

Environmental and Social Data Sheet

Overview

Project Name:	SAB KOMMUNALINFRASTRUKTUR SACHSEN
Project Number:	2013-0185
Country:	Germany
Project Description:	<i>Framework Loan to support public municipal infrastructure focusing on renewal, re-adaptation and regeneration of built-up urban areas in cities and towns, including cultural heritage, housing and energy efficiency. The EIB loan, planned for 2013-2017 period, will complement EU- and national grant programmes carried out by SAB dedicated to public beneficiaries in Saxony, classified as the Convergence region.</i>
EIA required:	This is a multi-scheme operation. Some of the schemes may require an EIA under Annex I or II of the EIA Directive.
Project included in Carbon Footprint Exercise ¹ :	NO

Summary of Environmental and Social Assessment, including key issues and overall conclusion and recommendation

The operation is a framework loan to support investment programmes administered by Sächsische Aufbaubank – Förderbank (SAB), Saxony promotional bank. The operation will be a follow-up of the previous operation “Stadtentwicklung Sachsen” (2007-0058). The selected programmes dedicated to urban renewal and regeneration of Saxony and the federal state. The schemes and sub-projects will include the downsizing of the housing stock and the urban infrastructure, monument conservation, modernisation and rehabilitation as well as area upgrading and the provision of community facilities where appropriate. Modernisation and rehabilitation of buildings will contain energy efficiency measures based on federal law and an adaptation of housing to the needs of an ageing population.

The operation takes place within a well-defined programming framework that provides a standardised approach at all levels (federal, regional and local) regarding preparation and approval of sub-projects within designated urban renewal areas. The integrated character of urban renewal planning throughout Saxony and the comprehensive approach adopted in investment programming, are well adapted to the complex demographic and social situation of the region. The foreseen operations will improve the quality of life, help preserve the historical and cultural heritage, enhance the energy efficiency of housing and reduce maintenance costs for the respective local authorities. Sub-projects will be implemented through well designed and managed investment programmes with a proven record and quantified outcomes.

¹ Only projects that meet the scope of the Pilot Exercise, as defined in the EIB draft Carbon Footprint Methodologies, are included, provided estimated emissions exceed the methodology thresholds: above 100,000 tons CO₂e/year absolute (gross) or 20,000 tons CO₂e/year relative (net) – both increases and savings.

Environmental and Social Assessment

Environmental Assessment

Some of the schemes related to municipal infrastructure may fall under Annex II of the 2011/92/EU Directive. Verification of the environmental requirements according to the national legislation is implicitly included in the administrative procedures of the programme manager, Sächsische Aufbaubank – Förderbank (SAB), which includes involvement of the relevant and competent environmental authorities before financing of the projects.

Most schemes are expected to be of small or medium size and will in most cases have no measurable negative environmental impact. On the contrary, it is expected that some investments related to renewal of existing housing stock will have positive environmental impacts by higher energy performance. Some schemes concerning construction will have negative environmental impacts during the construction period, in the form of increased problems with noise, dust, increased transports, etc. However, once completed, the residual impacts are expected to be neutral or positive.

Should any such scheme have a negative impact on an area forming part of the Natura 2000 network (falling under the Habitats Directive 92/43/EEC or Birds Directive 79/409/EEC), the Bank would require the promoter to act according to the provisions of the aforementioned Directives as transposed into the national law.

The schemes will mainly have positive social impacts, particularly in the area of conversion of vacant residential housing stock. Given the high respect and legal protection owners and tenants are normally duly informed in advance about the planned regeneration or demolition plans and adequately compensated, thus risk of potential social issues and disputes is marginal. Investments, particularly during construction/demolitions will create some temporary jobs. Creation of new jobs, taking into account the character of investments (renovation of existing housing stock, demolitions), will be limited.