

Annex 8-B Summary of Qaha PRS Land acquisition process

- According to EGAS Land Acquisition Procedures, EGAS' land purchase committee has conducted more than three site visits to Qaha district during the years 2016 and 2017. The site visits have included all alternatives lands that were surveyed by the LDC. The first available land was a state owned land with a total area of 2500 m². The land was technically refused by the land purchase committee.
- Due to the unavailability of a state-owned land. Egypt Gas Company the LDC which responsible to construct the PRS at Qaha, has surveyed all the available lands which lie near GASCO high pressure pipeline. More than three alternatives lands were available after the land owners offered to sell them. All lands are agriculture lands and cultivated by their owners or tenants, with seasonal crops such as maize, onion, tomatoes and clover. There were no encroachers, residential laborers or other with customary claims or other of land use. Many site visits were conducted to select a piece of land to construct a new PRS according to the technical, social and economic criteria are adopted by both EGAS and LDCs.
- Citizen Engagement activities were held along the project cycle with the early dissemination of information during the initial phases of the project, Frameworks preparation and during the preparation of site specific ESIA's. Land acquisition procedures were discussed during consultation with project stakeholders.
- Consultation with Land owners who offered to sell their lands, were held during land selection process. The consultation aimed for providing all information about the project including its components. During the meeting with the land owners, it was made clear that EGAS will pay the full replacement cost of the purchased land according to the market cost in addition to any other cost (registration fees and transfer of ownership). It was made clear also that a full cost will be paid immediately upon agreement between both parties (Seller and Buyer) and before any construction work. It was also mutually agreed that the land owners will be granted enough time to collect their crops before LDC (Egypt Gas) starts any construction works. Also land owners were notified of the GRM and communication channels.
- Land owners showed their willingness to sell the required area of their lands to construct the PRS according to the prevailing market price. LDC's surveys determined the prevailing market price that ranged from 40 to 50 Thousand EGP/qirate according to the location of the land. Land owners freely proposed to sell their lands at a cost ranging from 100 to 200 thousand EGP/qirate.

• The following is a brief of the selection process according to the available alternative lands

1. **The first alternative (one landowner)** land was inspected and accepted technically and socially, but the land owner has no relevant documents that verify the ownership of the land. So the land has not accepted for the legally reasons.

2. **The second alternative (three landowners)**

A piece of land was inspected. The land is very close to the high pressure pipeline (owned by GASCO Company) The land owners proposed to sell their land at a cost of 200 thousand EGP / qirate). The land was technically and socially accepted. The land price was very high according the privilege land prices at the surrounding area. in addition to all relevant documents that verifies the ownership of the land.

3. **The Third alternative (one landowner)**

A piece of land was inspected with a total area of 19. 66 qirate (nearly 3441 m2) The land was technically and socially accepted, but there was a need to buy a special road to access to the PRS location. The land owner accepted to sell both of the land and its road, and asked for 150 thousand EGP / qirate. The negotiation with the land owner has taken place, and a final price for the land has settled up. An agreement has signed by both parties (seller and buyer) in January 2018, and the land was purchased at a total cost of 2,175,000. EGP (approximately 110630 EGP/ Qirate) and a cheque was issued and received by the landowner.