

Environmental and Social Data Sheet

Overview

Project Name:	MULTIPURPOSE SPORT CENTRE HIPPOS2020
Project Number:	2017-0163
Country:	Finland
Project Description:	The Project is a major urban development at the City of Jyväskylä aiming at construction of a unique sports and wellness cluster. The project will encompass sports research and education as well as leading-edge expertise in competitive sport together with modern facilities for both professional athletes and for the public use such as sports clubs, seniors and schools.
EIA required:	no
Project included in Carbon Footprint Exercise ¹ :	no
(details for projects included are provided in section: "EIB Carbon Footprint Exercise")	

Environmental and Social Assessment

Environmental Assessment

As an EU Member State, Finland has harmonised its environmental legislation with the relevant EU Directives regarding the environment: EIA Directive 2011/92/EU as amended 2014/52/EU, SEA Directive 2001/42/EC and Habitats Directive 92/43/EEC, Birds Directive 79/409/EEC (as amended by 2009/147/EC) and Energy Performance of Buildings Directive 2010/31/EU.

The project will support the construction of a new sport complex including multipurpose arena, sport premises for example for athletics, football and gymnastics as well as offices, laboratories, commercial premises and parking. The site is located within an existing city facility on a brownfield site accommodating current sport premises surrounded by large outdoor parking areas, thus, the project represents sustainable and efficient use of land, expanding the educational facilities whilst minimising land-take.

Since the project concerns a major urban development it falls under Annex II of the EIA Directive (2014/52/EU amending 2011/92/EU). At the time of planning a development of Hippos area, City of Jyväskylä in accordance with Finnish law (Land Use and Building Act) carried out an extensive assessment and screened the environmental impacts of the planned

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.

development, including potential socio-economic, social, cultural issues. However, the full EIA was not deemed necessary by the competent authority: Centre for Economic Development, Transport and the Environment (ELY Centre).

During the planning process a full survey was done in relation to the strictly protected breeding sites of the flying squirrel (included in the Annex IV(a) of the Habitats Directive) located in the forested area next to pond Köyhälampi adjacent to the project site. The breeding and resting places of the flying squirrel were taken into account in the city plan and designated with protective land provisions in order to eliminate any possible negative impacts.

Other Environmental and Social Aspects

In respect to Energy Performance the Promoter will implement several measures to support energy efficiency including renewable energy and studying the possibility to execute majority of the project's buildings as NZEB as well as considering to execute the project as energy passive campus. Based on the current estimates the energy savings from the NZEB implementation would be 4,559 MWh/y, i.e. 32 %, when compared to the benchmark ranges proposed by the Finnish Ministry of Environment in draft legislation concerning NZEBs. The energy efficiency aspects of the project is yet to be confirmed when final design is available.

Conclusions and Recommendations

As the project covers construction works in an urban area on a brownfield site, with appropriate environmental assessment measures in place, no significant impact is expected on the environment. It is expected that the environmental and social capacity of the promoter to implement the project is sufficient and/or that the availability of sufficient capacity will be ensured through the selection criteria for the SPV private partner. The site is located outside any Natura 2000 site. The project aims at improving the urban infrastructure by remodelling the sport complex site, replacing the existing buildings close to the end of their usable life with modern and energy efficient facilities and relocating the outdoor parking currently covering large part of the site underground and therefore constitutes sustainable development. Furthermore, there will be a positive social impact by improving and expanding the educational and recreational facilities available to the population. In light of the above, the overall environment and social impact of the project is therefore considered acceptable for financing by the Bank.