ENVIRONMENTAL IMPACT STATEMENT REPORT FOR THE PROPOSED ESTABLISHMENT OF MAIZE MILLING FACTORY TO BE LOCATED AT PLOT NO. 6 BLOCK A, KWA SADALA VILLAGE, MASAMA KUSINI WARD, HAI DISTRICT COUNCIL IN KILIMANJARO REGION.

PROPONENT:

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HAI - KILIMANJARO

PREPARED BY:	SUBMITTED TO:
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DATED: 22ND MAY 2025

EXECUTIVE SUMMARY

The present project is named "ENVIRONMENTAL IMPACT STATEMENT REPORT FOR THE PROPOSED ESTABLISHMENT OF MAIZE MILLING FACTORY TO BE LOCATED AT PLOT NO. 6 BLOCK A, KWA SADALA VILLAGE, MASAMA KUSINI WARD, HAI DISTRICT COUNCIL IN KILIMANJARO REGION.

The proponent of the project is:

GASPER REUBEN ULOMI

P.O. Box, 22

HAI – KILIMANJARO

The EIA study was undertaken by

Resources Insight Consultancy (EIA & EA Experts Firm)

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Project Background and Justification

The Government of Tanzania conceives industrialization as the main catalyst to transform the economy, generate sustainable growth and reduce poverty. The Government of Tanzania introduced its Sustainable Industrial Development Policy (SIDP) in 1996 to phase itself out of investing directly in productive activities and let the private sector take that role. The main purpose of the Government's SIDP is to design a plan for industrializing Tanzania so that the country becomes semi-industrialized by 2025. In order for Tanzania to become a semi-industrialized country, the contribution of manufacturing to the national economy must reach a minimum of 40% of the GDP by 2025. (https://www.tanzaniainvest.com/industry and follow us on www.twitter.com/tanzaniainvest)

Tanzania Industry Tanzania's industrial sector contributes around 25% to the country's GDP and experienced an average annual growth of 8% over the past 5 years. The general industrial structure of Tanzania is comprised of manufacturing (53%), processing (43%), and assembling industries

(4%). (https://www.tanzaniainvest.com/industry and follow us on www.twitter.com/tanzaniainvest)

GASPER REUBEN ULOMI (herein referred as the Proponent) intends to construct godown to operate maize milling plant for supplying maize floor to wholesales in the domestic market, government and other agencies tenders, which will be used for wide range of uses within the countries. The project facility will be located at plot no. 6 block A, kwa Sadala village, Masama Kusini ward, Hai district council in Kilimanjaro Region. Gasper Reuben Ulomi currently operating an Agro vet business in Bomang'ombe town registered to TRA with the Taxpayer Identification Number (TIN) 105-348-045 with effects from 16th February 2007, and Gasper Reuben Ulomi (hereinafter called the occupier) is entitled right of occupancy with title no. 43966 for the terms of 33 years from the 1st day of April. Gasper Reuben Ulomi contracted Resources Insight Consultancy a registered EIA&EA Firm of Expert to undertake the environment Assessment study on the project so as to foresee both positive and negative impact which may be resulted from this project.

On the other side, the small-scale millers present all over the country. Their activities vary in function of the regional agriculture products. Proponent expect to produce estimate of 100 MT of Maize flour per day at full production. Maize will be sourced from small holder's farmers, farmers group and farmers associations at various targeted locations of Tanzania manily along SAGCOT area covering Kilimanjaro, Dodoma, Tanga and Iringa.

Policies, legal and administrative framework relevant to the project

The EIA shall be conducted in general compliance with the following policies:

- The National Environmental Policy (URT, 2021)
- The Energy Policy of Tanzania (URT, 2003)
- The National Land Policy (URT, 1995)
- The National Health Policy (URT, 2003)
- The National Transport Policy of 2003
- The National Investment Promotion Policy (URT 1996)
- The National Employment Policy (1997)
- The National Human Settlements Development Policy (2000)

- The Tanzania Development Vision 2025.
- The National Construction Policy (2003).
- The National Strategy for Growth and Reduction of Poverty (NSGRP)
- The National Women and Gender Development Policy (2000).
- The small and Medium Enterprises Development Policy (2003).
- The Sustainable Industries Development Policy (1996 – 2020).
- The National Trade Policy (2011)
- The National Human Settlement Development Policy (2000).
- The National Health Policy (1990).
- The National Policy on HIV/AIDS (2001).
- The National Information and Communication Policy (2003).
- The National Employment Policy (11998).
- The Environmental Impact Assessment and Audit Regulations, 2005

Legislation

The EIA shall be conducted in general compliance with the following legislations:

- The Environmental Management Act, Cap 191
- The Environment Impact Assessment and Audit Regulations, 2005 (G.N. No. 348/2005)
- Environmental (Registration of Environmental Experts) Regulations (2005
- Land Act No. 4 of 1999
- The Land Act Cap 113 of the Revised Edition of 2002
- The Land Use Planning Act No.6 of 2007
- The Occupational Health and Safety Act No 5, 2003
- The Energy and Water Utilities Regulatory Authority Act, Cap 414 R.E 2002
- The Water Resource Management Act, 2009 (Act No. 11/2009)
- The Workers Compensation Act, 2008 - (Act No. 20/08)
- The Employment and Labor Relations Act, 2004 - (Act No.6/04)
- The Tanzania Investment Act Cap 38 of the Revised Edition 2002
- The Public Health Act, 2008

- Environmental Management (Air, Water, Soil Quality Standards and Control of Ozone Depleting substances G.N. No. 237, 238, 239 and 240 respectively) Regulations, 2007
- The Environmental Fees and Charges, 2008 and its amendments of 2016.
- The Local Government (District Authorities) Act, CAP 287, R.E 2002.
- The Land Use Planning Act No. 6 of 2007.
- The Employment and Labour Relation Act No. 6 of 2004.
- The Energy and Water Utilities Regulatory Authority Act, No. 6 of 2004
- The Workers Compensation Act No. 20 of 2008.
- The Public Health Act No. 1 of 2009.
- The Standards Act No. 2 of 2009.

Baseline information of the environment

District Population.

The population of Hai district currently is 240,999according to 2022 census. Males are 117,223and female are 123, 776.

Infrastructures.

Access road.

From kwa Sadala center the project can be accessed through Arusha – Himo highway about 2 kilometers on the left side of the road from Arusha.

Electricity.

The project will source power supply from TANESCO where there is a three phase electrical cables connecting to the industry, however the proposed project will use generators as a source of power when TANESCO power cut off.

Communication.

Commonly used method of communication is through the use of mobile phone network systems, these includes handheld receiver and communication towers (masts). The Companies proving mobile phone subscriptions within the project area are Vodacom, Airtel, Halotel, Tigo and TTCL.

Socio-Economic Infrastructure.

Health Services.

There is various health care in near premises, people at Hai district get health care from Masama health center, Lyamungo health center, Kware dispensary and Kwa Sadala Cogi dispensary and many others. Workers are admitted to Masama health center for small injuries and health problems.

Education Facilities.

There are various primary and secondary schools which facilitate people to get education. Also, the citizens living near the project site can satisfactory get education around other places within Hai district.

Social Baseline.

Consultations were done to village administration that is the primary community of interest (COI) and other stakeholders at district level in order to understand socio-economic situation of the study area. Through these consultations, a number of key issues were identified that form the backbone of the social baseline study.

Economic Activities.

Most economic activities at Hai district includes agriculture, livestock keeping and industrial investments (economic), Maize flour Milling, where generally the economic activities undertaken at Hai district council residents are like shops, constructions, vendors activities which provide them income and their living.

Stakeholders and their Involvement in the EIA Study

- Hai district Council (Land and Environmental officers).
- TBS Office
- OSHA Office

- REGIONAL FIRE Office
- The ward office- Masama Kusini Ward
- Villagers/neighbors of the Project.

Results of the Public Consultation

The Consultations generated valuable contribution to the proposed development. Almost all stakeholders support the idea of the project to be developed in the proposed area taking into consideration the potential for having plant and expecting employment and development at large. However, some issues such occurrence of fire incidents, pollution/wastes generation are among of issues arises from consulted stakeholders.

Description of the Major Significant Impacts.

The EIA team has identified several significant impacts of the project both positive and negative ones. The significant impacts identified are;

Positive impacts

- Employment
- Improvement of infrastructures (electricity, roads) hence attracting other new investments.
- Economic growth to the people through development of various businesses depending on demand of the project.
- Boosting adjacent business such as shops, foods vendors and others.
- Benefits to community, local economy and national economy in terms of revenue and multiplier effect of the development to other sectors.

Negative impacts

The project has not significant or direct impact but these are project to be: -

- Solid wastes generation such as remains of woody (poles), cables, metal materials during plant installation period.
- Oil spills from the standby generator (minimal quantity)
- Noise Emission from a standby generator (occasionally).
- Occupation accidents and injury.
- Fire outbreak due to technical errors from experts
- Possible infestation of HIV/AIDS due to projected increase of the number of people
- Dusts during operation of the industry – (minimal level)

Mitigation Measures

The EIA study team recommends the following:

- Controlling accidents during installation.
- Management of Wastes (solid and liquid) by ensuring all are contained and disposed according to the laws and regulations.
- Control of generator noise. (sound proof installation)
- Managing Spillage of Hazardous Materials. (bandwidth wall and containment floor)
- Control of gaseous emissions.
- The proponent should ensure good relation with the surrounding community
- Environmental and occupational safety and health inspection should be done regularly as per regulations.

Cost benefit analysis

The benefits of the proposed project in this report are addressed as the positive impacts of the project and the costs in terms of negative impacts of the project. Among other things, the benefits of the project are in terms of; employment opportunity. The project will also generate revenue to the government in the form of taxes and levies including Value Added Tax (VAT). Community and small business-like food vendors and shops will benefit in many ways through the presence of new investments of manufacturing plant will be undertaken by the local people in the area. The costs of the proposed project would include the cost of labor and materials used in installation, as well as other costs such as noise emission and all safety risks that may occur to the residents being caused by the project.

Decommissioning

Decommissioning marks the end of the project life. It involves dismantling of equipment and fixtures and site restoration. A plan has been prepared to carry out this process in an environmentally friendly manner and considering the good practices that does not cause harm to life. The plan entails at providing guidance on how the impacts caused by the decommissioning process of the project will be taken care off, by whom at what cost. Life span of the project is expected to be 33 years

DECLARATION.

EXPERTS NAMES	SIGNATURE
JOSEPH G. LUMEYA - EIA/EA EXPERT – TEAM LEADER	
GILBERT MELECK – EIA EXPERT	
ELIAKIMU DOMINIK – EIA EXPERT	

ACKNOWLEDGEMENT.

GASPER REUBEN ULOMI wishes to express her gratitude to all individuals, firms, government institutions and authorities for their potential inputs in the study for the proposed establishment of maize milling factory to be located at plot no. 6 block A, kwa Sadala village, Masama kusini ward, Hai district council in kilimanjaro region as far as environmental and socio-economic aspects are concerned.

The National Environment Management Council (NEMC) zonal Office is honored for proper instruction to undertake the environmental and social studies of the projects which helps the company to comply with the national laws and smooth the project operations.

Appreciation is given to Resources Insight Consultancy firm which has prepared an environmental report, also without forgetting Joseph G Lumeya a director of the firm for proper instruction and organization to the team throughout the exercise.

The Company also acknowledges Gilbert Meleck, Iddy juventus and Eliakimu Mollel, who participated fully in the exercise including attending to the sites for data collection.

ACRONYMS AND ABBREVIATIONS.

CBOs	Community Based Organizations
CPP	Consultation and Public Participation
EIA	Environmental Impact Assessment
EIS	Environmental Impact Statement
EMA	Environment Management Act
ESMP	Environmental and Social Management Plan
GN	Government Notice
HIV/AIDS	Human Immunodeficiency Virus/ Acquired Immunodeficiency Syndrome
NEMC	National Environmental Management Council
OSHA	Occupational Safety and Health Authority
PPE	Personal Protective Equipment's
QA	Quality Assurance
SEM	Sustainable Environmental Management
TANESCO	Tanzania Electricity Supply Company.
TBS	Tanzania Bureau of Standards
ToR	Terms of Reference
VAT	Value Added Tax
VPO	Vice President Office
WDC	Ward Development Committee
WEO	Ward Executive Officer

TABLE OF CONTENT

CHAPTER ONE

1.0. INTRODUCTION

Tanzania industrial sector has evolved through various stages since independence in 1961, from nascent and undiversified to state led import substitution industrialization under structural adjustment programs and policy reform. However, the current development agenda has brought industrial development back to be one of the policy priorities. The agenda is aiming on examining the performances of the manufacturing sectors with particular interest of identifying the emerging manufacturing sub-sector.

GASPER REUBEN ULOMI (herein referred as the Proponent) intends to construct godown to operate maize milling plant for supplying maize floor to wholesales in the domestic market, government and other agencies tenders, which will be used for wide range of uses within the countries. The project facility will be located at plot no. 6 block A, kwa Sadala village, Masama Kusini ward, Hai district council in Kilimanjaro Region. Gasper Reuben Ulomi currently operating an Agro vet business in Bomang'ombe town registered to TRA with the Taxpayer Identification Number (TIN) 105-348-045 with effects from 16th February 2007, and Gasper Reuben Ulomi (hereinafter called the occupier) is entitled right of occupancy with title no. 43966 for the terms of 33 years from the 1st day of April. Gasper Reuben Ulomi contracted Joseph Gasper Lumeya a registered EIA&EA Expert to undertake the environment Assessment study on the project so as to foresee both positive and negative impact which may be resulted from this project.

1.1.Project Investment Cost

The Company will utilizes an estimate of **6,500, 000,000/= Billion Tsh** as project investment cost for maize milling factory.

1.2.Objectives of the Project brief

Following enactment of the Environmental Management Act No. 20 of 2004 as well as EIA and Audit Regulations in 2005, the project has to be registered at the National Environment Management Council for screening.

This report has been prepared to satisfy the requirements of Part IV of the Environmental Impact Assessment and Audit Regulations G.N. No.349 of 2005 as one step toward application of Environmental Audit Certificate to the National Environment Management Council.

Based on assessment of potential environmental impacts, this report describes various potential negatives and positive environmental, social-economic impacts that can be associated with the activities of the project facility and the proposed mitigation measures to be adopted by the proponent to mitigate or reduce the identified negative impacts to ensure environmental and social sustainability.

CHAPTER TWO

2.0.DESCRIPTION OF THE PROJECT.

2.1.Project Location

The project site is located at plot no. 6 block a, kwa Sadala village, Masama kusini ward, Hai district council in Kilimanjaro Region. The project site can be found on the following GPS coordinates;

Figure 1; project site, source site data collection 25/04/2025

Table 1; The Geographical Coordinates of the project site

Corner	Latitude	Longitude
1	-3.3252574	37.1689491

2.2.Project Accessibilities.

The site is accessible from kwa Sadala center alongside Arusha-Himo highway about 2 kilometer from kwa Sadala center (5 minutes) drive from kwa Sadala center.

2.3.The Land Occupancy, Size and Uses.

The project site is legally owned by Gasper Reuben Ulomi of P.o. Box 22, Hai. With the area size of 4538 square meter. Project is located in commercial residential area.

2.4.Adjacent Development.

- **North:** bordered with Moshi-Arusha road.
- **East:** bordered with residential houses and undeveloped area.
- **South:** bordered with residential houses and undeveloped area
- **West:** bordered with residential houses and undeveloped area

2.5. The Labour Power.

The project will comprises both contracted and casual labor, (20) in which (15) are male and (5) women. The employment is based on three modes; Permanent employees (Unskilled General Labour), Task related employees and Fixed/ Specific Term employees. The employment is based with renewable terms and provided with annual leave of 28 days, sick leave and maternity leave as subject to Section 31-34 of the Employment and Labor Relations Act No. 6, 2004

2.6.Production Process

2.6.1. Sources Of Maize Grains,

Maize will be purchased from small holder's farmers, farmers group and farmers associations at various targeted locations of Tanzania manily along SAGCOT area covering Kilimanjaro, Dodoma, Tanga and Iringa.

2.7. **Maize Milling Production Process.**

2.7.1. Gravity Machine for Preparation/Cleaning Stage

The first milling steps will involve equipment's that separate waste materials from the maize, remove foreign materials that might have originated during farmers harvest such as metals, sticks,

stones and others. These materials may be harmful to human health or can damage the machines during milling.

2.7.2. **Maize Storage**

Maize cleaned from the gravity machines will be stored on the proposed 3000 MT grain Silo

2.7.3. Separation Stage.

In this stage the machine will removes larger impurities from grain in the first stage of treatment where the load is passing through a vibrating or rotating drum separator to remove bits of woods, straw and almost anything else too big or too small to be desired grain. Grains from hopper fall on to an adjustable plate which direct it to rotating reel. Impurities which are too large to pass through the wire mesh are carried over by the impurities, the grains from the reel fall on the seal gate and out of the machine. The Air drawn through the stream of grain and carries light impurities through to the selling chamber then it passes to the fan inlet and is discharge from the fan back to them Machine.

2.7.4. Aspiration Stage.

In this stage Air currents will act as a vacuum to remove dust and lighter impurities, the lightest impurities such as bran particles, black impurities with almost efficiency, minimum encumbrance, reduce assembling. The maize which reaches through the inlet spout, the circular body of the Machine, is distributing uniformly to the aspirating tube to a rotating body. In the aspirating tube the external part of the product is eliminated and its lightest parts are selected. The cleaned heavy fragment gets out the Machine through a valve placed in the bottom side of the Machine. The light fragments are separated from Air in a special device to decant by means of a decaying valve. The air goes from recycling system to the aspirating tube through a radial fan.

2.7.5. **De-stoning stage.**

Using the gravity, the Machine separates the heavy materials from the light to remove stones that may be the same size as the desired grain

2.7.6. Disc- Separating stage:

The Grain will pass through a separator that identifies the size of kernels even more closely. It rejects anything longer, shorter, rounder, more angular or in any way a different shape.

2.7.7. Scourer Stage.

The scourer removes outer husks, dirt in the kernel crease and any smaller impurities with an intense scouring action. Currents of Air pull all the loosened material away which significantly improves product hygiene-by reducing the microbial count (bacteria, fungus etc.) as well as minimizing the presence of insects or their fragments. The scourer also removes impurities such as dust, sand; clods of soil etc. that adhere to the grain, thus providing ideal preparation for grinding. The scourer is generally equipped at its discharge end with the aspiration channel or the air recycling aspirator. These serve to separate detached hull fragment or surface contaminant neatly from grains.

2.7.8. Water Addition Stage.

After cleaning stage, the grains ready to be conditioned for milling. This is called tempering moisture is added in precise amounts to toughen the bran and mellow the inner endosperm. This make the parts of the grains separate more easily and cleanly.

2.7.9. Grinding Stage

The Maize is now ready to be milled into flour. The milling process is gradual reduction of the kernels through a process of grinding and sifting. The millers' skill is analyzing the kernel and then blending it to meet the requirements of the end use. The kernel is measured or fed from the bins to the "roller mills "corrugated cylinders made from chilled steel. The roll is paired and rotated inward against each other, moving at different speeds. Passing through the corrugated "first break" rolls begins the separation of bran, endosperm (Starch).

2.8. Production Capacity and Unit.

2.8.1. Production Capacity.

Table 2: The production of the factory is subjected to change depends on factors like market and availability of raw materials.

S/N	Products	Production per day in tons
1	Maize	100 MT
2	Bran	5 tones

2.8.2. Production Unit.

S/N	Products	Production Units (kg)
1	Maize flour	1kg, 2kg,5kg, 10kg & 25kg
2	Bran	100kg

2.9. Packaging Stage.

The Packing will be done manually but the weaving of the sacks is done by Machine handled /controlled by a person. The packing materials are sourced from various suppliers.

2.10. Storage for Finished Products

Gasper Reuben Ulomi will have a place for storing ready products. The area will have enough space and ventilation which regulate the temperature inside the store. The area will have a capacity of storing 3000 MT in full load. The maximum time for storing the products is six months which is good but the stores the products for almost one month before taken to consumers and this depends on order of the customers.

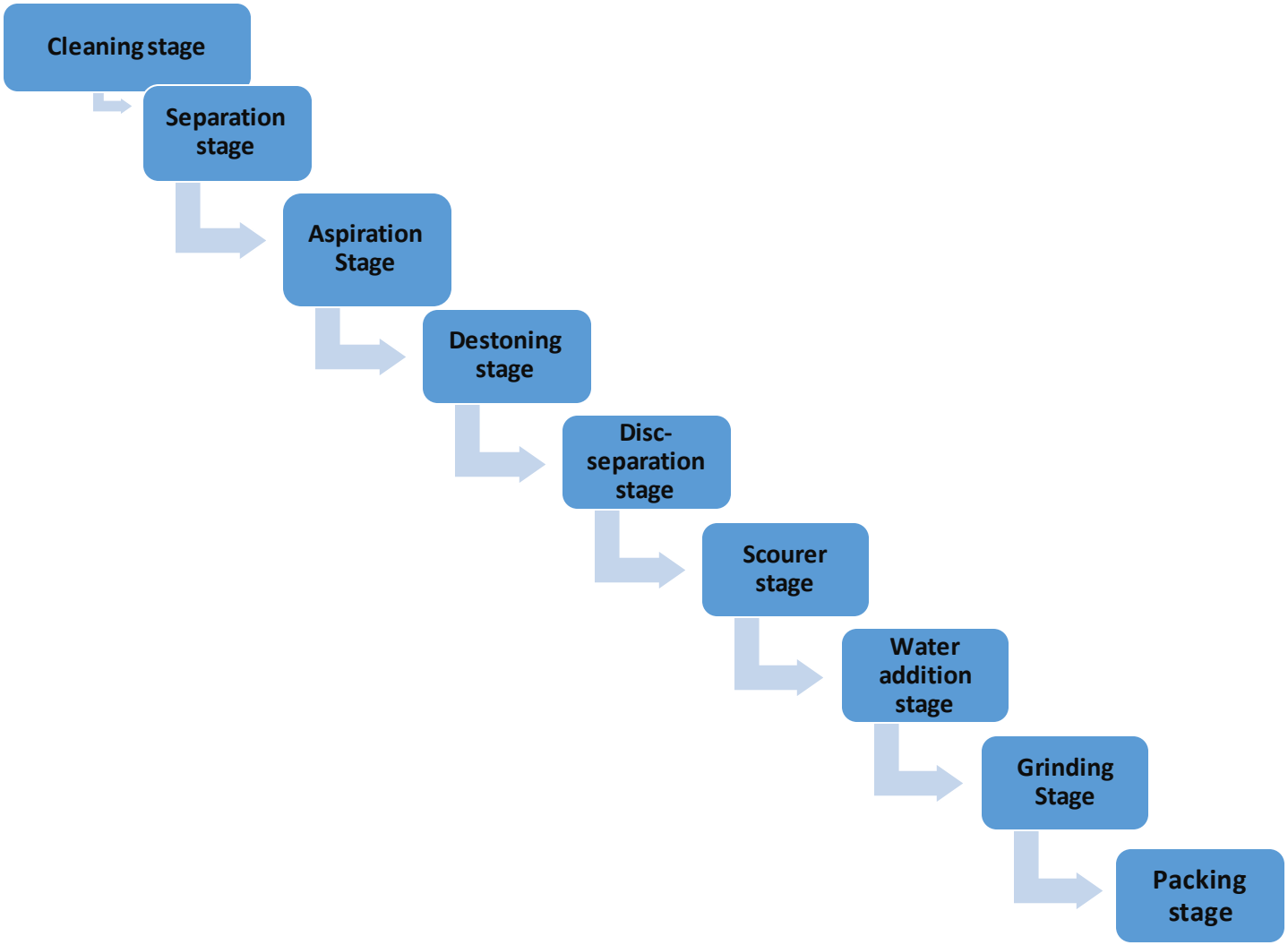
2.11. Market for Readymade Products.

The readymade products (Maize flour) are locally in Tanzania, especially in Northern Tanzania, Arusha, Manyara, Kilimanjaro, will be supplied to the local dealers, wholesalers and retailers.

2.12. By products

The end products (Bran) will be sold to local market and other parts Moshi as animal feed, especially local animals' keepers.

Flow Diagram for the production process of flour Milling



2.13. PROJECT COMPONENTS.

2.13.1. Production Godown

The area will consists of three godowns where the third godown is the one which will be used for production for its administrative and operation activities. The godown will have a small partition to provide an office room for administrative staffs while the rest of the space will be for production process, the partitions will be as temporary structure using aluminum, glass and boards.

2.13.2. Office and other facilities,

A godown will have office partition, where by about 4 partition, room for directors' people, accounts, sells personnel and store. Also, will have changing room area for male and female, changing room will have lockers and clothes hangers and shelf for shoes.

2.13.3. Toilets,

At the godown compound there will be toilets, which will be used with all people in the godown, and other people from gordown 2 and 3, including security and visitors. There are 2 partitions for toilets female and male, and bath room, waste water from the toilets connected to the septic tank and soak away pit.

2.14. SECURITY ISSUES AND SAFETY FACILITIES

1.1.1. Fire extinguishers.

The project site will be supplied with enough fire extinguishers to control any fire emergency in case of occurrence. Regional Fire department will supervise the whole exercise of installation and training process for the workers to be aware of fire emergencies procedures.

2.14.2. First Aid kit.

Gasper Reuben Ulomi will install a first Aid Kit with various medicines like sterile pads, bandages, scissor, gloves, cotton wool, spirit and various types of pain killers like Paracetamol, specifically used to attend any staff in case of accidental injury during working hours. Also, proponent will make sure all emergency is attended by first aid staff while serious cases are being transferred to various hospital in Kilimanjaro Region. The first aid kit will be installed in a more proper and satisfactory way.

2.14.3. Security Guard.

Proponent will use security fence surrounding the compound and employed private security guards who will ensure customers and their properties are safe. There will be enough security guards for 24 hours.

2.14.4. Signs boards (Safety Signs).

There will be signs boards installed in potential areas such as generator room, production machines and high electric tensions**.** The project owner will make sure to installs more signs boards in all potential areas to ensure safety in project site, safety sign boards survey will be done under supervision of OSHA and other authorities.

2.14.5. Personal Protective Equipment's (PPE):

The workers will be supplied with uniforms and protective gears like safety boots, ear- mufflers, goggles and masks.

2.14.6. Noise level in the production hall.

The noise level in the production godown will be normal but also workers will be supplied with safety gears such as ear Morphs.

2.14.7. Ventilation in the production hall.

The production hall will have a good ventilation system which will allows good passage of air so that people who will be working will have to work in comfortable environment to ensure more safety of workers health.

2.14.8. Working Hours.

The workers at Project site will be subjected into 8 working hours from 8:00am to 4:00pm with 1-hour lunch break.

2.14.9. Car Parking

There is car parking in front of the factory, the parking can accommodate 6 cars at full but also depends on arrangement and sizes of the Car.

2.14.10. Laboratory

The proponent will have small laboratory for quality control of the products, the laboratory will be used to maintain the quality of the products produced in the factory. Lab will be equipped with modern facilities for quality control as per TFDA standard.

2.14.11. Control Measure for insect and rodents

Chemical control refers to the use of commercial insecticides in the form of sprays, dusts, granules, baits, fumigants, and seed treatments. While some of these insecticides like rotenone and pyrethrin, are naturally derived, most are synthetic organic compounds that have been developed through research, proponent will use this method to reduce insect and rodent in storage area.

2.14. UTILITIES IN THE AREA.

2.14.1. Source of Power

2.14.1.1. Power supply and Generators.

Power will be supplied from the National grid TANESCO three phases from separate transformer located outside the compound that supplies enough electricity/power to the production godown. There will be one standby diesel generator backups for power supply with capacity of 50 kVA,

2.14.1.2. Management of Waste Oil from Generator,

Proponent will build a fenced concrete rough floor which will be cleaned by generator operator through moping. Used oil will be collected back for recycling. However banded wall for generator room will be required for easy management.

2.14.2. WATER SUPPLY,

2.14.2.1. Source of Water,

The project site will obtain water from a borehole. Water will be pumped into storage water tank and used for domestic process since the operation process will involve the use of little amount water. Estimated storage tank of 5000 ltrs will be installed as back up.

2.15. The Labor Power.

Proponent will have total number of 20 workers with temporal and permanently employed contacts. 10 workers will work on operational process, 5 workers will be administrative staffs, HR

manager, Maintenance engineer, Accountant, operational manager. The 5 remaining workers will be working as marketing officers.

2.16. WASTE PRODUCED AND IT'S MANAGEMENT.

2.16.1. Solid waste,

Proponent will produce small amount of solid waste due to the nature of the project, Maize bran, papers and plastic from offices will be the only solid waste, empty bottlers, packets, and these wastes cannot reach even half kg per day. Bran will be collected on Maize sack before being sold to customer to be used for animal feeds.

2.16.2. **Waste water.**

Waste water from toilets will be connected into collection /inspection chambers connected to the septic chamber before loaded into a soak away pit.

2.16.3. Storm water,

Storm water will be directed to the City drainage system for final disposal since they are not harmful to the environment. Storm water will be just water from the rainfall dropping through the roof or surface.

2.17. Activities that Undertaken During the Project Construction, Operation and Decommissioning Phases

2.17.1. Renovation Phase,

2.17.1.1. Activities during Renovation,

The proponent will establishing the infrastructures that suite the proposed plant production, the Building will be partitioned for various offices, storage area and production. The Up-loading and offloading area were floored with small aggregates. Also, renovation activities will considered the ventilations of the godown. The toilets and changing room will be renovated so as to fulfil demand of the factory labours and sanitation as per OSHAs' directories.

2.17.2. Installation Phase

2.17.2.1. Activities during installation phase.

The project will involve installation of the machines which will be shipped from China and also the electrical system installation; it did not involve construction because the building structures were there before the proposed project.

The manufacturing machines installation will involve various activities including assembling of various machines parts which were separately packed from their manufacturing industry in China. The installation also will involve the fire extinguishers thereafter the application is approved by fire and Rescue authority.

2.17.3. Finishing

Emergency appliances - Safety devices like fire extinguishers and fire drill will be put in the most accessible areas of the godown. The proponent with consultation will map out and mark a fire assembly point. The proponent has also agreed to be in charge of emergencies and will have contacts with the fire department and other agencies for fast response. The installer of the machines and other safety appliances will and shall be held solely and entirely responsible for the completion and the safety of the workers and shall indemnify the proponent against all claims that may arise as a result of carrying out the works.

2.17.4. Operation Phase,

2.17.4.1. Activities during Operation,

The activities during this phase will be basing on the daily production process, products marketing and distribution to the customers. The project proponent will be full responsible in this phase in which the factory was advised to have full care of safety and health of the workers and the customers that consumes these products means the products must have all the necessary directories of do and do not of these products.

2.17.4.2. Activities during Decommissioning.

Decommissioning is a general term for a formal process to remove something from active status. It brings to closure, or terminates the useful life of business operations in a certain building. The owner or licensee normally decides when the facility is to permanently cease operations. The proponent during decommissioning will only removes machines, uninstall and renovate of the building to the current status. Proponent will not be concern in any way with the building structures during decommissioning. The following shall be done before and during decommissioning;

The management shall come up with a decommissioning plan that addresses:

- ✓ Facility description and history
- ✓ Project scope and objectives

- ✓ Characterization data summary
- ✓ Specific decommissioning methods
- ✓ Health and safety plans
- ✓ Risk assessment
- ✓ Site release criteria
- ✓ Waste generation estimates and waste disposal procedures

When a decommissioning plan is developed, it will be based on

- ✓ Adequately protecting public and occupational safety and health
- ✓ Potential environmental and ecological impacts
- ✓ Compliance with statutory, contractual and regulatory requirements
- ✓ Effective project management, including selection among viable alternatives based on risk, cost and desired facility end state
- ✓ Human capital management, consistent with future site utilization plans: -
- ✓ Show that a proposed decommissioning project plan can be conducted safely.
- ✓ Show that at completion the facility will comply with regulatory requirements
- ✓ Prepare formal documentation of the decommissioning of the facility
- ✓ Adhere to the occupational, health and safety regulations while conducting the decommissioning,
- ✓ Evaluate potential for re-use and recovery of material and equipment
- ✓ Consider waste minimization and appropriate disposal.

2.17.4.3. Activities during demolitions will be:

- ✓ Dismantling of machines
- ✓ Removing of electrical appliances including change over switch and distribution cables to the production area.
- ✓ Removing of safety sign boards and fire extinguishers,
- ✓ Removing of partitions and office fixtures.
- ✓ Removing of water system and storage tanks installed by the proponent.

CHAPTER THREE

1.0.POLICIES, LEGAL AND ADMINISTRATIVE FRAMEWORK RELEVANT TO THE PROJECT.

In Tanzania there are a number of policies and legislations, which set out the legal and regulatory requirements which are relevant to the proposed installation of milling plant. Additionally, there are pertinent standards governing environmental management and protection, health and safety. The EIA study should be conducted in compliance with the following policies, legislations and standards identified during the scoping study. The following sections list the relevant policies and legislations, which will be analyzed further during the Impact assessment and the compliance to the proposed project.

1.1.National Policies

1.1.1. National Environmental Policy 2021.

The National Environmental Policy (NEP) formulated in 1997 and amended in 2021 defines the environmental framework for various sectors to ensure, among others, sustainable and equitable use of natural resources without risking health, and safety, while preventing and controlling degradation of land, water, vegetation and air, and to conserve and enhance biological diversity of the ecosystem of Tanzania. Specific objectives of NEP include sustainable and equitable use, prevention of resource degradation, heritage conservation, public education, and international co-operation. Instruments for implementation include the use of Environmental Impact Assessment (EIA), development of national standards and indicators, and the preparation of appropriate legislation. NEP, encourage good land and water resources management to reduce undesirable environmental impacts such as soil salinity, water pollution and spread of water borne diseases.

1.1.2. The Small and Medium Enterprises Development Policy (2003).

The overall objective of this policy is to foster job creation and income generation through promoting the creation of new SMEs and improve the performance and competitiveness of the existing ones to increase their participation and contribution to the Tanzania economy. Proponent will adhere with this policy by creating employment to the communities around the proposed project site

1.1.3. National Land Policy of 1997.

The National Land Policy outline clearly that all land in Tanzania is public land vested in the president as trustees on behalf of all citizens and that land has value. The rights and interests of

citizen in land shall not be taken without due process of law. Consultations and consent of Village Council will be required whenever alienation of village land is necessary. The sensitive areas will be protected and should not be allocated to individuals. These include water catchments areas, small islands, border areas, beaches, mountains, forests, national parks, rivers, river basins and banks, seasonal migration routes of wildlife, national heritage and areas rich of biodiversity. The proponent has adhered to the policy by following the legal requirements in getting land for plant instalment; however, there are no any sensitive bio-physical parameters in adjacent to project site.

1.1.4. National Investment Promotion Policy 1996.

The National Investment Promotion Policy describes incentives framework that encourages or promote investments in various economic activities in the country. Undertaking of the manufacturing plant project business which is carried out by proponent qualifies for incentives under the National Investment Promotion policy as it will bring income to the nation through taxes, employment opportunities.

1.1.5. The Sustainable Industrial Development Policy(1996–2020)

The Sustainable Industrial Development Policy refers to sound environmental management in order to ensure promotion of environmentally friendly and ecologically sustainable industrial Development. The policy underscores the importance of carrying out EIA. Also, the government among other things pledges to promote the continuous application of an integrated preventive environmental strategy to industrial processes, products and services. This strategy includes propagating efficient use of raw materials and energy; elimination of toxic or dangerous materials, as well as reduction of emissions and wastes at source. Proponent is committed to observe the provisions of this policy by embracing cleaner production philosophy.

1.1.6. National Human Settlements Development Policy (2000).

Among the objectives of this policy to improve the level of the provision of infrastructure and social services for the development of sustainable human settlements and to make serviced land available for shelter to all sections of the community. Such infrastructure and services constitute the backbone of urban/rural economic activities. All weather roads and a reliable and efficient transport system, drainage channels, reliable permanent river crossings etc are essential to increase productivity and the establishment of industries development as per national vision 2025.

To implement the policy urban growth through construction of the industries will boost well-being of the urban people, commercial buildings, road networks, and other amenities in the urban area.

1.1.7. The National Employment Policy(1998)

The major aim of this policy is to promote employment mainly of Tanzania Nationals. Relevant sections of this policy are (i) 10, which lays down strategies for promoting employmentandsection10.1isparticularly focusing on industry and trade sectors(ii)10.6 which deals with employment of special groups i.e. women, youth, persons with disabilities and(iii)10.8whichdealswiththetendenciesofprivateindustriestoemploy expatriate seven where there are equally competent nationals, proponent will comply with this policy.

1.1.8. National Trade Policy (2003)

The policy addresses issues of tariffs, quantitative restrictions and changes in relative prices. It also captures the deeper transformational and production issues. It emphasizes the role of the Government as implementer of trade policy and that of the private sector as the engine of growth as well as partners in the formulation and implementation process. It sets new and modern rules on how to increase international competitiveness, establishes how these rules are made and implemented, elevates the role of the private sector and creates opportunities for its development and promotes a new philosophy of economic management based on serious Commitment to Openness. The major goal of trade policy is that of raising efficiency and widening linkages in domestic production and building a diversified competitive export sector as the means of stimulating higher rates of growth and development. This EIA is undertaken to ensure that proponent abide to the relevant provisions of the policy.

1.1.9. The National Women and Gender Development Policy(2000)

This policy aims to improve opportunities for women and men to play their full roles in society, recognizing specific gender requirements. The policy aims to minimize shortcomings related to limited participation of women in most economic development activities, and focuses on using available resources to increase incomes, eradicate poverty and improve living standards. The policy also recognizes and emphasis on creating awareness on how environmental degradation increases poor women‘s burden. The policy aims for full participation of women in natural resource management and encourages the rational use of natural resources to provide new income generating opportunities.

1.1.10. The National Policy on HIV/AIDS, 2001.

The policy provides a framework for leadership and coordination of the National multi-Sectorial response to the HIV/AIDS epidemic. One of the major objectives of the policy is to strengthen the role of all the sectors, public, private, NGOs, faith groups, CBOs and other specific groups to ensure that all stakeholders are actively involved in HIV/AIDS work and to provide a framework for coordination and collaboration. The policy recognizes that HIV infection shall not be grounds for discrimination in relation to education, employment, health and any other social services. Pre-employment HIV screening shall not be required. For person s already employed, HIV/AIDS screening, whether direct or indirect, shall not be required. HIV infection alone does not limit fitness to work or provide grounds for termination.HIV/AIDS patients shall be entitled to the social welfare benefits like other patients among the employees. HIV/AIDS information and education targeting the behavior and attitudes of employees and employers alike shall be part of HIV/AIDS intervention in the workplace.

1.1.11. Local Government Policy of 1998.

The Local Government Policy states that local government have the responsibility for social development and public service, provision within their jurisdiction, facilitation of maintenance of law and order and issues of national importance such as education, health, water, roads and agriculture. Proponent will closely be cooperating with Local Government in the project area and where possible provides support on improvements of social services in order to maintain good relationship with the communities and smooth undertake of activities in the project area.

1.1.12. National Strategies of Relevance

Among the National Strategies of relevancy is the Tanzania Poverty Reduction Strategy Paper (PRSP). The strategy recognizes the heavy dependence of the poor on the environment (soil, water and forests), in particular household's reliance on environmental resources for income generation. The National Strategy for Growth and Reduction of Poverty (NSGRP/MKUKUTA) is a second national organizing framework for putting the focus on poverty reduction high on the country's development agenda. The NSGRP or "MKUKUTA" is informed by the aspirations of Tanzania's Development Vision (Vision 2025) for high and shared growth, high quality livelihood, peace, stability and unity, good governance, high quality education and international competitiveness. As the policy emphasize the poverty reduction of poverty, then the Proponent will comply with this

policy as it provides employment opportunities to the people likewise the government generates its revenues.

1.2.National Legislations.

1.2.1. The Environment Management Act No. 20 of 2004

The Environmental Management Act No. 20 of 2004 for Tanzania provides for legal and institutional frameworks for sustainable management of environment, and outlines, among others, principles for management, impact and risk assessments, prevention and control of pollution, waste management, compliance and enforcement. The Act promotes the implementation of National Environmental Policy and requires any person whose activity is likely to cause harm to human health or the environment, to take measures to protect the environment or human health.

The Act also spells out to investors or project proponents, where applicable, the obligations to undertake environmental impact assessment prior to commencement of project undertaking and observe the Environmental Impact Assessment and Audit Regulations of 2005. The Act gives powers to the National Environment Management Council (NEMC) to monitor environmental impact assessment (EIA), compliance, and enforcement. Through this act the proponent has been engaging in the environmental Impact Assessment as instructed by National Environmental Council (NEMC) for complying with national environmental act (EMA 2004).

1.2.2. The Occupational Health and Safety Act No. 5 of 2003

The Occupational Safety and Health Act No. 5 of 2003 (OSHA) make provisions for safety, health and welfare of persons at work in factories and other places of works; also provides for the protection of persons other than at work against hazards to health and safety arising out of or in connection with activities of persons at work; and to provide for connected matters. The project entails the skilled labours working on the plant, however the undertaking composes of various risks which in one way or another may cause disasters like fire eruption and deaths of people if there are no prior measures undertaken. Therefore, the managers and workers of the plant will take into consideration of the occupational health and safety procedures to its work force so as to prevent the occasion of health and safety related risks to the plant and surrounding community.

1.2.3. The Land Act Cap 114 (R.E. 2002).

The Land Act Cap 114 (R.E. 2002). Provides for the legal framework for ensuring that land is used productively and that any such use complies with the principles of sustainable development. Land

tenure and rights of legitimate land users shall be considered and respected. Land sensitivity and potential environment impacts of the seismic data acquisition operations shall be considered in order to ensure that the land is left in the state where others could use it when the project activities comes to completion, and to allow for natural and rapid restoration of cleared vegetation or disturbed land. The Land Act No. 4 of 1999 also provides legal framework as regards to compensation of land and properties. The project does not distort any bio-physical parameters on the land in its installation and operation and the land has acquired basing on the mutual agreement between the godown owner and the investors.

1.2.4. The Land Use Planning Act No.6 of 2007.

The Act provides for the procedures for preparation, administration and enforcement of land use plans; to repeal the National Land Use Planning Commission and to provide for related matters. Clearly the Act has distinctive authorities of land use planning in Tanzania laid down with their functions and powers. The power vested to authorities which give them teeth to bite is to enforce approved land use plans including taking defaulters to court of law. The project proponent is committed to observe the provisions of this Act and the industry is planned in accordance with the requirement of this Act.

1.2.5. The Standards Act, 2009

This Act provide for the promotion of the standardization of specifications of commodities and services, to re-establish the Tanzania Bureau of Standards and to provide better provisions for the functions, management and control of the Bureau, to repeal the standards Act, Cap 130 and to provide for other related matters. It provides or the establishment of the Standard marks which shows that the commodities supplied or service offered complies with the National Standards. It provides standards for certain products such as soft drink products and relevant standards.

1.2.6. The Public HealthAct,2008

This Act provide for the promotion, preservation and maintenance of public health with a view to ensuring the provisions of comprehensive, functional and sustainable public health services to the general public and to provide for other related matters. The Acts out duties of the Minister responsible for health in facilitating the effective provisions of public health services in the country. The Act also spells out the duties and functions of the Local Government Authorities in the promotion, implementation and powers to enforce public health standards within their jurisdictions. It further empowers the Local Government Authorities to make by-laws for the

smooth operation of public health services. Part IV of the Act is more relevant to proponent as it related to sanitation, housing and hygiene. The Part makes provisions for matters relating to nuisance, housing and human settlement, waste management, sewerage and drainage. The Act prohibits indirect discharges of wastewater to public drainages. It is an offence to emptied or to pass into any sewer or into any drain any matter likely to injure these were or drain, or to interfere with the free flow of its contents, or to affect prejudicially the treatment and disposal of its contents. Part VII of the Act contains provisions relating to powers of the Minister to make regulations relating to notification of infectious diseases and communicable diseases, prevention and control of infectious diseases, control of mosquitoes and vaccinations. It also provides for general penalty where specific penalty has not been specified. Proponent will comply with provisions of this throughout project life time.

1.2.7. Water Supply and Sanitation Act, No 12 of 2009.

An act to provide for sustainable management and adequate operation and transparent regulation of water supply and sanitation services with a view for give effect to national water policy 2002 to provide for establishment of water supply and sanitation authorities as well as community owned water supply organizations to provide for appointment of service providers repeal of waterworks act to provide for related matters. Proponent will operate this project by adherence with this act.

1.2.8. The Tanzania Investment Act, Cap 38 (R.E. 2002).

The Tanzania Investment Act, Cap 38 (R.E. 2002), provides legal framework for promotion and facilitating investments in Tanzania through "the one stop facilitative center for foreign investors" that promote foreign and local investment activities, grant certificates of incentives, investment guarantees, and sort out administrative barriers confronting local and foreign investments, among others.

1.2.9. The Workers Compensation Act, 2008 - (Act No. 20 of 2008)

An Act to provide for compensation to employees for disablement of death caused by or resulting from injuries or diseases sustained or contracted in the course of employment; to establish the Fund for administration and regulation of workers compensation and to provide for related matter. It applies to both workers in the private and public sector. For one to be compensated, the injury must either cause permanent incapacity or make the worker unable to earn full wages for at least three consecutive days. The employer is obliged to pay compensation irrespective of the cause of

accident. It does not matter whether the incapacity or death was due to recklessness of the worker. Where injury occurs, an employee is entitled to recover medical expenses and lost wages resulting from the disability, be it temporary or permanent. The law allows for compensation to dependents or personal representatives where the worker is dead. Proponent will respect the provisions of the Workers' Compensation Act by providing compensation to workers who had accidents.

1.2.10. Social Security Regulatory Authority Act, (CAP .135 R.E. 2015)

Every scheme registered under this act shall issue an identification number to every employer and a membership number to every employee who is a member of scheme upon his registration, proponent will register all employees in every scheme in adherence to this act throughout the operation phase of the project.

1.2.11. The Energy and Water Utilities Regulatory Authority Act, No 11, of 2011

The Energy and Water Utilities Regulatory Authority (EWURA), was established under the EWURA Act, No 11, of 2011, with responsibility *inter alia* for regulation of the water and sewerage services. Section 28 of the Water Supply and Sanitation Act confers EWURA among others powers to exercise licensing and regulatory functions in respect of water supply and sanitation services; establishment of guidelines on tariffs chargeable for provision of water and sanitation services; monitoring water quality and standards of performance for provision of Water supply and sanitation services. Proponent will ensure the compliance to this regulation especially on energy and water utilization efficiency

1.2.12. Fire and Rescue Force Act, No. 14 of 2007

The Act established a fire and Rescue Force (National Fire Brigade) for the mainland Tanzania General duties of the force shall be to prevent and minimize death rates, injury to the people and damage to property and people arising from fire, floods, earthquakes, road traffic accidents and other disasters. Under the act the fire and rescues is mandated to plan inspection and security of the construction and operation industrial facilities, petro-chemical facilities, and petroleum and gas pipelines. Also, it is mandated to issue certificate and raise public awareness on fire prevention and services and provide trainings. The certificate issued by the Fire and Rescue Force shall be valid for the period of one year from the date of issue, thereafter the property, premises, vehicle, vessel who fails to renew his fire and rescue certificate within one month after its expiry will be required to pay the principal amount payable in respect of that property plus penalty of twenty-

five per centum (25%) for late payment. Proponent will adhere to this act for acquiring the Fire and Rescue Certificate and have all the firefighting equipment on site.

1.2.13. The Employment and Labor Relations Act No. 6 of 2004.

Employment and Labour Relations Act No. 6 of 2004 make provisions for core labour rights, to establish basic employment standards, to provide framework for collective bargaining, to provide for the prevention and settlement of disputes and to provide for related matters. The Act prohibits child labour, forced labour, discrimination at work place and trade unions and associations. Proponent will adhere with this Act during operation of the project.

1.2.14. The HIV and AIDS (Prevention and Control) Act No 28 of 2008.

All Heath practitioners, workers, employers, recruitment agencies, insurance companies, sign language interpreters, data recorders, legal guardians and other custodians of any medical records, files, data or test results shall observe confidentiality in the handling of medical information and documents particularly the identity and status of persons living with HIV/AIDS.

1.2.15. The Local Government (District Authorities) Act Cap.287 (R.E. 2002).

The District Council is the highest authority of the Local Government as provided by Local Government (District Authorities) Act Cap.287 (R.E. 2002), and its subsequent amendments. The council is empowered to formulate by-laws, with the approval of the minister responsible for Local Government Authority. In this respect, Proponent liaised with the Local Government Authorities in the project area, specifically, the District Environmental Management Officer, and district natural resources officer to ensure that all aspects guided by the authorities are observed and that there is close co-operation with the authorities and the communities in monitoring the project operations.

1.2.16. The Tanzania Food, Drugs and Cosmetics Act No. 1 of 2003

This Act establishes the Tanzania Food and Drugs Authority (TFDA), a regulatory body responsible for controlling the quality, safety and effectiveness of food, drugs, herbal drugs, cosmetics and medical devices. The Mission of TFDA is to protect the health of consumers against hazards associated with food, drugs, herbal drugs, cosmetics and medical devices. This mission is achieved by performing the following core activities. Packaged food and food supplements are evaluated and registered by the Tanzania Food and Drugs Authority (TFDA) before being approved for distribution and marketing in the country. The objective of

the evaluation and registration is to ensure that only safe, quality and efficacious products are approved for use in the country. This section provides information on all aspects of the product evaluation and registration. The Directorate of Inspection and Surveillance is responsible with ensuring that all dealings in food, drugs, herbal drugs, cosmetics and medical devices are done after obtaining relevant licenses and permits. The Directorate of Inspection and Surveillance is responsible with inspecting manufacturers, wholesalers and retailers and clinical trials sites and at port of entry to ensure that standard requirements for food, drugs, herbal drugs, cosmetics and medical devices are complied with. Due to that proponent is required to register all of its products with TBS and get permit. Also proponent are required to get an approval for its production premises.

1.2.17. The Environmental Impact Assessment and Audit Regulations,2005

These regulations set procedures for conducting EIA and environmental audit in the country.

The regulations are made from Section 82 and 230 of the EMA (2004) and prescribe that the Minister responsible for environment shall formulate regulations and guidelines on how EIA shall be conducted. The EIA regulations are applicable to all project contained in Third Schedule of the EMA (2004) and First Schedule of the EIA and Audit Regulations. Industrial development project, are contained in both schedules. It is thus a legally binding requirement to undertake the ESIA of this project. These Regulations also prescribes the stages and/or the EIA process, which are in principal managed by the NEMC

1.2.18. Environmental Management (Air Quality Standards) Regulations G.N. No. 237 of 2007

The objectives of the Air Quality Standards Regulations are to set baseline parameters on air and emissions based on a number of practical considerations and acceptable limits; enforce minimum air quality standards prescribed by the National Environmental Standards Committee; help proponents such as industrialists to keep abreast with environmentally friendly technologies; and ensure protection of human health and the environment from various sources. Proponent will observe these regulations.

1.2.19. Environmental Management (Soil Quality Standards) Regulations G.N.No. 239 of 2007

The objectives of the Soil Quality Standards Regulations are to set baseline parameters on soil limits for soil contaminations in agriculture and habitat; enforce minimum soil quality standards prescribed by the National Environmental Standards Committee; prescribe measures designed to maintain, restore and enhance the sustainable productivity of the soil; prescribe minimum soil quality standards to maintain restore and enhance the inherent productivity of the soil in the long term; enforce minimum soil standards prescribed by the National Environmental Standards Committee for such purposes as agricultural practices. Proponent will observe these regulations.

1.2.20. Environmental Management (Control of Ozone depleting substances) Regulations G.N.No. 240 of 2007

The objectives of the Control of Ozone Depleting Substances are to eliminate the production and consumption of ozone depleting substances in accordance with the phase out schedule of the Montreal Protocol; regulate the production, import, export, trade, disposal and use of ozone depleting substances and its products; control and monitor the amount of ozone depleting substances entering or leaving the United Republic of Tanzania and provide a system of data
28 collection that will facilitate compliance with relevant reporting requirements under the protocol; promote measures, strategies, programs, incentives, equipment's and technologies in favors of the use of ozone friendly substances, products and equipment in line with national obligation specified by the Montreal protocol; and facilitate the link between National ozone Unit and the Ozone Secretariat of the Protocol. Proponent will strive to comply with these regulations.

1.2.21. Environmental (Registration of Environmental Experts) Regulations (2005)

No person shall conduct an environmental impacts assessment or carry out any activity relating to conduct of an environmental impacts study or environmental audit as provided for under the Act unless that person has been dully certified and registered in accordance with the regulations. Proponent contracted registered firm to conduct Environmental Study.

1.2.22. The Environmental Impact Assessment and Audit Regulations, 2005,

These regulations set procedures for conducting EIA and environmental audit in the country. The regulation is made from Section 82 and 230 of the EMA (2004) and prescribes that the Minister

responsible for environment shall formulate regulations and guidelines on how EIA shall be conducted. The EIA regulations are applicable to all project contained in Third Schedule of the EMA (2004) and First Schedule of the EIA and Audit Regulations. Industrial development project, are contained in both schedules. It is thus a legally binding requirement to undertake the ESIA of this project. This Regulation also prescribes the stages and/or the EIA process, which are in principal managed by the NEMC.

1.2.23. Environmental (Registration of Environmental Experts) Regulations G.N. No. 348 of 2005

The objectives of the regulations are to establish a system for registration of environmental experts; provide for a system of nurturing competence, knowledge, professional conduct, consistency, integrity and ethics in the carrying out of environmental impact studies and environmental audits; ensure that the conduct of environmental impact assessments or environmental audits is carried out in an independent, professional, objective and impartial manner; and provide for a code of conduct, discipline and control of environmental experts. The NEMC maintain a registry of EA and EIA experts. These regulations also set code of practice of the experts for which the Environmental Audit experts for this project subscribe. Developers are required to use registered experts under the law. Proponent has complied with the by employing registered EA experts to carry out the audit.

1.2.24. Environmental Management (Fees and charges) Regulation 2008 (R:E 2016)

The National Environment Management Council (NEMC) is a body corporate established by Environmental Management Act Cap 191 to undertake enforcement, compliance, and review and monitoring of environmental impact assessments, environmental research, raising awareness and collecting and disseminating environmental information. Sections 99 (1) (b) and 101 (1) of the EMA and Regulations 46 (4) and 57 (1) of the EIA and Audit Regulations, 2005 mandate the Council to monitor operations of any industry, project or undertaking with a view to determining its immediate and long-term effects on the environment. In order to enforce this requirement, the Environmental Management (Fees and Charges) Regulations, 2008 stipulates, “annual charges for environmental compliance monitoring and audit”, payable to the Council by all proponents whose projects have been issued with environmental certificates. Proponent will comply with provision of this regulation by paying annual fees.

1.2.25. Fire and Rescue Force (Safety Inspection and Certificates) Regulations, 2008.

Any person who is an owner or operator of the premises, vehicle vessel or any other conveyance facility which has not been inspected and issued with fire safety certificate by fire authority shall apply for conduct of inspection in his premises, vehicle vessels or any other conveyance facility. Proponent will comply with this act by applying for fire safety, inspection and certificate in fire authority.

1.2.26. Fire and Rescue (Precautions in Buildings) Regulation, 2015

The provisions of this Part shall apply in determining the design, construction, protection, location, arrangement and maintenance of exit facilities to provide safe means of escape for occupants from all buildings hereafter erected, altered or changed in occupancy. Proponent will comply with this regulation.

3.2.27. Environmental Management (Standard for the Control of Noise and Vibration Pollution) Regulation, 2015

(1) The Executive Director may, in consultation with a local council, by notice in the *Gazette*, designate any area as a Noise Control Zone for the purpose of controlling the emission of noise in that area.

(2) A notice issued under sub regulation (1) shall describe and delimit the area to which it applies, including the radius of the Noise Control Zone and shall define the period and time of the day during which persons are subject to control, or a particular building which is subject to control.

(3) Where the area in respect of which a Noise Control Zone notice is issued is within a specified radius of any specified building, the notice shall describe and delimit the area by reference to that area, building and radius.

(4) A person who fails to comply with a notice issued under this regulation commits an offence and is liable on conviction to a fine not exceeding one hundred currency points or imprisonment not exceeding one year or both and in case of a continuing offence, to an additional fine not exceeding one thousand currency points for every day or part of the day during which the offence continues. The Developer will make sure uses various machines that are sound proof in order to reduce noise.

3.1.1. Environmental Management (Fees and charges) Regulation, (2008)

The National Environment Management Council (NEMC) is a body corporate established by Environmental Management Act Cap 191 to undertake enforcement, compliance, and review and monitoring of environmental impact assessments, environmental research, raising awareness and collecting and disseminating environmental information. Sections 99 (1) (b) and 101 (1) of the EMA and Regulations 46 (4) and 57 (1) of the EIA and Audit Regulations, 2005 mandate the Council to monitor operations of any industry, project or undertaking with a view to determining its immediate and long term effects on the environment. In order to enforce this requirement, the Environmental Management (Fees and Charges) Regulations, 2008 stipulates, "annual charges for environmental compliance monitoring and audit", payable to the Council by all proponents whose projects have been issued with environmental certificates. Proponent will pay annual fees for during operation and will comply with provision of this regulation by paying coming annual fees.

3.1.2. The town and Country Planning (use classes) Regulation 1960 as amended in 1993

In 1960, the Town and Country Planning (Use Classes) Regulations were promulgated to facilitate the work of urban authorities. Any development in the stipulated use groups must have a planning consent. Proponent will work with Hai district Council to follow City Master plan.

1.3.Administrative Framework

1.3.1. The Vice President's Office

The Vice President's Office is the overall custodian on environmental issues in Tanzania. There is a National Environmental Advisory Committee, which serves as an advisory body to the Minister responsible for environment, or sector Ministry, on environmental matters referred to it. There is a Director of Environment heading the Division of Environment. The Director for Environment is responsible on all matters pertaining to the management of the environment.

1.3.2. The National Environment Management Council

The National Environment Management Council (NEMC) was established in 1983, as a coordinating body on environmental affairs. NEMC is a corporate body mandated by the Environmental Management Act No. 20 of 2004 to undertake enforcement, compliance, and review and monitoring of environmental impact assessment and facilitates public participation in

environmental decision-making, among others. NEMC advises the Government and sector Ministries to ensure compliance with the requirements of the Environmental Management Act.

1.3.3. Ward level institutions

Wards play a significant role in the government structure. The overall functions of the Ward Development Committee (WDC) are to:

- Ensure the implementation of decisions and policies of the District Council;
- Ensure the implementation of the Ward Development Plan;
- Develop and/or initiate tasks designed to ensure the welfare and wellbeing of residents;
- Supervise and co-ordinate the implementation of District Council projects and programs,
- Assist in the formulation of village by-laws;
- Monitor revenue collection;
- Initiate and promote participatory development and Manage disaster and environmental related activities.

In the present local government reform structure Wards are basic linkage between communities and the Districts. Wards are made up of 3 to 7 villages depending on the population and graphical distance. The most influential institutions in the ward are Ward Development Committee (WDC), Ward Executive Officer (WEO) and the Ward Councilors. WDC is composed of the Ward Councilor who acts as the chair, the WEO as the secretary and the village chairpersons from the villages making up the ward as members. WEO is the functional officer at the ward level. Other functions of WEO include among others, to collect revenue for the district and supervise the implementation of all planned activities at ward level. WEO is the most prominent government officer in the Ward who is responsible for coordinating the functions of the WDC.

Ward Councilors are very influential in the villages. Unlike WEOs who are employed and are salaried, Councilors are elected and are not salaried. They are expected to represent the community members who elected them into power at the District Council and thus sustain their services through allowances given in the District Councils meetings and on monthly basis.

Councilors play a key role in wetland management. Since their mandate is persuasive some have used their influence to attain admirable outputs in various sectors. For example, they mobilize funds for domestic water supply-both local and external to the ward, repair and digging of feeder

roads, schools, and dispensaries, etc. Councilors may also mobilize community members towards formation community-based associations (CBOs) and setting of by-laws.

1.3.4. Village level government

In villages, each village has a Village Assembly (VA), which comprises all adults residing in the respective village, and is the supreme authority on all matters of general policy-making in relation to the affairs of the village/street, development projects, budget of village, project plans, collection of revenue and authorize the expenditures, plan fund raising activities and other sources of village income and co-ordinate and supervise development projects.

In each village there is a chairperson, and members of the Village Council elected by the Village Assembly. There is also a Village Executive Officer (VEO) who is employee of the District Local Government.

1.3.5. Institutional Framework.

The Tanzania EIA Procedure confers different roles and responsibilities to various parties involved in the process of any proposed development undertaking to which EIA is not obligatory.

Table 3; **Key Institutions to the EIA Process for the proposed establishment of Milling' plant.**

Level	Institution	Role and Responsibility
National level	Vice President's Office (Division of Environment)	↓ Co-ordinate Environmental Management Policy, Act and EIA guidelines ↓ Issuing an Environmental Certificate
	National Environment Management Council (NEMC)	↓ Environmental Monitoring and Compliance Auditing, ↓ Approval of ToR, ↓ Review of EIA
	Ministry of Industries and Business	↓ Issuing policy guidance on Energy ↓ Providing legal frameworks ↓ Setting operations standards ↓ Monitoring of projects impacts
		↓ Policy guidance on Land issues

Level	Institution	Role and Responsibility
	Ministry of Lands, Housing and Human Settlements Development	✚ Issuance of Certificate of titles for plots of land
	Ministry of Water	✚ Issuance of policy guidelines ✚ Authority over water rights and uses
	Occupational Safety and Health Authority (OSHA)	✚ Issuing certificates of compliance and oversee occupational safety and health issues ✚ Designated Authority for occupational safety issues
Project Proponent	Gasper Reuben Ulomi	✚ EIA study ✚ Project investment ✚ Project implementation ✚ Consultation with stakeholders ✚ Project monitoring and internal auditing.
District /local level	Executive Director's Office: District Planning Office, District Land and Natural Resources and Environment department	✚ Land use approval ✚ Day-to-day environmental management and monitoring ✚ Issuance of various endorsements for approval at higher levels
Local authorities i.e.	Ward and street offices	✚ Project monitoring ✚ Monitoring Developments / activities in vicinity of the project

CHAPTER FOUR
4.0.BASELINE INFORMATION

Hai District Council is councils that form Kilimanjaro region. Administrative is divided into 17 wards and 62 villages. The district has a total population of 240,999 people according to 2022 census data. The District Council lies on the slopes of Mount Kilimanjaro which is the highest mountain in Tanzania rises up to 5,895m (19,341ft) above the sea level. The distance from Kilimanjaro International Airport to Hai District headquarters is 15 km.

Baseline data obtained through different Methodologies:

- Literature review: from the Hai District Socio-Economic Profile 2022, Hai investment Profile, National Population census data 2022, Kilimanjaro strategic plan 2025, various research studies conducted within the district land occupancy documents.
- Site observation: Site observation was done to all relevant information's like settlement patterns, waste water Management, and Solid waste management, utilities like electricity networks and community services like roads, schools and religious area.
- Stakeholder's consultation: Hai District Council, Fire Office Kilimanjaro region, OSHA Northern Zone-Arusha, Masama Kusini Ward and Kwa Sadala Village provides lots of information about area and social development aspects.

4.1.Geographical Location

The Hai District is one of the seven districts of the Kilimanjaro Region of Tanzania. Hai district council is boarded to the South and West by Arusha Region, to the West by Siha district and to the East by Moshi Urban District and Moshi rural District and Rombo district. Project site is located at Mbosho Village, Masama Kati Ward, Hai District council, Kilimanjaro Region.

4.2.Temperature and Rainfall

Hai district lies between 2,600- and 6,000-feet above sea level with an annual rainfall of between 600 mm and 1200 mm. Temperatures range between 20º and 28ºC. There are three major climatic zones in the district, the Upper Belt, the Middle Belt and the Lower Belt. These zones vary in altitude, rainfall and predominant types of agriculture, with coffee and cash crops being grown mainly on the higher ground, and increasing numbers of livestock kept on land at lower altitudes. The Lower Belt is characterized also by irrigated crop production.

4.3.Topography and Soil

The project area soils have been classified by colour i.e. grey, grey, brown, brown and red brown. The extensive areas of grey soils which have originated frown recent volcanic ash are found to the north western parts of the region. Brown soils cover large areas in the central part of the region and west of Hai districts. The south -eastern areas are characterized by grey/brown and red/brown

soils. Soil erosion is particularly severe in the heavily settled central part of the region and in the areas heavily utilized by stock. Generally, soil erosion is widespread throughout the region**.**

4.4.Socio-Economic situation

4.4.1. Population

Hai Mjini is a town and ward in the Hai districts of the Kilimanjaro Region of Tanzania. Its population according to the National Projection statistical data, 2022 was expected to be 229,791 with 111,829 male and 117,962. Specifically, Masama Kusini Ward has the population of 11,562 people in which there are 5,601 males and 5,961 females with average household of 4.0.

4.4.2. Topography and Land Use Pattern

The District Council has been able to have land use drawings for various uses. Land Baraza has been formed in all 60 villages and 14 wards and they are all functioning. The type of land use and its coverage is as follows:

TYPE OF LAND USE	COVERAGE IN HK	COVERAGE IN %
Penitential Agriculture Land	**46506**	**46**
Grazing Land	**27.297**	**27**
Forest Area	**14154**	**14**
Mountain and Snow Area	**13143**	**13**

4.4.3. Tourism

Hai district is one of the District with a gate leading to Mt Kilimanjaro which is based at Machame. The accessibility to Mt Kilimanjaro is through Machame Road which is passed just near the project site. Also, there is another site for tourism purposes based at BomaNg'ombe named as Chemka Spring (Maji moto) which also is another attractive center which receives tourist from inside and outside the country though the road leading to this area is not in good conditions, taxes and levies collected in projects like Bondeni Flowers ltd farm should be used to improve road conditions so that these areas can be easily assessable.

4.4.4. Economic Activities

The economy of most residents of Hai District Council depends on agriculture, livestock, tourism, and large, medium and small businesses. The agricultural sector contributes much on GDP but agricultural activities have been affected by frequent droughts especially in the lower reaches who receive 500 to 800 mm of rainfall. In response to this situation the government encourages irrigated

agriculture by building sized irrigation schemes various. These efforts have contributed to improving the living standards of Hai residents.

4.4.5. Education and Training

Education sector is subdivided into three sectors, which are Primary, Secondary and Adult Education. Primary and Secondary Education in Hai has a total of 105 for both government primary schools and non-government schools. Also, in Hai district there are a total of 29 Secondary schools for both Government and non-Government. In terms of academics, primary schools have been performing well year after year.

4.4.6. Electricity:

The project site has good system of electricity; the demand for electricity in the district goes hand to hand to its supply. The over dependency of Hai people on wood fuel for domestic energy is a clear indication of this shortage and yet there is no enough electricity supply to be supplied at the area. Investors are encouraged to explore this area for commercial or bilateral/multilateral investment.

4.4.7. Climate and Seasons

There are two main rain seasons i.e. the long rain season and the short rain season. The long rain season begins in March ending in June, while the short rain season starts in November ending in December. On average the district receives 700 mm. of rainfall in the lowlands, 1.250 mm. in the mid zone and 1,750 mm. in the upper zone. In good years rainfall may be as high as 2,000 mm in the upper zone.

Most of the seasonal crops such as maize, beans, sunflower and pigeon peas are cultivated in the long rain season. During the short rain season maize, beans, peas are cultivated in the mid and upper zones. The short rains are essential for coffee and banana farming in the mid and upper zones. Paddy, vegetables, maize and beans are grown under irrigation in the lowland zone.

4.5.Hydrology

Existing water schemes/ Boards - Uroki Bomang'ombe, Losan - KIA, Lyamungo, Machame and Mkalama-makes it easy for fast growth /development of Hai town which has all potential for being green as a result of available and accessible pipe water. On the other hand existence of traditional irrigation canals is assurance for stratified green and stabilized red environments. However, the demand for water is high such that it would be proposed to invest more into rainwater harvesting supply and deep well water scheme.

Existence of functioning Land tribune in all 60 villages; and 14 wards. Eases procedure of resolving land/ natural resource use conflicts within short time. Given the congestion in the rural,

and the given urban immigration it is quite essential that the government should invest in land use plan and provision of land ownership rights.

4.6.Biological Features

4.6.1. Flora and Fauna,

In the project site the land was used for farming practices where by most of the area are occupied by large plantations of maize and beans. There is few vegetation covers at the project site as the area is occupied by artificial tree species and acacia trees around however project developer planted trees around the farm fauna found at the project location are domestic animals observed during site data collection like cattle's, goats' donkeys and sheep.

4.6.2. Climate

The project is located in Hai District which has a tropical wet and dry climate. Its weather is dominated year-round by monsoonal flow. The northeast monsoon prevails December through March and is accompanied by the highest temperatures of the year. The southeast monsoon prevails from June through September.

4.6.3. Temperature

The project site temperature is relatively consistent throughout the year, averaging from 15 to 17 degrees Celsius. Hai district has noticeably warmer daytime temperatures from October through March, when average high temperatures exceed 30 degrees Celsius, and noticeably cooler daytime temperatures from May through August, when average high temperatures are 25 to 26 degrees Celsius. Hai district wettest months are March through May, when around 71 percent of its annual precipitation falls.

4.6.4. Energy Supply

Energy is used for domestic, commercial, institutional and industrial purposes. The types of energy commonly used are charcoal, firewood, electricity and fossil fuels. Few use gasses, biogas and solar. Many households (52%) use electricity for lighting. More than 70% of the households use Charcoal and firewood for cooking. The district receives 70% of its daily demand of 10 MW supplied by 33 KV and 11 KV main secondary feeders

CHAPTER FIVE
5.0. STAKEHOLDERS CONSULTATION
5.1. PAST AND ONGOING CONCERNS OF PROJECT STAKEHOLDERS

The consultant uses different methods to identify the main concerns about the proposed maize milling factory at, Hai district Council Kilimanjaro Region. The consultation was done by involving key stakeholders who shared their concerns about the project. Consultations with stakeholders were conducted during the EIA study to address any issues they had about the project. Meetings, interviews and focus group discussions were held with individuals and groups who might be affected by the project or who could influence project, either positively or negatively. These stakeholders included individuals from National Institutions and the district Level, such as the Environment Officer, OSHA, and the Regional Fire and Rescue Office.

5.2.1. The objectives of the consultation were to**:**

- Disseminate and inform the stakeholders about the project with special reference to its key components and location.
- Gather comments, suggestions and concerns of the interested and affected parties.
- The establishment of a communication channel between the general public and the team of consultants, the project proponents and the Government.
- The concerns of the stakeholders to be recognized in the decision-making bodies at early phase of project development and during project operation.

5.2.2. Methodology Used in the Consultation and Public Participation.

The Consultation and Public Participation (CPP) Process is a policy requirement by the Government of Tanzania and a mandatory procedure as stipulated by EMA Cap 191 section 89, for the purpose of achieving the fundamental principles of sustainable development. Meeting with different stakeholders captured the concerns of the people especially those directly affected by the project. One to one meeting, interview and focus group discussions were carried out with representatives of different institutions and different government levels. The purpose for such meetings/consultation was to identify the positive and negative impacts and subsequently promote proposals on the best practices to be adopted and mitigate the negative impacts respectively. It also helped in identifying any other miscellaneous issues which may bring conflicts. In general, the following steps were followed in carrying out the entire CPP process: -

- Identification of institutions, groups and individuals affected in the daily project activities.
- Meetings at various levels and with different target groups.

- ❖ Focus group and one to one discussion with the most relevant stakeholders.

5.2.3. Stakeholder's Views and Concerns on the Project.

This sub-section covers the views and opinions of the stakeholders consulted. It highlights both positive and negative socio-economic and environmental impacts during the daily activities of the project. This is followed by suggested mitigation measures that the developer should incorporate to minimize environmental impacts and promote sustainable development.

Table; STAKEHOLDERS CONSULTED AND THEIR VIEWS

STAKEHOLDERS NAMES AND TITTLE	OFFICE	GENERAL COMMENTS	RESPONSE
NJEGITE. A. LUCAS District (Environmental Management Officer (DEMO)	Hai District Council	✞ Risk of fire outbreak due to the nature of the business ✞ Ensure the provision of a good system for the collection and disposal of wastes produced. ✞ Improvement of environmental conservation ✞ Provision of fire safety gears and put in place first aid kits ✞ The proponent should control Generation of leakage oil into the soil from car services and solid waste produced within the site. ✞ The workers should wear PPEs every time during the construction phase and operation phase. ✞ Firefighting equipment should be regularly maintained and serviced ✞ Storm water drainage system should be well controlled especially to the neighbouring communities. ✞ Environmental awareness for workers is more important. ✞ Different signs boards should be installed to the project site during construction and operation phases ✞ Ensure proper placement of underground storage tanks to avoid leakage. ✞ Consider public toilets for customers and other people passing along the road	✞ The proponent will pay more attention to the issues pertaining to PPEs to workers so that to ensure workers healthy is good. ✞ The proponent will ensure that firefighting equipment is regularly serviced and proper handling of wastes within the site. ✞ The storm water drainage system will be well controlled nearby communities. ✞ The proponent will organize environmental training so as to rise awareness to the workers during the construction phase, this training will be conducted by environmental experts

		✞ Consider the bicorn 60m from the road during construction ✞ During construction, fencing is important to ensure safety within the site	
LUCY S. BUGANGA – OHS INSPECTOR	OSHA ZONE NORTHERN	✞ The project should be registered to OSHA Northern zone Arusha ✞ The project should follow all OSHA requirements to enable the project site to comply with safety and health authority. ✞ There should have first aider and safety representative with respect first aids boxes ✞ Provide training to workers about health and safety issues. ✞ The proponent should provide safety protective equipment for all workers. ✞ There should be a first aid box and first aider personnel at the site during the construction phase. ✞ The proponent should provide safety protective equipment for all workers. ✞ Different signs boards should be installed to the project site during construction and operation phases	✞ The proponent will cooperate with the contractor to ensure there are first aid box and first aider personnel in the site ✞ The proponent will pay more attention to the issues pertaining PPEs to workers and have first aider with respect first aids boxes so as to ensure workers are healthy good. ✞ The proponent will ensure that the project has followed all OSHA requirements to enable the company to comply with safety authority.
JEREMIAH MKOMAGY– RFO	FIRE AND FORCE – REGION RESCUE KILIMANJARO	❖ According to Fire and Rescue force Act, No. 14 of 2007 and inspection certification Regulation 2008 "Any person who is an owner or operator of a premise which has not been inspected by the fire authority shall	❖ The proponent will comply with Fire and Rescue force Act No. 14 of 2007 and inspection certification Regulation 2008 so as the project to be granted with fire certificate

STAKEHOLDERS NAMES AND TITTL	OFFICE	GENERAL COMMENTS	RESPONSE
		apply in writing to the fire authority to conduct an inspection. ✞ The proponent should provide fire architectural drawings and map layout design so as to make fire-fighting instalment. ✞ Workers and staffs should be sensitized to pay more attention to fire issues during project construction and operation phase. ✞ Provide pieces of 9 kg dry chemical powder portable fire extinguishers ✞ Firefighting equipment like sand bucket should be installed ✞ Education and training on fire safety to workers and staff members should be well organized and regularly done. ✞ Ensure good arrangement and avoid using any explosive materials around the project. ✞ Provide fire hydrant or reserve water tank with at least 50,000lts ✞ The proponent should label exit signs in all building exit and emergency exit. There should be escaping routes, Smoke detectors and alarm systems. ✞ Provide warning signs e.g., Exit signs, No Smoking, Assembly point etc.	✞ The proponent will ensure that workers, staff members and guests pay more attention to the fire issues. ✞ The proponent will install firefighting equipment on the premise. ✞ Education and training to workers about fire issues will be provided on time as directed by fire officers. ✞ The contractors will take precautions on explosive materials arrangement and installed in the site.

		✞ Underground storage tank should be fitted with the appropriately sized vapour vent.	

		✞ Fuel should be stored in double walled containers/ tanks to minimize leakage ✞ A minimum distance of 10m should be maintained between underground tanks and dispensing pumps ✞ Emergency responders and Rescue Force emergency number 114 must be provided. ✞ Provide log book for the purpose of recording both the fire and natural hazards that may occur on your premise ✞ Contact fire office Arusha region for more details	
FARIDA .P. MPOGOLO – VEO YASINI . A. – M/KITI	KWA SADALA VILLAGE	✞ They should have good corporation with the community around ✞ Waste water management to be done in a proper way to avoid pollution of water channels during rainy seasons to ensure safety of people and animals ✞ Employment opportunities to be provided to the community around the project area ✞ The proponent should make sure to introduce himself officially to the ward office. ✞ Respect leaders always not only when having problems ✞ The project is good and accepted to the community as it is community development	✞ The proponent will make sure to establish good cooperation to the community. ✞ The proponent will make sure to give employment priority to community around the project. ✞ The proponent will work on all the views provided by VEO and the chairperson.

		✞ Introduce workers to local government office before employing them to ensure safety ✞ Assist in community developments in case needed ✞ Donate for the torch of freedom in that particular time willingly ✞ Proponent should avoid employing people from far away and give opportunities to the people within the community to avoid conflicts, and other criminal issues.	

CHAPTER SIX

6.0.ASSESSMENT OF IMPACTS AND IDENTIFICATION OF PROJECT ALTERNATIVES

This section outlines the process of assessment of the impacts in each stage of the proposed project and identification of project alternatives. The section also proposes analysis of the alternatives that the proponent has considered in the development of the proposed Project.

5.1.Impact Assessment

The impacts of the proposed project on the environmental elements are both positive and negative. The magnitude of each impact is described in terms of being significant, minor or permanent, short-term or long term, specific (localized) or widespread, reversible or irreversible. Most of the impacts have been addressed in the proactive design of the project and other mitigations can only be guaranteed through active and responsible management committed to the propositions of the environmental management plan. Stakeholder's views also were used in identifying the impacts of the proposed undertaking.

5.1.Impacts Associated with the Proposed Project.

Under this section both positive and negative impacts of the proposed project is explained. The impacts are categorized in each phase of the project.

5.2.**Project Positive Impacts.**

5.2.1. Employment opportunities

The adjacent communities are expecting employment opportunities both permanent and temporary in all phases of the project, the qualified people expect to be employed since the investor is required to give the neighboring community priority in terms of employment chances. The plant is expected to employ 20 workers by considering the community surrounding the project.

5.2.2. Economic growth.

Apart from the economic growth the house/individual level, the Masama kusini ward government will also generate income from the project through tax payments as per agreements made; moreover the central government will also obtain revenue through investment.

5.3.**Installation Phase Projected Negative Impacts.**

The project has no major environmental impacts during installation of machines for milling plant,

5.4.Operation Phase Projected Negative Impacts.

5.4.1. Oil Spills.

The installed plant will have a standby generator which will be used as backup when there is no enough electricity; the filling up of the fuel to the generator and servicing process may result to oil spills at the area which the generator will be installed.

5.4.2. Gaseous Emissions

The gases will be emitted from the combustion of the fuel by the generator, the end results may gases which may contaminate the surrounding air around the area.

5.4.3. Noise Emission

The operation of the generator may pose noise pollution around the area which may create nuisance though in a very little scale.

5.4.4. Hazardous Waste

Hazardous waste is a waste with properties that make it potentially dangerous or harmful to human health or the environment. Hazardous wastes can be liquids, solids, or contained gases. These may include Automotive: (Auto batteries, Oils/Filters, empty paint cans, Tires). (Household Items: Batteries (non-alkaline), Cleaners, Fluorescent bulbs, Furniture polish, Needles/syringes, compressed gas cylinders.

Some Impacts of hazardous wastes;

- **Water** – Exposure can occur when people drink, shower, bath, or swim in contaminated groundwater or surface water.
- **Soil, Sediment, or Dust** – Exposure can occur if contaminated soil, sediment or dust is inhaled or makes direct contact with skin.
- **Air** – Exposure can occur when people breath in hazardous chemical vapors or air that is contaminated by hazardous chemicals or dust.
- **Food** – Exposure can occur when people eat certain foods that have been contaminated. Food contamination can occur if the food has come into contact with hazardous chemicals either through water, or in secondary consumers being contaminated by primary consumers.

5.4.5. Fire Outbreak Incidents

The project will use both electricity and generator as back up, the less attention in usage of electricity for running the project may resulting into fire outbreak and the impact is expected to be high because the project is very close to other factories.

5.4.6. Analysis of Identified Environmental Impacts.

On the basis of information gathered during both the desktop and field study, the potential the EIA team also analyzed the identified environmental impacts based on the following categories:

- **Nature of Impacts:** - i.e. either positive or negative.
- **Impacts significance/magnitude**. This category covered the following wide aspects Major/minor, wide spread/localized or Direct/indirect.
- **Duration;** that explains the impact is Short, Medium or Long-term.
- **Reversibility**; This category indicated whether or not the impacts are reversible.

Table 6; Key for impact analysis

Key	Type of impact	Key	Type of impact
++	Major positive impact.	+	Minor positive impact
--	Major negative impact	-	Minor negative impact
O	Negligible/zero impact	NO	No change
SP	Specific/localized	W	Widespread
R	Reversible	IR	Irreversible
ST	Short term	LT	Long term

Table 7; Impact Rating Table

PROJECT PHASE	KEY PROJECT ACTIVITY	ACTUAL ENVIRONMENTAL /SAFETY IMPACTS	IMPACT ANALYSIS			
			Nature	Magnitude	Duration	Reversibility
CONSTRUCTION PHASE	▪ construction activities involving godown, toilets and bathroom, windows and offloading and uploading rounds	▪ Air pollution from dust emitted ▪ Emission from generators	- -	**O** **O**	**ST** **ST**	**R** **R**
		▪ Health impacts because of dust from construction grounds ▪ Generation of electrical waste ▪ Generation of electronic waste	- -	**O**	**ST**	**R**
		▪ Accidents may occur during construction				

INSTALLATION PHASE.	▪ Installing electrical system for running the plant ▪ Installing the plant, generator, boilers and machines.	▪ Accumulation of remains of electric cables, metals and woody materials. ▪ Accidents may occur	- -	**O** **O**	**ST** **ST**	**R** **R**
OPERATION PHASE	▪ Operation of maize flour milling plant	▪ Oil Spills from the generator.	-	**O**	**ST**	**R**
		▪ Noise Emission from the standby generator.	-	**O**	**ST**	**R**
		▪ Emission of dust from milling machine		**O**	**ST**	**R**
		▪ Gaseous Emissions from the operating plant, compressor and standby generator	-	**O**	**ST**	**R**

		▪ Health risk from operating plant and emitted harmful gaseous	-	**O**	**ST**	**R**
		▪ Fire eruption incidents may occur	-	**O**	**ST**	**R**
		▪ Generation of solid waste like packaging materials and other small waste from the plant	-	**O**	**ST**	**R**
		▪ Employment opportunities	++	**Sp**	**LT**	-
		▪ Effective utilization of land	++	**W**	**LT**	-
		▪ Economic growth.	++	W	**LT**	-
DECOMISSIONING PHASE.	▪ Installation of plant, standby generator and other machines.	▪ Wastes generation such as remains of metals and iron scrapers	-	**O**	**ST**	**R**

		• Electrical waste generation • Electronic waste		**O**	**ST**	**R**
		• Accidents from such exercises.	-	**O**	**ST**	**R**

6.5.Project Alternatives.

In the EIA process it is important to consider different alternatives, or options, which will achieve the project's objectives. It is also important to include a consideration of what would happen without the project – that is the No project alternative. Environmental assessment for each alternative is also carried out, since each alternative is likely to have a different set or degree of impacts. Regarding the nature of the project and market demand the project has no any alternative rather the proposed area is relevant to the nature of the proposed project. Alternatives that's will be used for energy will be generator for power backups also water storage tanks for storing water for emergencies however the waste management system develop will install large solid waste dustbin onsite in case the city waste collectors delay proponent will contract a person to collect waste onsite and take it to specific dumping site.

CHAPTER SEVEN

7.0. MITIGATION AND ENHANCEMENT MEASURES OF THE IDENTIFIED IMPACTS

Implementation of the proposed project will adhere to the national policies, guidelines and legislation governing industrial development and the project promoters are able to implement the proposed mitigation measures. This mitigation and enhancement measures were developed based on expert's ideas.

7.1. Construction Phase

7.1.1. Controlling accidents and health risk during construction activities

The project Engineer should ensure health and safety issues to workers during construction by enforcing the use of Personal Protective Equipment's (PPEs) to all workers.

To avoid health risk and air pollution due to emitted dust then the Engineer should use water to suppress dust which may pollutes the air and affect workers and neighboring developments.

Sensitize workers about their health risk during construction process so that they can be more attention pertain the possibility of accidents and to notify all the neighboring people to have pre-cautionary measures during demolition phase.

7.2. Installation Phase

7.2.1. Controlling Accidents during Installation

The engineer shall be responsible for implementing all statutory and regulatory measures concerning health and safety on site. The Engineer shall take care for the safety of all persons entitled to be on site and shall use reasonable efforts to keep the Site clear of unnecessary obstruction so as to avoid danger to these persons. The Engineer shall take all reasonable steps to protect the environment (both on and off the Site) and to limit damage and nuisance to people and property resulting from pollution, noise and other results of its operations. The Engineer shall ensure that emissions, surface discharges and effluent from the Engineer's activities shall not exceed the values prescribed by applicable laws and regulations.

- To ensure workers have the protective gears like safety boots, and gloves at construction activities etc.
- To notify all the neighboring people to have pre-cautionary measures during demolition phase.

- Training to workers to be aware of their working environment, which will enable them to take pre-cautious initiatives during their undertaking.

7.2.2. Management of Wastes (solid and liquid)

Preparation and implementation of the plan must be made, the responsibility of the Engineer with the system being monitored independently, the Engineer shall confine its operations to the Site, and to any additional areas which may be obtained by the Engineer and agreed by the Client as working areas. The Engineer shall take all necessary precautions to keep Contractor's materials, tools and equipment and its personnel within the Site and these additional areas, and to keep them off adjacent land, the Engineer shall at all times keep the Site free from waste materials and rubbish caused by its activities pursuant to applicable laws and regulations. Upon taking-over of the Services as per the Contract, the Engineer shall clear away and remove all its equipment and materials not constituting part of the Plant and complete removal of all Engineer's waste material and rubbish from and around the Site pursuant to applicable laws and regulations. The Engineer shall leave the Site and the Plant in a clean and safe condition.

7.3.Operation Phase.

7.3.1. **Control of Generator Noise**.

- The generator and all other equipment that generate noise should be equipped with noise protection technology and the workers exposed to the noise should apply protective gear including ear muffs and plugs. Workers operating equipment generating noise levels greater than 80 dBA continuously for 8 hours or more should use earmuffs whereas those experiencing prolonged noise levels of 70 - 80 dBA should wear earplugs.
- The production plants and standby generator should be regularly inspected and serviced.

7.3.2. **Managing Spillage of Hazardous Materials**

Spillage of fuel shall be managed by implementing the following measures;

- Regular checkups and maintenance of the fuel storage tanks to avoid leakage.
- Full containment of the generator and the storage tank so that any spillage remains in container until the cleaning methods are employed towards those oils.

7.3.3. **Containing Fire Outbreak (Accidents)**

Fire incidents shall be managed by implementing the following measures;

- Organize for inspection and maintenance of fire equipment at least once in a period of six months.

- Train staff on the use of the available and enough firefighting equipment.
- At least one person trained on handling firefighting techniques should be available through-out the operation phase of the project.
- Develop and post at the site, fire emergency and evacuation procedures.
- Conduct an annual fire audit for the plant.

7.3.4. **Control of Gaseous Emissions**

The Gaseous emissions will be managed by,

- Proper engine tunes up of the plant and generator.
- Regular inspection and maintenance of the plant, boiler and other machines
- Avoid burning of solid waste at the site.
- Maintained equipment by qualified personnel.

7.3.5. The Management of Hazardous Waste;

- Hazardous wastes are stored in various drums and then collected by recycling Company for disposal, reuse and/or recovery. This includes the recovery of energy which may be available from the waste.
- Also the wastes are to be disposed according to Hai district Council by laws and directives.
- Eliminate the production of hazardous waste
- Where elimination is not possible apply methods to reduce the quantity or hazard involved
- Treat waste to stabilize, immobilize, contain or destroy hazardous properties.
- Dispose of residues with a minimum of environmental impact.
- Appropriately contain, isolate and store hazardous waste for which no acceptable treatment or disposal option is currently available.

CHAPTER EIGHT

8.0. ENVIRONMENTAL AND SOCIAL MANAGEMENT PLAN (ESMP) AND ENVIRONMENTAL MONITORING PLAN

8.1.Environmental and Social Management Plan (ESMP)

The Environmental and Social Management Plan (ESMP) as presented in this section contains recommendations for mitigation measures designed to address the negative impacts of the project. The ESMP provides a general outlay of the environmental and social aspects, potential impacts, mitigation measures, performance indicators, monitoring means and frequency, responsibility for monitoring and associated costs. The responsibility for the incorporation of mitigation measures for the project implementation lies with the project proponent, who must ensure implementation of all mitigation measures. In order for the contractor to carry out environmental management activities, the proponent should draw up an environmental management plan to show how they will address the mitigation measures during the operation and decommissioning phase.

The ESMP has been developed with project knowledge and information available to date. As project operates and scheduling plans are developed and changed, components of the ESMP might require some changes.

8.2.Objectives of the ESMP

The Objectives of the ESMP are;

- To bring the project into compliance with applicable National Environmental and Social Legal requirements, policies and procedures
- To outline the mitigation/enhancing, monitoring, consultative and institutional measures required to prevent, minimize, mitigate or compensate for adverse environmental and social impacts or to enhance the project beneficial impacts.
- The necessary objectives, activities, mitigation measures and allocation of costs and responsibilities pertaining to prevention, minimization and monitoring of significant negative impacts and maximization of positive impacts associated with the project equipment installation and operational phases are outlined in the table below.

Environmental & safety Impact	Phase	Mitigation Measure	Responsibility	Cost TSH per year
✓ Air pollution	**CONSTRUCTION PHASE**	✓ Should use water to suppress dust emitted during renovation of key areas like offloading and uploading which may pollutes the air and affect workers and neighboring developments ✓ The renovation should schedule with a range of time to avoid continues dust emission ✓ Ensure workers are using the required safety gears to protect them from the emitted dust.	Proponent	500,000/=
✓ Health risk and Occurrence of accidents		✓ Enforce the use of personal protective gears to all workers ✓ Sensitize workers and adjacent communities and precautions attention on the project site.	Proponent	1,000,000
✓ Accumulation of remains of electric cables, electronic waste, metals and woody materials	**INSTALLATION PHASE**	✓ Collection of the remains of wastes and put in containments. ✓ Disposal in the authorized disposal sites. ✓ Apply Recycling and re use of produced wastes like bags and ropes ✓ Disposal of electronic waste	Proponent, Engineer	1,500,000
✓ Safety issues (accidents due to plant		✓ To ensure workers have the protective gears like safety boots, and gloves at construction activities etc.	Proponent	1,000,000

faults, and electric shots		✓ Training to workers to be aware of their working environment, which will enable them to take pre-cautious initiatives during their undertaking.		
✓ Oil Spills.	**OPERATION PHASE**	✓ Regular checkups and maintenance of the fuel storage tanks to avoid leakage. ✓ Full containment of the generator and the storage tank so that any spillage remains in container until the cleaning methods are employed towards those oils.	Proponent	800,000
✓ Hazardous Waste,		✓ Use of recyclable paint filters ✓ Use of registered hazardous waste handlers to dispose produced hazardous waste onsite ✓ Use efficiency equipment with low over spray to reduce air emission	Proponent	1,000,000
✓ Gaseous Emissions.		✓ Proper engine tunes up of the generator and offloading trucks ✓ Regular inspection and maintenance of the generator ✓ Avoid burning of solid waste at the site. ✓ Maintained equipment by qualified personnel.	Proponent	1,000,000
✓ Noise Emission.		✓ The operating plant, generator and all other equipment's that generate noise should be equipped with noise protection technology and the workers exposed to the noise should apply protective gear including ear muffs and	Proponent	1,000,000

		plugs. Workers operating equipment generating noise levels greater than 80 dBA continuously for 8 hours or more should use earmuffs whereas those experiencing prolonged noise levels of 70 - 80 dBA should wear earplugs. ✓ The production plant and standby generator should be regularly inspected and serviced.		
✓ Generation of solid wastes such as remains of packaging materials, office waste other raw materials. Liquid waste from toilets and bathrooms are expected to be high		✓ Proper handling of solid wastes by conducting prior sorting of wastes at the source ✓ Applying recycling and reuse techniques for the solid waste produces instead of dumping everything. ✓ Conducting regularly checkup and servicing of waste waters chambers so as to avoid any backflow or blockage which may lead healthy risk and environmental pollution	Proponent,	1,800,000
✓ Fire outbreak incidents.		✓ Organize for inspection and maintenance of fire equipment at least once in a period of six months. ✓ Train staff on the use of the available firefighting equipment. ✓ At least one person trained on handling firefighting techniques should be available through-out the operation phase of the project.	Proponent	2,800,000

		✓ Develop and post at the site, fire emergency and evacuation procedures. ✓ Conduct an annual fire audit for the plant.		
✓ Generation of wastes remains like woods material, plastic materials, paints cans. Empty boxes	**DECOMMISSIONING PHASE**	✓ Containment and proper disposal of wastes as per laws and regulations. ✓ Reuse the reusable materials while dumping other wastes properly	Proponent	2,500,000
✓ Accidents from decommissioning process		✓ To have all precautionary notices to the adjacent development and communities ✓ Provision and enforcement of PPEs during dismantling of the facility.	Proponent	1,600,000

Table 9; Environmental Monitoring Plan

Theme	Impact Deficiency	Mitigation Measures	Parameter to be Monitored	Monitoring Frequency	Monitoring Area	Measurement Unit	Target Level/Standard	Responsibility	Annual Cost TSH
OPERATION PHASE	✓ Public health hazards ✓ and poor sanitary ✓ conditions from ✓ haphazard disposal of ✓ waste	✓ Waste generated will be sorted and disposed at the authorized sites. ✓ Waste collection bins will be placed at strategic areas.	✓ Mechanism for sorting waste in place, and mechanism to reduce waste generation in place	Continuously	Production area	visual	Solid management regulations	Proponent,	2,500,000
	✓ Noise emissions	✓ Workers should be sensitized on the importance	✓ Noise levels ✓ Protective gear	Every months	Production area	dBa	TBS standards TZS	Proponent,	1,600,000

		of using ear plugs,					932:2006		
	✓ Hazardous wastes	✓ Hazardous wastes are stored in various drums and then collected by recycling Company for disposal, reuse and/or recovery. This includes the recovery of energy which may be available from the waste.	✓ Hazardous waste is a waste with properties that make it potentially dangerous or harmful to human health or the environment. Hazardous wastes can be liquids, solids, or contained gases i.e.	Every six month	Painting area		Hazardous waste regulations	Proponent,	2,800,000

			✓ Paint filters ✓ Waste paint						
	✓ Energy Loss due to Poor Energy Efficiency	✓ Proponent will explore the possibility of undertaking an energy audit which can guide its efforts towards energy conservation program.	✓ Energy Consumption ✓ Power factor records	Once per Month	Production area	None	Low energy Use	Proponent,	1,000,000
	✓ Occupational Health Disease,	✓ Provision of regular health and safety trainings to its workforce.	✓ Medical monitoring program in place ✓ Medical records area available	Once every Year	Production area	Number of occupation health disease	As minimum cases as possible	Proponent,	1,000,000

	✓ Loss of production/inefficiency operation due to Inadequate Management, Operation and Maintenance Plans	✓ Preventive maintenance program in place and Operational.	✓ Preventive maintenance program in place and operational ✓ Loss occurred Plant Downtime	Once every Year	Production area	Production capacity	No loss/ as efficient as possible	Proponent,	4,000,000
	✓ Loss of employment due to closure of the project	✓ Providing relevant skills to workers through on job training to make them marketable after decommission.	NSSF remittance.	Once every Year.	Production area	Number of employees with NSSF	All workers.	Proponent	-

	✓ Accidents due to Decommissioning	Workers at the site will be provided with appropriate protective gears such as boots, masks, etc.	Number of accidents.	During decommissioning period	Industrial area	Number	No accident	Proponent,	5,000,000/=

CHAPTER NINE

9.0.COST BENEFIT ANALYSIS.

In an EIA report the cost-benefit analysis is part of the justification for the project. Cost-benefit analysis is a tool which decision-makers use to choose between alternative courses of action and in deciding whether a proposed project should go ahead or not. Cost-benefit analysis is undertaken to weigh the costs of proceeding with a project against the benefits that would arise from it.

Small industrial projects have more positive impacts on the local and regional environment, however project has negligible environmental impacts which are reversible as shown on the risk rating table but more attributing investments and conserving environment at the area. The investment cost will be **6.5 Billion Tsh**

9.1. Benefits of the Project

The benefits of the proposed project in this report are addressed as the positive impacts of the project.

- Employment opportunities.
- Effective utilization of land resources.
- Attracting more investments at the area to counter part with the new project.
- Generation of income towards the local people and the local government.

9.2. Effect on the local Community.

The benefits from industrial development can be judged in terms of employment and the local Economy (wages, goods and services). Thus, there will be a substantial spread of the benefit within the community through the provision of food, accommodation and other regular services to the project employees. The local community will benefit from the injection of regular wages and the disbursement through expenditure of the majority of the wages into the local community' and from the purchase of goods and supplies. In maintaining the high production of the project area, it is important that the people who live in the neighborhood enjoy and share with the project owner/Project Proponent the comforts and advantages of other material wealth. This is because every local person would wish to secure for himself better educational opportunities for his children and improve life for his family. Local people are anxious to have the benefits of electricity, running water, indoor plumbing, power machinery and the automobile, so that life in the village

will be attractive, healthful and satisfying to all members of the family. The radio, television and other means of communications would overcome much of the isolation now acutely characteristic of life in the villages. Only then will local families participate in and enjoy the attractions available in the cities and still retain a strong attachment to the land since agriculture is still the backbone of the economy of Tanzania. This will also go a long way towards reverting and finally curbing the current rapid rural-urban migration of youths in search of employment. Therefore, the contribution of the project to the local economy by way of wages and the purchase of goods and services will further accelerate the attainment of this objective.

Although people of all ages are involved in the migration to the city, it is the loss of the youth from the rural areas that is regarded as most serious both economically and culturally. When the youth from these areas migrate to the cities when they attain the working age, the rural areas suffer a serious loss. The migration of the rural youth to the cities without a counter movement of the city youth to the rural areas results in an important net loss for the rural areas. This regular outflow from the rural areas results in the dramatic increase of the urban populations.

9.3. Advantages for the Broader Community and Country.

The earnings of the project will in the final analysis increase the foreign exchange earnings of Tanzania. A major portion of the Project Proponent‘s expenses will be in Tanzania Shillings, specifically on freight and transportation of equipment. Under the development of the project, the broader community and the government participate in the establishment and success of the operation through an increase in earnings on maize flour sales and through leverage the increase contributes to other potential financial structuring. Also, the project will generate income through taxes, including taxes on personnel.

9.4. Environmental Cost and Benefit Analysis.

Environmental cost benefit analysis is assessed in terms of the negative and positive impacts. Furthermore, the analysis is considering whether the impacts are mitigatable and the costs of mitigating the impacts are reasonable. As it has been mentioned in Chapters 6 – 9, the potential benefits of the project, in terms of financial and social benefit are substantial. The environmental impacts are reasonably mitigatable and the financial resources needed to mitigate negative impacts, when compared to the required investment are relatively small.

CHAPTER TEN

10.0. PRELIMINARY DECOMMISSIONING PLAN

10.1. Aim of the preliminary decommissioning plan.

Decommissioning forms the end part of the project life cycle. Life span of the project is expected to be for a term of thirty three years. The preliminary plan serves to establish decommissioning as an important consideration from the inception of the project, during design and throughout the operation of the project. The plan has the following purposes:

- The primary purpose of the preliminary plan is to ensure that the plant designers are cognizant of decommissioning during the initial design of the plant, where design choices that would enhance decommissioning are available for types of materials and system components, and location of components, these choices shall be made.
- Another purpose of the preliminary plan is to identify the ultimate decommissioning options and final plant status. These options would be evaluated and narrowed to the decommissioning method of choice as the end of industry life is approached.
- The final purpose of the preliminary plan is to demonstrate to regulatory agencies that important aspects of decommissioning are considered as early as possible during the initial design of the plant. The plan serves as the starting point to demonstrate that areas such as decommissioning methods, costs, schedules, and operating impact on decommissioning will be reviewed and refined throughout the operating life of the project.

10.2. Content of the preliminary plan.

The preliminary plan provides a general description of decommissioning methods considered feasible for the proposed installation of small-scale milling project the description is intended to demonstrate that the methods considered are practical and that they protect the health and safety of the public and decommissioning personnel. Design personnel shall study the proposed decommissioning methods and take steps to ensure that the design incorporates features that will facilitate decommissioning.

10.3. Project removal methodology and schedule.

Proponent shall fund and implement all aspects of Project decommissioning, including but not limited to, all engineering, environmental assessment, permitting, and mitigation activities associated with the removal of the plant in accordance with this Plan and mitigation of Project

removal impacts on site. The company shall monitor environmental impacts during and after Project removal to respond to defined events during the monitoring phase. Proponent shall remove the plant equipment's and ancillary structures safely and in a manner that:

- Minimizes environmental impacts e.g. dust pollution, disposal of unused chemicals or any hazardous material, providing protective gear to decommissioning personnel etc.;
- Satisfies factory obligations under the EMA Cap 191;
- Restores the site to a condition suitable for multiple use; and
- Pays all dues (workers, government, suppliers etc.).

Project removal will begin six months after closure and continue for twelve months. Within the six months from closure, the companies will inventory all components that need to be removed and or disposed of. This inventory will include plant structures, machinery, equipment etc. to be demolished/dismantled, debtors and creditors to be settled. Also, mode of disposal will have to be finalized. This information will assist in the preparation of the final decommissioning plan, for approval by NEMC.

After the approval of the decommissioning plan the metal parts will be removed first within the first three months (this is important to ensure that they are not vandalized). The second three months of the decommissioning will be used to remove furniture and fixtures.

Project decommissioning has five phases: (1) pre-removal monitoring; (2) permitting; (3) interim protective measures; (4) Project removal and associated protective actions; and (5) post removal activities, including monitoring of environment and socio-economic activities.

The first three phases will occur prior to removal of the Project (i.e. within the first six months). The fourth phase - project removal and associated protective actions - will take place twelve months after closing business. The fifth phase will begin after total removal and due to nature of the project (medium scale, with relatively moderate impacts) removal and continue for at least one year.

The description that follows outlines the activities that will occur in each phase:

1. **Pre-removal monitoring:** Pre-removal monitoring includes environmental and socio-economic status of the plant and the surrounding. This monitoring is essential to identify if there is any environmental or social liability which need to be settled before the permit for closure is given. This period will also be used to inventories all assets and facilities that need to be disposed of and to prepare a final decommissioning plan for approval by NEMC.

2. **Permitting:** proponent should obtain all permits required to undertake removal of the Project. This basically will include NEMC, TRA, and Hai district Council etc.
3. **Interim Protective Actions:** This will take care of any interim protective measure that needs to be implemented to protect human health and environment, if any.
4. **Project Removal:** As noted above, the removal of the project will be completed within twelve months.
5. **Post-Removal Activities:** Post-Project removal monitoring will continue for one year

CHAPTER ELEVEN

11.0. SUMMARY AND CONCLUSION

11.1. Summary.

This EIS report has been developed in a careful and open consensus process that involves extensive review at several levels and opportunity for comment by a broad spectrum of potentially interested parties.

The analysis of the EIA report has evidenced that the installation and operation of the proposed establishment of flour milling plan will have positive impacts to the Tanzanian society. The impacts will include employment to local community members and increase in Government revenue and welcoming new investments to the area, however despite the outlined positive impacts, the proposed projects will have some negative impacts such as increased pressure on existing infrastructure, pollution (to Air, Water, soil) mostly during operation phase, increased waste (solid and liquid) generation and among others.

Finally, the project proponent has promised to work closely with the Environmental Experts and relevant government bodies to enhance the facilitation of the issues of concern. This will ensure that environmental concerns are integrated into the project at every stage of the implementation phase and the co-existence of the proposed project with the environment during and after-operation.

11.2. Conclusion

In order for the proponent to be well implemented particularly in terms of legal requirements and environmental management, the following recommendations need to be considered.

- Complying with national policies, law and regulations,
- Prevention of pollution to the nearby resources and neighbors.
- Ensure occupational health and safety measures are considered,
- Emergency preparedness plan should be well implemented,
- Liaise with the neighbors to maintain good relationship.
- Compliance to relevant environmental laws and regulations in the country

11.3. REFERENCES

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EMERGENCY PREPAREDNESS AND RESPONSE PLAN

Owner Name: GASPER REUBEN ULOMI

Location: Kwa Sadala Village, Hai District Council in Kilimanjaro Region.

Date Compiled: May 2025

1.0.Introduction

Milling factory are subjected to emergencies due to their nature of business of handling fire risk products. The effect of the emergency must be controlled by means of a proper pre-emergency plan. In order to respond to this need, the company has developed the following plan which all employees are expected to follow in preventing or responding to emergency situations that we reasonably expect in our workplace and neighboring communities.

1. **Purpose:** Emergency Preparedness and Response Plan describes the facility's response guidelines to control and remove the released materials and the steps to follow to place all human lives affected by the release out of harm's way.
2. **Sources:** The most significant sources of hazardous material that can be released to the environment are oil spills.
3. **Inspections:** In addition to the daily inspections by the Physical personnel, a designated employee will visually inspect and document the entire area for integrity of the equipment and readiness of the spill prevention systems in place. The inspections will be conducted at least quarterly and will be documented through the attached checklist below. As a minimum, the inspection will include the status of: (a) Housekeeping (b)Lighting and security (c)Emergency lighting (d)Fire extinguishers, and (g)Labels, "No Smoking" and Warning Signs

2.0.**Emergencies Type**

The following incidences are considered to constitute an emergency:

a. Fire or ignition source
b. Spills

3.0. Emergency Response Equipment on site

The following equipment shall be available on site:

a. Emergency shutdown switch.
b. An alarm with smoke sensors
c. Fire pump house
d. Fire water tank
e. Fire Extinguishers
f. Fire rescue coats,
g. Protective jumpsuits
h. Boots

4.0. Procedure for responding to fire emergencies

4.1. Fires:

In the event of a fire, fire extinguishers including fire hydrant system and powder cylinders will be used to extinguish it by applying directly on the source of ignition. While such activities are being carried out by fuel personnel the local Fire brigade will be called. Other security measures will be aimed at keeping these sensitive areas safe such as no smoking signs and unauthorized entry after close of business. In addition, special security procedures will be followed during operation and emergencies around the tanks. All personnel will be trained annually via lectures and hands-on practices.

4.2. Training and Education

Proponent will ensure staffs receive training and education commensurate with the duties they are expected to perform, on at least an annual basis, and whenever new hazards are introduced which may alter their duties or response.

4.3. Requirements

This training should meet minimum requirements, such as:

Training and education must be provided prior to any participation in emergency operations.

a. The quality and quantity of training will ensure that members are capable of performing their assigned duties in a safe manner.

b. Instruction in the location, use, operation and limitations of all emergency equipment they are expected to use, including hands-on training.

c. Handling of site-specific hazards to which members may be exposed during an emergency.

d. Coordination with outside agencies and their requirements.

4.4. Training Topics

As a minimum the annual training and education sessions with the Physical staff must include the following topics: (A) Possible emergency scenarios (B) Emergency Procedures and Plan (C) Applicable pollution control laws, rules and regulations (D) Safe operation and maintenance of equipment to prevent emergencies (E) First Aid and medical assistance during emergencies (F) Hands-on practices.

APPENDICIES

APPROVED TERMS OF REFERENCES (ToR) FOR ENVIRONMENTAL IMPACT ASSESSMENT STUDY FOR THE PROPOSED ESTABLISHMENT OF MAIZE MILLING FACTORY TO BE LOCATED AT PLOT NO. 6 BLOCK A, KWA SADALA VILLAGE, MASAMA KUSINI WARD, HAI DISTRICT COUNCIL IN KILIMANJARO REGION.

Introduction.

During scoping, several key environmental issues were identified after site reconnaissance, holding consultations with stakeholders of the project and reviewing various literatures related to the project. Also, expert's opinions were sought on various key issues identified as requiring specialized knowledge.

The purpose of Terms of Reference (TOR) therefore, is to provide formal guidance to the Proponent/EIA Consultant on the range of issues that must be addressed in the EIA process. They also form a basis for subsequent review process. In these ToR, strategies for addressing issues identified during scoping have been incorporated to make the EIA focused.

Objectives of the EIA Study.

Establishment of maize milling factory included in the mandatory list of projects that are required to be subjected under EIA by the Environmental Management Act (2004). Part IV of the EIA and Audit Regulations (2005) provides the general objectives for carrying out EIA, among others a list include the following:

- To ensure that environmental considerations are explicitly addressed and incorporated into the development decision making process;
- To anticipate and avoid, minimise or offset the adverse significant biophysical, social and relevant effects of developmental proposal;
- To protect the productivity and capacity of natural systems and ecological processes which maintain their functions; and
- To promote development that is sustainable and optimises resources use and management opportunities.

Consequently, proponent would like to undertake Environmental Impact Assessment so as to translate the principles of sustainable development and environmental protection into strategies and actions that can be practically applied to her intended project.

The specific objectives of the EIA are to:

- Establish baseline information on both natural and built environment including socio-economic conditions of the proposed project area;
- Identify, predict and evaluate foreseeable impacts, both beneficial and adverse, of the proposed investment;
- Develop mitigation measures that aim at eliminating or minimising the potential negative impacts and promote positive ones; and

- ❖ Develop management plan and monitoring plan for ease of reference during project implementation.

Project Description:

Description of the project is to describe in details project components and their utilities and facilities so as to identify impacts of the proposed project, it will give clear picture of the real impacts according to the site mobilizations, construction operations and demolition phases.

Scope of Work.

The EIA shall be conducted in accordance with the guidelines laid down by the Environment Management Act (EMA, 2004). The main steps to be followed by the Consultant in the environmental impact assessment will involve.

Identifying, collecting and analysing information which include:

- ❖ project characteristics and activities;
- ❖ baseline data of the environmental and socio-economic setup;
- ❖ predicting impacts;
- ❖ evaluating impacts' significance;
- ❖ identifying and proposing mitigation measures;
- ❖ preparing the Management and Monitoring Plan and Follow up; and
- ❖ Presenting the information which involves writing an environmental Impact Statement (EIS).

The approval process shall also be according to the procedure laid down by the National Environment Management Council (NEMC) whereby these Terms of Reference will be approved by NEMC before the EIA field exercise commences. Following the EIA study, the Environmental Impact Assessment Report will be submitted to NEMC for review and approval.

The Consultant shall carry out the following tasks:

Stakeholders Consultations.

Consultations with stakeholders have been undertaken in this scoping stage of the EIA. Main stakeholders and their concerns will be elaborated clearly full EIA study report. The Consultants shall carry this further during the impact study.

Baseline Data and Information.

Study area.

In order to cover assessment of all key issues related to the project, the study area shall be much wider than that covered by the project site where most of the project operations and facilities and services will be located. This is because some of the impacts might have local, regional or national implication. The core area has been determined to be the whole area that will be covered by the project as well as adjacent land use and environment.

The Consultant shall: further determine and set the project boundaries particularly spatial boundaries (i.e. impact area coverage and area of influence).

The Consultant shall give details of:

- Location of all project-related development and operation sites;
- General layout of facilities at the site - diagrams of facilities, design basis, size, capacity;
- pre-construction activities and construction activities;
- Organizational relationships, mandates and interactions among the different parties to be involved in the project.

Description of the Environment

The Consultant shall:

- Provide general description of the project environment and sources of information for anyone requiring a more extensive description (especially the EIS reviewers).
- Identify those features that are particularly important in the project area – i.e. maps at appropriate scales to illustrate the surrounding areas likely to be environmentally and socially affected.
- Identify areas that require special attention in the project implementation. The areas may represent unique or sensitive geomorphologic characteristics, biotopes, or species. (Terrestrial vegetation and their special composition and threatened or endangered species).
- Environmental Impact Assessment shall specifically focus on these ecological components to ensure that the proposed development does not harm the well-being of these characteristics.

Legislative and Regulatory Considerations.

The Consultant shall:

Describe pertinent local, national and international regulations and standards governing environmental quality, health and safety, protection of sensitive areas and endangered species, land use control etc.

Impact Assessment

To avoid ambiguity in the impact assessment - identifying potential impacts, relevant environmental factors and mitigation measures – Consultants shall make use of the checklist covering the major areas of impact as provided for in the EIA guidelines.

Using baseline data and information the following tasks shall be carried out by the consultant.

Task 1. Identification and Prediction of Impacts.

Under this activity the consultant shall:

- Identify issues and concerns in order to find suitable remedies;
- Identify linkages among project components and the issues;
- Identify where project activities or elements interact with social and biophysical environment (direct impacts):
- Identify indirect impacts of the project on the environment;
- Identify cumulative impacts that may be anticipated;

- ❖ Identify residual impacts if any;
- ❖ Predict probability, magnitude, distribution and timing of expected impacts;
- ❖ Carry out assessment of alternative sites and alternative technologies in order to come out with the best option; and
- ❖ Forecast what will happen to the affected environmental components if the project is implemented as is or if the alternatives (e.g. sites and technologies) are chosen (a no-project option will also be considered).

Task 2: Estimation of the Significance of the Impacts.

The consultant shall:

i. Determine which environmental components are mostly affected by the project or its alternatives;
ii. List issues raised by the public and classify them according to the level and frequency of concern whenever possible;
iii. List regulatory standards that need to be met; and
iv. Rank predicted impacts in order of priority for avoidance, mitigation, compensation and monitoring.

Task 3: Development of Management Plan to Mitigate Negative Impacts, and Development of Monitoring Plan

The consultant shall:

i. Determine appropriate measures to avoid or mitigate undesirable impacts;
ii. Assess and describe the anticipated effectiveness of proposed measures;
iii. Ascertain regulatory requirements and expected performance standards;
iv. Determine and assess methods to monitor impacts for prediction of pertinent remedial measures for effectiveness;
v. Determine and assess methods to monitor for early warning of unexpected effects;
vi. Re-assess project plans, design and project management structure;
vii. Describe follow-up scheme and post-project action plan for achieving EIA objectives; and
viii. Assess the level of financial commitment by the project proponent for the management and monitoring plan and follow up activities.

The consultant shall be guided by the cost-effectiveness principles in proposing amelioration measures. Estimation of costs of those measures shall be made. The assessment will provide a detailed plan to monitor the implementation of the mitigation measures and impacts of the project during preparatory and operation phases.

Task 4: Identification of Institutional Needs to Implement Recommendations

The Consultant shall review the institutional set-up at community, ward, District/ Regional and national levels - for implementation of the Management and Monitoring Plans recommended in the environmental assessment. The assessment shall identify who should be responsible for what and when.

Task 5: Drawing Recommendations.

The consultant shall:

i. Highlight key concerns and considerations associated with the acceptance and implementation of recommended actions;
ii. Determine resources requirements for implementing recommendations;
iii. Determine capacity and resourcefulness of the client to meeting such commitments;
iv. Explain rationale for proposed development and benefits and costs vis-à-vis the no-project option;
v. Ascertain degree of public acceptance of or reaction to recommendations.

Task 6: Review

The reviewed report from NEMC may require further input (data collection, consultation inputs etc.). The consultant shall undertake to provide extra information and inputs until the project review is satisfactorily concluded.

Peoples' Participation.

The assessment shall establish the level of consultation of the affected stakeholders before designing the project, level of involvement in the running and maintenance of the project facilities as this is an important aspect for both environmental and project sustainability.

The assessment will provide a framework:

- For co-ordinating the environmental impact assessment with other government agencies; and
- For obtaining the views of affected groups and in keeping records of meeting and other activities, communications and comments and their disposition.

Study Team.

The consultants shall deploy consultants/experts with the demonstrable practical experience in conducing EIA studies. Furthermore, experts with specific experience in Environment management, sociology, and agricultural sector will be involved in the team.

Name	**Area of Expertise**
Joseph Gasper	Registered EIA & EA Expert, lead Expert and team leader
Gilbert Meleck	Registered EIA Expert, Geography & Environmental studies
Eliakimu Dominik	Registered EIA Expert, Geography & Environmental studies

Report Presentation.

The consultants shall submit the draft EIS to NEMC for review. The final draft of the EIS document shall be concise and in line with EIS format stipulated in the Environmental Impact Assessment and Audit Regulations (2005) G.N. No. 349 0f 2005. The *contents* and the *structure* of the main text (EIS) shall be presented according to *Regulations 18(1) and (2) of the Environmental Impact Assessment and Audit Regulation, 2005.*

The Executive summary shall not be in separate document rather, shall be part of the EIS. The *contents* and *structure* of the Executive Summary shall be as per *Regulation 18 (3).* There shall be a *standalone / separate document* of Non-Technical Executive Summary to be both in *Kiswahili* and *English* languages stating the *key findings*, *conclusions* and *recommendations* as per the requirement *of Regulation 19(2) of the EIA and Audit Regulations of 2005*.

Submission of the EIS, Non-Technical summary and prescribed fees shall observe the requirements of Regulations 19 to 21 of the *EIA and Audit Regulations of 2005.*

STAKEHOLDERS CONSULTED

LIST OF STAKEHOLDERS CONSULTED DURING ENVIRONMENTAL IMPACT ASSESSMENT (EIA) FOR THE PROPOSED CONSTRUCTION OF FLOUR MILLING FACTORY TO BE LOCATED AT KWA SADALA VILLAGE, MASAMA KUSINI WARD, HAI DISTRICT COUNCIL IN KILIMANJARO REGION.

SN	NAME/JINA	TITLE AND OFFICE/CHEO NA OFISI	PHONE NUMBER/NAMBA YA SIMU	SIGNATURE/SAINI	DATE/TAREHE
01.	Njegite, A. Lucas	Deno - Hai DC	0756 511 579		24th April, 2025
02	[illegible]	VE - [illegible]	0769 907 3 48		24/4/2025
03	[illegible]	[illegible]	0755 83 44 55		24/4/2025
04	LUCY SAFARI	OSHA - INSPECTION	0615803703		02/05/2025

NEMC SREENING LETTER

THE UNITED REPUBLIC OF TANZANIA

VICE PRESIDENT'S OFFICE

NATIONAL ENVIRONMENT MANAGEMENT COUNCIL (NEMC)

In reply please quote:
Ref: HF.145/205/85/02. **Date:** 12/05/2025

GASPER REUBEN ULOMI,
P.O. BOX 22,
HAI.

RE: APPROVAL OF TERMS OF REFERENCE FOR ENVIRONMENTAL IMPACT ASSESSMENT (EIA) FOR THE PROPOSED ESTABLISHMENT OF MAIZE MILLING FACTORY TO BE LOCATED AT PLOT NO. 6 BLOCK A, KWA SADALA VILLAGE, MASAMA KUSINI WARD, HAI DISTRICT COUNCIL IN KILIMANJARO REGION

Kindly refer to the above captioned subject.

2. The National Environment Management Council (NEMC) Office acknowledges receipt of the Project brief report for the above-mentioned project that was issued with Project Registration Number EC/EIA/2025/71813 and that it falls under Type A Projects.

3. The Council has reviewed the submitted project brief report and found that they are adequate, and can be used to guide Environmental Impact Assessment (EIA) study of this project. Therefore, the Council is emphasizing that you undertake EIA study as required by the Environmental Management (Environmental Impact Assessment and Audit) (Amendment) Regulations, 2018 which is read as one with the Environmental Impact Assessment and Audit Regulation, 2005 which hereinafter referred to as the "Principal Regulations." In this regard you will be required to submit to NEMC – NZ Office three (3) copies of EIA report accompanied by Non –Technical Summary both in Kiswahili and English for review process.

4. In addition, the EIA study should incorporate but not limited the following:

i. The location of the project including at least four corner points for geographical coordinates and the physical area that are affected by the project operations, this should be supported by maps;
ii. Detailed description of project activities / project components of the proposed project;
iii. Consultation of all key stakeholders such as Tanzania Bureau of Standards (TBS), Occupational Safety and Health Authority (OSHA), Pangani Basin Water Board (PBWB), Fire and Rescue Force, respective Local Government Authority and all proposed project neighbours;

Northern Zone Office, 6th Floor, Ngorongoro Tourism Center, P.O.Box: 1041 Arusha,
Phone: 0738064966, Email Address: nemcarusha@nemc.or.tz, Website: www.nemc.or.tz

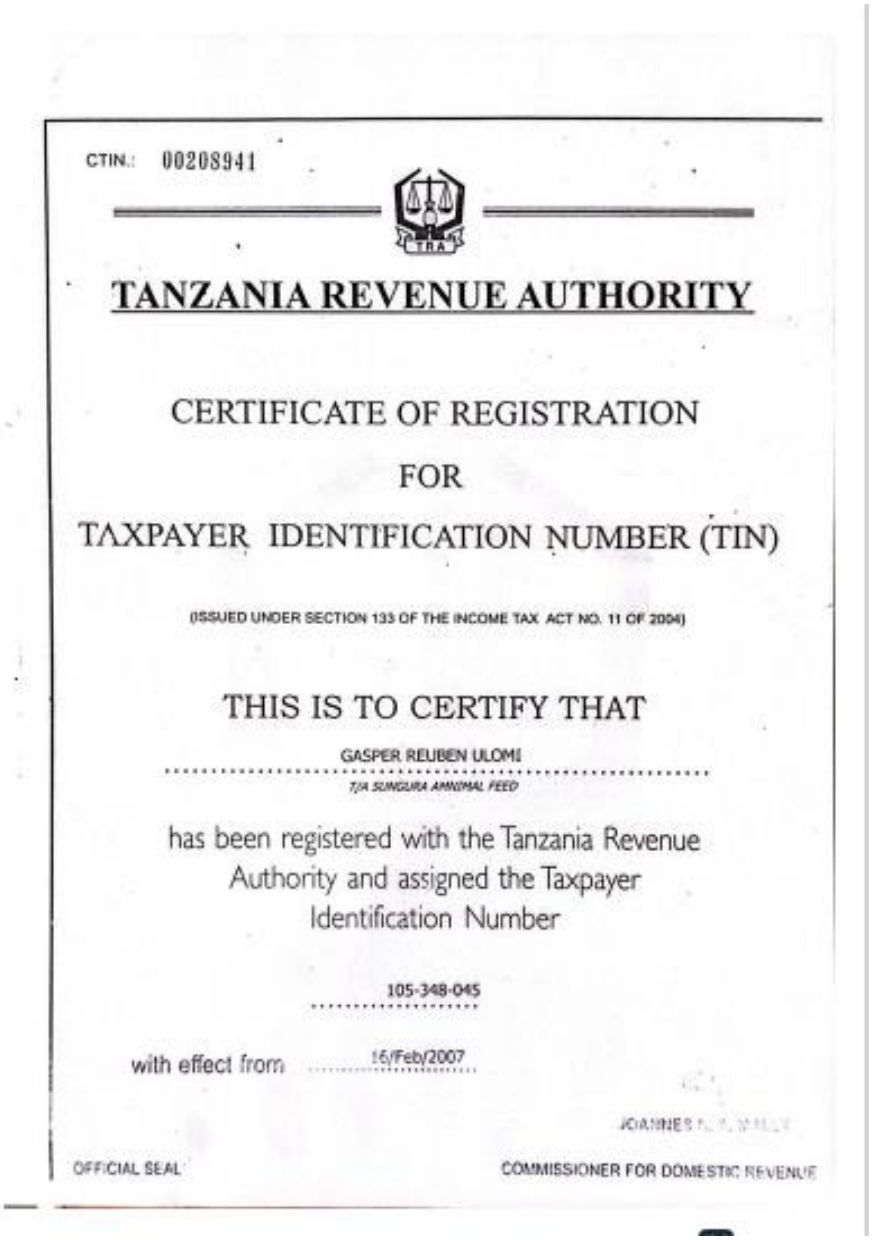
iv. Clearly addressed views and concerns of the consulted stakeholders. Signatures of all consulted stakeholders against his / her **name.** The forms must indicate the **date** of signing;
v. Clear Explanation on the amount and type of wastes to be generated and its management mechanisms during all phases of the project implementation;
vi. Clear wastewater management and its technology and design;
vii. A site layout plan showing proposed project components;
viii. Detailed engineering and architectural designs as approved by the relevant authority;
ix. Land ownership documents with details on size and its planned use (change land use to be compatible with intended development);
x. Necessary safety measures at the site throughout the project life span are incorporated in the report;
xi. Compliance status of all applicable Legal and Policy frameworks and their respective requirements;
xii. Appended relevant permit / licenses /certificates for the proposed project;
xiii. Original signatures of registered EIA experts, and acknowledgement for all unregistered team members; and
xiv. Approved Terms of References (ToR).

5. The Council will inform you to organize the site verification visit to the proposed project area before the review meeting of which transport to and from the proposed project site will be provided by the proponent.

6. In case you need any clarification on this matter do not hesitate to contact us through the Mobile Phone No. 0655 115 830.

Benjamin Dotto
ZONAL MANAGER

TIN NUMBER CERTIFICATE



CTIN.: 00208941

TRA

TANZANIA REVENUE AUTHORITY

CERTIFICATE OF REGISTRATION

FOR

TAXPAYER IDENTIFICATION NUMBER (TIN)

(ISSUED UNDER SECTION 133 OF THE INCOME TAX ACT NO. 11 OF 2004)

THIS IS TO CERTIFY THAT

GASPER REUBEN ULOMI

T/A SUNGURA ANIMAL FEED

has been registered with the Tanzania Revenue Authority and assigned the Taxpayer Identification Number

105-348-045

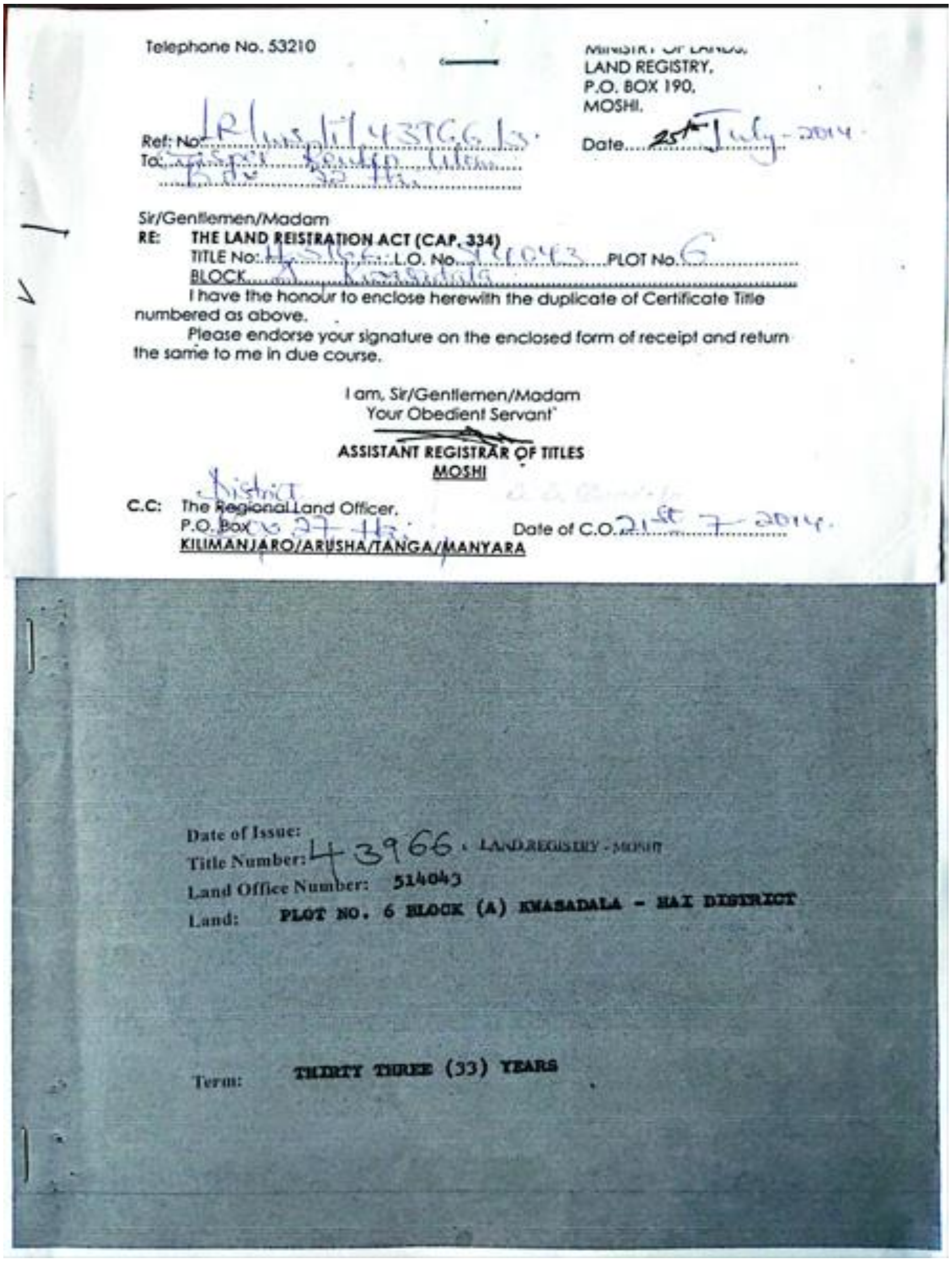
with effect from 16/Feb/2007

JOANNES [illegible]

OFFICIAL SEAL

COMMISSIONER FOR DOMESTIC REVENUE

CERTIFICATE OF OCCUPANCY



Telephone No. 53210

MINISTRY OF LANDS,
LAND REGISTRY,
P.O. BOX 190,
MOSHI.

Ref: No. LR/Mos/Tit/43766/3. Date 25th July-2014.

To: [illegible]

Sir/Gentlemen/Madam

RE: THE LAND REISTRATION ACT (CAP. 334)
TITLE No: 43966 L.O. No. 514043 PLOT No. 6
BLOCK A Kwasadala

I have the honour to enclose herewith the duplicate of Certificate Title numbered as above.

Please endorse your signature on the enclosed form of receipt and return the same to me in due course.

I am, Sir/Gentlemen/Madam
Your Obedient Servant

ASSISTANT REGISTRAR OF TITLES
MOSHI

C.C: The ~~Regional~~ District Land Officer,
P.O. Box 27 Hai
KILIMANJARO/ARUSHA/TANGA/MANYARA

Date of C.O. 21st 7-2014.

Date of Issue:
Title Number: 43966. LAND REGISTRY - MOSHI
Land Office Number: 514043
Land: PLOT NO. 6 BLOCK (A) KWASADALA - HAI DISTRICT

Term: THIRTY THREE (33) YEARS

TITLE No. 43966
REGISTERED ON. 22-7-2014. at 1:00 P.

Asst. Registrar of Titles

Stamp Duty No. 100/=
Land Revenue Receipt No. 4858475 of 12-5-2013.

Land Form No. 22

Asst. Registrar of Titles

Stamp Duty 20,700/=
on 4858475 12-5-2013.

Asst. Registrar of Titles

THE UNITED REPUBLIC OF TANZANIA

THE LAND ACT, 1999

CERTIFICATE OF OCCUPANCY
(Under Section 29)

Title No. 43966.
L.O. No.514043
LD/HAI/A/KWS/6

The 21st day of July, 2014

THIS IS TO CERTIFY that **GASPER REUBEN ULOMI,** of P.O. Box 22,**Hai** (hereinafter called **"the Occupier"**) is entitled to a **Right** of **Occupancy** (hereinafter called **the Right**) in and over the land described in the Schedule hereto (hereinafter) called **"the Land"**) for a term of **Thirty Three** years from the first day of **April, Two Thousand** and **Thirteen** according to the true intent and meaning of the Land Act and subject to the provisions thereof and to any regulations made there under and to any enactment in substitution therefore or amendment thereof and to the following special conditions:-

1. The **Occupier** having paid rent up to the thirtieth day of **June 2014** shall thereafter pay rent of shillings **Four Hundred Eight Thousand Four Hundred (Tshs. 408,400/=)** a year in advance on the first day of July in every year of the term without deduction **PROVIDED** that the rent may be revised by the **Commissioner** for **Lands.**

2. **The Occupier shall:-**

   i. Be responsible for the protection of all beacons on the land throughout the term of the Right. Missing beacons will have to be re-established at any time at the Occupiers expenses as assessed by the **Director** responsible for **Surveys** and **Mapping.**

   ii. Do everything necessary to preserve the environment and protect the soil and prevent soil erosion on the land and do all things, which may be required by the authorities responsible for environment and to achieve such objective.

iii. Erect on the land buildings in permanent materials designed for use in accordance with the conditions of The Right and which conform to the building line (if any) decided by **The Hai District Council.**

iv. Submit building plans to The Authority within six months from the date of commencement of **The Right**.

v. Begin building construction within the **first six months** after the approval of building plans by **The Authority.**

vi. Complete the buildings construction within **thirty six months** from the date of commencement of **The Right**.

3. **USER:-**

Only one main building together with the usual and necessary out buildings shall be erected on the land and the same shall be used for **COMMERCIAL/RESIDENTIAL PURPOSES ONLY**. Use Group **'B'** use classes **(d)&(e)** as defined in **The Town** and **Country Planning** (use classes) **Regulations 1960,** as amended in **1993.**

4. The **Occupier** shall not assign the right within three years of the date hereof without the prior approval of the Commissioner.

5. The **Occupier** shall deliver to the Commissioner notification of disposition in prescribed form before or at the time the disposition is carried out together with the payment of all premia, taxes and dues prescribed in connection with that disposition.

6. The **President** may revoke the right for good cause or in **public interest**

SCHEDULE

All that land known as Plot No.**6** block **'A' Kwasadala** in **Hai District** containing **Four Thousand Five Hundred and Thirty Eight (4538) square metres** shown for identification only edged red on the plan attached to this Certificate and defined on the registered Survey Plan Number **77046** deposited at the **Office** of the **Director** for **Surveys** and **Mapping** at **Dar-Es-Salaam**.

Given under my **hand** and **official seal** the day and year first above written.

ASSISTANT COMMISSIONER FOR LANDS

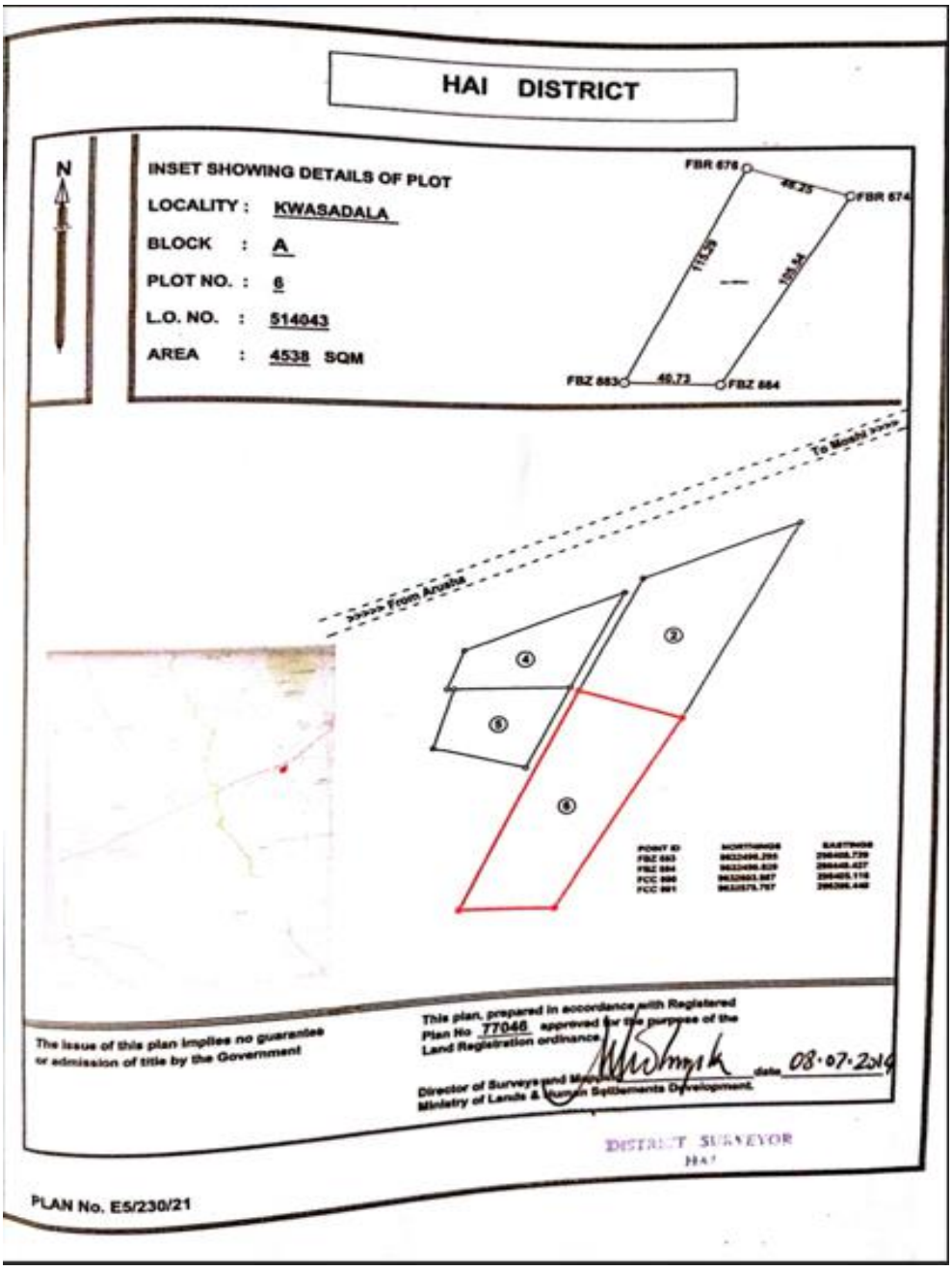
I, the within-named **GASPER REUBEN ULOMI, hereby** accept the terms and conditions contained in the foregoing **Certificate** of Occupancy.

SIGNED and **DELIVERED** by the said)
GASPER REUBEN ULOMI)
who is known to me personally/identified to me) x
by:.....)
the latter being known to me personally)
in my presence this. 16th day of July ....**2014**)

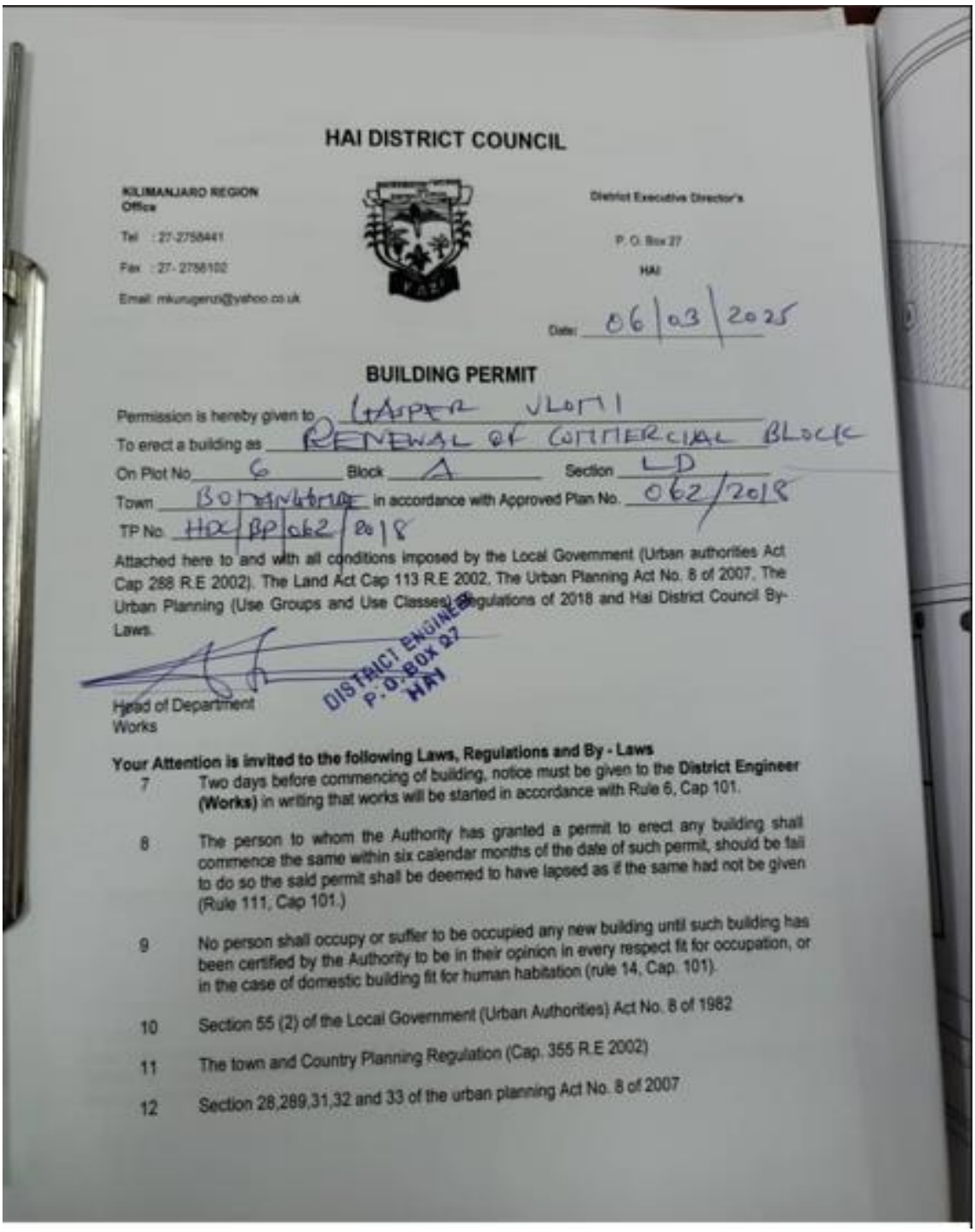
Signature: .....)

Postal Address: 22 Hai)

Qualification: Land Officer)


HAI DISTRICT
N
INSET SHOWING DETAILS OF PLOT
LOCALITY : KWASADALA
BLOCK : A
PLOT NO. : 6
L.O. NO. : 514043
AREA : 4538 SQM
FBR 676
48.25
FBR 674
113.59
109.54
FBZ 683
40.73
FBZ 684
To Moshi >>>>
>>>> From Arusha
The issue of this plan implies no guarantee or admission of title by the Government
This plan, prepared in accordance with Registered Land Registration ordinance
Plan No 77046 approved for the purpose of the
Director of Surveys and Mapping
Ministry of Lands & Human Settlements Development.
date 08.07.2019
DISTRICT SURVEYOR
HAI
PLAN No. E5/230/21

BUILDING PERMIT



HAI DISTRICT COUNCIL

KILIMANJARO REGION
Office

Tel : 27-2758441

Fax : 27- 2758102

Email: mkurugenzi@yahoo.co.uk

District Executive Director's

P. O. Box 27

HAI

Date: 06/03/2025

BUILDING PERMIT

Permission is hereby given to JASPER JLOMI

To erect a building as RENEWAL OF COMMERCIAL BLOCK

On Plot No 6 Block A Section LD

Town BOMANG'OMBE in accordance with Approved Plan No. 062/2018

TP No HAI/BP/062/2018

Attached here to and with all conditions imposed by the Local Government (Urban authorities Act Cap 288 R.E 2002). The Land Act Cap 113 R.E 2002, The Urban Planning Act No. 8 of 2007, The Urban Planning (Use Groups and Use Classes) Regulations of 2018 and Hai District Council By-Laws.

DISTRICT ENGINEER
P.O. BOX 27
HAI

Head of Department
Works

Your Attention is invited to the following Laws, Regulations and By - Laws

7 Two days before commencing of building, notice must be given to the **District Engineer (Works)** in writing that works will be started in accordance with Rule 6, Cap 101.

8 The person to whom the Authority has granted a permit to erect any building shall commence the same within six calendar months of the date of such permit, should be fail to do so the said permit shall be deemed to have lapsed as if the same had not be given (Rule 111, Cap 101.)

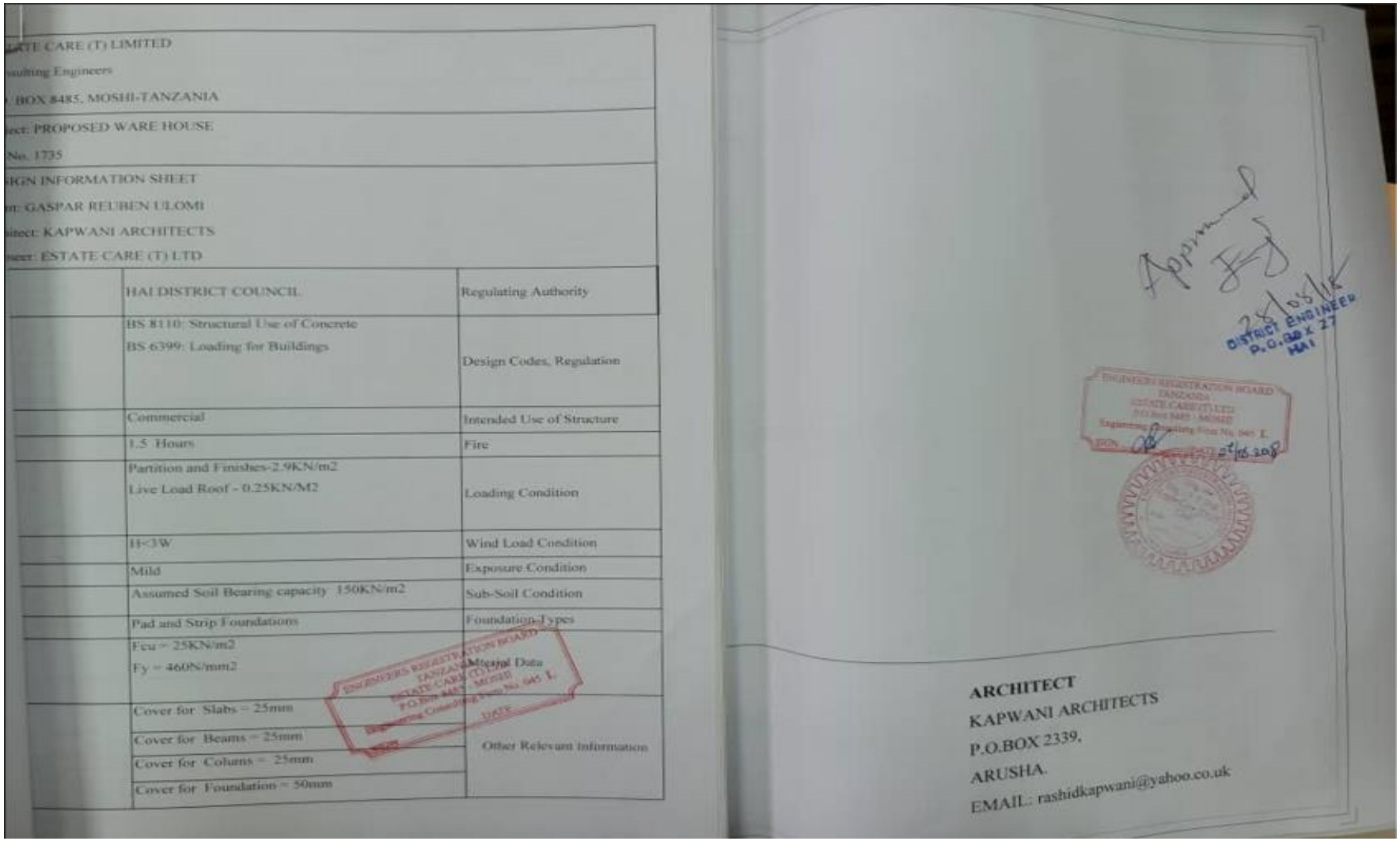
9 No person shall occupy or suffer to be occupied any new building until such building has been certified by the Authority to be in their opinion in every respect fit for occupation, or in the case of domestic building fit for human habitation (rule 14, Cap. 101).

10 Section 55 (2) of the Local Government (Urban Authorities) Act No. 8 of 1982

11 The town and Country Planning Regulation (Cap. 355 R.E 2002)

12 Section 28,289,31,32 and 33 of the urban planning Act No. 8 of 2007

ARCHITECTURAL DRAWINGS



ATE CARE (T) LIMITED
sulting Engineers
BOX 8485, MOSHI-TANZANIA
ect: PROPOSED WARE HOUSE
No. 1735
IGN INFORMATION SHEET
t: GASPAR REUBEN ULOMI
itect: KAPWANI ARCHITECTS
neer: ESTATE CARE (T) LTD

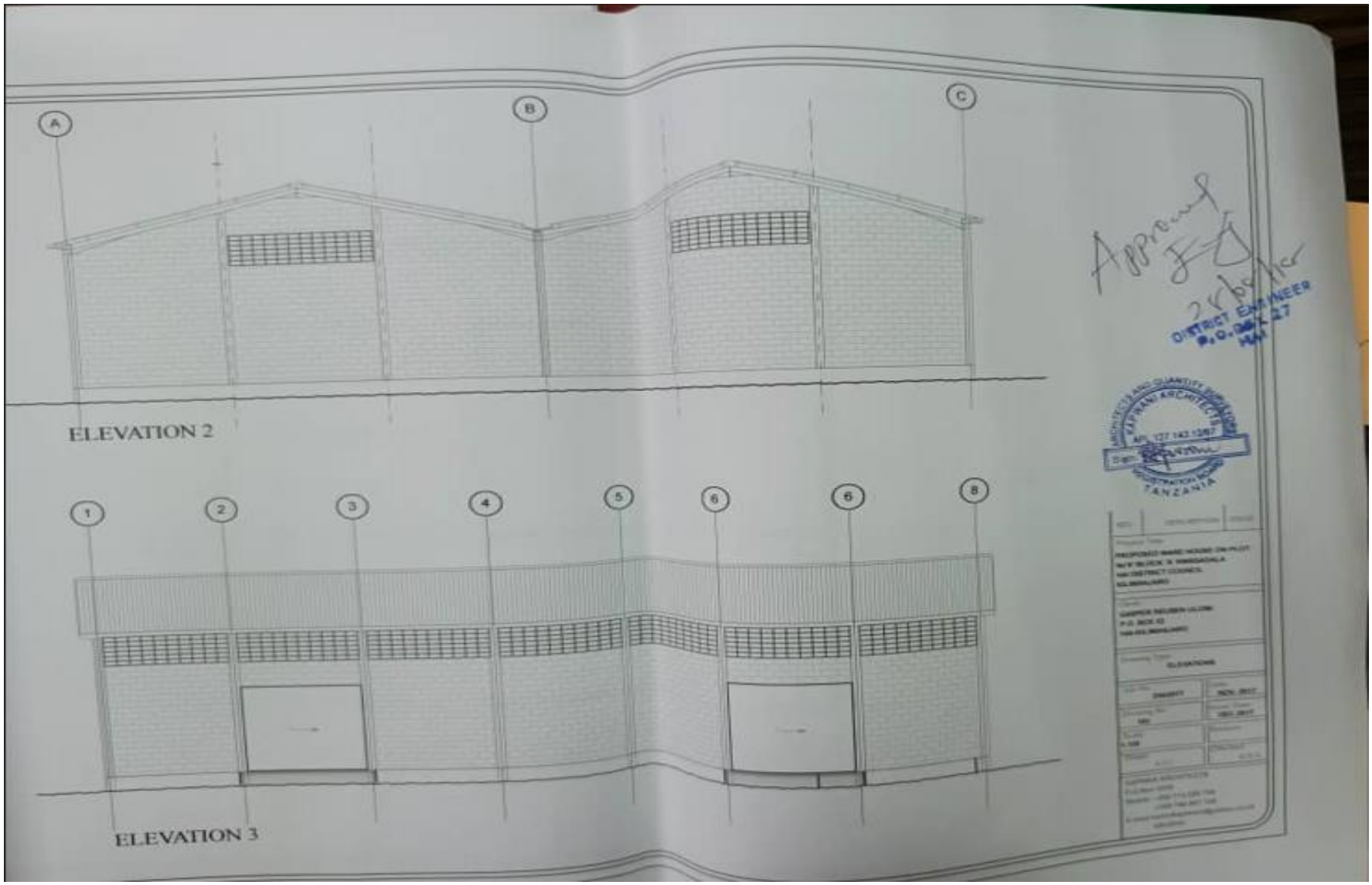
	HAI DISTRICT COUNCIL	Regulating Authority
	BS 8110: Structural Use of Concrete BS 6399: Loading for Buildings	Design Codes, Regulation
	Commercial	Intended Use of Structure
	1.5 Hours	Fire
	Partition and Finishes-2.9KN/m2 Live Load Roof - 0.25KN/M2	Loading Condition
	H<3W	Wind Load Coedition
	Mild	Exposure Condition
	Assumed Soil Bearing capacity 150KN/m2	Sub-Soil Condition
	Pad and Strip Foundations	Foundation Types
	Fcu = 25KN/m2 Fy = 460N/mm2	Material Data
	Cover for Slabs = 25mm Cover for Beams = 25mm Cover for Columns = 25mm Cover for Foundation = 50mm	Other Relevant Information

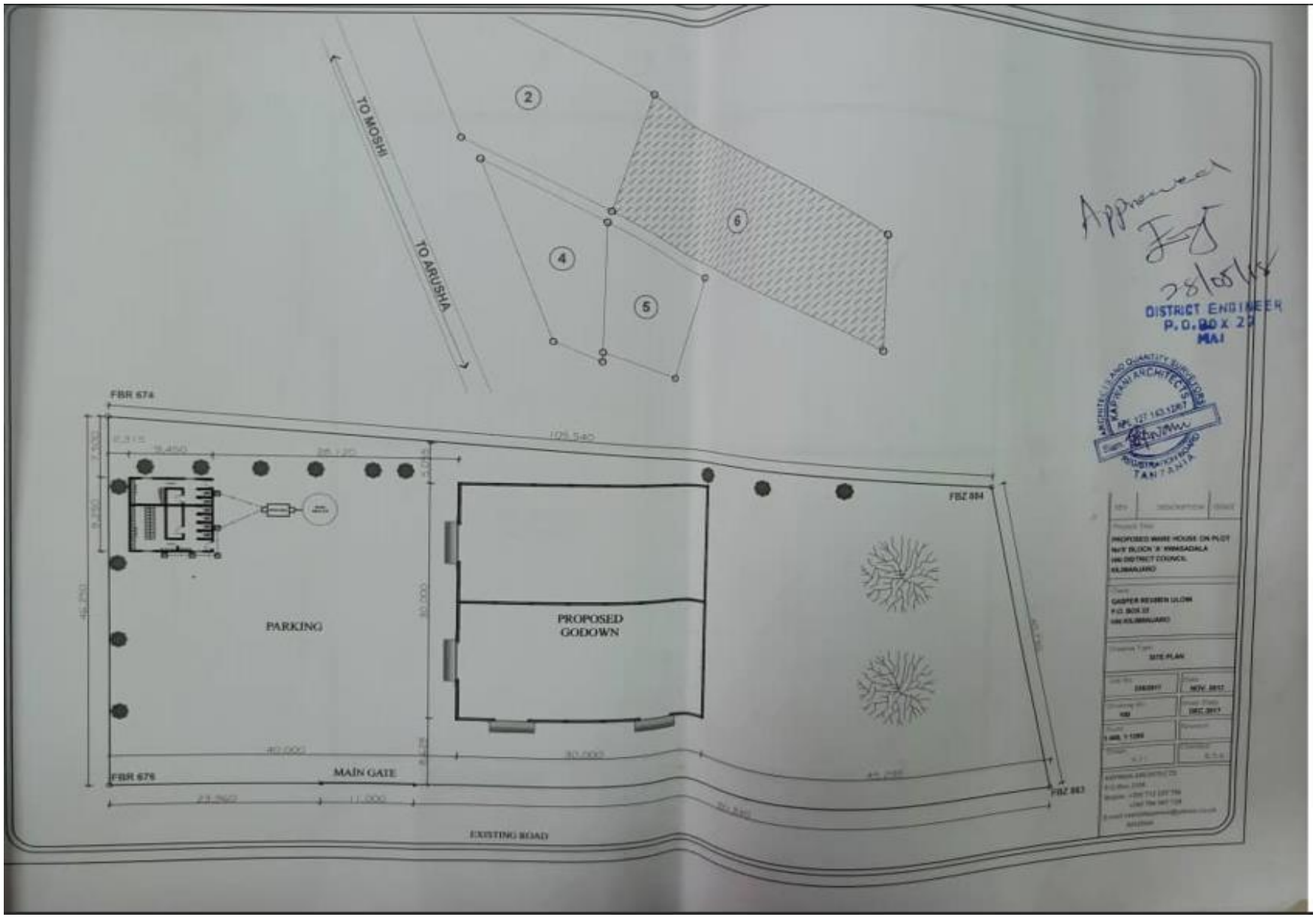
Approved
25/05/18
DISTRICT ENGINEER
P.O.BOX 27
HAI

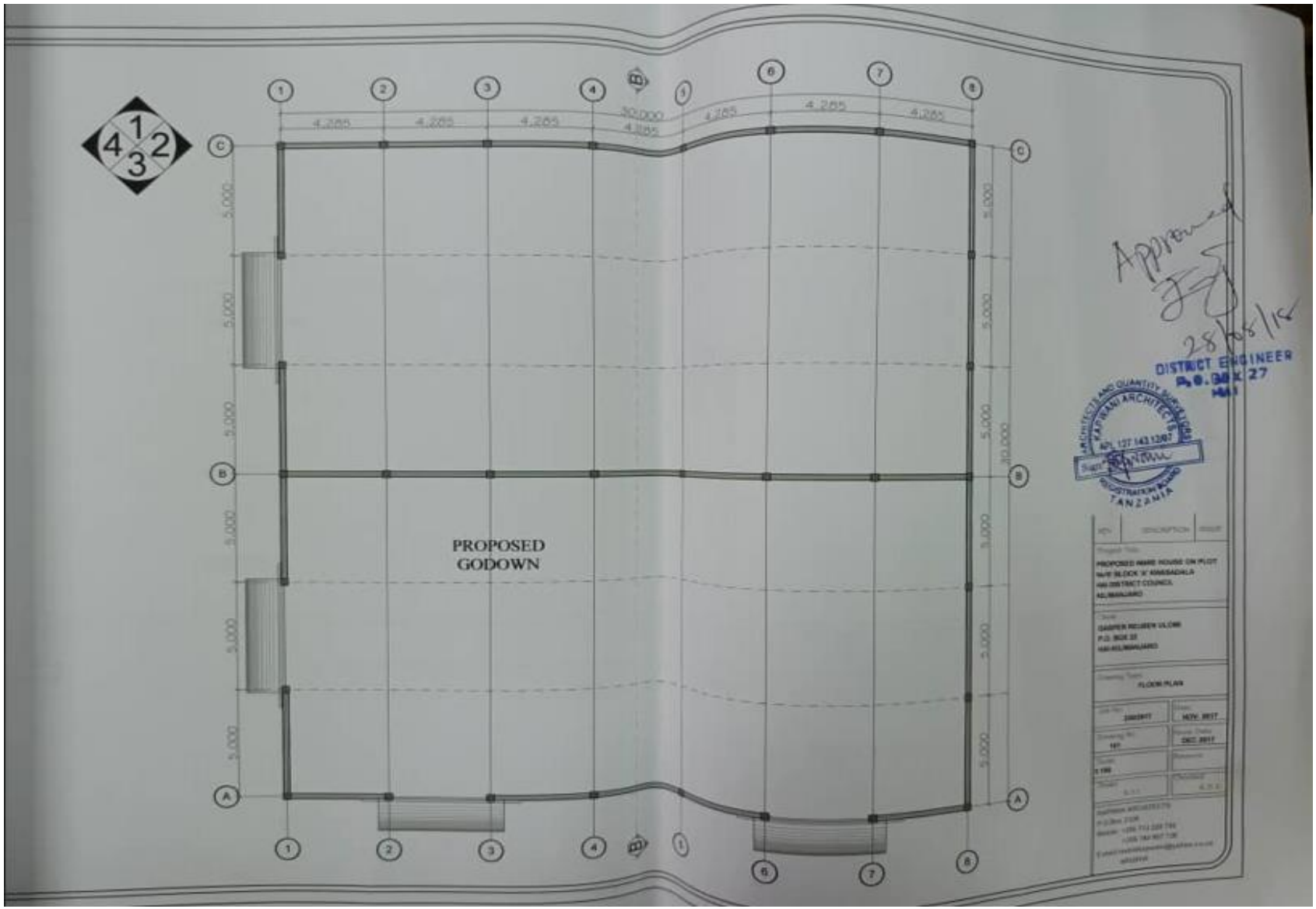
ENGINEERS REGISTRATION BOARD TANZANIA
ESTATE CARE (T) LTD
P.O.Box 8485 - MOSHI
Engineering Consultancy Firm No. 645 E.
SIGN 25/05/2018

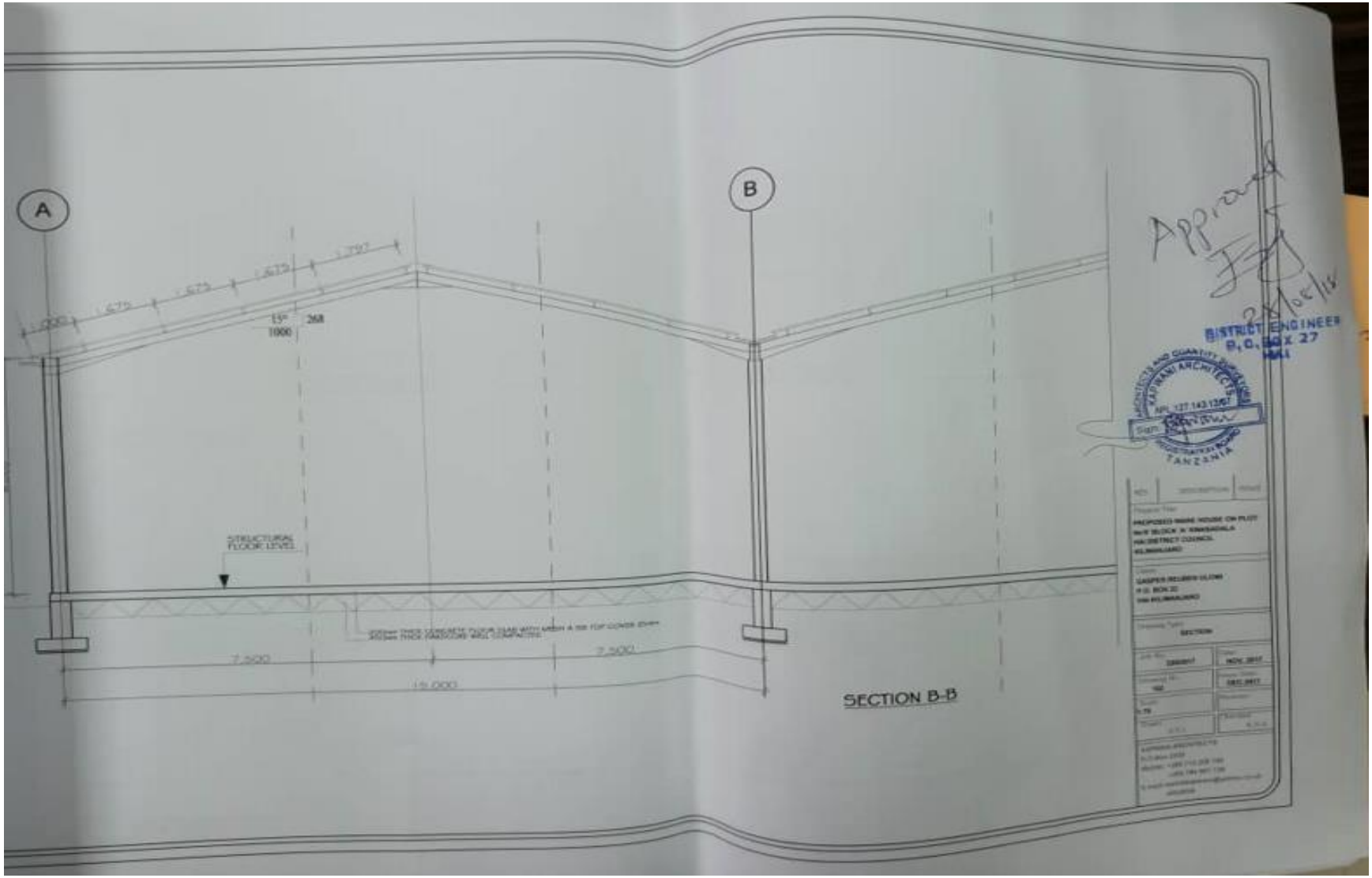
ENGINEERS REGISTRATION BOARD TANZANIA
ESTATE CARE (T) LTD
P.O.Box 8485 - MOSHI
Engineering Consultancy Firm No. 645 E.
SIGN DATE

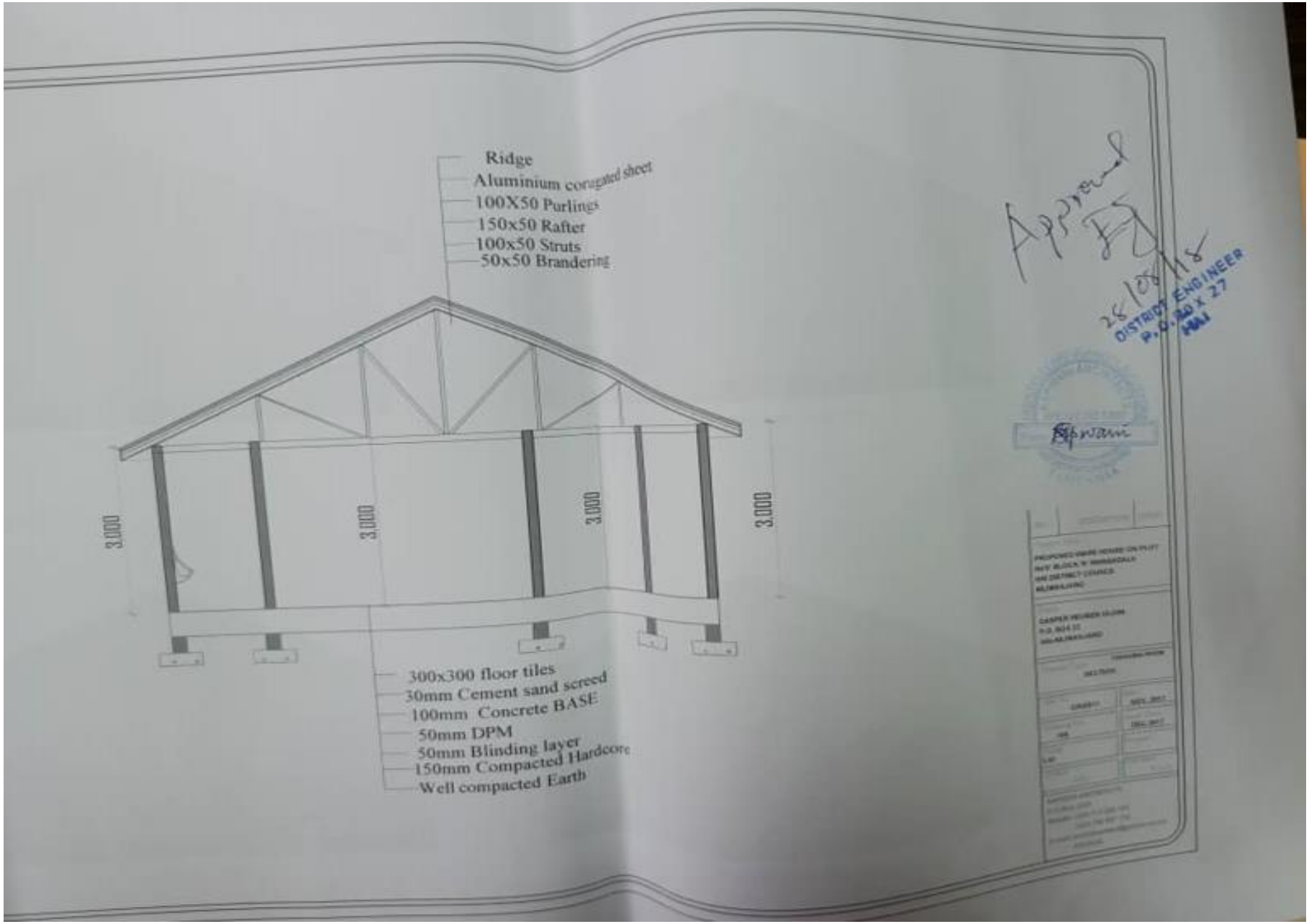
ARCHITECT
KAPWANI ARCHITECTS
P.O.BOX 2339,
ARUSHA.
EMAIL: rashidkapwani@yahoo.co.uk


A
B
C
ELEVATION 2
1
2
3
4
5
6
7
8
ELEVATION 3
Approved
DISTRICT ENGINEER
TANZANIA


TO MOSHI
TO ARUSHA
2
4
5
6
FBR 674
FBZ 884
PARKING
PROPOSED
GODOWN
FBR 676
MAIN GATE
FBZ 883
EXISTING ROAD
Approved
28/05/14
DISTRICT ENGINEER
P.O. BOX 22
MAI


PROPOSED
GODOWN
Approved
DISTRICT ENGINEER
P.O. BOX 27


A
B
STRUCTURAL FLOOR LEVEL
7,500
7,500
15,000
SECTION B-B
Approved
DISTRICT ENGINEER
P.O. BOX 27


Ridge
Aluminium corugated sheet
100X50 Purlings
150x50 Rafter
100x50 Struts
50x50 Brandering
3.000
3.000
3.000
3.000
300x300 floor tiles
30mm Cement sand screed
100mm Concrete BASE
50mm DPM
50mm Blinding layer
150mm Compacted Hardcore
Well compacted Earth
Approved
25/10/18
DISTRICT ENGINEER
P.O. BOX 27
HOIMA