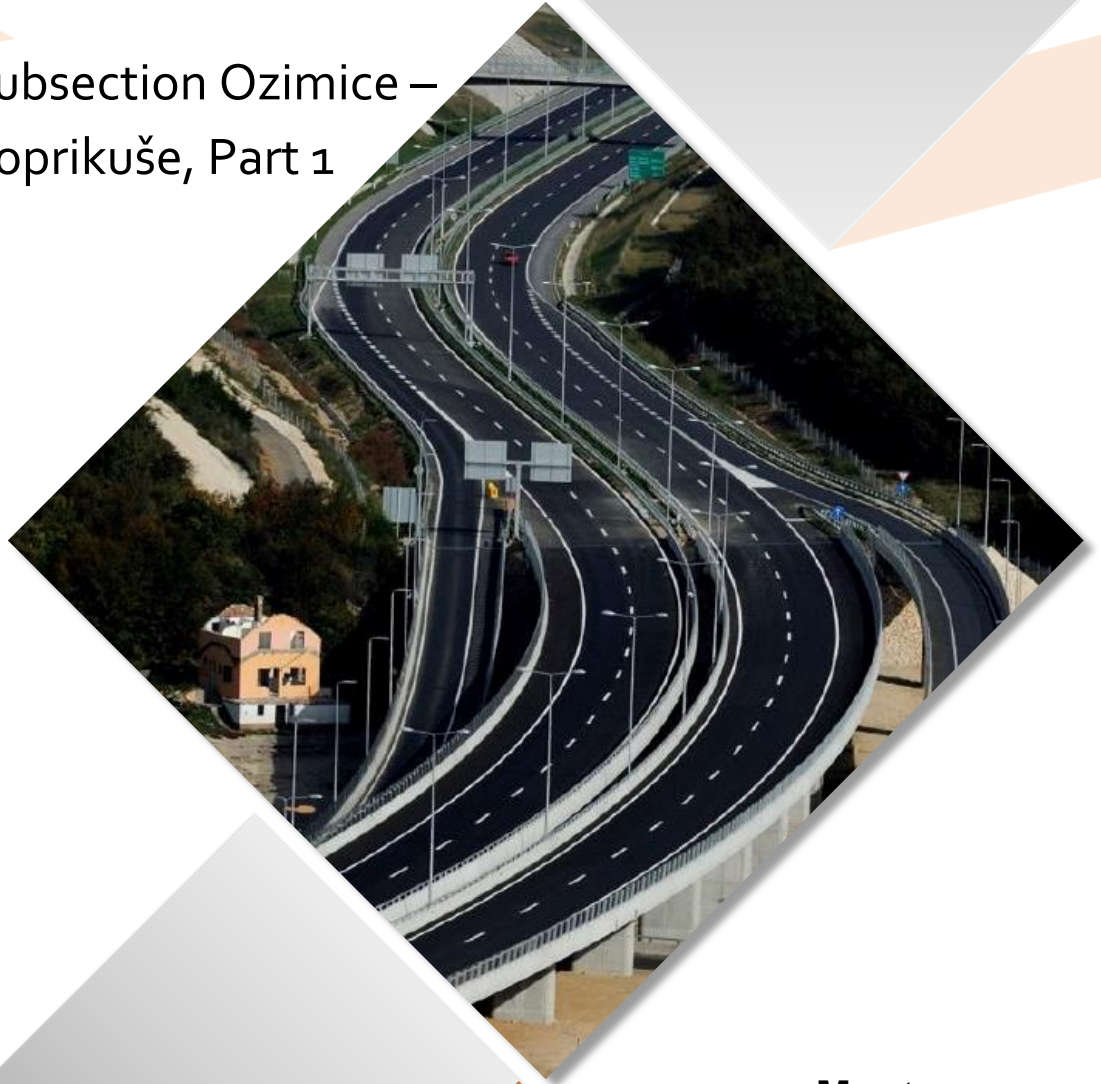


# Resettlement Action Plan

Subsection Ozimice –  
Poprikuše, Part 1



**Mostar,  
November  
2020**

**Bosnia and Herzegovina**  
**Federation of Bosnia and Herzegovina**  
**Federal Ministry of Transport and Communications**

**Public company Motorways in Federation of Bosnia  
and Herzegovina**

**Motorway on Corridor Vc**

**Resettlement Action Plan for  
subsection Ozimice – Poprikuše, Part 1**

**Section: Medakovo - Poprikuše**

**Subsection: Ozimice – Poprikuše (Part 1)**

November 2020

## Table of Contents

1.	INTRODUCTION .....	9
1.1.	Description and Context of the Proposed Project.....	9
1.2.	Objective and Scope of the Document.....	9
1.3.	Subsection Ozimice - Poprikuše – An overview .....	10
2.	LAWS AND REGULATIONS.....	16
2.1.	Overview.....	16
2.2.	Law on Expropriation of FBiH .....	16
2.4.	The EIB applicable Policy .....	21
2.5.	Analysis of Gaps and Solutions .....	24
3.	CURRENT STATUS OF LAND ACQUISITION.....	29
3.1.	Progress in Land Acquisition Activities.....	29
3.2.	Steps Undertaken to Date.....	29
4.	AFFECTED ASSETS, AFFECTED PEOPLE AND ENTITLEMENTS.....	31
4.1.	Methodology of field investigation .....	31
4.1.1.	Approach .....	31
4.1.2.	Overview.....	31
4.1.3.	Census/Inventory Socio-Economic Survey .....	32
4.1.4.	Socio-economic Survey .....	32
4.2.	Result of census and Socio-economic Survey .....	34
4.2.1.	Overview.....	34
4.2.2.	Summary Socio-Economic Profile of the Affected Population .....	36
4.2.3.	Results of Socio-economic Survey for Households to Be Resettled.....	38
4.3.	Characteristics of Affected Assets .....	39
4.3.1.	Residential and Auxiliary Structures.....	39
4.3.2.	Businesses Structures .....	39
4.3.3.	Land Plots Structures.....	40
5.	KEY LAND ACQUISITION / COMPENSATION PRINCIPLES AND ISSUES .....	42
6.	ENTITLEMENTS AND COMPENSATION .....	44
6.1.	Methodology for valuation of property .....	44
6.2.	Assistance for vulnerable people .....	47
6.3.	Entitlement Matrix .....	48
7.	GRIEVANCES MANAGEMENT AND REDRESS .....	53
7.1.	Public Grievance Mechanism.....	53
7.2.	Grievance procedure in FBiH.....	54
8.	MONITORING AND EVALUATION.....	55

9.	IMPLEMENTATION.....	56
9.1	RAP and Organisational Arrangements for Implementation.....	56
9.2	Resources Required for Implementation at PIU Level.....	57
9.3	Funding Arrangements .....	57
10.	APPENDIX 1 - SOCIO-ECONOMIC SURVEY QUESTIONNAIRE.....	58
11.	APPENDIX 2 - PUBLIC GRIEVANCE FORM AND CONTACT INFORMATION .....	65
12.	APPENDIX 3 – PHOTOGRAPHS OF AFFECTED RESIDENTIAL STRUCTURES ...	66

## List of Figures

Figure 1: 3d view of the section Ozimice - Poprikuše where the part to which the expropriation is ongoing is marked with a black arrows .....	11
Figure 2: Beginning of subsection Ozimice – Poprikuše Part1 with crosses over existing main road, railway and bridge over Bosna river.....	13
Figure 3: Middle of subsection with Bridge 8 and entrance in tunnel no. 4 in area of Brezovo Polje .....	14
Figure 4: End of subsection with bridge over Bosna river (No. 9) crosses over existing main road, railway and tunnel Želeća .....	15

## List of Tables

Table 1: Progress in completion of land acquisition on the part 1 subsection Ozimice - Poprikuše .....	29
Table 2: Progress in completion of land acquisition within each cadastral municipality.....	29
Table 3: Total number of house owners interviewed .....	34
Table 4: Number of Affected Land plots.....	34
Table 5: Overview of project impacts on private property .....	40
Table 6: Number of vulnerable persons identified .....	47
Table 7: Specific Compensation Entitlements – Entitlement Matrix .....	50
Table 8: Organizational responsibilities and arrangements .....	56
Table 9: <i>Estimated RAP budget for subsection Ozimice - Poprikuše</i> .....	57

## ABBREVIATIONS

BiH	Bosnia and Herzegovina
FBiH	Federation of Bosnia and Herzegovina
EBRD	European Bank of Reconstruction and Development
EIB	European Investment Bank
JPAC	Motorways of the Federation of Bosnia and Herzegovina
LARF	Land Acquisition and Resettlement Framework
LARP	Land Acquisition and Resettlement Plan
RAP	Resettlement Action Plan
EIA	Environmental Impact Assessment
LC	Local Community
C.M.	Cadastral municipality
PAP	Project Affected People
PAH	Project Affected Households
PAPs	Project Affected Persons
PIU	Project Implementation Unit
ESS	Environmental and Social Standards

## List of Definitions for Terms Used in This Document

<b>CENSUS AND SOCIO-ECONOMIC SURVEY</b>	<p>The census is a process for compiling a 100% sample of individuals, households and businesses (formal or informal) which will be physically and/or economically displaced by a project. The socio-economic survey is used to determine and analyse the socio-economic conditions of individuals, households and businesses (formal or informal) which will be physically and economically displaced by a project.</p> <p>The information gathered is the baseline, which serves as a reference point against which income restoration and the results of other rehabilitation efforts can be measured.</p>
<b>CUT-OFF DATE</b>	The date after which anyone who moves into the project area is no longer entitled to compensation and/or assistance.
<b>ENTITLEMENT</b>	Compensation and assistance which affected people have the right to receive during resettlement. Entitlements are defined for each individual project, and are listed in the form of an Entitlements Matrix, i.e. a table containing information on who is entitled to what type of compensation and/or assistance.
<b>CATEGORIES OF DISPLACED PERSONS</b>	<p><i>Category 1:</i> those who have formal legal rights to the land (including customary and traditional rights recognised under national laws).</p> <p><i>Category 2:</i> those who do not have formal legal rights to land at the time of the census, but who have a claim to land that is recognised or recognisable under national laws.</p> <p><i>Category 3:</i> those who have no recognisable legal right or claim to the land they occupy.</p>
<b>INVOLUNTARY RESETTLEMENT</b>	<p>Resettlement is involuntary when land is acquired through the application of state powers. Actions may be taken without the displaced person's informed consent or power of choice.</p> <p>Involuntary resettlement refers to: (a) physical displacement (i.e. physical relocation of residence or loss of shelter), and/or (b) economic displacement (i.e. loss of assets or access to assets that leads to loss of income sources or means of livelihood) as a result of project-related land acquisition or restriction of access to natural resources.</p>
<b>PHYSICAL DISPLACEMENT</b>	Loss of house/apartment, dwelling or shelter as a result of project-related land acquisition which requires the affected person(s) to move to another location.
<b>ECONOMIC DISPLACEMENT</b>	Loss of assets (including land) or access to assets that leads to loss of income or means of livelihood as a result of project-related land acquisition or restriction of access to natural resources. People or enterprises may be economically displaced with or without experiencing physical displacement.
<b>LIVELIHOOD RESTORATION</b>	Measures that will be undertaken to assist physically and economically displaced PAPs to improve their livelihoods and standards of living or at least to restore them, in real terms, to pre-displacement levels or to levels prevailing prior to the beginning of project implementation, whichever is higher.
<b>MOVING ALLOWANCE</b>	Cash compensation for costs directly associated to moving/relocation of a household or business.
<b>PROJECT AFFECTED PERSONS (PAPs)</b>	Refers to all persons impacted by the involuntary resettlement, including all members of a household (women, men, girls, boys, incl. several generations in the case of extended households); the owner and employees of a business; members of an ethnic minority group; tenants; land owners and sharecroppers; informal settlers (i.e. lacking formal titles); holders of customary land-rights; informal business-operators and their employees/assistants. Eligible PAPs may be in any of the following situations: (i) have formal legal rights to the land/structure they occupy; (ii) do not have formal legal rights to land, but have a claim to land that is recognized or recognizable under the national laws (e.g. ancestral, traditional lands); (iii) are dependent on the impacted land for their livelihood by way of customary access to natural resources; (iv) have no recognizable legal right or claim to the land or structure they occupy; and/or (v) economically displaced persons who face loss of assets or access to assets.
<b>REPLACEMENT COST</b>	Replacement Cost refers to the value determined to be fair compensation for: (i) land, based on its productive potential; (ii) houses and structures, based on the current market price of building materials and labor without depreciation or deductions for salvaged

	building material, and (iii) residential land, crops, trees, and other commodities based on their market value. Such cost needs to further account for any removal costs, utility connection costs, taxation costs imposed on new housing/re-established businesses etc. Where markets do not exist, surrogate values must be determined.
LAND ACQUISITION/ RESETTLEMENT FRAMEWORK	<p>A document developed when the exact nature or magnitude of the land acquisition or restrictions on land use related to a project with potential to cause physical and/or economic displacement is unknown due to the project development stage. The purpose of a framework is to describe the likely impacts associated with land acquisition and outline the principles which will be followed to address these.</p> <p>Once the individual project components are defined and the required information becomes available, the framework serves as a basis for the development of a detailed plan (see item below).</p>
RESETTLEMENT ACTION PLAN (RAP)	Resettlement Action Plan (RAP) is the document in which the promoter of a project or other responsible competent authority describes the impacts of the involuntary resettlement, specifies the procedures that will be followed to identify, evaluate and compensate the impacts and defines the actions to be undertaken during all phases of the resettlement
VULNERABLE PEOPLE	Individuals and/or groups who are at a higher risk of being unable to anticipate, cope with, resist and recover from project-related risks and/or adverse impacts are considered vulnerable. Vulnerable individuals or groups may include women, children, the elderly, the poor, ethnic, religious, cultural or linguistic minorities, or indigenous groups.



## 1. INTRODUCTION

### 1.1. Description and Context of the Proposed Project

The Motorways of the Federation of Bosnia and Herzegovina (“JPAC”) is a public company in the Federation of Bosnia and Herzegovina (FBiH), working on the development of the motorway which is a part of the Trans-European Corridor Vc connecting Budapest (Hungary) and Port of Ploče (Croatia). The total length of Corridor Vc in FBiH is approximately 321 km. Construction has already started, and by now 92 km of motorway have already been constructed and are in use. The constructed parts refer to subsections: Kakanj - Zenica south, North Sarajevo – Sarajevo, section of West Sarajevo - Tarčin as well as section Zvirovići - Bijača (from Medjugorje loop to the crossing border Bijača.)

The Corridor Vc motorway is considered as a priority project for Bosnia and Herzegovina (BiH), likely to entail major positive economic impacts for the country as a whole. The driving force behind the construction of the Corridor Vc motorway is to improve connectivity of BiH with its neighbouring countries and to enhance its potential for economic development. The project has strong support from the government and is expected to enable BiH to integrate better with the European economic and social structure. Other expected direct and indirect benefits include the following:

- increased efficiency in the transportation of goods;
- enhanced trade and economic competitiveness;
- increased opportunity for regional private sector investments;
- employment;
- increased tourism potential;
- reduce environmental impacts when compared to current traffic routes.

The Corridor Vc has been financed by the loan funds of The European Bank for Reconstruction and Development (EBRD), The European Investment Bank (EIB), OFID - OPEC Fund for International Development and other financial institution as well as with own funds of PC Motorways.

### 1.2. Objective and Scope of the Document

The JPAC has prepared and adopted this Resettlement Action Plan for subsection Ozimice - Poprikuše (RAP) with the aim of setting out the principles for addressing the potential impacts of land acquisition within the Corridor Vc Project, in conformance with:

- The laws and regulations in force in FBiH,
- Land Acquisition and Resettlement Framework (LARF) from March 2017<sup>1</sup>
- EIB’s Environmental and Social Standards: Standard 6 and Standard 7<sup>2</sup>

This RAP specifies the procedures to be followed by the Company and the Municipalities, and the actions they will take to compensate affected people and communities. This document also

<sup>1</sup> <http://arhiva.jpautoceste.ba/images/larf.pdf>

<sup>2</sup> [http://www.eib.org/attachments/strategies/environmental\\_and\\_social\\_practices\\_handbook\\_en.pdf](http://www.eib.org/attachments/strategies/environmental_and_social_practices_handbook_en.pdf)

provides a description of the households and land plots that will be affected by property acquisition for needs of the construction subsection Ozimice - Poprikuše.

The objectives of this RAP are to:

- mitigate adverse social and economic impacts from land acquisition or restrictions on affected persons' use of and access to land by providing compensation for loss of assets at replacement cost and ensuring that resettlement activities are implemented with appropriate disclosure of information, consultation, and the informed participation of those affected;
- improve or, at a minimum, restore the livelihoods and standards of living of displaced persons to pre-Project levels;
- improve living conditions among displaced persons through provision of adequate housing;
- establish organizational arrangements and procedures to monitor the implementation of resettlement plan and take corrective actions as necessary;
- identify the gaps between national law and EIB requirements and to propose measures to overcome such gaps.

A sample questionnaire for conducting a socio-economic survey is provided in **Appendix 1** where different research for landowners, household and business are conducted. For the purposes of the Socio-economic Survey, three type of questionnaire were used and that is:

- Questionnaire for landowners (i.e. owners/users of land plots without structures),
- Questionnaire for households (i.e. people living in or using residential structures affected by the Project) and;
- Questionnaire for businesses (i.e. businesses located on the land plot affected by the Project)

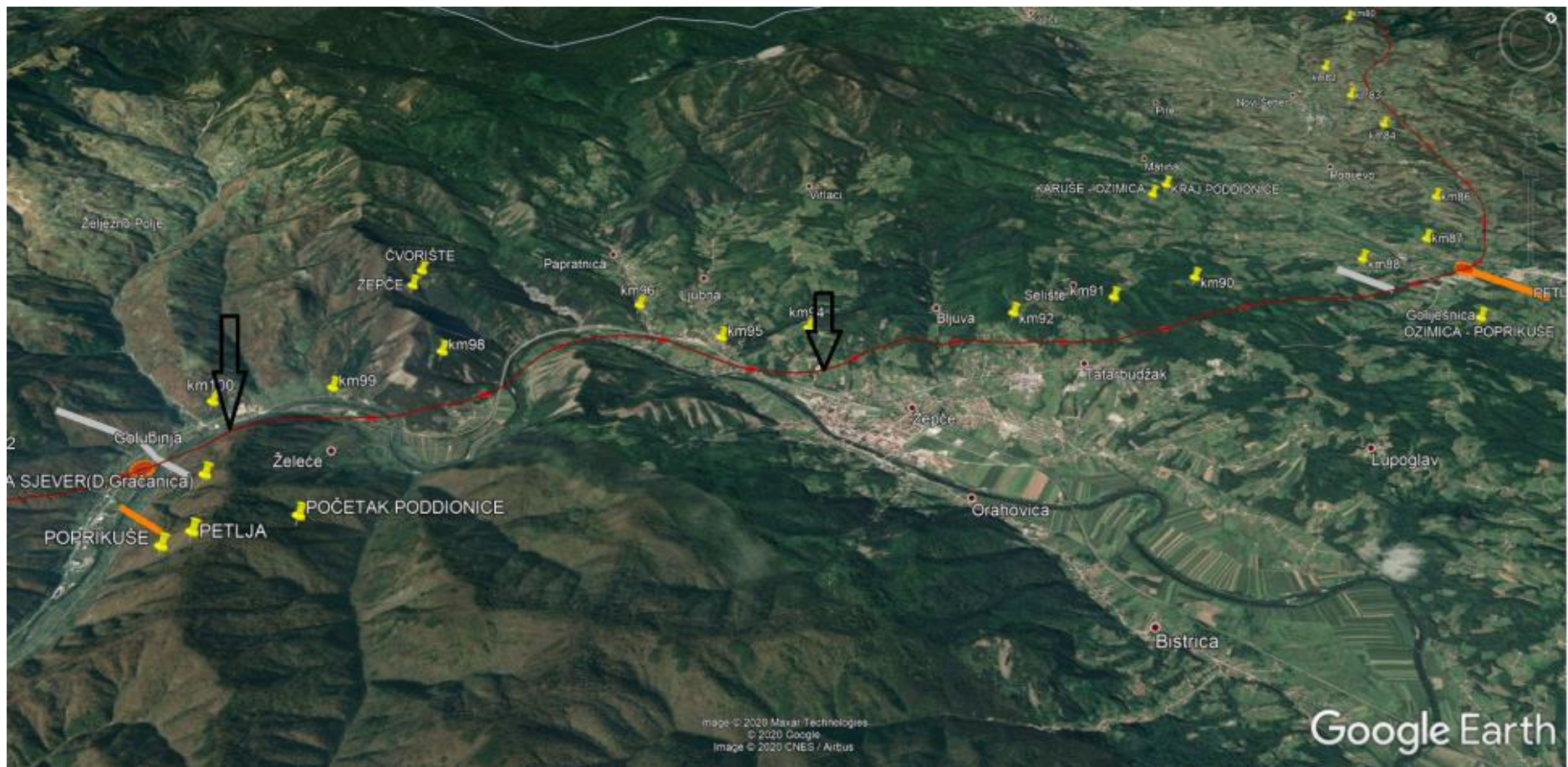
### 1.3. Subsection Ozimice - Poprikuše – An overview

Mentioned section from the beginning (Ozimica) to the Tatarbudžak is mainly located in the corridor of the route, which was previously adopted by the local community. From Tatarbužak, the route descends to the area of Šećin Han between the corridor of the main road (M17) and the railway on one side and the river Bosna on the other.

Furthermore, the route mainly stretches along this corridor until the beginning of the next section of Poprikuše - Zenica North. The route tangents settlements Varišiste, Šećin Han, Brezovo Polje and ends in Golubinja. On the connection of the sections, interchange named Poprikuše is foreseen and it belongs to the next subsection Poprikuše - Nemila.

The picture below is a 3d view of the section Ozimice - Poprikuše where the end of the section in Golubinja is marked with a black arrow. The second black arrow indicates the part to which the expropriation is taking place, and which is located about 6 km north of the end of the section. The subject of interest of this RAP is the 6 km section marked with black arrows, entirely located within the Zenica – Doboј Canton, Municipality Žepče for which the expropriation began in December 2019 according to the Expropriation study from September 2019.

Figure 1: 3d view of the section Ozimice - Poprikuše where the part to which the expropriation is ongoing is marked with a black arrows



The text below describes in detail the entire section Ozimica - Poprikuše from the preliminary design and the pictures below indicate the part for which the expropriation is ongoing.

The beginning of the route fits into the section Karuše-Ozimica just behind Ozimica interchange. Further route continues and in the part of the place Tupanovac enters in tunnel no. 1 (L=675,00m, D=650,00m) and at a distance of approximately 300m enters in tunnel no. 2 (L=225,00m, D=245,00m).

Further along the route, following objects are placed: bridges MO1 (L=294,00m, D=256,00m), MO2 (L/D=110,00m), MO3 (L/D=218,00m), MO4 (L=245,00m, D=282,00m), underpasses with lengths 40,00m and 45,00m and open road till „Gradina“ and then enters in tunnel no. 3 (L=385,00m D=380,00m). After tunnel no. 3 the road goes downhill and near settlement Šećin Han crosses over existing main road and railway in the length of 45,00 m. After mentioned crossing, the road goes with the bridges over Bosna river, railway, and the existing main road MO5 (L=310,00m, D=270,00m), MO6 (L/D=30m), MO7 (L=256,00m, D=294,00m), MO8 (L=406,00m, D=356,00m) and enters in tunnel no. 4 in area of Brezovo Polje( L=680,00m, D=770,00m).

After tunnel no. 4, the route continues again over the Bosna river with bridge MO9 (L/D=178,00m), and then the route will cross over the existing M17 road and railway with the underpass in length of 11,20 m and 15,00 m. Due to inconvenient angle at which M17 road intersects, it is foreseen road deviation M17 in length of 699,4m.

Further it continues to the tunnel no. 5 so called. „Želeća“ (L=713,00m, D=606,00m). In front of the tunnel is also foreseen ramp for the transition from the one road to another in case of work or accident on a bridge or tunnel in length of 100 m, and there is also located the end of section Ozimica-Poprikuše.

In total, 9 bridges of different lengths are planned along the route from the shortest 35,00m' till longest 476,00m'. Mostly larger and more demanding structures are planned over the Bosna river, the existing main road, and railway.

In addition to the bridges, there are also planned underpasses with width of 9-11 m' and lengths from 40 to 90 m. Tubular culverts are also planned in places of intersection with watercourses, and there are two of them in the following places:

1. Km 6+722,20 L=80,5m (motorway)
2. Km 0+418,90 L=41,0m ( M17).

The route also includes five tunnels with length of 225,00 to 770,00m. Also it is foreseen one type 2 Accompanying service facility. The total length of the route on this section is approximately 12,8 km.



Figure 2: Beginning of subsection Ozimice – Poprikuše Part1 with crosses over existing main road, railway and bridge over Bosna river

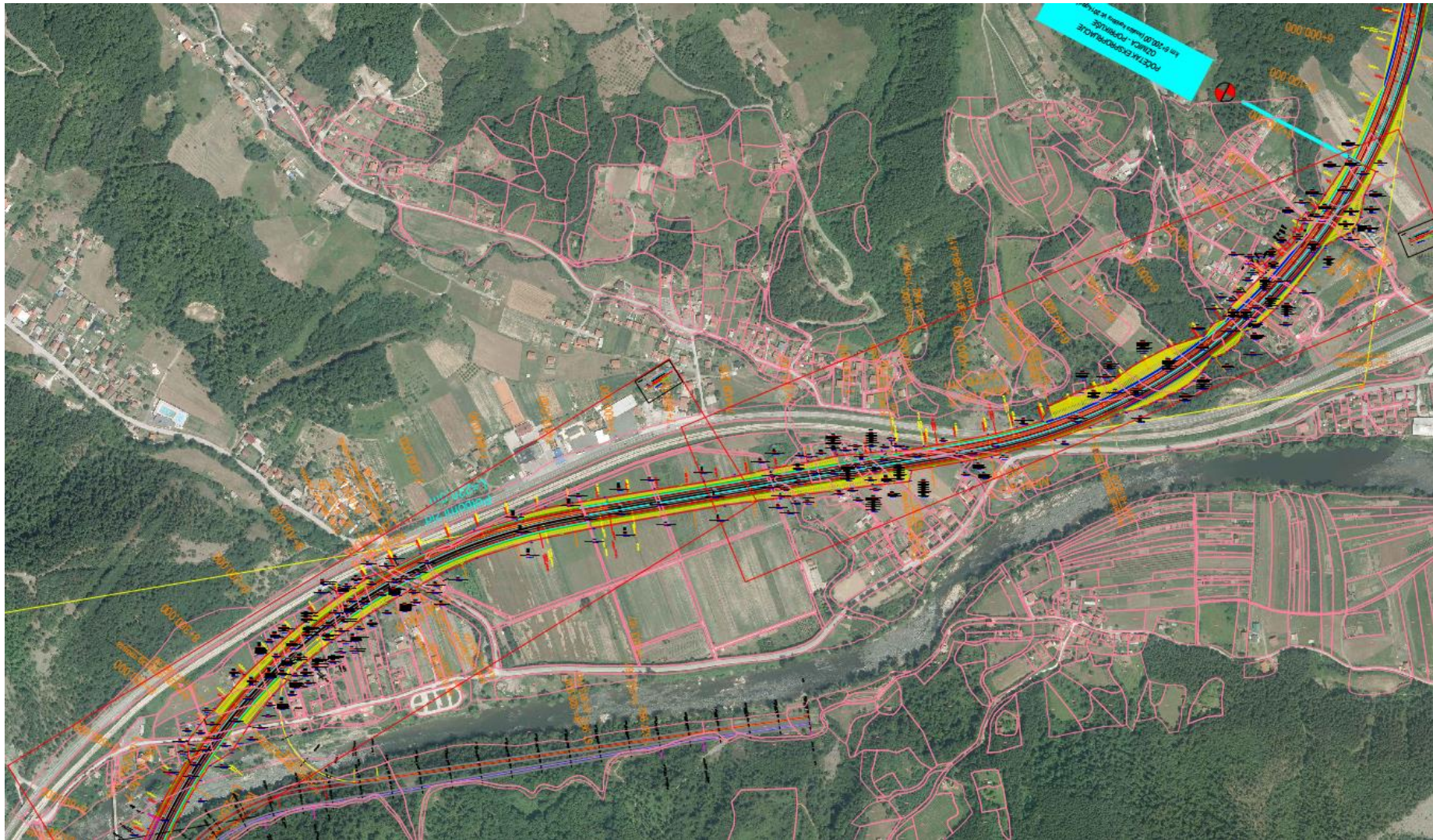
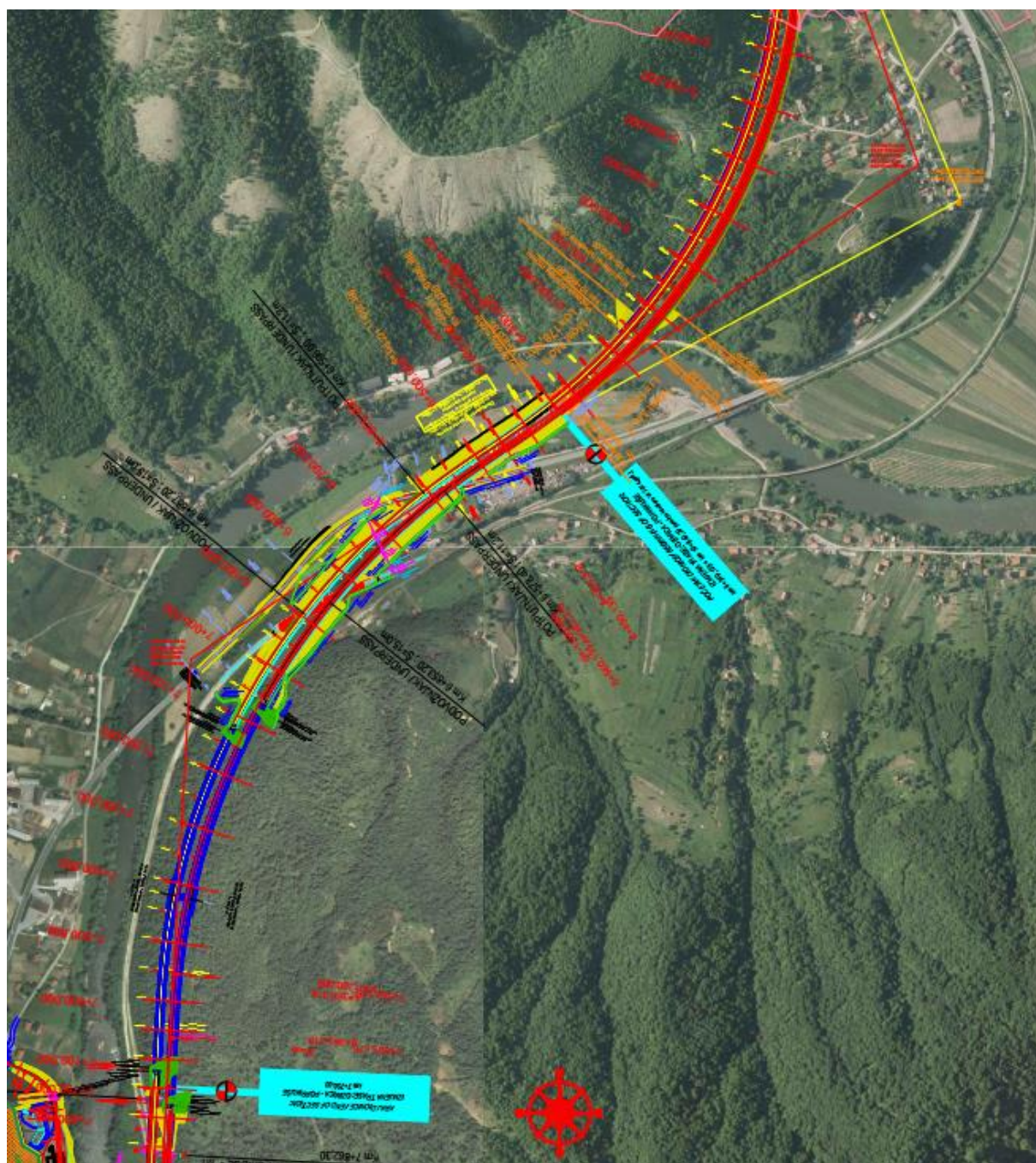








Figure 4: End of subsection with bridge over Bosna river (No. 9) crosses over existing main road, railway and tunnel Želeća



## 2. LAWS AND REGULATIONS

### 2.1. Overview

The following laws / policies are applicable to the proposed road project:

- Legislation of BiH and FBiH:
  - The Law on Expropriation of FBiH (Official Gazette of FBiH No. 70/07, 36/10, 25/12 and 34/16),
  - The Law on Proprietary Rights of FBiH (Official Gazette of FBiH, No. 66/13, 100/13);
  - The Law on Construction Land of FBiH (Official Gazette of FBiH, No. 25/03, 16/04, 67/05),
  - The Law on Agricultural Land of FBiH (Official Gazette of FBiH, No. 52/09)
  - The Law on Extra-Judicial Proceedings of FBiH (Official Gazette of FBiH, No. 2/98, 39/04)
  - The Law on Administrative Procedures of FBiH (Official Gazette of FBiH, No. 2/98, 48/99)
  - The Law on Land Registration of FBiH (Official Gazette of FBiH No. 19/03 and 54/04)
  - The Law on Land Survey and Cadastral of Property in FBiH (Official Gazette of SRBH, No. 22/84, 12/87, 26/90 and 36/90 and Official Gazette of SRBH, No. 4/93 and 13/94)
  - FBiH Law on Social Protection, Protection of Civilian War Casualties and Protection of Families with Children (Official Gazette of FBiH, No. 36/99, 54/04, 39/06)
  - The Law on Gender Equality in FBiH (Official Gazette of BiH, No. 16/03, 102/09)
- The EIB's applicable policy

### 2.2. Law on Expropriation of FBiH

The *Law on Expropriation of FBiH*<sup>3</sup> regulates the conditions and procedure for expropriation of property for construction of facilities in public interest, compensation eligibility and amounts, handling of grievances and disputes handling and other issues pertaining to the expropriation process.

The key provisions of the Law may be summarized as follows:

- **Public interest and purpose of expropriation:**

**Property can only be expropriated upon the establishment of public interest for projects that bring greater benefit for the public** (Art. 3 and 5). Expropriation may be carried out for the needs of FBiH, cantons, cities, municipalities, public enterprises and public institutions, unless otherwise provided by the Law.

---

<sup>3</sup> Official Gazette of FBiH, No. 70/07, 36/10, 25/12 and 34/16



- **Expropriation process:**

**A condition to start expropriation is the existence of evidence that the required funds have been secured** and deposited with the bank in the assessed total sum for payment or proof of existence of replacement properties (Art. 24).

**The procedure for expropriation starts with a proposal for expropriation**, submitted by the Expropriation Beneficiary to the relevant Municipality (“the expropriation authority”). The proposal contains data on the property for which expropriation is proposed, the owners of such property and the purpose for which expropriation is proposed.

**Negotiated settlements are explicitly encouraged by the Law** (Art. 23). The expropriation beneficiary is required to publish a public announcement to invite the property owners and try to reach a prior amicable sale-purchase agreement with the affected owner. The signed agreement on compensation has to include the timing and rate at which cash compensation will be paid or in kind compensation provided (Art. 26). If no agreement on compensation is reached within 2 months of the validity of the Decision on Expropriation (or less if the Municipal Administration decides as such), the Municipal Administration submits the valid Decision together with other relevant documents to the competent Court, at the territory of which the expropriated real property is located, for the purpose of determining the compensation. The competent court ex officio decides in non-contentious proceedings on the amount of compensation for the expropriated real property.

- **Process of identifying factual owners/users:**

After the submission of the expropriation proposal by the expropriation beneficiary to the municipality, the municipality appoints a committee for conducting the expropriation procedure. The committee is responsible for resolving the so-called “preliminary issue”, i.e. the issue of ownership, prior to issuing the decision on expropriation, which is the result of out-dated information in land registry books (the person registered in the land registry is different from the actual owner/user who may be the heir, the person who purchased the property but failed to report such transfer, etc.). The committee organizes a site investigation in the presence of the expropriation beneficiary, official court valuers of property and the identified property owner and user and informs the participants that public interest has been declared for the project and that an expropriation proposal has been submitted. A written record of the site investigation is prepared. The committee also invites the identified owners and users, organizes a meeting in the municipality and issues a decision on the resolution of the preliminary issue (i.e. identifies the actual and current owner or user to whom the compensation will be provided). As the last step, the committee issues a decision on expropriation on the basis of the mentioned record and the documentation submitted together with the expropriation proposal. Affected people are entitled to lodge a complaint against this decision with the municipality, which is forwarded to the Federal Administration for Geodetic and Property Affairs as the second instance authority.

- **Information and consultation requirements:**

Prior to the submission of the expropriation proposal, **the expropriation beneficiary is required to publish a public announcement and invite all property owners for purposes of attempting a negotiated settlement** (Art. 23). **Affected owners are informed throughout the expropriation process, i.e. that a proposal for expropriation has been submitted** (Art. 25). Before the decision on expropriation is passed, **the Municipal authority has to invite**

the affected persons with formal legal rights to a meeting to present any facts which may be relevant for expropriation (Art. 27).

▪ **Types of expropriation:**

**Expropriation can be temporary (incomplete) or permanent (complete).**

Complete expropriation allows the expropriation beneficiary to obtain legal title over the expropriated property, while the rights of the previous owner over the real property as well as other rights over that real property cease to exist.

Incomplete expropriation provides the beneficiary with usufruct rights on the land and structures, as well as the lease of the land for a definite period of time. At the end of the lease, usufruct rights over land are returned to the previous owner.

**Owners affected by a partial loss of their real properties are entitled to request complete expropriation and the corresponding compensation**, in case that partial expropriation would deteriorate the economic situation of the actual property owner or make the remaining part of the property useless or difficult to use (Art. 11), and must be informed of such right by the Municipal authority. The right to request expropriation of the complete property may be submitted until the issuance of the Decision on Expropriation in the first instance, as well as during the appeal procedure if the affected owner was not informed of such right.

▪ **Compensation**

**Compensation is provided at market value of the affected property** (Art. 12), determined on the basis of prices of property in the given area, calculated as the market price which could be achieved for a specific real property, depending on the supply and demand at that particular moment in time (Art. 46).

The Law sets out in detail how compensation is determined for buildings, orchards and vineyards, forest land and timber, agricultural, construction and city land.

**Compensation is provided in the form of replacement property** (Art. 45), **but may be provided in cash if so requested by the affected owner or if suitable replacement property cannot be identified** (Art. 46). Property owners are entitled to compensation for any losses of benefits they would otherwise have from that property (Art. 54).

**Compensation is generally provided to formal owners of property. However, owners of illegally built residential facilities are also entitled to compensation (in the amount of the construction value of such facility)** if such facility represents the only residential structure for the builder and the members of his/her immediate family, provided that:

- the competent authorities did not issue a decision on removal of facility,
- the illegally built residential facility is registered on the official orthoimage of the territory of FBiH in the scale of 1:5000 developed by the Federal Administration for Geodetic and Property Affairs.

**Personal and family circumstances of the owners whose property is pending expropriation, as well as circumstances which may have adverse economic effects, can**

**be taken into account when determining the amount of compensation, which may be increased above the market value** (Art. 47). This provision addresses livelihood restoration beyond the sheer compensation of the lost asset by providing flexibility based on a case-by-case assessment of personal circumstances.

Compensation costs are borne by the Expropriation Beneficiary (EB). **Compensation arrangements must be settled prior to the formal transfer of ownership of the expropriated property. In exceptional cases involving the construction/reconstruction of public infrastructure facilities, the Government of FBiH may allow taking possession of property prior to the effectiveness of the decision on expropriation or the payment of compensation**, at the request of the EB and due to reasons of urgency or prevention of more significant damage<sup>4</sup>. The exception does not apply to residential or commercial structures for which an equivalent replacement has not been provided by the EB. In such event, the EB is required to inform the affected owner of its intention to request the taking possession of property.

- **Grievance procedure**

The Law foresees the rights of affected citizens to appeal at many stages of the expropriation procedure, beginning with administrative and judicial appeals (i.e. against the decision on public interest (Art. 16), the decision on expropriation (Art. 30) and regarding compensation (Art. 60). Explained in detail in *Section 7.2 Grievance procedure in FBiH*.

### 2.3. Other Related Legislation of FBiH

*The Law on Proprietary Rights*<sup>5</sup> regulates the general issues of acquiring, using, disposing of, protecting and terminating ownership rights and other proprietary rights and possession rights, including the issues of restricting such rights, the right of servitude, co-ownership and joint ownership rights, the procedure for acquiring property rights over land and/or structures erected on someone else's land. The Law states that ownership rights and other proprietary rights may only be limited or taken away in public interest and under the conditions defined by the Law in accordance with the principles of international law. A significant provision of the Law is that occupants of property acquire ownership rights upon 10 years of conscientious and legal occupancy, or upon 20 years of conscientious occupancy. In addition, the Law provides that the conscientious builder of a structure on land owned by another person is entitled to acquire such land, if the land owner did not oppose to the construction. The land owner is in this case entitled to request to be compensated for the market value of the land.

*The Law on Construction Land of FBiH*<sup>6</sup> allows for the legalization of informally constructed structures on construction land in state ownership on which a structure has been built. This Law enables the subsequent issuing of a permit for construction, by the Municipal Council, in

---

<sup>4</sup> This issue has also been addressed in the RCF which states that compensation shall, as a rule, always be effected prior to land entry or taking of possession, but allows an exception: "upon request of the expropriation beneficiary who has produced valid reasons for urgent need to take possession of the expropriated real property, FBH Government can decide that the real property is turned over to the expropriation beneficiary before the effectiveness of the decision on expropriation, if it establishes that this is necessary due to the urgency of the situation or in order to avoid larger damage."

<sup>5</sup> Official Gazette of FBiH, No. 66/13, 100/13

<sup>6</sup> Official Gazette of FBiH, No. 25/03, 16/04, 67/05

accordance with the Law on Spatial Planning. Legalization of informally constructed buildings is further regulated by decrees taken at cantonal level, and implemented at municipality level.

The Law on Agricultural Land of FBiH<sup>7</sup> contains the basic definitions and principles regarding the management, protection, use, planning, and records related to agricultural land. The Law provides that a right of way may be established on agricultural land, as decided by the city or municipal council. The owners of such land are entitled to compensation in accordance with the Law on Expropriation.

The Law on Extra-Judicial Proceedings of FBiH<sup>8</sup> prescribes the rules by which courts decide upon personal, family, property-related and other rights and legal interests resolved in extra-judicial proceedings. The courts determine the amount of compensation for expropriated property in extra-judicial proceedings. The petitioners may conclude an agreement about the compensation form and range, i.e. the amount of compensation, and the court will then base its decision on such agreement, if the court finds that the agreement is not contrary to the regulations which prescribe the proprietary rights over real estate.

The Law on Administrative Procedures of FBiH<sup>9</sup> regulates the procedures applied by administration bodies in deciding upon citizens' rights and obligations within the framework of administrative procedures. Parties are entitled to appeal against decisions adopted in the first instance. Only the Law may prescribe that appeals are not permitted in certain administrative issues, if the protection of rights and legality is ensured in some other way. In its Article 54, the Law gives the possibility to appoint a temporary representative if a party does not have a legal representative or if an action is to be taken against a person whose place of residence is unknown, and who does not have a proxy. The temporary representative is appointed by the body which manages the procedure, if so required by the urgency of the case. The body managing the procedure will notify the body of custody immediately thereof, and if the temporary representative is appointed to a person whose place of residence is unknown, it will disclose its conclusion on a notice board or in other usual manner (by means of newspapers or other media). A temporary representative can be appointed to a commercial corporation, institution or other legal entity. The appointed person is obliged to accept the representation and may refuse it solely for the reasons as prescribed in special regulations.

The Law on Land Registration of FBiH<sup>10</sup> regulates keeping, maintenance and setting up of land registries, as well as the registration of real estate and proprietary rights in land registries in FBiH. Proprietary rights and other rights come into effect only upon registration in land registry. In the expropriation process, the issued Decision on Expropriation represents the legal basis of registration in the land registry. In addition, expropriation may be registered in the form of conditional registration.

The Law on Land Survey and Cadastral of Property in FBiH<sup>11</sup> regulates survey of land, buildings and other structures, establishment and maintenance of registry of land, buildings

---

<sup>7</sup> Official Gazette of FBiH, No. 52/09

<sup>8</sup> Official Gazette of FBiH, No. 2/98, 39/04

<sup>9</sup> Official Gazette of FBiH, No. 2/98, 48/99

<sup>10</sup> Official Gazette of FBiH, No. 19/03, 54/04

<sup>11</sup> Official Gazette of SRBH, No. 22/84, 12/87, 26/90 and 36/90 and Official Gazette of SRBH, No. 4/93 and 13/94

and other structures, records and registration of property. Records of property possessors are kept in the land registry.

The Law on Social Protection, Protection of Civilian War Casualties and Protection of Families with Children<sup>12</sup> of FBiH regulates Social welfare, which in terms of this law is an organized activity in the Federation, aimed at ensuring the social security of its citizens and their families in need. The persons or families in need due to a forced migration (among others<sup>13</sup>) are entitled to a temporary, one-off and other financial assistance or natural assistance if they meet two conditions:

- they do not have enough income to support themselves,
- they do not have family members who are legally obligated to support them, or if they have, that these persons are not able to support them.

The right to the assistance shall be exercised by the competent authority of the municipality where the persons and the family are resident.

The Law on Gender Equality in BiH<sup>14</sup> promotes and guarantees the equal treatment of sexes and equality of opportunities for all in both the public and private domain, and prohibits direct and indirect discrimination on grounds of gender.

#### 2.4. The EIB applicable Policy

The EIB requires that all the projects it is financing are acceptable in environmental and social terms by applying appropriate safeguards to all its operations. The EIB Environmental and Social Handbook (2018) provides an operational translation of those standards grouped across 10 thematic areas.

The two relevant Environmental and Social Standards (ESS) are:

- **ESS 6 (Involuntary Resettlement)**, which seeks to mitigate any adverse impacts arising from loss of assets or restrictions on land use. It also aims to assist all affected persons to improve or at least restore their former livelihoods and living standards and adequately compensate for incurred losses.
- **ESS 7 (Rights and Interests of Vulnerable Groups)**, which seeks to protect all vulnerable project-affected individuals and groups, whilst seeking that these populations duly benefit from EIB operations.
- **ESS 10 (Stakeholder Engagement)**, outlines a systematic approach to stakeholder engagement that the promoter is expected to build and maintain by way of a constructive relationship with relevant stakeholders. Stakeholder engagement is an inclusive and iterative process that involves, in varying degrees, stakeholder analysis and engagement planning, timely disclosure and dissemination of/access to

<sup>12</sup> Official Gazette of FBiH, No. 36/99, 54/04, 39/06

<sup>13</sup> A person or family in need, which is due to special circumstances require an appropriate form of social welfare, in terms of Article 12, paragraph 1, item 9) of this Law, is a person or family who finds himself in a state of social needs due to a forced migration, repatriation, natural disaster, the death of one or more family members, return from medical treatment, release from prison or execution of the educational measure (Article 18.)

<sup>14</sup> Official Gazette of BiH, No. 16/03, 102/09

information, public consultations and stakeholder participation, and a mechanism ensuring access to grievance and remedy.

**Key requirements of ESS 6 are the following:**

- Avoid or, at least minimise, project-induced resettlement whenever feasible by exploring alternative project designs;
- Avoid and/or prevent forced evictions and provide effective remedy to minimise their negative impacts should prevention fail;
- Ensure that any eviction which may be exceptionally required is carried out lawfully, respects the rights to life, dignity, liberty and security of those affected who must have access to an effective remedy against arbitrary evictions;
- Respect individuals', groups' and communities' right to adequate housing and to an adequate standard of living, as well as other rights that may be impacted by resettlement;
- Respect right to property of all affected people and communities and mitigate any adverse impacts arising from their loss of assets, or access to assets and/or restrictions of land use, whether temporary or permanent, direct or indirect, partial or in their totality. Assist all displaced persons to improve, or at least restore, their former livelihoods and living standards and adequately compensate for incurred losses, regardless of the character of existing land tenure arrangements (including title holders and those without the title) or income-earning and subsistence strategies;
- Uphold the right to adequate housing, promoting security of tenure at resettlement sites;
- Ensure that resettlement measures are designed and implemented through the informed and meaningful consultation and participation of the project-affected people throughout the resettlement process; and,
- Give particular attention to vulnerable groups, including women and minorities, who may require special assistance and whose participation should be vigilantly promoted.

**Key requirements of ESS 7 are the following:**

- Affirm, respect, and protect the rights and interests of vulnerable individuals and groups within the designated operational scope, throughout the project life cycle;
- Adopt a gender-sensitive approach to the management of environmental and social impacts, that takes into account the rights and interests of women and girls, men and boys;
- Identify and avoid adverse impacts of EIB operations on the lives and livelihoods of vulnerable individuals and groups, including women and girls, minorities and indigenous peoples. Where avoidance is not feasible, to reduce, minimise, mitigate or effectively remedy impacts;



- Ensure that vulnerable individuals and groups are duly and early on identified and that engagement is meaningful; and
- Enable vulnerable groups, including women and girls, minorities and indigenous peoples to benefit from EIB-financed operations.

Key requirements of ESS 10 are the following:

- Establish and maintain a constructive dialogue between the promoter, the affected communities and other interested parties throughout the project life cycle;
- Ensure that all stakeholders are properly identified and engaged;
- Engage stakeholders in the disclosure process, engagement and consultations in an appropriate and effective manner throughout the project life cycle, in line with the principles of public participation, non-discrimination and transparency;
- Ensure that the relevant stakeholders, including commonly marginalised groups on account of gender, poverty, educational profile and other elements of social vulnerability, are given equal opportunity and possibility to voice their opinions and concerns, and that these are accounted for in the project decision-making; and,
- Duly verify and assess that the quality and process of engagement undertaken by third parties on the project conform to the provisions included in the present standard.

## 2.5. Analysis of Gaps and Solutions

The table below presents the analysed gaps between EIB Environmental and Social Standards and the *Law on Expropriation*, with solutions to bridge these gaps to ensure compliance of this document with EIB requirements.

**Table 1: Gaps and solutions**

Issue	EIB requirement	Gap between EIB requirement and local legislation	Measures to bridge the gap
Avoiding involuntary resettlement	Project-induced involuntary resettlement should be avoided by analysing alternative project designs and locations. If it is unavoidable, the promoter, with full involvement in the decision-making process of all stakeholders, and in particular the affected people, should adopt adequate steps to minimise and mitigate its adverse impacts from an early stage.	Law on Expropriation does not contain specific provisions on avoidance of expropriation. Project designing processes typically seek to avoid or minimise resettlement and expropriation in practice within efforts to reduce costs and facilitates the expropriation process.	From an early stage activities are undertaken to minimise or avoid resettlement. In this narrow area of the Bosna River Valley, in some parts it is impossible to avoid resettlement therefore we have some houses affected on this section. Additionally, possible minor amendments to the section will be considered during the development of the Main Design.
Negotiated settlements	To help avoid expropriation and the need to turn to public authorities to enforce relocation, both private and public sector promoters are advised to use negotiated settlements and facilitate resettlement on voluntary basis (i.e. acquire land through voluntary sale at market price) or consider different locations.	Expropriation beneficiaries are legally required to seek to achieve negotiated settlements. The Law makes a reference to a purchase agreement as a way to avoid expropriation.  Before submitting the proposal for expropriation, expropriation beneficiary shall through public notice invite owners of real estate in order to obtain a consensual property, and with interested property owner expropriation beneficiary is obliged to try to amicably resolve the acquisition of rights of ownership of a particular property.	Maximum efforts will be made to sign negotiated settlements with PAPs in order to avoid expropriation, and such efforts shall be documented, as defined under the "Key Principles" chapter of this document.
Resettlement planning and implementation	The promoter is required to carry out a census and a socio-economic baseline survey to establish the number of people to be displaced, livelihoods affected, and property to be compensated. The surveys should take into account persons affected through anticipated cumulative impacts of the resettlement.  The census should include an inventory of losses (assets, access to resources or services, etc.), a detailed measurement survey and valuation of lost assets, and it covers the total affected population. The socioeconomic baseline survey can be derived from a sample survey and is critical in identifying the current socio-economic, cultural and political profile of the affected	The Law has no explicit requirements related to socio-economic surveys or development of resettlement plans.  However, with a view of facilitating expropriation in an early phase, the Law requires development of an expropriation study which includes a geodetic and cadastral plan of the area identified for expropriation, list of affected owners and properties, evaluation of the property value, and other related information.  The scope of the expropriation study is not, however, identical to the socio-economic baseline assessment as required by EIB ESS.	A socio-economic survey and inventory/census were carried out for this section, as described in this RAP in <b>Chapter Error! Reference source not found..</b>  According to ESS 6 and the Land Acquisition and Resettlement Framework adopted by JPAC, land acquisition plans in compliance with ESS 6 will be developed for each section of the Project that requires the expropriation of land, physical displacement of population, or loss of



Issue	EIB requirement	Gap between EIB requirement and local legislation	Measures to bridge the gap
	<p>persons; their levels of overall resilience or vulnerability; and ensuing degrees and sorts of impacts.</p> <p>ESS 6 also requires preparation and implementation of detailed Resettlement Action Plan (RAP) for all operations that entail involuntary resettlement unless otherwise specified</p>		<p>income due to changes in land use or access to resources.</p>
Cut-off date	<p>Cut-off date is set primarily to determine the affected population and their eligibility needs. EIB ESS requires that the Promoter establish a cut-off date for eligibility and that the cut-off date is communicated throughout the project area.</p>	No gap	<p>The cut-off date for the establishment of eligibility for this section is the date when the Municipality of Žepče notified PAP that JPAC submitted the Expropriation Proposal.</p> <p>For structures built without permits or not registered in the land registry, the cut-off date will be the date of the Socio-Economic Survey. The cut-off date will also be disclosed at consultation meetings.</p>

Issue	EIB requirement	Gap between EIB requirement and local legislation	Measures to bridge the gap															
<p>Compensation for displaced persons</p>	<p>The main requirement of ESS 6 is that all displaced persons receive compensation for loss of assets at full replacement cost and other assistance in order to restore, and potentially improve, their standards of living and/or livelihoods to pre-displacement levels.</p> <p>Project affected persons in terms of ESS 6 may be classified as persons:</p> <table border="1" data-bbox="371 491 976 1367"> <thead> <tr> <th data-bbox="371 491 427 571"></th> <th data-bbox="434 491 689 571">Categories of project affected persons</th> <th data-bbox="696 491 976 571">Rights</th> </tr> </thead> <tbody> <tr> <td data-bbox="371 576 427 730">i)</td> <td data-bbox="434 576 689 730">Those who have formal legal rights to the land (including customary and traditional rights recognised under national laws)</td> <td data-bbox="696 576 976 730">Right to compensation for loss of assets at replacement cost</td> </tr> <tr> <td data-bbox="371 735 427 1011">ii)</td> <td data-bbox="434 735 689 1011">Those who do not have formal legal rights to land at the time of the census, but who have a claim to land that is recognised or recognisable under national laws (long time diligent owners and formal possessors and owners ex lege)</td> <td data-bbox="696 735 976 1011">Right to compensation for loss of assets at replacement cost</td> </tr> <tr> <td data-bbox="371 1016 427 1246">iii)</td> <td data-bbox="434 1016 689 1246">Those who have no recognisable legal right or claim to the land they occupy (persons without recognised legal right – owners of informally built structures, land usurpers, etc.)</td> <td data-bbox="696 1016 976 1246">Physically displaced persons from this category must be offered a choice of options for adequate housing with security of tenure</td> </tr> <tr> <td data-bbox="371 1251 427 1367">iv)</td> <td data-bbox="434 1251 689 1367">Economically displaced persons who face loss of assets or access to assets</td> <td data-bbox="696 1251 976 1367">economically displaced persons must be compensated for any losses on land (crops, infrastructure on the land, etc.)</td> </tr> </tbody> </table>		Categories of project affected persons	Rights	i)	Those who have formal legal rights to the land (including customary and traditional rights recognised under national laws)	Right to compensation for loss of assets at replacement cost	ii)	Those who do not have formal legal rights to land at the time of the census, but who have a claim to land that is recognised or recognisable under national laws (long time diligent owners and formal possessors and owners ex lege)	Right to compensation for loss of assets at replacement cost	iii)	Those who have no recognisable legal right or claim to the land they occupy (persons without recognised legal right – owners of informally built structures, land usurpers, etc.)	Physically displaced persons from this category must be offered a choice of options for adequate housing with security of tenure	iv)	Economically displaced persons who face loss of assets or access to assets	economically displaced persons must be compensated for any losses on land (crops, infrastructure on the land, etc.)	<p>There are no differences between ESS 6 and <i>the Law on Expropriation</i> with respect to the principle of determining the <i>type</i> of compensation, given that the Law favors allocation of a replacement property of equal value, and if the beneficiary of expropriation does not have appropriate property, it will offer cash compensation at market value of the property.</p> <p>However, there are two major differences between ESS 6 and <i>the Law on Expropriation</i>.</p> <p>The <u>first</u> difference is the category of persons who are entitled to compensation. The Law refers to formal owners of property with the exception of “informally built houses for which the responsible authority did not issue a final decision on removal, and which are the only housing unit of their owners and members of their closest family“ where owners of informally built structure are entitled to compensation at the construction value of such structures. The requirement is that the object is recorded in the official 2017 official aerial survey of FBiH and that the responsible authority did not issue a decision on its removal.</p> <p>The <u>second</u> difference lies in the fact that EIB requires compensation at replacement cost – which is the market value of assets plus the transaction costs (notary fees, moving costs, utility connection costs, taxation costs imposed on new housing/re-established businesses etc.) related to restoring of such assets in a different place. On the other hand, compensation under <i>the Law on Expropriation</i> equals the market value of property and the Law does not explicitly refer to compensation for registration costs and compensation for transfer of ownership.</p>	<p>Compensation will be provided in line with EIB ESS, as defined under the “Key Principles” chapter. Specific entitlements are listed in the Entitlements Matrix.</p> <p>No gaps identified in the process. No informal users as defined by category (iii) (i.e. those who have no recognizable legal right or claim to the land they occupy) were affected by the Project.</p> <p>In addition, PAPs in Municipality Zepce were exempted from paying on real estate transactions when buying a new real estate (land plot, house, etc.). According to Article 6 of the Law on Taxes on Real Estate Transactions of Zenica-Doboj Canton (<i>Official Gazette of Zenica-Doboj Canton, No. 6/09</i>) people affected by land acquisition are exempted from paying taxes during the transactions of real estate.</p>
	Categories of project affected persons	Rights																
i)	Those who have formal legal rights to the land (including customary and traditional rights recognised under national laws)	Right to compensation for loss of assets at replacement cost																
ii)	Those who do not have formal legal rights to land at the time of the census, but who have a claim to land that is recognised or recognisable under national laws (long time diligent owners and formal possessors and owners ex lege)	Right to compensation for loss of assets at replacement cost																
iii)	Those who have no recognisable legal right or claim to the land they occupy (persons without recognised legal right – owners of informally built structures, land usurpers, etc.)	Physically displaced persons from this category must be offered a choice of options for adequate housing with security of tenure																
iv)	Economically displaced persons who face loss of assets or access to assets	economically displaced persons must be compensated for any losses on land (crops, infrastructure on the land, etc.)																

Issue	EIB requirement	Gap between EIB requirement and local legislation	Measures to bridge the gap
Economic displacement	<p>ESS 6 defines economic displacement as a temporary or permanent loss of assets or access to assets that leads to loss of income sources or means of livelihood) as a result of project-related land acquisition or restriction of access to natural resources.</p> <p>The Client is required:</p> <ul style="list-style-type: none"> <li>• To compensate displaced persons for loss of assets or access to assets;</li> <li>• To compensate, in cases where land acquisition affects commercial structures, the affected business owner for: (i) the cost of re-establishing commercial activities elsewhere; (ii) lost net income during the period of transition; and (iii) the costs of the transfer and reinstallation of the plant, machinery or other equipment;</li> <li>• To provide replacement property of equal or greater value, or cash compensation at full replacement cost to persons from the category “i” and “ii”;</li> <li>• To compensate category “iii” persons for lost assets (such as crops, irrigation infrastructure and other improvements made to the land) other than land, at full replacement cost;</li> <li>• To provide additional targeted assistance and opportunities for economically displaced persons;</li> <li>• To provide transitional support to economically displaced persons, as necessary.</li> </ul>	<p>The Law foresees two measures:</p> <ul style="list-style-type: none"> <li>• an increase in compensation based on “personal and family circumstances” (if such circumstances are essential for the owner’s livelihood) and</li> <li>• compensation for “loss of profit”.</li> </ul> <p>However, such additional compensation is provided only to formal property owners.</p>	Same as above.
Vulnerable groups	EIB ESS 6 requires that particular attention must be paid to vulnerable groups and individuals.	<p>There are no specific provisions in <i>the Law on Expropriation</i> which require consultations with and providing assistance to vulnerable groups in the expropriation process, while EIB ESS 6 requires that particular attention must be paid to vulnerable groups and individuals.</p> <p>In practice, socially disadvantaged persons are identified in the phase of the public call. Impacts on this population are to a certain extent mitigated through social welfare measures implemented by responsible municipalities and social welfare</p>	Appropriate measures will be applied in line with the requirements of <a href="#">section 0</a> of this RAP

Issue	EIB requirement	Gap between EIB requirement and local legislation	Measures to bridge the gap
		centres, as well as by applying specific remedies regulated by the <i>Law on Expropriation</i> in form of an increased compensation for expropriated properties to formal owners, and in each specific case taking into account the social status, financial situation, unemployment, income level, etc.	
Grievance mechanism	A project-specific grievance mechanism must be established.	While <i>the Law on Expropriation</i> does envisage the right of affected population (those with formal legal rights) to file complaints in various phases of the expropriation procedure, there is no requirement for establishment of an independent grievance mechanism to process complaints related to specific projects.	A grievance mechanism in line with ESS will be established as described under the “Grievance Mechanism” chapter of this RAP.
Participation/ consultations	EIB requires appropriate disclosure of information and involvement of all affected population from the earliest phase and during resettlement activities in order to facilitate their early and informed participation in the decision-making processes in relation to resettlement.	Several Articles of <i>the Law on Expropriation</i> stipulate notifying of/consultation with property owners and stakeholders.	Disclosure of information and consultations will be carried in out in line with the requirements of this RAP, as set out in chapter 8.

### 3. CURENT STATUS OF LAND ACQUISITION

#### 3.1. Progress in Land Acquisition Activities

Land acquisition is on 30<sup>th</sup> June 2020 completed at 21.51% for all land plots located along the part of section Ozimice – Poprikuše.

Table 1 shows the progress in completion of land acquisition on the subsection.

Table 1: Progress in completion of land acquisition on the part 1 subsection Ozimice - Poprikuše

Road section	Total expropriation area (m <sup>2</sup> )	Completion of land acquisition (%)	Total number of PAP	Total No of Plots	Total number of cases /files	No. of signed compensation agreements	No. of issued decisions on expropriation	No. of initiated disputes
Ozimice - Poprikuše	259 834	21.51%	364	279	146	38	47	0

Table 2 shows the individual progress in completion of land acquisition within each cadastral municipality.

Table 2: Progress in completion of land acquisition within each cadastral municipality

	Žepče-van	Papratnica	Željezno polje	Želeće	Total
Total expropriation area (m <sup>2</sup> )	72633	39879	30968	116354	<b>259834</b>
Number of cases/files	51	31	8	56	<b>146</b>
Completion of land acquisition (%)	0%	2,21%	0 %	47,28%	<b>21,51%</b>
No. of signed compensation agreements	0	1	0	37	<b>38</b>
No. of issued decisions on expropriation	0	2	0	45	<b>47</b>
No. of initiated disputes	0	0	0	0	<b>0</b>

#### 3.2. Steps Undertaken to Date

Key steps undertaken to date during the process are described below.

Preparation of expropriation study	The expropriation study at the municipality of Žepče territory (c.m. Žepče-van, c.m. Papratnica, c.m. Želeće, c.m. Željezno Polje) was developed for the section in September 2019 by IPSA Institute Sarajevo. Expropriation study and land acquisition up to the final
------------------------------------	---

	point of the section Poprikuše (Golubinja) – Ozimice (Želeće), in the length of app. 6,0 km towards north.
Declaration of public interest	As property can only be expropriated upon the establishment of public interest, the construction of the section Ozimice - Poprikuše was declared to be of public interest in September 2019 by the Government of FBiH <sup>15</sup> .
Negotiated settlements	JPAC attempted to conclude negotiated settlements whenever possible in cases initiated to date. JPAC invited all the identified PAP for reaching an agreement on the amicable transfer of ownership rights on the basis of the <i>Law on Expropriation</i> , by publicising announcements in the daily media on January 7, 2019. However, a prerequisite for concluding such settlements at an early stage of the process is that data enlisted in the land books and data enlisted in the cadastral office must be harmonized, which was not possible in the majority of cases, due to the fact that the land books are out-dated. Land titles issues will be resolved in the course of the formal procedure, as required by the Law.
Proposal for expropriation	The expropriation process initiated by JPAC by submitting a proposal for expropriation to the Municipality of Žepče as the expropriation authority. The proposal was submitted on November 18, 2019. The proposal contained data on property for which expropriation was proposed, the owners of such property and the purpose for which expropriation was proposed.
Appointment of the Land Acquisition Committee	A Land Acquisition Committee was appointed by the Municipality of Žepče on November 19, 2019 by a formal decision <sup>16</sup> . Four persons have been appointed to Committee, two of them appointed as process managers due to the large number of land plots to be acquired.
Appointment of the Court experts	A Court experts were appointed by the Municipality of Žepče on November 20, 2019 by a formal decision on the appointment <sup>17</sup> .
Notification of PAP	The Municipality of Žepče notified the PAP of the submitted proposals for expropriation. The cut-off date for the establishment of eligibility was the date when the PAP were notified (as defined by the <i>Law on Expropriation</i> ).
Decision on Expropriation and individual hearings with PAP	The Municipality of Žepče convened and held individual hearings with PAP to determine the status of ownership and the compensation for the property through agreements. The hearings were held on site, i.e. at the location of the affected properties, in the presence of the representatives of JPAC. Written records of each hearing were prepared. The Municipality has issued 47 Decisions on Expropriation to 30th June 2020. In all cases where a Decision has been issued, the landowners declared that they do not oppose the expropriation of their properties, as recorded in the Decisions on Expropriation. PAP were informed of their right to appeal against the Decisions on Expropriation to the Federal Administration for Geodesy and Legal Property Affairs.
Valuation of property	Independent court experts for valuation of property (agricultural experts and construction experts) have started valuation of the existing state of land plots and assets on land in line with the provisions of the <i>Law on Expropriation</i> .
Compensation agreements	JPAC as the expropriation beneficiary has completed agreement in 38 cases/files without complains

<sup>15</sup>Decision on Declaration of Public Interest for the Construction of the Motorway on the Corridor Vc for the Section Ozimice – Poprikuše and Medakovo - Ozimice, adopted by FBiH Government on September 26, 2019, and published in Official Gazette of FBiH, No. 72/19 on October 2, 2019.

<sup>16</sup> Decision on the appointment of Land Acquisition Committee No.01/1-05-1080/19 from November 19, 2020

<sup>17</sup> Decision on the appointment of agricultural expert No. 03-31-2-1723/19 from November 20, 2019 and Decision on the appointment of construction expert No. 03-31-2-1723/19-2 from November 20, 2019

## 4. AFFECTED ASSETS, AFFECTED PEOPLE AND ENTITLEMANTS

### 4.1. Methodology of field investigation

#### 4.1.1. Approach

According to the Law on Expropriation, JPAC as expropriation beneficiary is legally required to attempt to conclude negotiated settlements whenever possible. JPAC invited all the identified PAPs for reaching an agreement on the amicable transfer of ownership rights based on the Law on Expropriation, by publicising announcements in two main newspapers in FBiH (“*Dnevni Avaz*” and “*Oslobođenje*”). That is general invitation to all owners of affected area with designated section, municipality, cadastral municipality but without detailed information about PAPs. Affected people and all others can (if they know number or registered owner of the parcel) inform are they affected and on other available project details and conclude agreement if all the necessary conditions are met.

However, a prerequisite for concluding such settlements at an early stage of the process is that data enlisted in the land register and data enlisted in the cadastral office must be harmonized, which was not possible in the majority of cases, due to the fact that the land register is out-dated. Even though a public announcement to invite owners to conclude negotiated settlements was published in daily newspapers and on the JPAC website, none of the affected PAPs came forward with a request to conclude a negotiated settlement. In general, this instrument is rarely used in practice and has not been used in this subsection.

That Announcement of public notice which was published **on November 2, 2019** in two main newspapers in FBiH and on website of PC Motorways<sup>18</sup> and that is a general cut-off date for the establishment of eligibility was the date when the PAPs were notified and was used in a way to make people more informed about land expropriation and to collect data for socio-economic survey of affected people.

#### 4.1.2. Overview

JPAC is the expropriation beneficiary, and land acquisition activities are carried out by JPAC's Department of Legal and Property Affairs in Sarajevo. The proposal for land expropriation for subsection Ozimice – Poprikuše, Part 1 was submitted on November 18 2019. Municipality of Žepče which is the expropriation authority for all the affected land plots issued a Decision on the appointment of the Commission for the implementation of the expropriation procedure on the subsection Ozimice - Poprikuše from December 2019. Upon receiving the proposal, the municipality must notify the owners that the expropriation procedure has been initiated, together with a warning to the owners that they shall not be entitled to compensation of costs of their investments in land or buildings made after they received notification that the expropriation procedure had commenced (except the costs of regular maintenance) – cut-off date. That individual notification of owners is the cut-off date for the establishment of eligibility as defined by the Law on Expropriation because without evidence of notification they can always argue that they were not informed.

<sup>18</sup> <http://www.jpautoceste.ba/objavljen-javni-oglas-radi-sporazumnog-pribavljanja-nekretnina-za-izgradnju-dionicedakovo-ozimica-poddionica-ozimica-poprikuse-na-koridoru-vc/>

Municipality of Žepče had an obligation to carry out the procedure of land acquisition according to the Law of land acquisition in the Federation of Bosnia and Herzegovina in cadastral municipalities (c.m.) of Žepče-Van, c.m. Papratnica, c.m. Želeče and c.m. Željezno Polje. The potentially affected population and land plots were identified based on the *EXPROPRIATION STUDY AT THE MUNICIPALITY OF ŽEPČE TERRITORY, Expropriation study and land acquisition up to the final point of the section Poprikuše (Golubinja) – Ozimice (Želeče), in the length of app 6,0 km towards north* („Expropriation study“) which contains register of affected land plots and owners and cadastral maps for the whole subsection with sketch of the affected plot with relevant GPS coordinates of spots where the highway intersects an existing land plot.

The field investigations for the first part of subsection have started in December 2020. in the cadastral municipality of Želeča with Commission of Municipality Žepče, appointed court experts and representatives of JPAC. The second field investigation took place mostly in July 2020 with a two members of Department of Study Documentation, Social and Environmental Policy involved and have included two components:

- An initial physical census, intended at inventorying affected properties in the Project footprint;
- A socio-economic survey, to characterise the affected population from a social and economic perspective, with focus on livelihoods.

#### **4.1.3. Census/Inventory Socio-Economic Survey**

The Census/Inventory of all Project-Affected Persons (PAPs) was developed in order to gather and analyse data and information required to identify all categories of impacts. The Census database contains data on the following:

- location and Cadastral Municipality,
- land plot number,
- type of land plot,
- identified type of impact,
- name of PAP,
- total area of land plot (m<sup>2</sup>) and possible orphan land
- structures (residential/commercial),
- other assets on land (natural objects or auxiliary structures),
- information on economic/physical displacement.

The summarized version of the census database is available on request (database in the form of a separate Excel document). Confidential information about individual persons and properties will not be publicly disclosed by the Company, Municipality of Žepče and/or EIB.

#### **4.1.4. Socio-economic Survey**

The Socio-economic Survey was conducted to solicit the opinions of the PAPs about the Project impacts and compensation payments as well as to obtain specific data on current livelihoods and living conditions of PAPs, including the identification of vulnerable categories of PAPs. The main task of Socio-economic Survey was to include all housing facilities or households that will be relocated and we survey them because they are most affected by the project



The survey was conducted in July 2020 by a two members of Department of Study Documentation, Social and Environmental Policy on the basis of Survey questionnaires prepared by land acquisition experts. The residents of the Project area were notified about the Survey 2 days in advance through the members of Project Implementation Unit (PIU) responsible for the expropriation as well as through the representatives of local communities affected by expropriation. Subsequently, a survey was conducted for the others who were not present at the time of the first survey.

The team of surveyors visited the identified properties. Interviews were carried out with affected owners/users living on affected land plots or present at the time of the Survey. Land plots with no structures or no one present were recorded by the surveyors in the Census database.

For the purposes of the Socio-economic Survey, three types of questionnaire were used, as follows:

- Questionnaire for landowners (i.e. owners/users of land plots without structures)
- Questionnaire for households (i.e. people living in or using residential structures affected by the Project)
- Questionnaire for businesses (i.e. businesses located on the land plot affected by the Project)

In addition, any land plots with no owner or user present were recorded by the surveyors in the Census database with the following data: (i) location, (ii) number of cadastral plot; (iii) whole plot affected (yes/no); (iv) physical structures; (v) natural structures / crop; (vi) information obtained from neighbours, if any.

The socio-economic survey involved gathering information from the household heads on the following topics:

- Ethnicity
- Educational status;
- The date and circumstances of the household's settlement in the affected area (particularly in connection with potential displacement during the hostilities);
- Information on cash income, as well as on the main sources from which the household derives its livelihood;
- Ranking of main sources of household expenses;
- Information on the extent to which the household produces its own food;
- Information on potential hardship to which the household is exposed (period, reasons);
- Information on compensation preferences (land for land compensation as opposed to cash compensation), and
- Preferred resettlement location

For the all four cadastral municipalities main characteristic is out-dated land register so that only in a few cases also reflects the actual state of the property. In our survey we can only investigate people who we find on the field claiming to be real owners of the land plots although their ancestors are probably registered real owners of the property. While the target area has a greater number of co-ownership of land, for the purpose of research we have taken one person, for one file/case because it is probably the person who is most affected by

expropriation. During the research, the emphasis was placed on houses and households, so all 23 homeowners were interviewed because they are most affected to the project.

Data on the number of private land plot owners/files to be affected by the Project and data on the number of house owners interviewed during the Socio-economic Survey are shown in *Table 3* below. All PAPs are affected by permanent land acquisition, there are no PAPs affected by temporary land acquisition.

*Table 3: Total number of house owners interviewed*

	Total no. of private ownership files	Total no. of private land plots	No. of interviewed house owners	No. of land plots owned by interviewed land plot owners
<b>Affected by permanent land acquisition</b>	131	223	23	59

## 4.2. Result of census and Socio-economic Survey

### 4.2.1. Overview

There are **279 land plots** in an affected area, part of them in state ownership (56 land plots), and part of them in the private ownership (223 land plots). Land plots are divided into total of 146 files of which **131 private ownership files** and **15 state ownership files** located into cadastral municipality (c.m.) of Žepče Van, c.m Papratnica, c.m. Željezno polje and c.m. Želeće in Municipality of Žepče.

*Table 4: Number of Affected Land plots*

Locality	Total Number of land plots	Total Number of files	State owned land plots	State owned files	Private owned land plots	Private owned files
Žepče Van	81	51	20	4	61	47
Papratnica	57	31	14	2	43	29
Željezno polje	17	8	7	3	10	5
Želeće	124	56	15	6	109	50
<b>Total</b>	<b>279</b>	<b>146</b>	<b>56</b>	<b>15</b>	<b>223</b>	<b>131</b>

Results of Socio-economic Survey for owners/users of land (without houses) which will be acquired show us that total number of affected PAPs who do not live on the affected land plots is 293. In our survey we can only investigate people who we find on the field claiming to be real owners of the land plots.

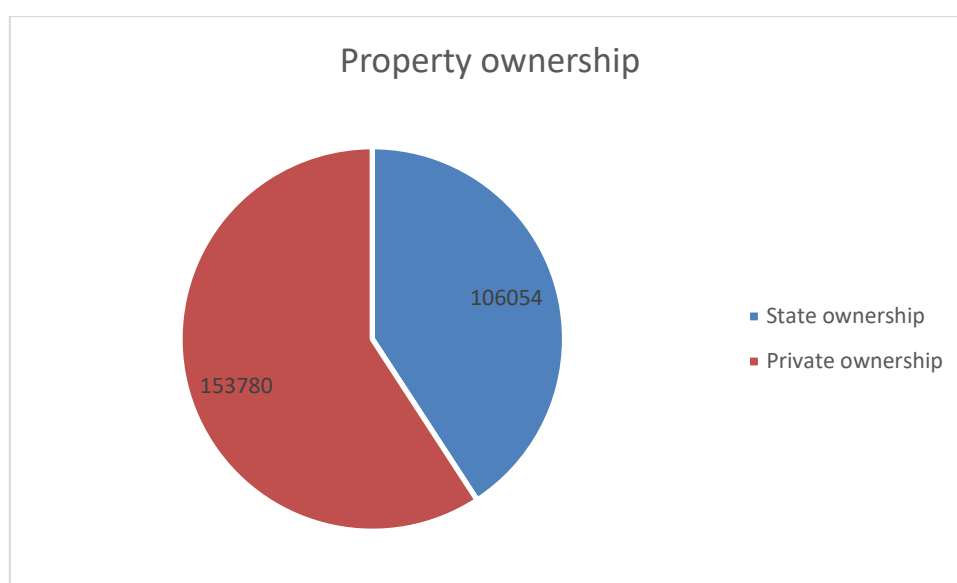
In the projected area, we have a total of 23 affected residential structures (houses) and one of them is business structure also. Twelve of them are in cadastral municipality of Žepče -Van,

seven of them in cadastral municipality of Papratnica and four in cadastral municipality Želeće all belonging to the Municipality of Žepče. They are divided into 23 private ownership files.

All the houses are inhabited so number of households that need to be resettled is 23. In these houses we found 71 Project-affected persons (PAPs)<sup>19</sup>. Results of Socio-economic Survey for Households to Be Resettled will be provided in [Chapter 4.2.3 Results of Socio-economic Survey for Households to Be Resettled](#).

Subsection Ozimice – Poprikuše, Part 1 mostly goes through private ownership land (59%) while state owned land covers 41%. In c.m. Žepče Van state owned land covers 40,96 %, in c.m. Papratnica state owned land covers 44,38 %, in c.m. Željezno polje 56,30% of the affected area and in c.m. Želeće that percentage is 35,37 % affected area.

*Chart 1: Relationship between the state owned and privately owned land affected by expropriation.*



**Agricultural production.** This affected area is traditionally agricultural and some of interviewed people are producing food for their own needs and majority of land plots are identified as agricultural land plots. In affected area of Cadastral municipality of Željezno polje and on the end of subsection in c.m. Želeće only forest and pasture land plots are affected and there are no agricultural land that is being cultivated. We came across households that use agricultural production for commercial purposes (raspberry plantations) but they don't rely exclusively on agriculture as a source of income, but it is a secondary source of income as stated in the survey. We did not register people for whom agricultural production is the main source of income

The Project will require the acquisition of structures (residential, auxiliary or commercial) and the physical relocation of households and businesses.

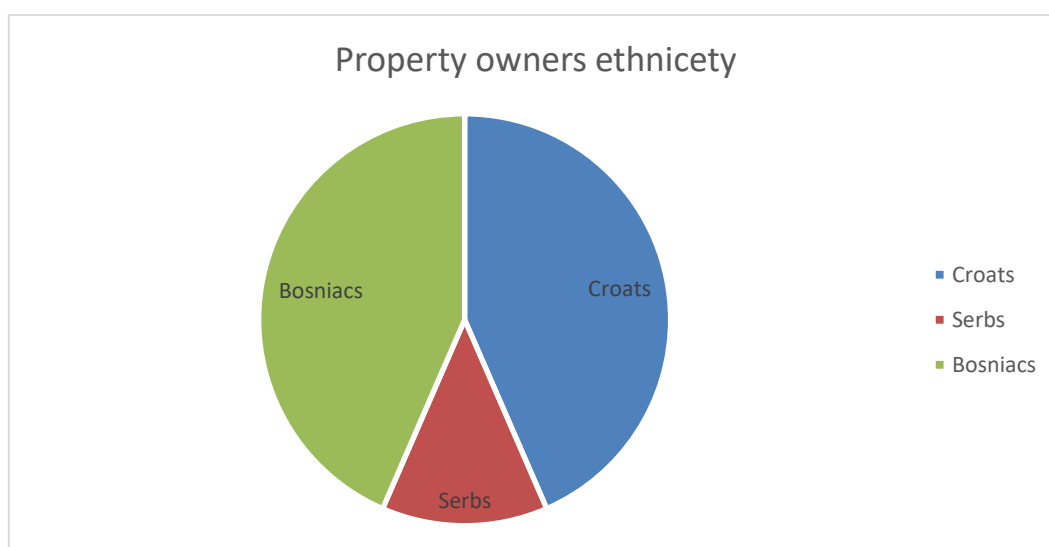
<sup>19</sup> According to Environmental and Social Standards (2013) of the European Investments Bank (EIB) "Project-affected persons (PAPs) refers to all persons impacted by the involuntary resettlement, including all members of a household (women, men, girls, boys, incl. several generations in the case of extended households); the owner and employees of a business; members of an ethnic minority group; tenants; land owners and sharecroppers; informal settlers (i.e. lacking formal titles); holders of customary land-rights; informal business-operators and their employees/assistants"

Land acquisition will be, as defined by national legislation, “complete expropriation”<sup>20</sup>.

#### 4.2.2. Summary Socio-Economic Profile of the Affected Population

**Ethnicity affected by expropriation.** Given that the question on nationality and/or ethnic background is a sensitive socio-political issue, the respondents were given the opportunity to respond to the question in an open-ended format. 44% of respondents declared themselves as Croats, 43% as Bosniaks and 13 % as Serbs.

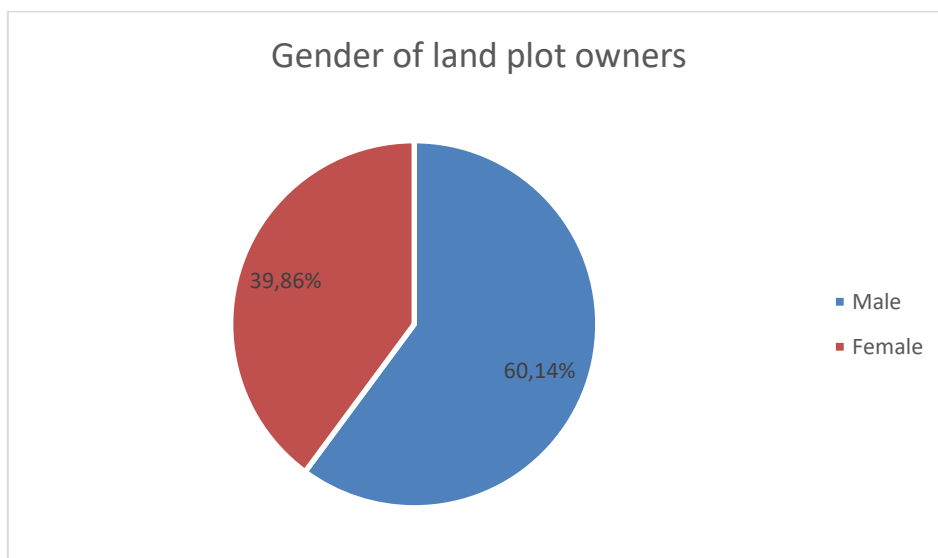
Chart 2: Ethnic structure of property owners



**Land plots owners Composition and Demography.** 60,14 % of land plots owners are male and 39,86 % are female. We haven't encountered with the joint ownership of land between spouses and among this targeted population is rarely seen. This municipality is characterized by a large number of plots owned by women, which is not common in other municipalities where expropriation has taken place.

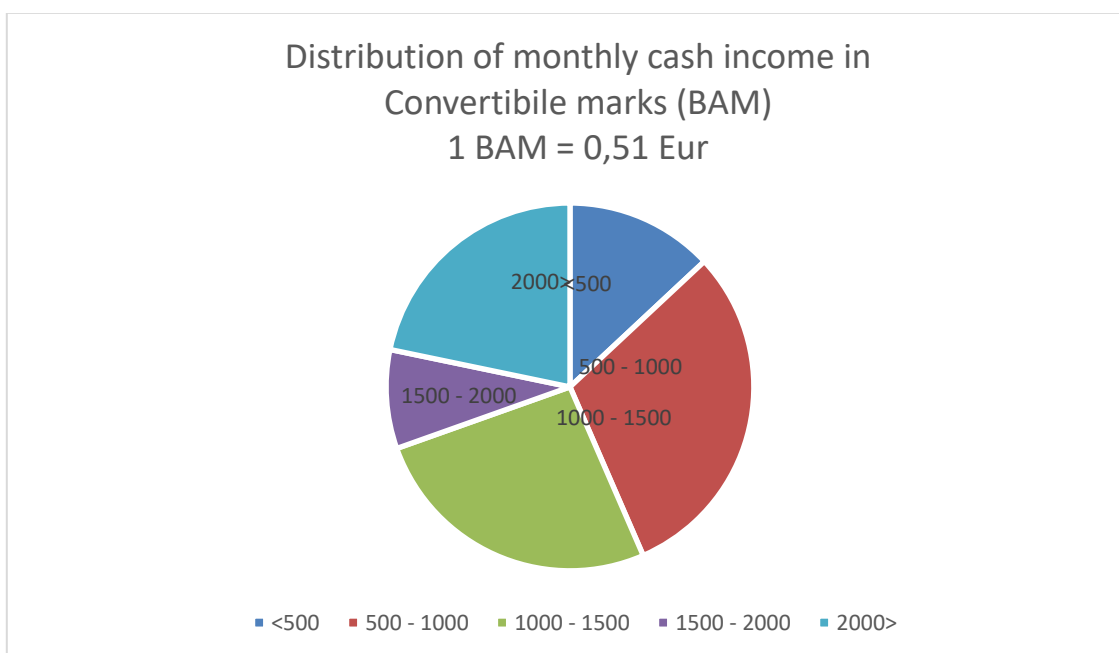
<sup>20</sup> According to the Law on Expropriation of FBiH, complete expropriation allows the expropriation beneficiary to obtain legal title over the expropriated property, while the rights of the previous owner over the real property cease to exist.

Chart 3: Gender of land plots owners/co-owners



**Household income.** 22,00% of households reported having monthly income higher than 2000 KM, 9% of households reported monthly income in the range from 1500 to 2000 KM, 26% of households from 1000 to 1500 KM, 30% of households from 500 - 1000 and 13% of households have less than 500 KM.

Chart 4: Distribution of monthly cash income in Convertible marks in surveyed households



**Primary source of income.** Majority of surveyed people reported salaries as the primary source of income. For 50% of households salaries are primary source of income and 7 % of them reported own agricultural production as a secondary source with the salaries. For 33% of households pensions are primary source of income. 7 % of surveyed reported own private business as a source of income, while government targeted aid is the main source of income for remaining 3 % of surveyed PAPs.

**Satisfaction with economic situation.** 21% of respondents reported to be satisfied with economic situation; 58% of respondents reported to be neither satisfied nor dissatisfied with economic situation, 13% of respondents reported to be dissatisfied with economic situation, and a minority of them, 8% reported to be highly dissatisfied with economic situation.

**Vulnerability.** 14 households (corresponding 14 files/cases) with one or more types of vulnerability were identified. The respondents were given the option to indicate vulnerability for any present household member. The most frequent type of vulnerability is elderly (12 household members), followed by the chronic disease and disability (5 members in 4 households). Physical disability was reported in one household. Unemployment is widespread in surveyed area particularly in young people.

**Compensation preferences.** All surveyed people reported to prefer cash compensation.

#### 4.2.3 Results of Socio-economic Survey for Households to Be Resettled

The socio-economic survey covered all 23 households with total of 71 PAPs subject to physical resettlement.

- 12 houses (c.m. Žepče – van) are affected with expropriation and are going to be physically resettled
- 7 houses (c.m. Papratnica) are affected with expropriation and are going to be physically resettled
- 4 houses (c.m. Želeća) are affected with expropriation and are going to be physically resettled

All households are located on their own land plots and that are only residential land plots affected. No informally inhabited houses were identified.

A summary of the results of the survey is provided in below.

Household members	Total number of household members living in the 23 households surveyed = 71 Men to women ratio = 32:39 Ratio of male-headed to female-headed households = 17:6 Smallest household = 1 member Largest household = 5 members Eldest household member = 82 years old (female) Youngest = 8 years old (male)
Ethnicity	Bosniaks = 35 respondent Croats = 32 respondent Serbs = 4 respondent <i>Given that the question on nationality and/or ethnic background is a sensitive socio-political issue, the respondents were given the opportunity to respond to the question in an open-ended format.</i>
Household income and livelihoods	< BAM 500 of monthly income = 3 households BAM 500 to 1000 = 7 households BAM 1000 to 1500 = 6 households BAM 1500 to 2000 = 2 households >BAM 2000 = 5 households  Pensions as main income = 8 households Salary as main source of income = 14 household Agricultural production as secondary source of income = 2 households Private business as secondary source of income = 1 household  5 households are satisfied with the level of income, 14 households reported to be neither satisfied nor dissatisfied with economic situation, 3 households are not satisfied while 1 household reported to be highly dissatisfied with economic situation.
Legality of land	23 households are formal owners of land

Residential structures and auxiliary structures	23 houses with construction facilities (in Žepče van, Papratnica and Želeća) 17 houses of them with barn (in Žepče van, Papratnica and Želeća) and 8 houses with garage (in Žepče van, Papratnica and Želeća)										
Agricultural production	18 households (in Žepče van, Papratnica and Želeća) own orchards (apples, pears, plums raspberries walnuts grapes cherries) and 2 of them use the harvest for commercial purposes (own raspberry plantations). However, they don't rely exclusively on agriculture as a source of income, but it is a secondary source of income as stated in the survey.										
Educational level of household members	Out of 71 household members in total: - 10 have University degree - 47 have high school education - 9 have primary school education - 2 students - 3 children										
Employment status of respondents	Employed = 33 respondents Pensioner = 6 respondents Unemployed = 26 respondents										
Vulnerability	7% reported some type of vulnerability, such as chronic disease and physical disability and another 6 are elderly people										
Perceived losses and compensation preferences	The respondents were asked to indicate each potential type of loss caused by the Project. The perceived losses and frequencies of responses are as follows: <table border="1" data-bbox="432 734 1093 869"> <thead> <tr> <th>Type of loss</th> <th>Frequencies of responses</th> </tr> </thead> <tbody> <tr> <td>Loss of harvest</td> <td></td> </tr> <tr> <td>Loss of social connections</td> <td>5</td> </tr> <tr> <td>Loss of real estate</td> <td>18</td> </tr> <tr> <td>No problem</td> <td></td> </tr> </tbody> </table> <p>All respondents stated they would prefer monetary compensation.</p>	Type of loss	Frequencies of responses	Loss of harvest		Loss of social connections	5	Loss of real estate	18	No problem	
Type of loss	Frequencies of responses										
Loss of harvest											
Loss of social connections	5										
Loss of real estate	18										
No problem											

**Household members.** The total number of household members in the surveyed households is 71. The average household consists of 3.10 members. The largest family has 5 members, out of which 3 children. The average age of household members is 46.6 (the youngest member is 8 year old while the oldest member is 82 years old). Out of the total number of household members, 4.2% are minors (below 18 years of age), 74.2% belong to the age group between 18-60 years old, whereas 22.6% are elderly persons (older than 60). In 17 families, the head of the household is male, while in 6 households the head of the household is female.

### 4.3 Characteristics of Affected Assets

#### 4.3.1 Residential and Auxiliary Structures

In the projected area, we have a total of **22 affected residential structures (houses) and one residential and business structure**. Twelve of them are in cadastral municipality of Žepče - Van, seven of them in cadastral municipality of Papratnica and four houses in Želeće all belonging to the Municipality of Žepče. There are no structures in cadastral municipality of Željezno polje. They are divided into 23 private ownership files ([Hamdije Kreševljakovića 19, 71000 Sarajevo](#),

Telephone: +387 33 277 900

E-mail address: [c.imran@jpautoceste.ba](mailto:c.imran@jpautoceste.ba)

[www.jpautoceste.ba](http://www.jpautoceste.ba)

### APPENDIX 3 – PHOTOGRAPHS OF AFFECTED RESIDENTIAL STRUCTURES)

All households are located on their own land plots. No informally inhabited houses were identified. Residential structures are of different sizes and quality and are mostly in very good condition. Almost all houses have auxiliary structures and construction facilities (Barn and garage) that also need to be acquired. Local population live in all affected residential buildings.



### 4.3.2 Businesses Structures

In affected area there is one businesses structure which is part of a residential building that need to be expropriated. It is a printing house that in any case has a part of the production relocated to another location, so a complete relocation of the business will not be necessary. The business owner has no special requirements or opposes expropriation.

We have two (2) expropriation cases/files and 31 land plots owned by a business entity<sup>21</sup> but without an active business that need relocation. Expropriation for a business entity will be in the same way as for any other private person. All land plots are located in cadastral municipality Želeće.

Figure 5: Businesses structure as part of the residential structure in Papratnica



### 4.3.3 Land Plots Structures

A total of 279 affected land plots were surveyed in this area, all in the Municipality of Žepče off which 56 land plots in state ownership and 223 land plots in private ownership.

The average size of private land plots is 690 m<sup>2</sup> and the average size of public land plots is 1893 m<sup>2</sup>. The first data shows that 71% of the private land plots are declared as fully titled, while the other 29% are co-owned, but we can have complete information on the above only after the decisions on expropriation are made and the real owner/s are identified. The average number of co-owners has been around 2 (from 2 to 3).

Table 5: Overview of project impacts on private property<sup>22</sup>

Impact	Location of:	Number of private land plots	Of which: land plots with residential structures	Of which: The type of land plot
<b>Affected by complete land acquisition</b>	Cadastral municipality Žepče Van	61	12 Residential buildings on 12 residential land plots 13 Auxiliary structures	<ul style="list-style-type: none"> <li>• 5 forest plot</li> <li>• 4 pasture land plots</li> <li>• 32 farm land</li> <li>• 8 orchard</li> <li>• 16 Other</li> </ul>

<sup>21</sup> One legal entity is engaged in freight transport and services and another is company for trade and services

<sup>22</sup> Some land plots are with more characteristics, for example we have land plot which is by type pasture and forest or residential building, yard and meadow and this was recorded in the expropriation study. It is a common situation in FBiH that we also have privately owned forest land.



Impact	Location of:	Number of private land plots	Of which: land plots with residential structures	Of which: The type of land plot
	Cadastral municipality Papratnica	43	7 Residential buildings and 7 Auxiliary structures on 10 residential land plots	<ul style="list-style-type: none"> <li>• 2 pasture land plots</li> <li>• 25 farm land</li> <li>• 8 orchard</li> <li>• 10 Other</li> </ul>
	Cadastral municipality Željezno polje	10	0 Residential buildings 0 Auxiliary structures	<ul style="list-style-type: none"> <li>• 6 forest plot</li> <li>• 2 pasture land plots</li> <li>• 1 meadow</li> <li>• 1 agricultural land</li> </ul>
	Cadastral municipality Želeće	109	4 Residential buildings on 4 residential land plots 5 Auxiliary structures	<ul style="list-style-type: none"> <li>• 26 forest plot</li> <li>• 14 pasture land plots</li> <li>• 41 farm land</li> <li>• 16 orchard</li> <li>• 7 meadow</li> <li>• 10 Other</li> </ul>
<b>TOTAL</b>	Municipality of Žepče	223	23 land plots with residential structures (23 residential land plots) 25 land plots with auxiliary structures	<ul style="list-style-type: none"> <li>• 160 Agricultural land plots</li> <li>• 37 Forest land plots</li> <li>• 36 Other<sup>23</sup></li> </ul>

The summarized version of the census database is available on request (the database in the form of a separate Excel document). Confidential information about individual persons and properties will not be publicly disclosed by the Company, Municipality of Žepče and/or Creditor.

<sup>23</sup> Other land in general represents public roads, uncategorised roads, auxiliary and residential buildings, courtyard, railway etc. In this case it represents 23 land plots with residential structures 7 land plots with auxiliary structures, 2 courtyards and 4 private access road

## 5. KEY LAND ACQUISITION / COMPENSATION PRINCIPLES AND ISSUES

The following principles of land acquisition and compensation have been committed upon by the Company, and shall be adhered to during Project implementation:

1. Land acquisition shall be carried out in compliance with the **applicable legislation in FBiH** (in particular, the *Law on Expropriation of FBiH*), the **EIB's Environmental and Social Standards: Standard 6 on Involuntary Resettlement and Standard 7 Rights and Interests of Vulnerable Groups**, **Land Acquisition and Resettlement Framework (LARF)** and good international practice. The Project will enable the consideration of micro realignments in order to avoid land acquisition where possible.
2. **All affected persons shall be informed and consulted** during Project preparation and implementation. All owners, occupants and users shall be visited and explained the land acquisition process and the specific impacts on their land, so as to give an opportunity for micro re-alignments to be made in order to reduce potential impacts and inconveniences.
3. The **baseline socio-economic survey and census** for RAP shall identify both formal and informal land/property users, including vulnerable persons/households
4. The **cut-off date** for the establishment of eligibility (for both formal and informal land owners/users) will be the date of notification owners that the expropriation process has been initiated by the JPAC as the Expropriation Beneficiary. The cut-off date will also be disclosed at consultation meetings. Persons who have settled in the Project area after the cut-off date will not be eligible for any compensation. Municipality of Žepče must notify the owners that the expropriation procedure has been initiated, together with a warning to the owners that they shall not be entitled to compensation of costs of their investments in land or buildings made after they received written notification that the expropriation procedure had commenced (except the costs of regular maintenance).
5. **All owners, occupants and users** of affected land at the time of the cut-off date, whether with or without fully recognized ownership rights, **are eligible for compensation and/or assistance, as outlined in the Entitlements Matrix (Table 7: Specific Compensation Entitlements)**
6. **Temporary occupation of land for construction purposes will be compensated** in accordance with the Law on Expropriation of FBiH, as stipulated in the **Table 7: Specific Compensation Entitlements**.
7. **Standards of living and/or livelihoods of affected persons will be restored and potentially improved**, in as short a period as possible.
8. **Official valuation** of properties/improvements to land will be carried out by official court experts selected from the official list of court experts by the Municipality of Žepče.
9. Compensation will be provided **before displacement or imposition of access restrictions**. Issues related to payment of cash compensation will be discussed and agreed with owners and all affected members of households. Cash compensation will be paid in full or in instalments as agreed with the owners and affected members of the households and as defined by contracts, to the bank accounts specified by the owners, with agreement of all affected members of the household. In cases where there is more than one owner of property (i.e. co-ownership of married couples), compensation amounts will be divided and paid to the bank accounts they specify.

10. **Moving allowance** shall be provided to all categories of Project Affected People (PAP). A construction expert will be aware of the need for moving allowance and include it in his findings
11. **Project Affected People and communities will be provided with information and consulted** in order to facilitate their early and informed participation in the decision making process related to resettlement. **Access to information and assistance for vulnerable persons/households will be facilitated by the Company** according to their specific needs, on the basis of case-by-case screening to be carried out with support from the relevant municipal social departments.
12. An effective **grievance mechanism** will be in place for receiving and addressing in a timely fashion specific concerns about compensation and relocation raised by affected landowners. Explained in detail in *Chapter 7. GRIEVANCES MANAGEMENT AND REDRESS*
13. The Company shall **monitor the implementation of the land acquisition and livelihood restoration processes** through internal institutional arrangements as well as through an independent, external monitor.

## 6. ENTITLEMENTS AND COMPENSATION

### 6.1. Methodology for valuation of property

Valuation of land and assets attached to project affected land will be conducted by independent court experts for valuation of property<sup>24</sup> (agricultural expert and construction expert) selected from the official list of court experts by PC Motorways FBiH or the Municipality of Žepče which is the expropriation authority for all of the affected land plots.

#### Agricultural and forest land

As provided under the Law on Expropriation of FBiH, compensation for land will, wherever feasible, be in the form of a replacement property allowing the owner approximately the same conditions of use<sup>25</sup>. *Same conditions of use* are to be understood as meeting the following criteria:

- being acceptable to the affected owner/farmer,
- being approximately the same size,
- having a similar or better agricultural potential, i.e. fertility, slope, parcel shape, exposition to sunlight, and
- being located at reasonable distance.

Where replacement property cannot be offered to the affected landowner because suitable agricultural land is not available at reasonable distance or is not acceptable to the landowner, the expropriating authority will establish written evidence of its unsuccessful efforts to identify such similar land, and compensate for such land at full replacement cost.

For agricultural land, replacement cost represents the pre-project or pre-displacement, whichever is higher, market value of land of equal productive potential or use located in the vicinity of the affected land, plus the cost of preparing the land to levels similar to those of the affected land, plus the cost of any registration and transfer taxes.

The Law on Expropriation does not explicitly regulate the situations where only a plot smaller in size or agricultural potential can be offered as a replacement property, and whether it would be acceptable to pay a balance in cash on top of the compensation in kind to offset such a difference in size or potential. In situations where a plot of equivalent size or potential cannot be identified and offered, and plots smaller in size or potential can be offered, the owner will be allowed the option to receive compensation partly in kind (replacement property - plot), and partly in cash. This requires both the affected and the replacement plot to be valued so that

---

<sup>24</sup> In accordance with Art. 183 of the Law on Administrative Proceedings of FBiH (Official Gazette of FBiH, No. 2/98, 48/99) paragraph (1) For the purpose of presenting evidence by an expert witness, the official conducting the procedure shall appoint, ex officio or at the proposal of a party, one expert witness, and when he deems that the expert report is complex, he may appoint two or more expert witnesses. (2) Experts shall be persons who are experts, primarily those who have a special authority to give an expert opinion on issues in the relevant profession, if such authority is provided by regulations.

<sup>25</sup> According to Article 45 of the Law on Expropriation, compensation for expropriated real property is determined by providing other corresponding real property equal in market value to the expropriated real property in the same municipality or city, thus allowing the owner of expropriated real property approximately the same conditions of use.

the difference can be calculated. As a general rule, if the difference in established values is less than 10%, the plots will be considered approximately equivalent and no cash compensation will be provided to offset this difference. In any case, the requirements set out in the Specific Compensation Entitlements - Entitlement Matrix (Table 7 of this RAP) will be applied.

In situations of partial expropriation of agricultural land where the land owner would assess the plot remainder as unsuitable for further agricultural use or in every case where the land plot would lose its access road, the owner can apply for expropriation of the whole plot according to provisions of Article 11 of the Law on Expropriation. Such situations are to be assessed on an individual basis by the expropriating authority.

### Residential land

The preferred option for residential land to be expropriated will be replacement with alternative land according to the provisions of the Law on Expropriation. The compensation package will usually include compensation for residential houses on the given plot.

If residential land is affected but the house itself is not, compensation will usually be in the form of cash. Cash compensation will be provided at replacement cost, i.e. the pre-displacement market value of land of equal size and use, with similar or improved public infrastructure facilities and services and located in the vicinity of the affected land, plus the cost of any registration and transfer taxes.

### Houses or other structures

When assessing the replacement properties, the following criteria shall be applied to the extent possible:

- parcel on which the houses or other structures are located shall have approximately the same size,
- houses shall have similar size and standards, including access to utilities, and
- houses shall be located at a reasonable distance and be with a similar potential from the livelihood point of view (access to employment or agriculture).

If replacement structures smaller in size or of unfavourable characteristics are proposed to affected persons, the difference in value shall be paid to the affected owner pursuing the approach similar to that described in section on agricultural land compensation.

Where the affected owner opts for cash compensation rather than replacement property or if no suitable substitute property can be identified in the area, residential structures will be compensated in cash at full replacement cost. For houses and other structures, replacement cost is the market cost of the materials to build a replacement structure with an area and quality similar to or better than those of the affected structure, or to repair a partially affected structure, plus the cost of transporting building materials to the construction site, plus the cost of any labour and contractors' fees, plus the cost of any registration and transfer taxes. In determining the replacement cost, depreciation of the asset and the value of salvage materials are not taken into account, nor is the value of benefits to be derived from the project deducted from the valuation of an affected asset. It also includes costs for levelling or other preparation for

new construction or use. Costs are calculated based on the time at which the asset is being replaced, if not, inflation is taken into account in calculating costs.

### Crops and forest

To the extent possible, land acquisition and land entry will be scheduled so that any standing annual crop, regardless of its development stage, can be harvested before the land is taken from the land owner or land user. Annual crops that are harvested before land entry shall not be compensated for.

Annual crops that cannot be harvested prior to land entry or that are damaged by construction works shall be compensated for at full replacement cost. Recent agricultural produce prices at municipal or canton level should be applied. Where such records are not available, the records from the Agency for Statistic of BiH which are published in the form of First Release<sup>26</sup> and are updated quarterly shall be used. Agricultural expert will use such data for his/her findings in the absence of data from municipalities and cantons.

The determination of the full replacement cost requires consideration not only of the yield of the crop over one year, but also of the cost of re-establishing the plantation (seedlings, soil preparation, fertilizers, etc.), as well as of the lost income during the period needed to re-establish the crop.

Compensation rates should be calculated in compliance with the full replacement cost principle, whereby the compensation rate C for one tree is determined by application of the following formula:

$$C = V \times D + C_P + C_L$$

**V** - average market value of the produce of one tree for one year

**D** - average period of time required to re-establish the tree to an adult production level, in years

**C<sub>P</sub>** - cost of planting (seedling, soil preparation, initial fertilization)

**C<sub>L</sub>** - cost of the labor required to maintain the crop during the period of time needed to re-establish it to its previous production level

The calculated unit rate C is then applied to the whole plot assuming either an average density or based on the precise count of all standing trees.

Compensation rates will be generated for the following stages of plant (tree) development:

- seedling,
- young plant, not productive,
- young plant, productive, and
- mature plant.

Unlike perennial fruit plantations, which can be harvested over a long period of time, most commercial timber tree species are yielded only once, as is the case with annual crops. The

---

<sup>26</sup> AGRICULTURE, ENVIRONMENT AND REGIONAL STATISTICS, SALE OF AGRICULTURAL PRODUCTS ON GREEN MARKETS are available on the official website of the Agency (e.g. for I quarter of 2017 [http://www.bhas.ba/saopstenja/2017/AGR\\_2017Q1\\_009\\_01\\_BH.pdf](http://www.bhas.ba/saopstenja/2017/AGR_2017Q1_009_01_BH.pdf))

replacement cost should therefore be in line with the provisions of the Entitlements Matrix. If an affected commercial forest cannot be logged before land entry, the compensation principle will be similar to that described for annual crops, taking consideration of the market value of the lost timber.

### Conditions for entry into possession

Compensation shall, as a rule, always be affected prior to land entry or taking of possession. As a general rule, the compensation recipients will be given a minimum of three months' notice to vacate the property unless otherwise provided in the agreement between the owner and the expropriation beneficiary. Exceptionally, upon request of the expropriation beneficiary who has produced valid reasons for urgent need to take possession of the expropriated real property, FBH Government can decide that the real property is turned over to the expropriation beneficiary before the effectiveness of the decision on expropriation, if it establishes that this is necessary due to the urgency of the situation or in order to avoid larger damage. **Assistance for vulnerable people**

*Vulnerable people* are those affected people who by virtue of gender, ethnicity, age, physical or mental disability, economic disadvantage, or social status, may be more adversely affected by resettlement and expropriation than others and who may be limited in their ability to claim or take advantage of resettlement assistance and related development benefits.

Particular attention and support will be given to the needs of vulnerable groups based on the personal situation of such vulnerable people. The results of the Socio-economic Survey show that there are several vulnerable people and households among affected people. We were able to identify **18 vulnerable people among people who do not live on the affected property and another 13 vulnerable household members among those who live in affected houses. Total number of identified vulnerable persons is 31.** The categories of vulnerability include, by order of frequency:

- Elderly persons,
- Unemployed persons
- Persons with a disability or chronic illness

Table 6: Number of vulnerable persons identified

Settlement	No. of vulnerable owners of project affected land plot owners	Types of vulnerability reported	No. of vulnerable household members of project affected	Type of vulnerability of members who depend on HH reported
Žepče-van	4 (2 female, 2 males)	Elderly persons, unemployed persons	4 (2 females, 2 male)	Elderly persons, unemployed persons
Papratnica	3 (1 female, 2 males)	Elderly persons, disability	4 (2 females, 2 male)	Elderly persons, unemployed persons
Željezno polje	1 (1 male)	Elderly person	1 (1 females)	Elderly persons
Želeća	6 (3 females, 3 male)	Elderly persons, unemployed persons Chronic illness	8 (6 females, 6 male)	Elderly persons, unemployed persons, disability or chronic illness
Total	14		17	



Individual meetings with each vulnerable person will be held in order to determine their needs concerning expropriation as well as the manner of meeting the identified needs. Vulnerable people will be consulted on the type of assistance they need and will be provided with assistance suitable for their needs. Assistance to vulnerable people shall include the following activities, depending on a case-by-case screening to be carried out with support from the *Municipality of Žepče (Department of Social Affairs)*:

- Assistance during the census and expropriation process (e.g. direct visits to the homes of vulnerable persons/households, in particular for elderly people and people with chronic illnesses)
- Individual meetings to explain eligibility criteria and entitlements,
- assistance during the payment process, i.e. ensuring that compensation documents and payment process are well understood (in particular for elderly people)
- assistance during the post-payment period (e.g. assistance in finding training courses to enhance employability and prioritization for employment where possible – in particular for poor and/or unemployed people; assistance in securing the compensation money and reduce risks of misuse or robbery; checking that the solidarity networks that the vulnerable person was relying on have been re-established).

The socio-economic characteristics and vulnerability of the affected population were evaluated informally during the process of consultations with such PAP encountered during individual hearings organized by Municipality of Žepče in the presence of representatives of JPAC. During these meetings, JPAC collected information on the socio-economic status and vulnerability of PAPs which was taken into consideration when proposing compensation. If the conditions of Article 47 of the Expropriation Law of FBiH<sup>27</sup> are met, they have received an increase in compensation in addition to the above activities.

## 6.2. Entitlement Matrix

Compensation entitlements for different categories of eligible households, businesses and properties covered by the current applicable legislation of FBiH and EIB ESS are described in summary in **Table 7** below. Hereinafter are details on entitlements and compensation for all categories of affected assets in surveyed area and methodology for valuation of property

**Note:** The census and socio-economic survey show that:

- **223 privately owned land plots** will be completely acquired. All owners are either formal owners of land or in the process of formalisation (e.g. heirs who have not yet been registered as formal owners in the land registry)
- However, an **additional 56 land plots** are planned to be acquired (orphan land) based on Article 11 of the Law on Expropriation FBiH, which stipulates that landowners affected by a partial loss of their property are entitled to request complete expropriation and the corresponding compensation, in case partial expropriation would deteriorate the economic situation of the actual property owner or make the remaining part of the property useless or difficult to use.<sup>28</sup>

<sup>27</sup> The personal and family circumstances of the owners whose real property is pending expropriation, as well as circumstances which may have adverse economic effects, should be considered when determining the compensation level.

<sup>28</sup>It is possible that additional requests by PAP will be filed, and they will be decided on a case by case basis. All



- there are **no informal owners or users** of affected land
- State owned plots are not used informally by any PAP
- A significant percentage of affected private land is farmland
- **23 houses** will be acquired. All houses are legally registered
- 23 families will be physically resettled
- **25 auxiliary structures** will be acquired including 8 garages, barns and other
- each house also has associated construction facilities that will be compensated such as paths, fences and other
- several vulnerable people and households have been identified
- temporary land occupation may be expected during construction works

---

these 56 land plots are actually owned by PAP identified in the Expropriation Study – the already affected PAP requested additional expropriation of their remaining land plots

Table 7: Specific Compensation Entitlements – Entitlement Matrix

Type of Project affected right or property or loss	Applicable legal / policy framework	Entitlement	Process and specific conditions
<b>Loss of residential structure (all houses including weekend houses)</b>	Law on Expropriation of FBiH  EIB ESS	Replacement property of similar size and characteristics <i>or</i> Cash compensation for house + Moving allowance and compensation for other resettlement related expenses	<ul style="list-style-type: none"> <li>• Transfer of property in accordance with the amicable agreement or expropriation process in accordance with Law on Expropriation.</li> <li>• Provision of replacement cost/value and moving allowance in accordance with LARF.</li> </ul>
<b>Loss of land plots (agricultural or forest land)</b>	Law on Expropriation of FBiH  EIB ESS	Replacement property of similar size and characteristics <i>or</i> Cash compensation for land plot at replacement cost	<ul style="list-style-type: none"> <li>• Transfer of property in accordance with the amicable agreement or expropriation process in accordance with Law on Expropriation.</li> <li>• Provision of replacement cost/value and moving allowance in accordance with LARF.</li> </ul>
<b>Orphan land</b>	Law on Expropriation of FBiH  EIB ESS	Cash compensation for land plot at replacement cost same as above	<ul style="list-style-type: none"> <li>• Transfer of property in accordance with the amicable agreement or expropriation process in accordance with Law on Expropriation.</li> <li>• Provision of replacement cost/value and moving allowance in accordance with LARF.</li> </ul>
<b>Sever impacts on PAPs</b>	Law on Expropriation of FBiH  EIB ESS	Increase in the amount of determined compensation if the conditions are met	<ul style="list-style-type: none"> <li>• Personal and other family circumstances of the previous owner of the expropriated real property shall be taken into consideration as a corrective for any increase in the amount of determined compensation if those conditions are of great importance for the material existence (livelihood, main source of income) of the previous owner, and in particular if his/her material existence has been endangered due to the expropriation of a larger part or the entire land or business premises in which the previous owner legally performed a business activity, as well as in the case where due to the expropriation members of an agricultural household have to move from the territory where they had lived. Art. 47 of the Law on Expropriation</li> </ul>

<b>Loss of auxiliary structures</b>	Law on Expropriation of FBiH  EIB ESS	Cash compensation for auxiliary structures	<ul style="list-style-type: none"> <li>• Transfer of property in accordance with the amicable agreement or expropriation process in accordance with Law on Expropriation.</li> <li>• Provision of replacement cost/value and moving allowance in accordance with LARF.</li> </ul>
<b>Loss of right of way</b>	Law on Expropriation of FBiH  EIB ESS	Compensation for reduced market value of the property + Compensation for any damages to the property	<ul style="list-style-type: none"> <li>• Compensation for establishment of right of way on private property to be provided in accordance with Art. 56 of the Law on Expropriation</li> </ul>
<b>Loss of annual crops</b>	Law on Expropriation of FBiH  EIB ESS	The right to harvest crops  or (if harvesting not possible)  Cash compensation for annual crops at replacement cost	<ul style="list-style-type: none"> <li>• Cash compensation for crops will be provided only if annual crops could not be harvested before expropriation takes place, in accordance with the Law on Expropriation of FBiH (Art. 55). If that is not possible (e.g., the crops are not ripe yet), the land owner/tenant is entitled to cash compensation at full replacement cost of the crops</li> <li>• To the extent possible, land acquisition and land entry will be scheduled so that any standing annual crop, regardless of its development stage, can be harvested before the initiation of construction works</li> </ul>
<b>Loss of perennial crops / orchards and vineyards</b>  (both for orchards on one's own land and for orchards on state-owned land)	Law on Expropriation of FBiH  EIB ESS	The right to pick fruits, vegetables, etc. + Cash compensation for perennial trees/plants at replacement cost	<ul style="list-style-type: none"> <li>• Compensation will include all trees and plants, and the court expert will assess their value depending on the age, type, etc. (Art. 50 of the Law on Expropriation)</li> <li>• If the perennial crops cannot be harvested, the owner is entitled to cash compensation for the expected crops, in accordance with the Law on Expropriation</li> <li>• Perennial crops and trees will be valued at the cost of replacement (determination of full replacement value includes the yield of the crop over one year, the cost of re-establishing the plantation (seedlings, soil preparation, fertilizers, etc.), as well as of the lost income during the period needed to re-establish the crop)</li> <li>• The replacement value for commercial timber tree species should be the market value of the logged timber. If an affected commercial forest cannot be logged before entry of the expropriation beneficiary into the land plot, the compensation principle will be similar to that for annual crops, taking consideration of the market value of the lost timber</li> </ul>

<b>Loss of business structure and loss of business income</b>	Law on Expropriation of FBiH  EIB ESS	Replacement property with similar or same characteristics or Cash compensation for business structure + Cash compensation for costs of the transfer and reinstallation of the plant, machinery or other equipment	<ul style="list-style-type: none"> <li>• Transfer of property in accordance with the amicable agreement or expropriation process in accordance with Law on Expropriation.</li> </ul>
<b>Temporary land acquisition</b>	Law on Expropriation of FBiH  EIB ESS	Affected land and infrastructure will be restored to pre-project conditions + Cash compensation for temporary land occupation in the amount of lease at market prices	Temporary land occupation and any damages to assets compensated in accordance with Art. 57 of the Law on Expropriation. Compensation for damages during the period of temporary possession at replacement cost of material and labour without deduction for depreciation or salvageable materials.
<b>Undetermined impacts</b>	Law on Expropriation of FBiH  EIB ESS	Any undetermined impacts will be mitigated in accordance with both the Law on Expropriation and ESS	

## 7. GRIEVANCES MANAGEMENT AND REDRESS

### 7.1 Public Grievance Mechanism

Grievance management is an integral part of a sound stakeholder involvement strategy that is necessary for the successful execution of the project. PC Motorways and the Contractor(s) will receive and consider all comments and complaints associated with the Project. This mechanism is free of charge and serves to inform affected communities about project-related activities, acts preventive and addresses community concerns, reduces risks and helps the wider process of improving positive social change. A sample of the Project's Grievance Form which can be used for comments and complaints is provided at the end of this document **APPENDIX 2 - PUBLIC GRIEVANCE FORM AND CONTACT INFORMATION** and will be available on the PC Motorways website: <http://www.jpautoceste.ba> as well as the websites of municipalities affected by expropriation.

Any person or organization may send comments, complaints and/or requests for information. Grievance can be submitted in the following ways:

- In the municipality by filling the grievance form
- On the construction site by filling the grievance form
- Electronically to one of the specified e-mail addresses in the grievance form or on the JPAC website
- By phone or fax on the phone numbers specified in the grievance form or on the JPAC website
- By talking to an employee of JPAC and the contractor on the project section.

Individuals who submit their comments or grievances have the right to request that their name be kept confidential.

All comments and complaints will be responded to either verbally or in writing, in accordance with the preferred method of communication specified by the complainant, if contact details of the complainant are provided. All grievances will be registered and acknowledged within 7 days and responded to within 20 working days of their receipt depending on the levels of complexity of the complaint.

Contact details for submitting comments and concerns regarding the Project are available below. Grievances in relation to construction activities will be addressed by construction contractor(s) and their management will be monitored by PC Motorways.

#### Contact Information

All types of stakeholder grievances (apart from those raised by employees and contractors) relating to this Project should be channelled to PC Motorways through the following designated staff member:

Attention: *Imran Čolić*  
Department of Property and legal affairs  
PC Motorways  
Postal Address: *Hamdije Kreševljakovića 19, 71000 Sarajevo,*  
Fax: *+387 33 277 901*

Telephone: +387 33 277 900  
 E-mail address: [c.imran@jpautoceste.ba](mailto:c.imran@jpautoceste.ba)  
[www.jpautoceste.ba](http://www.jpautoceste.ba)

## 7.2 Grievance procedure in FBiH

In addition to using this grievance mechanism, complainants will also be able to seek legal remedies in accordance with the laws and regulations of the FBiH at all times. The procedure is summarized as follows:

- Complaints against the decision on expropriation shall be decided upon by the Federal Administration for Geodesy and Property-Legal Affairs;
- Grievances are submitted to the first level administrative body that brought the decision on expropriation (municipality);
- Deadline for submission of grievances is 15 days;
- Any grievance shall be responded to and processed within 30 days;
- Against the decision of the second level administrative body, administrative litigation can be initiated before the cantonal court within 30 days from the date when the decision was received;
- Information on legal recourse represents an integral part of every decision;
- If no agreement on the compensation is reached within two months from the date when the decision on expropriation entered into force, the municipal administrative body shall promptly submit the valid expropriation decision together with other relevant documents to the competent Court, at whose territory the expropriated real property is located, for the purpose of determining the compensation.
- If the municipal administrative body fails to act in line with the above provision, the previous owner and the expropriation beneficiary may approach the Court directly for the purpose of determining the compensation.
- The Law on administrative procedure prevails over the Law on Expropriation so that the grievance procedure shall be conducted in accordance with the Law on Administrative Procedure.
- For resolution of any disputes that could not be readily solved by direct interaction between the parties, mediation will be used as a voluntary procedure for extrajudicial settlement of disputes. A third party independent and impartial mediator will be hired by the Federation's Motorway Directorate and shall receive the information on all disputes.
- The competent court shall *ex officio* decide in out-of-court proceedings on the amount of compensation for the expropriated real property.
- Proceedings for determining the compensation for expropriated real property are urgent. The proceedings should be completed as soon as possible and not later than 30 days from the date of initiating court proceedings;
- It is possible to file a separate appeal against the court decision on the compensation.

## 8. MONITORING AND EVALUATION

JPAC will monitor the land acquisition process and maintain a land acquisition database. The data/information will be updated periodically. All information on PAPs, their holdings and their compensation payments and assistance measures will be kept confidential.

The indicators to be used for monitoring will include, in particular, the following:

- Overall **spending** on expropriation and compensation
- Number of **PAP by categories** (consistent with categories in the entitlement matrix)
- Number of **structures** (residential, commercial and auxiliary) identified on affected land plots
- Number of **public meetings and consultations** with affected people
- Number and percentage of **negotiated settlements** signed
- Number and percentage of individual compensation agreements signed before the beginning of construction activities
- Number of persons requesting **special assistance** and types of assistance provided to vulnerable individuals/households in a timely manner
- Number of people having received **compensation** in the period with distribution by compensation type and by classes of amounts
- Number and amount of **payments that restore livelihood loss**
- Number and amount of **payments that restore loss of income**
- Successful re-establishment of **relocated businesses** (new location, level of income, number of employees)
- Successful **relocation of households** (new location, level of income)
- Number of successfully **re-established agricultural activities** after land acquisition or restriction of access as a result of the Project (level of income)
- Number and type of **grievances**, including any court cases, related to land acquisition (submitted and resolved and how long it took for them to be resolved)

JPAC will produce biannual reports on the progress achieved with the implementation of the RAP. These reports will consolidate information on compensation and livelihood restoration measures, consultations, information on negotiations and results, provision of assistance to vulnerable groups, grievance management, etc.

JPAC will document all meetings and consultations with minutes and photographs, and will submit these to Creditor, together with progress reports.

## 9. IMPLEMENTATION

### 9.1 RAP and Organisational Arrangements for Implementation

Resettlement Action Plan (RAP) has been prepared ahead of the actual implementation of compensation activities and shall be publicly disclosed. JPAC communicates with the public through its website ([www.jpautoceste.ba](http://www.jpautoceste.ba)) and its Facebook page, as well as electronic, digital and printed media (TV, newspapers, radio, online media). The website is updated regularly.

The RAP will be disclosed in English on the official website of JPAC ([www.jpautoceste.ba](http://www.jpautoceste.ba)) and website of the Municipality of Žepče (<http://www.opcina-zepce.com/>) RAP will remain in the public domain for the entire duration of the Project cycle. In accordance with the Expropriation Law as well as for practical reasons, responsibilities shall be shared between a Project Implementation Unit within the Company and the involved Municipality.

On behalf of the Municipality of Žepče, the expropriation process will be led by the Department of Construction and Physical Planning and its appointed Land Acquisition Committee.

The table below provides an overview of the responsibilities and arrangements for implementing the requirements of this RAP.

Table 8: Organizational responsibilities and arrangements

Task	Responsible Entity
Information disclosure to all Project affected people and communities	PIU
Direct communication with and visits to owners and occupants	PIU and the Municipalities
Concluding negotiated settlements prior to expropriation	PIU
Expropriation of property in case negotiated settlements are not concluded	Municipalities
Provision of assistance to vulnerable persons / households as necessary	PIU and the Municipalities
Payment / provision of compensation packages	PIU
Monitoring and reporting with respect to expropriation	PIU
Monitoring and reporting in respect of temporary land occupation carried out after construction commencement	Contractor
Grievance management	PIU

During the implementation of this Resettlement Action Plan, the responsibilities of the municipality, which are listed in the above table, shall be harmonized with the relevant legal regulations that stipulate the obligations and responsibilities of municipalities during the expropriation process.



## 9.2 Resources Required for Implementation at PIU Level

Project Coordinator and ten other members of Project Implementation Unit (PIU) have been appointed by *Decision of appointment of the Project Implementation Unit*, three of whom are responsible for the expropriation, including Compensation and Resettlement Coordinator, who report to the overall Project Coordinator and who will make sure that tasks identified above are timely implemented.

In accordance with Article II of the Decision, PIU is obliged to fully follow and respect all provisions of the *Loan Agreement*, between BIH and EIB as well as all other Procedures applied by the EIB, during the construction of Medakovo – Poprikuše section, Ozimice - Poprikuše motorway subsection.

## 9.3 Funding Arrangements

The borrower is to fund compensations for expropriation as well as expenses related with implementation of moving and resettlement activities so the borrower provided *Confirmation of Union Bank d.d. Sarajevo No PSA 15/1-160/20 from 20.02.2020* as evidence that required funds have been secured and deposited<sup>29</sup>. A specific item shall be identified in the budget of the JPAC to take care of compensation and resettlement activities associated with the subsection Ozimice - Poprikuše Project.

Table 9: *Estimated RAP budget for subsection Ozimice - Poprikuše*

Type of expense	Amount (BAM)
Compensation for residential structures	6,000,000.00 KM
Compensation for auxiliary structures and other construction elements (e.g. water wells, water pipes...)	1,150,000.00 KM
Compensation for agricultural and forest land	8,500,000.00 KM
Compensation for orphan land	1,000,000.00 KM
Compensation for crops	600,000.00 KM
Compensation for construction land	250,000.00 KM
Expenses under Article 47 of the Expropriation Law	50,000.00 KM
Assistance to vulnerable people	100,000.00 KM
Costs of court experts, commissions and other expenses	100,000.00 KM
Land conversion from agricultural/forest to construction land	250,000.00 KM
<b>Total (€)</b>	<b>9,203,253.86 €</b>
<b>Total (BAM)</b>	<b>18,000,000.00 KM</b>

<sup>29</sup> Law on Expropriation of FBiH, Art.24 (Official Gazette of FBiH, No. 70/07, 36/10, 25/12 and 34/16)

## 10. APPENDIX 1 - SOCIO-ECONOMIC SURVEY QUESTIONNAIRE

### QUESTIONNAIRE FOR HOUSEHOLDS

Questionnaire number	
----------------------	--

Survey date:	
Surveyor's name and surname:	

#### 1. GENERAL INFORMATION ON AFFECTED HOUSEHOLD

1.1. Location:	
1.2. Municipality:	
1.3. Cadastral plot reference:	
1.4. Full name of the respondent:	
1.5. Ethnic group:	
1.6. Phone number:	
1.7. Whole plot affected: Yes/No	
1.8. If no, specify the size of the non-affected part:	m <sup>2</sup>

#### 2. GENERAL INFORMATION ON AFFECTED PROPERTY (PLOT)

2.1. Total size:	m <sup>2</sup>
------------------	----------------

#### 2.2. Location of the cadastral plots, total number per location and cadastral reference

Location	Total number of cadastral plots	Cadastral plot reference	Current use <i>Tick applicable use</i>
1.			Mainly residential Mainly agricultural Forest Pasture Mainly business Unused
2.			Mainly residential Mainly agricultural Forest Pasture Mainly business Unused

#### 3. AGRICULTURAL ACTIVITIES

3.1. Crops observed on the affected part of the plot at the time of the survey: \_\_\_\_\_

3.2. Perennial / annual species: \_\_\_\_\_

3.3. If perennial: Year of plantation: \_\_\_\_\_

3.4. Average yield on this plot according to farmer: \_\_\_\_\_ (specify measurement unit)

3.5. Overall land holdings of the farmer, including this plot and all others: \_\_\_\_\_ hectares  
Including farm lands, pastures, forests, arid and unused land – Include all land available to the farmer regardless of ownership

3.6. Of which farmed this year: \_\_\_\_\_ hectares

#### 4. GENERAL INFORMATION ON AFFECTED STRUCTURE

4.1. Detached building: YES / NO	
4.2. Apartment in a larger house: YES / NO	
4.3. Apartment in a building: YES / NO	
4.4. House: YES / NO	
4.5. Outside dimensions (main building)      m x      m	
4.6. Built in year:	
4.7. General condition (main building):	Exterior: Interior: 1: <i>new or very good</i> 2: <i>fair</i> 3: <i>poor</i> 4: <i>ruin, unusable</i>

4.8. Auxiliary structures		4.9. Build of solid materials	
Summer kitchen		YES	NO
Garage		YES	NO
Pantry		YES	NO
Stall		YES	NO
Other (specify):		YES	NO
Other (specify):		YES	NO

Tick applicable box

#### 5. OWNERSHIP ISSUES

5.1. Owner: Yes No

5.2. User: Yes No

5.3. Ownership details		
With fully registered title		
Legalization in progress		What stage is the legalization process in:
Formal lease of public property		Owner
Formal lease of private property		Owner (contact details):
Informal lease		Owner (contact details):
Fully informal		How did the owner take possession of the above mentioned plot?
Shared ownership YES / NO		If yes, name other co-owners:

Tick applicable box

#### 6. GENERAL INFORMATION ON AFFECTED HOUSEHOLD MEMBERS

##### 6.1. Information on household members

	Name and surname	Relationship with Head of Household	Year of Birth	Gender	Occupation	Education

							(degree of vocational education)
1	HH	HH		M	F		
2				M	F		
3				M	F		
4				M	F		
5				M	F		

### 7. VULNERABILITY

<b>7.1 Is any of the household members suffering from one of the following problems:</b>	<b>7.2. Social benefits (yes or no, if yes which kind of assistance)</b>
Physical handicap	
Mental handicap	
Chronic disease requiring regular medical attention	
Chronic disease requiring hospitalization	
unemployed or without regular income	
Elderly and/or elderly and single	
Member of ethnic minority (e.g. Roma)	
Other problem (specify)	

Indicate the number of affected household members in section 2 in the relevant table

### 8. AFFECTED HOUSEHOLD (HOUSING)

8.1. How long have you been living here (year when you settled here):
8.2. Where did you live before?
8.3. Under what circumstances did you settle here?

### 9. SOCIO-ECONOMIC DETAILS ABOUT THE AFFECTED HOUSEHOLD

#### 9.1. Total household income

Which of the following categories does the average total monthly income of your whole household fall in:	
Less than 500 KM	
Between 500 and 1,000 KM	
Between 1,000 and 1,500 KM	
More than 1,500 KM	

In case there are several household members earning the income, please consolidate them together

Amongst the following, what are your main sources of income:			
Salaries		Pensions	
Personal agricultural production		Government or other assistance	
Small business		Other (specify):	
Remittances		Other (specify):	

(1: highest, 2 second highest, etc... – 0: not significant or not applicable)

#### 9.2. Are you satisfied with your economic situation?

Highly satisfied	
Satisfied	
Neither satisfied nor dissatisfied	
Dissatisfied	
Highly dissatisfied	

Tick applicable box

### 10. DISPLACEMENT

10.1. What do you envision your main problems will be if you end up being affected by the project implementation?

Loss of livelihood		Loss of social connections		Loss of property		Other (specify):	
Male member of the household							

Female member of the household								
--------------------------------	--	--	--	--	--	--	--	--

(1: most important, 2 second most important, etc. – 0: not significant or not applicable)

### 11. COMPENSATION PREFERENCES

11.1. Resettlement (relocation to another house in an unaffected area) YES / NO

10.2. What would be most important for you in the selection of a resettlement location (please rank)?

	Proximity to schools	Proximity to health care centers	Proximity to relatives	Proximity to social networks (specify)	Proximity to place of work
Male member of the household					
Female member of the household					
	Other (specify):	Other (specify):	Other (specify):	Other (specify):	Other (specify):
Male member of the household					
Female member of the household					

(1: most important, 2 second most important, etc. – 0: not significant or not applicable)

10.3. Compensation in cash YES / NO

10.4. Do you have another house that you could relocate to? YES / NO

## QUESTIONNAIRE FOR LANDOWNERS

Questionnaire number	
----------------------	--

Survey date	
Surveyor's name and surname:	

Municipality:	
Location:	
Address:	
Cadastral plot reference:	
Photograph of affected property (number):	
Whole plot affected: YES / NO	
If no, specify the size of the non-affected part: m <sup>2</sup>	

### 1. GENERAL INFORMATION ON THE RESPONDENT

1.1. Respondent's name and surname:
1.2. Owner or user of land plot:
1.3. Ethnic group:

1.4. Phone number: \_\_\_\_\_

## 2. GENERAL INFORMATION ON AFFECTED PROPERTY (PLOT)

### 2.1. Location of the plots, total number per location and cadastral reference

Location	Total number of plots	Cadastral plot reference	Current use <i>Tick applicable use</i>
1.			Arable land Forest Pasture Unused
2.			Arable land Forest Pasture Unused

## 3. OWNERSHIP ISSUES

3.1. Owner: Yes No

3.2. User: Yes No

3.3. Ownership details		
With fully registered title		
Legalization in progress		What stage is the legalization process in:
Formal lease of public property		Owner
Formal lease of private property		Owner (contact details):
Informal lease		Owner (contact details):
Fully informal		How did the owner take possession of the above mentioned plot?
Shared ownership YES / NO		If yes, name other co-owners:

*Tick applicable box*

## 4. AGRICULTURAL ACTIVITIES

4.1. Crops observed on the affected part of the plot at the time of the survey: \_\_\_\_\_

4.2. Perennial / annual species: \_\_\_\_\_

4.3. If perennial: Year of plantation: \_\_\_\_\_

4.4. Average yield on this plot according to farmer: \_\_\_\_\_ (specify measurement unit).

4.5. Overall land holdings of the farmer, including this plot and all others: \_\_\_\_\_ hectares

*Including farm lands, pastures, forests, arid and unused land – Include all land available to the farmer regardless of ownership.*

4.6. Of which farmed this year: \_\_\_\_\_ hectares

## 5. INCOME FROM AGRICULTURAL ACTIVITIES

5.1. Do you sell crops \_\_\_\_\_

5.2. If yes, what is your average annual income generated by selling crops: \_\_\_\_\_

5.3. Do you use crops to meet your own needs (consumption): \_\_\_\_\_

5.4. Did you have any plans referring to the affected part of the plot? YES or NO

5.5. If YES, what were your intentions? \_\_\_\_\_

## 6. COMPENSATION PREFERENCES

6.1. Compensation in cash YES / NO

6.2. Would you prefer plot for plot exchange? YES/NO

6.3. Would you buy another property instead of this land plot? YES/NO

## QUESTIONNAIRE FOR BUSINESSES

Questionnaire number	
----------------------	--

Survey date:	
Surveyor name:	

Municipality:	
Location:	
Address:	
Cadastral plot reference:	
Photograph of affected property (number):	

### 1. GENERAL INFORMATION ON THE SURVEYEE (REPRESENTATIVE OF THE BUSINESS ENTITY CONCERNED)

1.1. Respondent's name and surname:
1.2. Position the respondent holds within the business entity:
1.3. Ethnic group:
1.4. Phone number:
<b>2. GENERAL INFORMATION ON AFFECTED BUSINESS ENTITY</b>
2.1. Type of business activity:
2.2. Year of establishment:
2.3. Owner (co-owner):
2.4. Legal form of the business entity:
2.5. Business entity is formally registered: YES / NO
2.6. Is the structure where business entity operates, legalized? YES / NO (if not, clarify _____)

2.7. Number of full time employees: \_\_\_\_\_ and number of part-time employees: \_\_\_\_\_

**3. INFORMATION ON BUSINESS INCOME**

3.1. In average, over the last three years:

Total income (KM annually)
----------------------------

*Note: If the business entity has been operating for less than 3 years, provide information for the last year.*

**4. COMPENSATION PREFERENCES**

4.1 What do you envision your main problems will be if you end up being affected by the project implementation?

Loss of customers (business)		Obstruction of business activities due to works		Equipment damages		Other (specify):	

*(1: most important, 2 second most important, etc. – 0: not significant or not applicable)*

4.2 What would be the most appropriate type of compensation for you?

---



---



---





## 12. APPENDIX 3 – PHOTOGRAPHS OF AFFECTED RESIDENTIAL STRUCTURES

### RESIDENTIAL STRUCTURES – Želeća (Žepče)



#### MAIN CHARACTERISTICS

- Location – Želeća – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Solid
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Želeća (Žepče)



#### MAIN CHARACTERISTICS

- Location – Želeća – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Želeća (Žepče)



#### MAIN CHARACTERISTICS

- Location – Želeća – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – solid
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Želeća (Žepče)



#### MAIN CHARACTERISTICS

- Location – Želeća - Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes



### RESIDENTIAL STRUCTURES – Donje Ravne (Žepče)



#### MAIN CHARACTERISTICS

- Location – Donje Ravne - Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Donje Ravne (Žepče)



#### MAIN CHARACTERISTICS

- Location – Donje Ravne - Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – Yes
- Ownership – Yes
- Building Permit – Yes
- External condition – good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Donje Ravne (Žepče)



#### MAIN CHARACTERISTICS

- Location – Donje Ravne - Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Donje Ravne (Žepče)



#### MAIN CHARACTERISTICS

- Location – Donje Ravne – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes



### RESIDENTIAL STRUCTURES – Donje Ravne (Žepče)



#### MAIN CHARACTERISTICS

- Location – Donje Ravne – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Donje Ravne (Žepče)



#### MAIN CHARACTERISTICS

- Location – Donje Ravne – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Donje Ravne (Žepče)



#### MAIN CHARACTERISTICS

- Location – Donje Ravne – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – Yes
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Donje Ravne (Žepče)



#### MAIN CHARACTERISTICS

- Location – Donje Ravne – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes



### RESIDENTIAL AND BUSINESS STRUCTURES – Papratnica (Žepče)



#### MAIN CHARACTERISTICS

- Location – Papratnica – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Papratnica (Žepče)



#### MAIN CHARACTERISTICS

- Location – Papratnica – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Papratnica (Žepče)



#### MAIN CHARACTERISTICS

- Location – Papratnica – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Stara cesta (Žepče)



#### MAIN CHARACTERISTICS

- Location – Stara cesta – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes



### RESIDENTIAL STRUCTURES – Stara cesta (Žepče)



#### MAIN CHARACTERISTICS

- Location – Stara cesta – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only

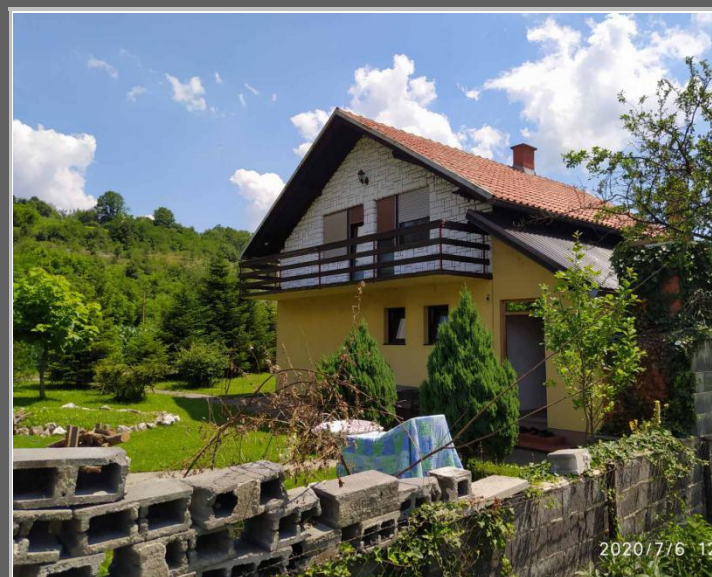
### RESIDENTIAL STRUCTURES – Stara cesta (Žepče)



#### MAIN CHARACTERISTICS

- Location – Stara cesta – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – Yes
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Stara cesta (Žepče)



#### MAIN CHARACTERISTICS

- Location – Stara cesta – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Stara cesta (Žepče)



#### MAIN CHARACTERISTICS

- Location – Stara cesta – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes



### RESIDENTIAL STRUCTURES – Stara cesta (Žepče)



#### MAIN CHARACTERISTICS

- Location – Stara cesta – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

### RESIDENTIAL STRUCTURES – Stara cesta (Žepče)



#### MAIN CHARACTERISTICS

- Location – Stara cesta – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Solid
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes

**RESIDENTIAL STRUCTURES – Stara cesta (Žepče)****MAIN CHARACTERISTICS**

- Location – Stara cesta – Žepče
- Name of Head of Household: Personal data, available for insight
- Vulnerability – No
- Ownership – Yes
- Building Permit – Yes
- External condition – Good
- Compensation Preference – Cash only
- Need for Physical Resettlement - Yes