escalated Grievance Form

Complaint Reference No. (from Tier 1):

Date of Submission to Tier 2:

Name / ID	.....
Address / Contact	.....
Handled at Tier 1?	☐ Yes ☐ No
Tier 1 Decision Date	.....
Satisfied with Tier 1 Response?	☐ Yes ☐ No

GRC Review and Decision

Date received	.....
Review meeting date	.....
Decision / Recommendation	.....
Responsible party for follow-up	.....
Time frame for resolution	.....
Communicated to complainant on	.....

Annex 4C: Tier 3 Appeal Form (Project Director / AIIB-Level Referral)

Final Appeal Submission

Complaint Reference No.:

Date Submitted to Tier 3:

Name / ID	.....
Have you submitted this complaint at lower tiers?	☐ Yes ☐ No
Copies of previous responses attached?	☐ Attached ☐ Not available

Tier 3 Review and Decision

Date received	.....
Review conducted by	.....
Decision / Resolution	.....
Communicated to complainant on	.....

Note: If dissatisfied after Tier 3, the complainant may contact AIIB's Project-Affected People's Mechanism (PPM) at ppm@aiib.org or visit <https://www.aiib.org/en/policies-strategies/download/project-affected/ppm-2024.pdf>

Annex 4D: Grievance Register Format

No	Date Received	Complaint Ref. No	Complainant (ID/Anon)	Nature of Complaint	Location	Category	Tier	Actions Taken	Status	Resolution Date	Remarks

Note: For GBV/SEA/SH complaints, only coded data should be entered. The GRM Secretary must update this register monthly and report to the Project Director and M&E Unit.

Annex - 5

කොළඹ නාගරික පුනර්ජීවන ව්‍යාපෘතියට සහායවීමේ ව්‍යාපෘතිය

නාගරික සංවර්ධන, ඉදිකිරීම් සහ නිවාස අමාත්‍යාංශය

සමාජ ආර්ථික සමීක්ෂණය, නැවත පදිංචි කරවීමේ සැලැස්ම සංවර්ධනය, සමාජ සජීවීකරණය, ධාරිතා සංවර්ධනය හා ජීවනෝපාය සංවර්ධනය සඳහා වන උපදේශක සේවාව

ප්‍රජාව දැනුවත් කිරීමේ වැඩ සටහන් වාර්තාව

වැඩ සටහන :	ප්‍රජාව දැනුවත් කිරීමේ වැඩ සටහන (CAP) සමගිවත්ත ජනපදය, නාරාහේන්පිට		
දිනය හා වේලාව:	28.03.2025 පෙ.ව.9.30 – ප.ව. 12.30 දක්වා		
ස්ථානය:	ධර්මායතන විහාරස්ථ ප්‍රජා ශාලාව, නාවල පාර, නාරාහේන්පිට.		
සහභාගීත්වය :	ප්‍රතිලාභීන් සංඛ්‍යාව:	145	(ඇමුණුම බලන්න)
	නිලධාරීන් UDA	05	(ඇමුණුම බලන්න)
	Infortech	09	(ඇමුණුම බලන්න)
උපදේශකත්වය:	ජයරත්න කනංකේ මහතා - කණ්ඩායම් නායක		
සංවිධානය:	රංජිත් පින්තපොල - ක්ෂේත්‍ර සම්බන්ධීකාරක		

වසර දෙකකට පමණ පෙර සිට නාගරික සංවර්ධන අධිකාරියේ සමාජ සංවර්ධන අංශය විසින් සමගිවත්ත ජනපදයේ කොළඹ නාගරික පුනර්ජීවන ව්‍යාපෘතිය ආරම්භ කොට ඇති අතර, තව දුරටත් වැඩ සටහන පිළිබඳව ප්‍රජාවට දැනගත යුතු යම් යම් කාරණා ඇති බව හඳුනා ගැනීම නිසාත්, ප්‍රජා සජීවීකරණය වර්ධනය කිරීමේ අභිප්‍රායත්, ව්‍යාපෘති ක්‍රියාකාරකම් වලට ඔවුනගේ ප්‍රායෝගික සහභාගීත්වය උත්තේජනය කිරීමත් අරමුණෙන් මෙම ප්‍රජාව දැනුවත් කිරීමේ වැඩ සටහන ක්‍රියාත්මක කරන ලදී. ඉන්ෆෝටෙක් උපදේශක ආයතනයේ කණ්ඩායම් නායක ජයරත්න කනංකේ මහතාගේ සහ නාගරික සංවර්ධන අධිකාරියේ සමාජ අංශයේ අතිරේක ව්‍යාපෘති අධ්‍යක්ෂ අනෝමා බටගල්ල මහත්මියගේ සම්පත් දායකත්වයෙන් දැනුවත් කිරීමේ වැඩ සටහන ක්‍රියාත්මක විය. ඒ සඳහා ඉන්ෆෝටෙක් උපදේශක සමාගමේ ක්ෂේත්‍ර සම්බන්ධීකාරක මහත්ම මහත්මීන්ගේ සහායද උපරිම වශයෙන් ලද අතර නා.සං.අ. සමාජ අංශයේ නිලධාරී මහත්ම මහත්මීන්ගේ සහභාගීත්වයද ලබා දී තිබුණි.

පහත සඳහන් කරුණු පිළිබඳව කණ්ඩායම් නායක ජයරත්න කනංකේ මහතා සහ අතිරේක ව්‍යාපෘති අධ්‍යක්ෂ අනෝමා බටගල්ල මහත්මිය විසින් සහභාගී වුවත් දැනුවත් කලා.

- ව්‍යාපෘතියේ අරමුණු
- කොළඹ නාගරික පුනර්ජීවන ව්‍යාපෘතියේ අරමුණු
- මීට පෙර ක්‍රියාත්මක කරන ලද නිවාස සංකීර්ණ සහ මෙම ව්‍යාපෘතියේ වෙනස්කම්
- නව ව්‍යාපෘතියෙන් නිවාසලාභීන්ට ලැබෙන ප්‍රතිලාභ
- නිවාස සංකීර්ණයේ තිරසාර බව පවත්වා ගන්නා ආකාරය
- සහාධිපත්‍ය කළමනාකරණ සමාගම යනු කුමක්ද එහි හිමිකාරීත්වය, සංවිධාන ව්‍යුහය හා එය පවත්වාගෙන යායුතු ආකාරය. (Condominium Management Cooperation (CMC))

● නිවාස සංකීර්ණයේ හිමිකාරිත්වය

කණ්ඩායම් නායක ජයරත්න කනංකේ මහතාගේ සහ අතිරේක ව්‍යාපෘති අධ්‍යක්ෂ අනෝමා බටගල්ල මහත්මියගේ සභාව ඇමතීමේ කතා වලින් පසු සහභාගී වූවන්ට ඇති ගැටළු පිළිබඳ විමසා පැහැදිලි කර ගැනීමේ අවස්ථාව ලබාදුනි.

ඒ අනුව විමසන ලද ගැටළු / ප්‍රශ්න හා ඒ සඳහා ලබා දෙන ලද පිළිතුරු පහත වගුවෙහි සටහන් වේ.

අංකය	ගැටළුව / ප්‍රශ්නය	පිළිතුර
1	නිවාස වලට යනවිට අප මුදල් ගෙවිය යුතුද ඒ කෙසේද?	නව නිවසට යාමට පෙර නිදන් අරමුදල සඳහා රුපියල් 50,000.00 ක මුදලක් ගෙවිය යුතුයි. පිහිටුවා ඇති කුඩා කණ්ඩායම් මගින් සතිපතා හෝ මාසිකව කොටස් වශයෙන් එම මුදල ගෙවිය හැකියි. නිවස ලබා දෙන අවස්ථාව වන විට රු. 50,000.00 ක මුදල සම්පූර්ණයෙන් සම්තියට ගෙවා තිබිය යුතුය. එමෙන්ම කුඩා කණ්ඩායම් හරහා ඉතිරි කිරීම් ද කළ යුතුය. මේ කිසි මුදලක් නාගරික සංවර්ධන අධිකාරිය මගින් ලබා නොගන්නා අතර එම සියළුම මුදල් ඔබේ සම්තිය නම් බැංකු ගත කරනු ඇත. ඊට අමතරව වෙනත් මුදලක් අය කිරීමට මේ වන තුරු තීරණය කොට නැත. <i>Mr. Jayarathna and Ms. Anoma</i>
2	අපට ඔප්පුවක් ලැබෙනවාද ?	ඔව්. නව නිවාස සංකීර්ණයට ගිය පසු ජනාවාස මට්ටමින් පිහිටුවා ඇති ප්‍රජා සංවර්ධන සමිති නියෝජනයෙන් නව නිවස සංකීර්ණය මට්ටමේ ප්‍රධාන සංවිධානයක් පිහිටවනු ඇත. එම සංවිධානයේ නාමය වන්නේ “සහාධිපත්‍ය කළමනාකරණ සංස්ථාව” යනුවෙනි එහි ඉංග්‍රීසි නාමය වන්නේ “Condominium Management Cooperation - CMC ලෙසයි. ඔබ එම සංස්ථාවේ සාමාජිකත්වය තහවුරු කරගත් පසු ඔබට ඔප්පුව ලබා ගැනීමේ හිමිකම ලැබෙනු ඇත. <i>Mr. Jayarathna</i>
3	අනු පවුල් සඳහා වෙනම නිවාස ලැබෙනවාද ?	සමාජ ආර්ථික සමීක්ෂණය මගින් ලැබෙන දත්ත / තොරතුරු අනුව හා අනු පවුලක් තෝරා ගැනීම සඳහා සකසා ඇති නිර්නායක පදනම් කරගෙන අනු පවුල් තෝරනු ලබනවා <i>Mr. Jayarathna</i>
4	නව නිවාස සංකීර්ණයේ පදිංචි කරවන්නේ කවදාද ?	තව සුළු ඉදිකිරීම් කොටසක් කර ගෙන යන බැවින් එය නිම වූ වහාම නව නිවාස ලබා දෙනු ඇත. මෙම වසර අවසානයට පෙර එය කළහැකි වෙනැයි අපේක්ෂා කෙරේ. <i>Mr. Jayarathna</i>
5	නව නිවාස සංකීර්ණයට යාමට අකමැති පිරිස වෙනුවෙන් ගනු ලබන තීරණය කුමක්ද ?	මෙම සංවර්ධන වැඩ සටහනට අවනත වී සැම කෙනෙක්ම යා යුතුයි. නැවත පදිංචිය සිදු කළ වහාම එම ඉඩම් සංවර්ධනය කොට නව සංවර්ධන ව්‍යාපෘති සඳහා යොදා ගනී. එසේ හෙයින් කිසිවෙකුටත් එහි තව දුරටත් රැඳී සිටීමට නොහැකි වේ. <i>Mr. Jayarathna</i>

6	නිවාස සංකීර්ණය සඳහා ප්‍රවාහන පහසුකම් සපයන්නේද?	ජනාවාස 4 ක විශාල පිරිසක් එහි පදිංචි කරවන නිසා ඒ පිළිබඳ සාධනීය සැලැස්මක් සකස් කළ හැක. <i>Mr. Jayarathna</i>
7	දැනට ව්‍යාපාර කර ගෙන යන අය සඳහා නව නිවාස සංකීර්ණයේ සුදුසු ස්ථානයක් හිමිවේද ?	සමාජ ආර්ථික සමීක්ෂණ ප්‍රශ්නාවලිය මගින් දැනට පවත්වාගෙන යනු ලබන ව්‍යාපාර පිළිබඳ තොරතුරු ලබා ගෙන ඒ අනුව ව්‍යාපාර / ජීවනෝපාය කටයුතු පිළිබඳ සුදුසු ක්‍රියාමාර්ග ගනු ලබනවා එසේම, වෘත්තීය පුහුණු අධිකාරියේ හා අනෙකුත් අදාළ පාර්ශවකාර ආයතන වල සහායද ඇතිව පුහුණු වැඩ සටහන් හා ස්වයං රැකියා / ව්‍යාපාර ආරම්භ කිරීමට සහාය ලබා දෙන අතර මූල්‍ය පහසුකම් ලබා ගැනීමට ද අවකාශ හිමි වනු ඇත. <i>Mr. Jayarathna</i>
8	නව නිවාස වලට සුරතල් සතුන් ගෙන යා හැකිද ?	සතුන් ගෙන යා නොහැකි අතර පෝච්චි වල සිටුවන ලද එළවළු හා මල් පැල රැගෙන යා හැකිය. <i>Mr. Jayarathna</i>
9	වාහන ගාල් කිරීම සඳහා වෙනම ස්ථාන වෙන් කරන්නේද ?	තිබෙන ඉඩකඩ අනුව ස්ථාන වෙන් කිරීමක් කළ හැකිය. <i>Mr. Jayarathna</i>
10	විදුලි හා ජල බිල්පත් සහිතව අනු පවුලක් ලෙස ලියාපදිංචි වී තිබෙනම් ඔවුනට නව නිවසක් ලබා ගැනීමට හැකිද?	ප්‍රශ්නාවලිය මගින් ලබා දෙනු ලබන තොරතුරු අනුව මෙය තීරණය කරනු ලබනවා. ඒ සම්බන්ධයෙන් ඔබට අසාධාරණයක් වුවා යැයි හැඟේ නම් එය පැමිණිලි කොට විසඳුමක් ලබා ගැනීම සඳහා “ දුක් ගැනවිලි විසඳීමේ කමිටුව ” ලෙස පිහිටුවනු ලබන කමිටුවට ඔබේ ගැටළුව ඉදිරිපත් කළ හැකිය <i>Mr. Jayarathna and Ms. Anoma</i>
11	ඔප්පුවක් ලබා ගැනීමට ගෙවිය යුතු මුදල කොපමණද ?	ඔප්පුව ලබා ගැනීමට පෙර ගෙවිය යුත්තේ නිදන් අරමුදල සඳහා ගෙවිය යුතු රු. 50,000 සහ ඔප්පුව ලිවීමේදී ගෙවිය යුතු මුද්දර ගාස්තු වැනි දේවල් පමණයි. <i>Mr. Jayarathna</i>
12	නිවාස ලබා දෙන්නේ සමිතියට සම්බන්ධ වූ පිළිවෙලටද ?	සමිතියට පැමිණෙන අනු පිළිවෙලට නිවාස ලබා දීමක් සිදුවන්නේ නැහැ. නිවාස ලබා දෙන්නේ නිවසක් ලබා ගැනීම සඳහා සුදුසුකම් සම්පූර්ණ කළ අයටයි. <i>Mr. Jayarathna and Ms. Anoma</i>
13	මුදල් ලබා දී අනු පවුල් වලට සමිතියට සහභාගී විය හැකිද ?	නිවසක් ලබා ගැනීමට සුදුසුකම් ලබන සෑම අයෙක්ම කුඩා කණ්ඩායමක සහ සමිතියේ සාමාජිකත්වය ලබාගෙන ක්‍රියාකාරී සාමාජිකයෙකු විය යුතුයි. <i>Ms. Anoma</i>
14	පවුල් 2 ක් සිටින නිවසක එක් පවුලක් පමණක් සාමාජික මුදල්	ප්‍රශ්නාවලිය මගින් ගනු ලබන තොරතුරු අනුව එය තීරණය කරනු ලබයි.

	ගෙවන්නේ නම් අනෙක් පවුලට කුමක් සිදුවන්නේද ?	<i>Mr. Jayarathna</i>
15	මුදල් ගෙවීමට අපහසු අයට කුමක් සිදු වන්නේද ?	මුදල් ගෙවීමට අපහසු අය පිළිබඳ රජය තීරණයක් ගනු ලබයි. ඒ අයට ජීවනෝපාය සංවර්ධන වැඩ සටහන් ක්‍රියාත්මක කරන අතර ඒ සඳහා උනන්දුවෙන් කටයුතු කර නව ආදායම් මාර්ග සකසා ගත යුතුය. <i>Ms. Anoma</i>
16	නව නිවාස සංකීර්ණයේ ජල හා විදුලි බිල්පත් එක් එක් නිවාස ඒකක සඳහා වෙන් වෙන් වශයෙන් ලබා දෙන්නේද ?	එක් එක් නිවාස ඒකක සඳහා වෙන් වෙන් වශයෙන් බිල්පත් ලබා දෙනු ඇත. <i>Mr. Jayarathna and Ms. Anoma</i>

කුඩා කණ්ඩායම් මට්ටමින්, පුද්ගල මට්ටමින් මෙන්ම අවිධිමත් සාකච්ඡා මගින් පසුගිය මාස 3 පමණ කාලය තුළ ප්‍රජාව සාධනීය මට්ටමකින් දැනුවත් කිරීම් කර ඇති නිසා අභියෝගාත්මක ගැටළු කිසිවක් මෙම වැඩ සටහනේදී ඉස්මතු නොවීය. එදින සහභාගී වූ නිලධාරී මහත්ම මහත්මීන්ගේ නිරීක්ෂණය වූයේද වැඩ සටහන සාර්ථක වූවක් බවයි.

සහභාගී වූ නිලධාරීන්

අංකය	නම	ආයතනය	තනතුර
1	ජයරත්න කනංකේ මහතා	ඉන්ෆෝටෙක් උපදේශක ආයතනය	කණ්ඩායම් නායක
2	අනෝමා බටගල්ල මහත්මිය	නාගරික සංවර්ධන අධිකාරිය	අතිරේක ව්‍යාපෘති අධ්‍යක්ෂ
3	ප්‍රියා කුමාරසිංහ	නාගරික සංවර්ධන අධිකාරිය	සහකාර සමාජ විද්‍යාඥ
4	ශමිකා වීරසිංහ	නාගරික සංවර්ධන අධිකාරිය	සහකාර සමාජ විද්‍යාඥ
5	සහන් ජයලත්ගේ	නාගරික සංවර්ධන අධිකාරිය	සහකාර සමාජ විද්‍යාඥ
6	ජීවනී ජේරුසිංහ	නාගරික සංවර්ධන අධිකාරිය	සහකාර සමාජ විද්‍යාඥ
7	රංජිත් පින්තපොල	ඉන්ෆෝටෙක් උපදේශක ආයතනය	ක්ෂේත්‍ර සම්බන්ධීකාරක
8	ඉන්දික විජේරත්න	ඉන්ෆෝටෙක් උපදේශක ආයතනය	ක්ෂේත්‍ර සම්බන්ධීකාරක
9	චතුරංග සම්පත්	ඉන්ෆෝටෙක් උපදේශක ආයතනය	ක්ෂේත්‍ර සම්බන්ධීකාරක
10	ධනංජී මහේෂානි	ඉන්ෆෝටෙක් උපදේශක ආයතනය	ක්ෂේත්‍ර සම්බන්ධීකාරක
11	කලනි ශානිකා	ඉන්ෆෝටෙක් උපදේශක ආයතනය	ක්ෂේත්‍ර සම්බන්ධීකාරක
12	ජේ.ඒ.එම්.එස්. බණ්ඩාර	ඉන්ෆෝටෙක් උපදේශක ආයතනය	ක්ෂේත්‍ර සම්බන්ධීකාරක
13	ඩබ්.එම්.කේ. බණ්ඩාරනායක	ඉන්ෆෝටෙක් උපදේශක ආයතනය	ක්ෂේත්‍ර සම්බන්ධීකාරක
14	තරුණිකා දිල්ශානි	ඉන්ෆෝටෙක් උපදේශක ආයතනය	ක්ෂේත්‍ර සම්බන්ධීකාරක

වැඩ සටහනේ ඡායාරූප කිහිපයක්



Annex - 6

Stakeholder Meeting Minutes

Date and Time:	26.04.2025 9.30 am – 12.30 pm		
Venue:	Divisions Secretariat's Auditorium, DS Office, Thimbirigasyaya		
Participants:	Representatives from Stakeholder organizations:		54
	UDA (clients)		05
	Infortech consultants		16
Facilitator:	Mr. Jayarathna Kananke – Team Leader		
Organizing:	Mr. Ranjith Pinnapola – Site Coordinator		

Brief of the program:

Socio-Economic Survey, Resettlement Action Plan (RAP) Development, Community Mobilization, Capacity Improvement and Livelihood Development are the major components of the Support to Colombo Urban Regeneration Project (SCURP). For the success implementation of the above mention components need to have support of all relevant stakeholder organizations both government and non-government sectors. In this context the consultants conducted a stakeholder meeting on 28th April 2025 with participation of 54 officials from various stakeholder organization. It was very successful. The program used fully participatory method to sharing ideas, opinions, consensus regarding the managing together of expecting interventions. All stakeholders express their support to assist to reach the expected objective of the project. Specifically, major attention was given to the livelihood improvement of the affected persons including child, youth and women development. The 20 + relevant officials are occupied in the DS office who are responsible to help the people to uplift their socio-economic conditions. But it is obvious that no proper relationship exists between and among general peoples and relevant extension officers. In this program the participants realized that to involve with the certain project with the community as well as project officials to fulfill the project intervention with sustainable manner.

Some of photograph of the Stakeholder Awareness Program held at Thimbirigasyaya Divisional Secretariat Office on 26.05.2025





Annex - 7

Status Report of Youth Awareness Program – Samagiwatta 20.02.2025

SC initiated a Youth Development Program at Samagiwatta on 20.02.2025 called “Youth Power for Winning Life” (දිවිය දිනන තරුණ ජවය). During the site visits of the past couple of weeks. SC understood that the youth of these locations have no target for their future. SC just wanted to touch them and started a dialogue with some of the youths. So SC learnt that they need support from outside to improve their life as another youth community outside, and we discussed how to do it. According to the dialogs we had, informed their parents, who are already organized as small groups and with blessings, the youths decided to formally gather and initiate a program to improve the lifestyle of the low facility settlement, namely Samagiwattha, Narahenpita and planned to conduct an initial awareness program.

According to the plan made, the awareness workshop shop conducted on 20th February 2025 at the Community Hall in Pichchamalwatta, Narahenpita.

Participants:

Participants	No.
No of youths of Samagiwatta 1 and 2	19
Parents of some of youths	05
Mr.Ranjith Pinnapola _ Site Coordinator / Resource Person	01
Mr. Senarathan - Sociologist, UDA	01
Mr. Chathuranga - Site Coordinator, Pichchamalwatta	01
Total no of participants	27

The youths living in the low facility settlements in the Colombo is facing various issues which are highlighted by the participants as bellow;

- No proper income sources / jobs
- Lack of sound education
- No enough skills
- Poor social justice
- Insulting by other community
- Corrupted living society
- No proper direction and advice from any responsible party
- Negative attitudes etc.

Suggestions by them:

- Help to initiate income generation activities (IGAs)
- Provide skills development trainings

- Assist with financial support to start IGAs.

In the final session of the program they proposed to do some activities as follows:

	Major Activity	Sub Activity
1	Continue awareness of youths on various topics to build their capacity.	To be discussed
2	Organizing them to gather under one umbrella	
3	Identify their feeling needs, find reasons and solutions.	
4	Meet again to deeply discuss regarding the feeling needs and identify correct and appropriate solutions with responsible parties.	

Some photographs of the youth awareness program of Samagiwatta



Annex - 8

Support to Colombo Urban Regeneration Project (SCURP)
Consultancy Service on Socio Economic Survey, Resettlement Plan (RAP) Development,
Community Mobilization, Capacity Improvement and Livelihood Development
Socio-economic and Census Survey

The Summary table of Stakeholder Consultations of Samagiwatta

S#	Subject	Date	Venue	Type of participants	No of Participants	Gender	
						M	F
1	"Carnashan" Small Group Discussion	25.01.2025	Group Leader's House	Mix	07	02	05
2	"Lotus" Small Group Discussion	29.01.2025	Group Leader's House	Mix	09	02	07
3	"Lotus" Small Group Discussion	05.02.2025	Group Leader's House	Mix	09	02	07
4	"Lotus" Small Group Discussion	13.02.2025	Group Leader's House	Mix	07	01	06
5	"No 07" Small Group Discussion	08.02.2025	Group Member's House	Mix	10	05	05
6	"Lotus 2" Small Group Discussion	08.02.2025	Group Leader's House	Mix	08	00	08
7	"Lotus" Small Group Discussion	19.02.2025	Group Leader's House	Mix	05	01	04
8	"Jesmin" Small Group Discussion	22.02.2025	Group Leader's House	Mix	06	04	02
9	"Tharu" Small Group Discussion	03.03.2025	Group Leader's House	Mix	05	02	03
10	"Jesmin" Small Group Discussion	15.03.2025	Group Leader's House	Mix	04	02	02
11	Community Awareness program	20.03.2025	Darmayathana Temple's Community Hall	Community	145	90	55
				PMU	05	2	3
				Infotec	09	4	5
12	"Lotus" Small Group Discussion	02.04.2025	Group Leader's House	Mix	06	01	05
13	"Lotus - 2" Small Group Discussion	26.04.2025	At a Group Member's Compound	Mix	08	00	08
14	Focus Group Discussions	30.04.2025	Darmayathana Temple's Community Hall	Mix	21	09	13
15	"Lotus" Small Group Discussion	30.04.2025	Group Leader's House	Mix	05	01	04
16	Stakeholder's Awareness meeting	26.05.2025	DS Auditorium, Thimbirigasyaya	Mix	75	46	29
17	"New" Small Group Discussion	26.06.2025	Group Leader's House	Mix	07	02	05

18	"Small Group (New) Discussion	11.05.2025	Group Leader's House	Mix	15	06	09
19	Working Committee Meeting	10.06.2025	CBO Chairman House	Mix	08	01	07
20	"Oshadhi" Small Group Discussion	08.07.2025	Group Leader's House	Mix	04	01	03
21	"Nilendra" Small Group Discussion	08.07.2025	Group Leader's House	Mix	04	02	02
22	"Vimukthi" Small Group Discussion	14.07.2025	Group Leaders House	Mix	07	03	07
23	"Araliya" Small Group Discussion	28.07.2025	At a Group Member's House	Mix	07	02	05
24	"Caneshan" Small Group Discussion	25.08.2025	Group Member's House	Mix	06	03	03
25	"Rose" Small Group Discussion	25.09.2025	Group Leader's House	Mix	04	01	03

Annex - 9**Summary Tables of Households by Land Occupancy status –
Samagiwatta**

No	Existing House No.	Name of Head of Household	Household Unique No	Title holder	Govt. Land	NHDA Lease	Remarks
1	04	Palami Wasantha	SMG1/SCURP/001		√	√	
2	05	W. Wimalasiri	SMG1/SCURP/002		√	√	
3	5/B	Ruwandara Saman	SMG1/SCURP/003		√		Living in the Father' s land HH no 5
4	06	Chandan Pushpika Prasadi	SMG1/SCURP/004		√	√	
5	6/1/B	S. Moris Amudha	SMG1/SCURP/005		√		Transfer agreement with house no. 6
6	07	D. Edward Jacob	SMG1/SCURP/006		√	√	
7	08	K.D. Sajith Priyadarshana	SMG1/SCURP/007		√	√	
8	08/A	K.D. Duminda Priyadarshana	SMG1/SCURP/008		√		House located in the same land HH no 08
9	09	S. Nallathambi	SMG1/SCURP/009		√	√	Not received
10	11	Nadarajah Mathiwanan	SMG1/SCURP/010		√	√	Check
11	12	T. Christina Dharmakulasingam	SMG1/SCURP/011		√	√	
12	13	Periyasami Sellamma	SMG1/SCURP/012		√	√	
13	14	Weerappan Gresha	SMG1/SCURP/013		√	√	Affidavit by ex-owner Grasha They have HADA Lease
14	15	Selvamani Muralidasan	SMG1/SCURP/014		√	√	
15	17	S. Kaliaamma	SMG1/SCURP/015		√	√	
16	18	Sundaram Thangavelu	SMG1/SCURP/016		√	√	
17	18/A	Rajendram Chandrasekar	SMG1/SCUR/017		√	√	
18	19	Clara Subramaniam	SMG1/SCURP/018		√	√	By mother' s name
19	19/A	Lowrance Subramaniam	SMG1/SCURP/019		√	√	By mother' s name
20	20	R.A. Leelawathi	SMG1/SCURP/020		-	√	

21	21	S. Yogeshwari	SMG1/SCURP/021		√		Not received
22	22	Nagarajah Jeyalechchami	SMG1/SCURP/022		√	√	
23	22/A	Naharajah Chandrakala	SMG1/SCURP/023		√		Living in part of mother' s place HH no. 22
24	23	Suppan Dayalan	SMG1/SCURP/024		√	√	
25	24	Mosas Malarmani	SMG1/SCURP/025		√	√	
26	27	A. Navaneetharajah	SMG1/SCURP/026		√	√	
27	30	K. Veni	SMG1/SCURP/027		√	√	
28	31	P. Sangarakumaran	SMG1/SCURP/028		√	√	
29	32	M. Manohari	SMG1/SCURP/029		√	√	
30	33	Selladorey Radhika	SMG1/SCURP/030		√		Not available HH is abroad
31	34	Rajgopal Desirani	SMG1/SCURP/031		√	No	
32	35	S. Jegadambal	SMG1/SCURP/032		√	√	
33	36	Rosary Anthony	SMG1/SCURP/033		√	√	
34	37	Raman Amarawathi	SMG1/SCURP/034		√	√	
35	38	Seruwaran Shivamani	SMG1/SCURP/035		√	√	
36	39	Velandi Venada	SMG1/SCURP/036		√	√	
37	40	K. A. Shantha Krishto	SMG1/SCURP/037		√	√	
38	41	Antaney Denial	SMG1/SCURP/038		√	√	
39	42	N. Subashini	SMG1/SCURP/039		√		Not received
40	42/A	M.S. Dilip	SMG1/SCURP/040		√	√	
41	43	S. Ganeshan	SMG1/SCURP/041		√	√	
42	44	R. Rajendran	SMG1/SCURP/042		√	√	
43	45	V. Sofna	SMG1/SCURP/043		√	√	
44	46	Muniyandi Ellamma	SMG1/SCURP/044		√	√	Not recieved
45	48	Nagaraja Shanthi	SMG1/SCURP/045		√	√	
46	49	Allah Pichchey Shareena	SMG1/SCURP/046		√	√	
47	49/B	M.S.M. Rajendran	SMG1/SCURP/047		√		Not received
48	50	P. Mangeyakarasi	SMG1/SCURP/048		-	√	
49	60	Sinnaiya Amarawathi	SMG1/SCURP/049		√	√	
50	61	K. Selvi	SMG1/SCURP/050		√	√	
51	62	Leelawathi Kumarasiri	SMG1/SCURP/051		√	√	

52	62/1/1	Manjula Dushyanthi	SMG1/SCURP/052		√		First floor of HH no. 62
53	64	Francis Mary Catherin	SMG1/SCURP/053		√	√	
54	64/A	Jorge Fredric Mathew	SMG1/SCURP/054		√		No
55	65	Tyron Ronald	SMG1/SCURP/055		√	√	
56	66	Subramaniam Murugandram	SMG1/SCURP/056		√		Owner is in abroad. Not availability of proof
57	67	J. Nishanthani	SMG1/SCURP/057		√	√	
58	68	Velu Harishchandran	SMG1/SCURP/058		√	√	
59	69	Nallaiya Alagamma	SMG1/SCURP/059		√	√	
60	70	Eashvaranadan Miraj Manan	SMG1/SCURP/060		√	√	
61	71	Samuel Yogamalar	SMG1/SCURP/061		√	√	
62	72	Nishanthi Wijethunga	SMG1/SCURP/062		√		Not received
63	72/A	A.S. Susantha Pushpakumara	SMG1/SCURP/063		√		Not available
64	73	Anthony Mathew	SMG1/SCURP/064		√		Not available
65	75	M. B. Nimal Fernando	SMG1/SCURP/065		√	√	
66	77	Thawamani Anthony	SMG1/SCURP/066		√	√	
67	77 A	Flory Niranjala Samuel	SMG1/SCURP/067		√		
68	80	Sinnaiya Vijithra	SMG1/SCURP/068		√	√	
69	82	R.K. Sellaiya	SMG1/SCURP/069		√		Not received
70	83	Tyron Dishon	SMG1/SCURP/070		√	√	
71	84	S. Dewamani	SMG1/SCURP/071		√	√	
72	85	R.M.S.B. Rathnayaka	SMG1/SCURP/072		√		Not received
73	89	T. Manoj	SMG1/SCURP/073		√		Not received
74	91	T. Mangaleshwari	SMG1/SCURP/074		√	√	
75	47	Savarimuththu Anthony Pieter	SMG1/SCURP/075		√	√	
76	47/1/1	A. Rufeena	SMG1/SCURP/076		-		1 st floor OF HH no 47
77	76	H.G. Anura Nandalal	SMG1/SCURP/077		√		File not received yet
78	78 A	Mohamad Safran	SMG1/SCURP/078		√		FILE received
79	63	Madapathage Don Thilaka	SMG1/SCURP/079		√	√	

80	63/1/1	Randika Heshan	SMG1/SCURP/080		√		Mother' s place (first floor) 63
81	20/14	Selamban Maha lechchami	SMG 2/SCURP/001		√		
82	20/14/B	B.K. Paramajothe Malar	SMG 2/SCURP/002		√		
83	20/14/A	Selvaraj Rajendran	SMG 2/SCURP/003		√		
84	20/13/A	Nona Ramjani Kamurdeen	SMG 2/SCURP/004		√		
85	20/13/1	Rajalaxmi Laxman	SMG 2/SCURP/005		√		
86	20/11	Dharmadasa Jayasinghe	SMG 2/SCURP/006		√		
87	20/24/A	Gunarathnam Sewathiamma	SMG 2/SCURP/007		√		
88	20/15	A. Johnson	SMG 2/SCURP/008		√		
89	20/15/A	A. Mary Damion	SMG 2/SCURP/009		√		
90	20/12	Shilpa Arachchige Leelawathi	SMG 2/SCURP/010		√		
91	20/16/A	J.D. Jorge Daniel	SMG 2/SCURP/011		√		
92	20/24	Ishak Gunarathnam	SMG 2/SCURP/012		√		
93	20/20	Narayan Kanagaraja	SMG 2/SCURP/013		√		
94	20/19	G.P. Alapati	SMG 2/SCURP/014		√		
95	20/17/A	Priya Arsha Kumara	SMG 2/SCURP/015		√		
96	20/17	Sebastian Anthony Ammal	SMG 2/SCURP/016		√		
97	20/16	A. John David	SMG 2/SCURP/017		√		
98	20/23/A	Laxman Nisanga Kumara	SMG 2/SCURP/018		√		
99	20/23	Rangana Kumara wickramarathana	SMG 2/SCURP/019		√		
100	655/11/D/1 4	S. Saraswathi ammaa	SMG 2/SCURP/020		-	√	
101	655/11/D/1 6	Suppam Namasivayam	SMG 2/SCURP/021		√		
102	655/11/D/1 7	Sellappa Leela	SMG 2/SCURP/22		√		
103	655/11/D/1 7A/1/1	S. Suppan	SMG 2/SCURP/023		√		
104	655/11/D/1 8	Arumugam Pillay Niroshika	SMG 2/SCURP/024		√		
105	655/11/D/1 9	Sanmugawelu Arumugam pulley	SMG 2/SCURP/025		√		

106	655/11/D/2 0	Anjela Kannangara	SMG 2/SCURP/026		√		
107	655/11/D/2 0A	Rajasekaran Priyadarshanii	SMG 2/SCURP/027		√		
108	655/11/D/2 2	A.H. Premadasa Silva	SMG 2/SCURP/028		√		
109	655/11/D/2 2 A	Priyantha Silva	SMG 2/SCURP/029		√		
110	655/11/D/2 3	I.G. Chaminda	SMG 2/SCURP/030		√		
111	655/11/D/2 3 A	Kroosh Saara Sewwandi	SMG 2/SCURP/031		√		
112	655/11/D/2 5	Karupaiya Sembagawalli	SMG 2/SCURP/032		√		
113	655/11/D/2 5A	K. Puwanendran	SMG 2/SCURP/033		√		
114	655/11/D/2 8A	Raju Pattan	SMG 2/SCURP/034		√		
115	655/11/D/4 5	M. Rama Lechchami	SMG 2/SCURP/036		√		
116	655/11/D/4 5A	R. Ravichandran	SMG 2/SCURP/037		√		
117	655/11/D/5 9	Shashikaar Puwaneshvaran	SMG 2/SCURP/038		√		
118	655/11/D/5 4	H.A.S. Priyashantha	SMG 2/SCURP/039		√		
119	655/11/D/5 5	S. Mari ammal	SMG 2/SCURP/040		√		
120	655/11/D/5 6	P.R.Amma	SMG 2/SCURP/041		√		
121	655/11/D/5 7	Cristopher Nesamalar	SMG 2/SCURP/042		√		
122	655/11/D/6 0	Ranjith Silva	SMG 2/SCURP/043		√		
123	655/11/D/6 1	Hewa Gurusinhage Vineitha	SMG 2/SCURP/044		√		
124	655/11/D/6 1 A	R.A. Shantha	SMG 2/SCURP/045		√		
125	655/11/D/6 3	A.K. Fernando	SMG 2/SCURP/046		√		
126	655/11/D/6 4	K.R. Sujith Kumara de Silva	SMG 2/SCURP/047		√		
127	655/11/D/6 5	I.G. Michila	SMG 2/SCURP/048		√		
128	655/11/D/6 6	Sudam Kaushalya Edirisinghe	SMG 2/SCURP/049		√		

129	655/11/D/2 1	N. Maduri Priyanka Sudarshani	SMG 2/SCURP/050		√		
130	655/11/D/6 8	H.K.S.Perera	SMG 2/SCURP/051		√		
131	655/11/D/1 7A/1/1	Suppan Shivakumar	SMG 2/SCURP/052		√		
132	655/11/D/2 9	Muththu Karuppan Sandanam	SMG 2/SCURP/053		√		
133	655/11/D/2 9 A	ප්‍රියාමුත්තු මුනියාමා ශාන්ති	SMG 2/SCURP/054		√		
134	655/11/D/4 4	Selvaraj Jayanthi	SMG 2/SCURP/055		√		
135	78/1	G.U. Siththi Naleema	SMG1/SCURP/081		√		
136	74	K.K.Vipula	SMG1/SCURP/082		√		
137	74/A	Samson Balakrishnan	SMG1/SCURP/083		√		
138	87	Shiroma	SMG1/SCURP/084		√		

Annex 6 Proposed Entitlement Matrix for the SCURP

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
1. Private Land without Structures with Title					
1.1	Loss of land due to Project related activities	Legal title holders/ affected parties with land use rights recognized under the law	Cash compensation at replacement cost/market value for acquired/purchased land by UDA as determined by the Government Chief Valuer. Compensation cost will bear by the project	1.1.1 Cash compensation at replacement cost for the acquired land following the provisions in the Land Acquisition Act No.9 of 1950 and Land Acquisition Regulations of 2008 as amended. The valuation of the subject land should be determined by the Government Chief Valuer. (G.C.V) OR 1.1.2 Market value, as determined by the Government Chief Valuer (GCV), shall be applied for the land if it is purchased by the UDA through a negotiated settlement between both parties. The consideration for the relevant land should be paid by the project	
2. Private Residential Land and Structures with Title					
2.1	Permanent and full loss of private residential land and structure	Owner - occupants with title or other ownership documents recognized under the law	Cash compensation at replacement cost/market value for acquired/purchased land by UDA as determined by the Government Chief Valuer. Compensation cost will bear by the project .	2.1.1 Cash compensation at replacement cost for the acquired land and structure following the provisions in the Land Acquisition Act No.9 of 1950 and Land Acquisition Regulations of 2008 as amended. The valuation of the subject land should be determined by the Government Chief Valuer. (G.C.V) OR 2.1.2. Market value, as determined by the Government Chief Valuer (GCV), shall be applied for the land if it is purchased by the UDA through a negotiated settlement between both parties.	-

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
				The consideration for the relevant land should be paid by the project OR 2.1.3. A new housing unit in a condominium project with a floor area of 450 or 550 square feet and an additional housing unit or housing units will be conceded. OR 2.1.4. A new housing unit in a condominium project and additional cash compensation in commensurate with the value of the land and house as determined by the Government Chief Valuer. 2.1.5 Shifting/ Transportation allowance of LKR 10.000 (applicable only to 2.1.3 and 2.1.4) 2.1.6. Payment of LKR. 20,000 to get the electricity connection to the new housing unit (applicable only to 2.1.3 and 2.1.4)	
1.2	Permanent and full loss of private residential structure	Owner non-occupant of land and structure with title or other ownership document recognize under the law	UDA will acquire purchase the land and the structure. as determined by the Government's Chief Valuer.	1.2.1 UDA will acquire purchase the land structure based on the Chief Valuer's valuation. Or	Transport allowance and electricity connection payments will not be provided for additional houses.

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
			Compensation cost will bear by the project.	1.2.2. Offer a new housing unit 450 or 550 square feet and additional house or many housing units based on the property value determined by the Government Chief Valuer. 1.2.3. Transportation allowance of LKR 10000 1.2.4. Payment of Rs. 20,000 to get the electricity connection Or 1.2.5. Offer a new housing unit and additional compensation based on the property value as determined by the Government Chief Valuer. 1.2.6. Transportation allowance of LKR 10000 1.2.7. Payment for Rs. 20,000 to get the electricity connection	
3. Residential Land and Structures without Tittle					
3.1	Loss of residential land and structure	Non-titleholders of land and structure	A new housing unit in a condominium project. OR Development value of the land and structure of the occupant. as	3.1.1 A new housing unit with a floor area of 450 or 550 square feet in a condominium project with basic and common facilities 3.1.2 Shifting/Transportation allowance of LKR 10,000	Households which are having more than 750 sq. ft plinth area or having Ground +1 or Ground +2 cumulating to more than 750 sq. ft in area shall be given one additional housing unit provided that: (a) such buildings are permanent constructions having all the

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
			determined by the Government's Chief Valuer. Compensation cost will bear by the project. .	3.1.3. Payment for Rs. 20,000 to get the electricity connection. OR 3.1.4. Cash compensation for the development value of the structure as determined by the Government's Chief Valuer	necessary utility services and appurtenances (b) built with solid and permanent materials, and © subject to the property valuation determined by the Government's Chief Valuer . Additionally, the number of subfamilies and the number of family members inhabiting such household will be reviewed and determined by through the Grievance Redress Mechanism (GRM)¹ process. . In case the owner did not agree with the compensation amount offered to him/her under 3.1.4, the Entitlement Assessment Committee (EAC) has the authority to increase the compensation amount maximum up to 10% based on the valuation of the Government Chief Valuer. The final decision will be taken by the EAC.
4. Commercial land and Structures					
4.1	Permanent and full loss of commercial property	Titleholders of commercial land and structures	An alternate commercial unit OR	4.1.1 A new commercial unit under the infrastructure Development project. OR 4.1.2 Cash compensation at replacement cost for the acquired land as per the provisions in the	-

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
			Cash compensation at replacement cost/market value for the acquired/purchased property by UDA as determined by the Government's Chief Valuer. Compensation cost will bear by the project. .	Land Acquisition Act No.9 of 1950 and Land Acquisition Regulations of 2008 as amended. the valuation of the subject land determined by the Government Chief Valuer. OR 4.1.3 Market value of the land if purchased by UDA through negotiated settlement between both parties. The Consideration for the subject land should be paid by the project	
4.2	Permanent and full loss of commercial property	Non-titleholders of commercial land and structures	An alternate commercial unit OR One-time cash grant	4.2.1 A commercial unit in same location or ground floor in new housing apartment OR 4.2.2 Cash grant to help recommence the business operations that will be calculated based on three months of net income of the business	-
4.3	Loss of commercial kiosks	Vendors operating kiosks with or without permission	Onetime cash grant OR material assistance	4.3.1 One-time cash grant of LKR 50,000 OR 4.3.2. A mobile vending cart as replacement based on availability.	-

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
5. Loss of Livelihood					
5.1	Loss of livelihood due to relocation	lost income due to relocation of the beneficiaries	Cash compensation or training and skill development support	5.1.1. In the event of any income loss during the relocation period, the affected person shall be entitled to compensation for the loss of income, calculated on the basis of the net monthly income over a maximum period of six months. 5.1.2 If the affected person is unable to continue with his/her existing livelihoods after relocation and requiring to commence an alternative livelihood he/she shall be eligible to receive one-time livelihood restoration compensation of LKR 50,000, OR 5.1.3. A commercial space to commence a new business activity. 5.1.4. Training and skill development support, for livelihood strengthening 5.1.4. Facilitating linkages with government and other agencies providing business support services.	-
6. Loss of Community Infrastructure/Common Property Resources					
6.1	Loss of common property resources	Affected communities and custodians of the common properties	Alternative facility	6.1.1 Provide alternative facility in new location with condition in according facilities in the condominium property or surrounding area.	
7. Special Assistance for Vulnerable Households					

No.	Type of loss	Affected person/s	Entitlement	Details	Additional Notes
7.1	Vulnerable households (Chief Occupant) disproportionately affected by relocation/resettlement	Chief occupant with physical/mental disabilities Elderly persons without any support Women headed households without any support Households living below the poverty line	Vulnerable allowance	7.1.1 One-time cash grant of LKR 50,000	Physically or mentally disabled status must be proven with valid medical reports. The poverty lines. (Rs. 16,397/= Department of census and statistics, report published on August 2025) Elderly people over 80 years.