

Environmental and Social Data Sheet

Overview

Project Name:	SOZIALES UND NACHHALTIGES WOHNEN BRANDENBURG
Project Number:	2014-0186
Country:	Germany
Project Description:	The project concerns social housing retrofitting and new construction in the Land Brandenburg.
EIA required:	multiple scheme operation, some schemes may require an EIA

Project included in Carbon Footprint Exercise: no

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

The multi-scheme operation is expected to significantly contribute to more sustainable urban development. Important socio-economic benefits in terms of urban regeneration and improved living conditions and better inclusion of low income households are expected to result from the operation.

The housing schemes to be financed will be part of urban regeneration and development concepts and plans. Strategic environmental assessments are carried out as part of urban development plans at local level which will set the general context for housing schemes. The individual social housing schemes include extensive involvement of the local community which should ensure that investments respond to residents' needs.

Positive net environmental benefits are expected. Retrofitted social housing will lead to a considerable reduction of energy consumption. New construction of social housing will be implemented at high energy performance with low energy consumption. Any environmental effects such as disturbances during civil work constructions should be mitigated by appropriate measures.

The investments undertaken throughout the Brandenburg region will contribute to more sustainable urban development and improved housing conditions for low income population and are line with Bank's criteria for this sector. Therefore the operation is considered to be acceptable for Bank financing from an environmental perspective.

Environmental and Social Assessment

Environmental Assessment

Relevant EU Directives were transposed into national legislation (EIA Directive, Birds and Habitat Directive, Energy Performance of Buildings Directive). The social housing investments to be financed under the operation will comply with high environmental standards and will significantly contribute to the improvement of the urban environment. The initial EU Directive on Energy Performance of Buildings (EPBD) and the parts relevant to the project of the Directive's recast (2010/31/EU) have been transposed. Energy Performance Certificates will be issued after completion. For schemes either requiring a full environmental impact assessment (EIA) or with a risk of significant effects on a site of nature conservation importance (if any), the final beneficiaries of the individual sub-projects shall submit to the Bank the non-technical summary of the EIA and the confirmation by the Competent Authority that an appropriate assessment was carried out according Article 6(3) of the Habitats Directive prior to the use of funds.