

**JUMUIYA YA UCHUMI NA MAENDELEO YA WALEMAVU
MTAMBA (JUMAWAM)**

ROAD MAP



**SUPPORT FOR COMMUNITY OF PEOPLE WITH DIS-
ABILITY**

INTRODUCTION.

ECONOMIC EMPOWERMENT FOR THE PEOPLE WITH DISABILITY is a cross-sectional Project of **JUMUIYA YA UCHUMI NA MAENDELEO YA WALEMAVU MTAMBA** located in Kisarawe Coats Region of Tanzania. A non-Governmental Organization registered under the Society Act Cap 337 R.E 2002 of the laws of Tanzania with registration No. 21871 to empower people with disability both socially and economically in the United Republic of Tanzania.

The population of people with disabilities (PWDs) in the United Republic of Tanzania is estimated to reach 3,000,000 (*Source; International labor organization*)

According to the ILO, People with disability are among the most socially and economically vulnerable group in the Tanzanian society. They are often under educated, untrained, often unemployed and poor especially women, youth and those in the rural areas.

This situation causes movement of people with disability to immigrate from rural areas to cities and urban areas in the search survival through begging.

Although Tanzania Government has developed a number of policies, law and standards pertaining to the people with disability including their rights to the decent jobs, vocational trainings and basic services including Residence but still there is a need of private sector participation to address the social and economic need for the people with disability in the country in order to ensure their popular participation in the development activities.

Economic empowerment for people with disability is a project established by JUMA WAM to bridge the above gap. The project shall develop low cost housing scheme for the people with disability in Tanzania through its established facility known by the name CANAAN RESIDENTIAL HOMES.

The Facility is to integrate, habitation, social welfare and economic need for the people with disability.

Other needs is to increase support and eradicate stigma among the people with disability.

The project is working to construct 126 modern low cost house for people with disability and good homage for the families in Kisarawe district, to initiate Vocational training centers for people with disability and unemployed people in the community, develop community center include schools, hospitals, stadiums etc. and awareness rising in the eradication of stigma.

The Economic empowerment for people with disability is targeting to improve good homage, adds to their annual income and their families, reduce stigma and increase number of decent employment to the local community surrounding the residential home.

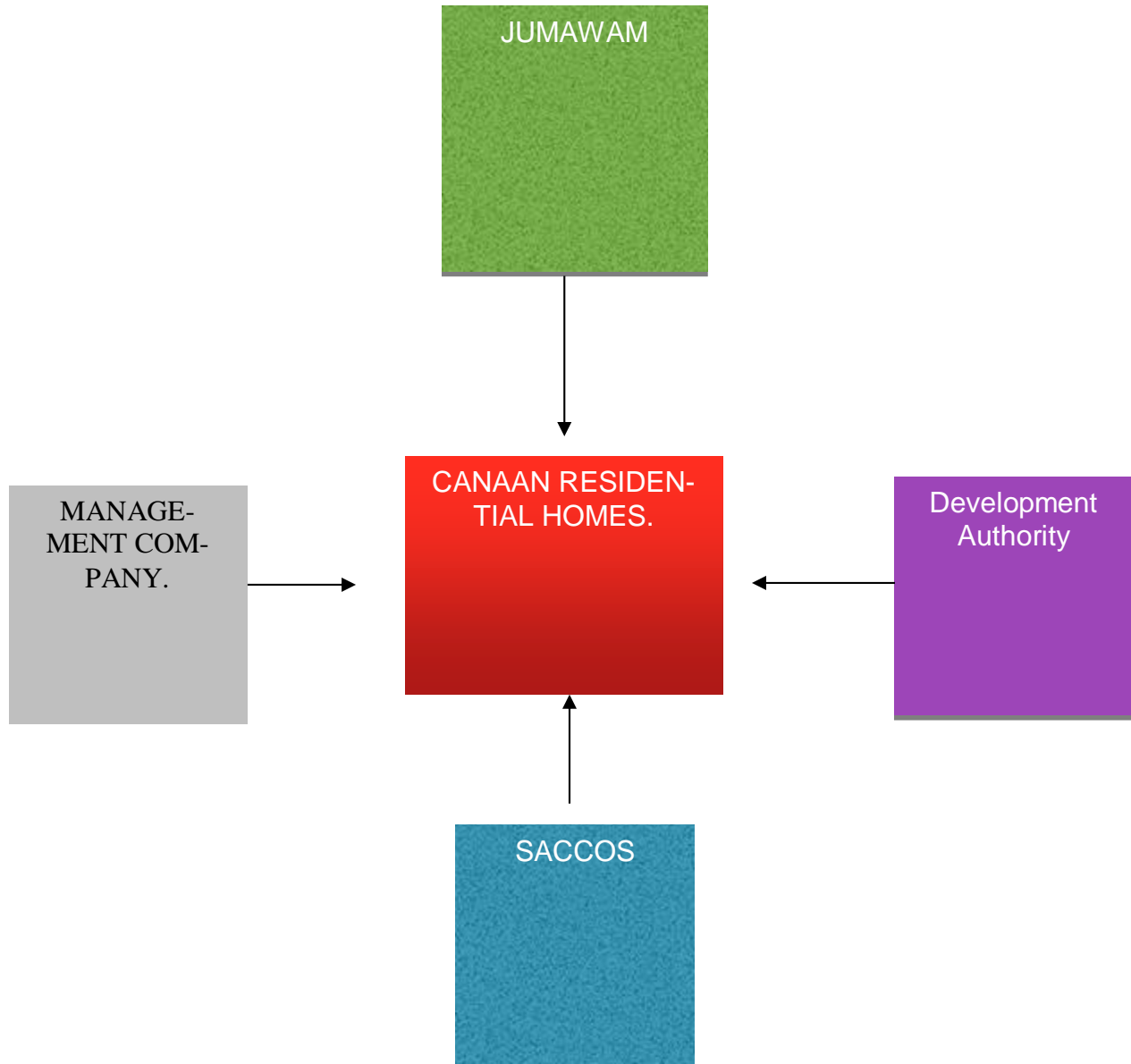
(Below is the Rod map)

Prepared by;
JUMAWAM

Definitions & Interpretations:

1. **JUMAWAM** – a Non-Governmental Organization, Nonprofit, registered in the United Republic of Tanzania that will act as the project developer to provide the financing, management of the project, hiring consultants, agencies, to develop the Project.
2. **CANAAN RESIDENTIAL HOMES**- means JUMAWAM Utility for the establishment of the special residential village attached to supportive economic activities designed for people with disability, members of JUMAWAM as shall be established in any location within the United Republic of Tanzania.
3. **Saccos**- means the organization legally registered in Tanzania as a Savings Cooperative Society that represents the individual that represent individual member of JUMAWAM in savings and Credits.
4. **Super farm**- ; A piece of land allocated to each individual member of JUMAWAM for the Construction of a residential home, Agriculture and livestock activities
5. **Land owner** - means the individual (male/female) person with disability that owns land (title deed) for farming and is a member of the Association JUMAWAM.
6. **Unemployed persons** - means the individuals (male/female) that are currently unemployed in the community but seeking to be employed in the Super farm or any Income generating project of the people with disability;
7. **Development Authority** - means Tanzania Government entity dealing with people with disability acting in their capacity for the development of their various legally designated areas in Tanzania;
8. **Bank** - means the United Bank for Africa(UBA), or any local bank acting as transitional agent for JUMAWAM to transfer international payments for the development of various projects;
9. **Management Company** - means any Company that has been hired by JUMAWAM to Construct, develop manage, train and operate the farm, construction or any other project to be executed or operated within the Community of people with disability as agreed by the development agency and cooperative;
10. **Consultant** - means a company hired JUMAWAM to provide professional capability on a temporary basis for the various projects;
11. **Machinery** - means the various farm machines, construction machinery and vehicles to be used on farms and small industries and JUMAWAM construction projects (clinic, schools) that will be JUMAWAM.
12. **Income Generating Activities**- Means any kind of economic activity able to generate income and acceptable in the Canaan Residential Homes.

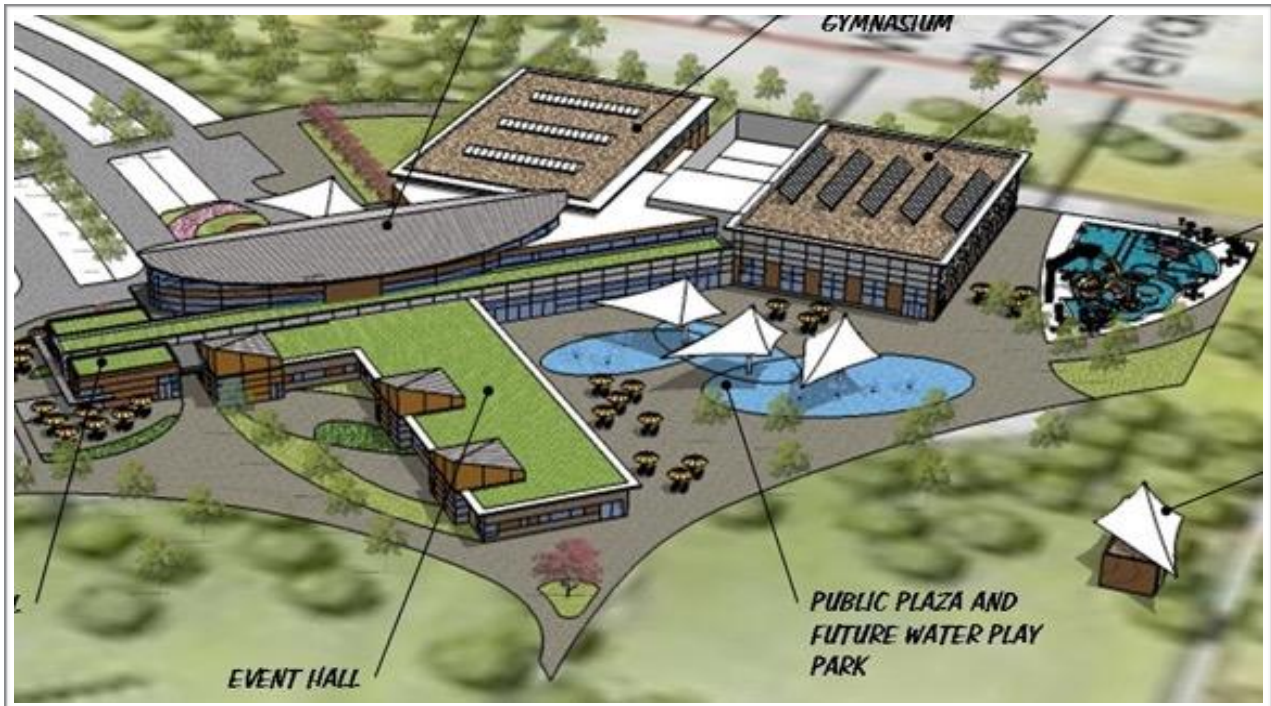
KEY PARTIES



SOCIAL AMENITIES & COMMUNITY PROJECTS.

STRUCTURE	SERVICE
Clinic	Doctor, Nurse, Dentist
School	Modern classroom and football field
Community Centre	Community Centre with modern facilities
Market	Community market - member stall for product sale
Park	Green area with barbecue stands/football field
Training Centre	Training Centre for PWD to learn trades
Shopping Centre	Shopping Centre for community member stores
Gas Station	Gas station with prices for community members
Community Stadium	Stadium for members to watch football games

COMMUNITY CENTRE



Deliverables & Responsibilities:

1. **Fe Corporation** – To provide the financing for the various projects to be located on land controlled by the cooperative and the development authority. The responsibility of Fe Corporation is to take the responsibility for the financing of the various projects by using Fe assets/collateral and not those of development authority, cooperative or its members. Fe shall also be responsible for the hiring of the construction, Management Company and consultants to be engaged in the development of the various projects approved by the development authority and cooperative;
2. **World Food Group** – To provide the sales and marketing of food commodities and finished commodities produced and processed on land controlled by the cooperative and the development authority. The World Food Group will utilize its own financing to travel, solicit and secure short and long term sales contracts for the sale of food commodity products that are produced by projects approved by the development authority and cooperative;
3. **Cooperative** – To organization that is registered, owned, managed and operated by the local farmers/citizens with elected officials and following the rules and regulations as outlined by the government of Tanzania for the governance of a cooperative. The cooperative has the responsibility to organize and act as “caretaker” for its members and to provide Fe Corporation, World Food Group, Construction Company, Management Company and Consultants with the assistance and necessary permits and approvals to finance and develop the projects for sale of the commodities produced from and on the land controlled by the cooperative. (See section 6a, 6b, 6c for further reference)
4. **Land owner** - Must be a signed member of the JUMAWAM, currently active in the “art” of farming and willing to follow the rules and regulations of the JUMAWAM include the rights to use land. **An** Person or Entity that has title deed OR any form of ownership of land in the designated boundaries of JUMAWAM residential home.
6. **Unemployed person** – A person who is residing in the local area or outside the Canaan Residential Homes and is willing to work or serve or participate voluntarily, or consideration of wages, salary or remuneration in the various projects run in the Canaan residential homes.
- 7 **Development Authority** – To registered Authority under the act of Parliament acting for and on behalf of the government of Tanzania with a mandate to develop their designated and assigned regions. The responsibility of the development authority under this program is to assist the Canaan residential homes with permits, licenses necessary approvals for the establishment of various projects.
8. **Bank** - Local or International bank in Tanzania acting as a trustee and transactional financial institutions with JUMAWAM to distribute and collect funds based on Fundraising investment in the community and development authority. Responsibility is to transfer the funds to local entities that are training, constructing, and operating the various projects and to handle payments to the JUMAWAM and development authority;
9. **Management Company** - Local or International Company with a history of Real estate management in their specific fields to promote and supervise investments in Agriculture, construction works, small scale industries with in the Canaan Residential Homes.
10. **Consultants** - Private Companies hired by JUMAWAM to provide a specific “art” to assist in the development of projects to be located on land/area controlled by the JUMAWAM guidelines and/or the development agency. The

consultants such as the land surveyors, Geographical Information Specialist, agronomists and land planners are critical to provide professional advice on the farm and community development;

11. **Machinery** - Equipment to be purchased by JUMAWAM and at Canaan Residential Homes and JUMAWAM for the development of the various projects within the land/area controlled by JUMAWAM

12. **SMALL SCALE Factories & Warehouse** - Factories and Warehouse to be financed by JUMAWAM to process and store agricultural commodities for sale to local, regional and international buyers, Weaving, handicrafts, Cold storage room, The factories are to process the agricultural commodities grown on the farms such as Cassava into Cassava Starch to secure a premium price and less risk of transportation spoilage. The factories will create steady monthly employment (non-seasonal) for JUMAWAM members and the warehouses will store/secure the goods and provide steady monthly employment (non-seasonal) for JUMAWAM members. **The factories will be owned by the JUMAWAM** with the land to be provided by the CANAAN RESIDENTIAL HOMES and development agency with complete ownership transfer to occur upon completion of payment for the factory.

PROJECT OBJECTIVES

1. **JUMAWAM** - Provides assistance in the establishment for the modern and quality habitation to the people with disability with the United Republic of Tanzania.

2. Promote economic welfare to the people with disability by empowering sustainable, environmental friendly income generating activities towards their self-reliance.

3. Integrate Community with people with disability in the eradication of Stigma through fair sharing of Social amenities.

4. **DEVELOPMENT AUTHORITY- KISARAWA DISTRICT COUNCIL** Provide the land to the 126 or more members of JUMAWAM each to participate in the CANAAN RESIDENTIAL HOMES projects under the guidelines of the Association JUMAWAM

5. **Members** - Join the CANAAN RESIDENTIAL HOMES and use the land allocated for construction of residential home, farming activities and small scale industries scheme and benefit from employment for himself/children/relatives and use of community facilities such as clinic, school, etc. and a home/automobile.

6. **Members-** Members of JUMAWAM in the CANAAN RESIDENTIAL HOMES Provide their land for the development of the Super farm surrounding their Residential homes each, there will be area dedicated for the development of the industries, social amenities including Schools, Dispensary and Clinics, Play fields, Community market, gas stations etc.

7. **Unemployed person** – Un employed people shall provide skills and manual work which cannot performed by people with disability for utilizing his/her time and skill in order is to gain a monthly pay/training for work performed and use of community facilities such as clinic, schools etc.

8. **Development Authority** - Provide JUMAWAM and its associates with the necessary information to develop the various projects that have been agreed between JUMAWAM and Development Authority. The Development Authority to also provide the land, permits, approvals and environmental approvals for the various projects to be implemented in their jurisdiction. The Development Authority is to be engaging with JUMAWAM and its associates in order to stimulate regional development and job creation;

9. **Banks**- Provides banking, and other financial services as an intermediary between the JUMAWAM international financial institution and Tanzania entities. The bank will gain a benefit by transactional service fees and management services;

10. **Management Company** - To develop a turn-key farm and factory operation for agricultural products in order to generate a profit for all stakeholders involved in the projects. The management company to gain a benefit by charging a management fee for managing both the farm, factory and construction;

11. **Consultants** - Performs those tasks as requested by JUMAWAM for the development the various projects in the community and to gain a benefit by receiving a retainer and fees for services performed;

12. **Machinery** - Be used on the Members farms for various projects and construct the various JUMAWAM/commu- nity projects, including clinic, school and roads to improve the quality of life within the community;

12b. **Factories & Warehouse** - Be utilized for the sorting, quality control, process and storage of agriculture com- modities that will be transported and sold to customers and small scale industrial products to be produced by the members of JUMAWAM.

PROJECT PROCESS



IMPLEMENTATION PHASES

JUMAWAM	MANAGEMENT COMPANY	MARKETING COMPANY
Register members (allocation of land)	Architect, Farm manager, land planner, GIS specialist, Agronomist visit site	Secure buyers in the market
Organize members of JUMAWAM into various groups based on skill sets for training	Present plans to the JUMAWAM and Development Authority for farm & community development	Provide list of food items to be produced by Canaan Residential homes specification, quantity, price as requested by buyers
Begin interview and training of members to work on farm and small scale industries	Overview engineering, procurement and construction, Architectural, and industrial machineries.	Provide the packaging instructions for the various items to be sold
Identify Fundraiser, provide terms of reference and commence Fundraising	Monitor the construction process for the Canaan residential homes.	Organize the transportation of food & industrial items to customers
Management Company to start construction of Canaan Residential Homes-	Monitor the pivot irrigation , drip irrigation and canal construction process for water supply	Organize the insurance cover for the transportation and payment
Unemployed community and members to start working on small scale industries and farm.	Monitor the, construction, farm and small scale industries operation	Organize the buyers purchase agreements for food items
Members & unemployed persons to assemble for machinery, and construction orientation training.	Review the performance contract with the Management Company	Monitor the transportation and delivery of food items to customers and payment to Members
Jumawam to allocate on locations for clinic, school, community center	Review the financial budget	Secure the payment for goods and items to be delivered to customers
Review of goals of the project.	Review farm, and small industries and sales process	Review and monitor the process of production delivery and sale to find areas of improvement

BENEFITS TO JUMAWAM MEMBERS

JUMAWAM MEMBER	Land Owner	Unemployed Person
Higher Yield per acre	Higher Yield Per Acre	Job Training
Irrigation of land	Irrigation of land	Full time employment
Higher payment/acre	Higher payment/acre	High job creation
Insurance crop	Insurance crop	Life Insurance
Health Insurance	Health Insurance	Burial Insurance
Payment insurance	Payment Insurance	Workers Insurance
Reliable market of goods	Reliable market of goods	N/A
New Home	New Home	N/A
Cash security	Cash security	Job security

FINANCING FOR PROJECTS

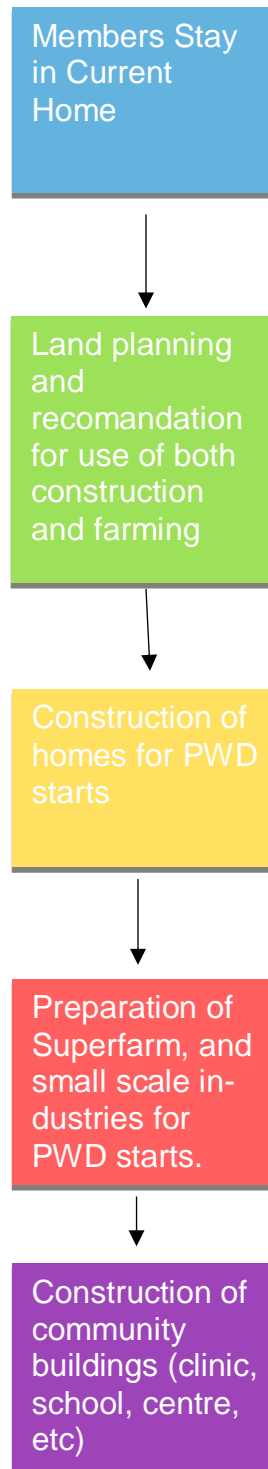
Time	Land Clearing & Start Construction works	Establishment of Super farms	Irrigation scheme	Small scale industries.	Storage	Community Centers	Review, monitoring & valuation
Month	4						
Month		4-10					
Month			10-18				
Month				18-24			
Month					24-30		
Month						30-48	

TYPES OF FARM MACHINERY

AGRICULTURAL EQUIPMENT	MACHINERY
Tractor & Power	Tractor (2 wheel/4 wheel)
Soil Cultivation	<ul style="list-style-type: none"> - Cultivator - Cult packer - Chisel plow - Harrow - Plough - Destine - Subsoil - Rotator - Roller - Strip till
Planting	<ul style="list-style-type: none"> - Broadcast seeder - Planter - Plastic Mulch layer - Potato planter - Cassava planter - Seed drill - trans planter - Rice trans planter
Fertilizer & Pest Control	<ul style="list-style-type: none"> - Liquid manure/slurry spreader - Dry Manure spreader - Sprayer
Irrigation	<ul style="list-style-type: none"> - Pivot irrigation - Centre Pivot irrigation - Drip irrigation
Produce Sorter	<ul style="list-style-type: none"> - Blemish sorter - Color sorter - Density sorter - Diameter sorter - Internal/taste sorter - Shaper sorter - Weight sorter

AGRICULTURAL EQUIPMENT	MACHINERY
Harvesting/post-harvesting	<ul style="list-style-type: none"> - Cassava cleaner loader - Buck rake - Grain cart - Conveyor belt - Grain dryer - Harvester (Maize, Potatoes, sugar cane, ect) - Mower - Rake - Reaper-binder - Rice huller - Grain hopper trailers
Loading	<ul style="list-style-type: none"> - Backhoe/backhoe loader - Front end loader - Skid steer loader

CANAAN HOME CONSTRUCTIO PROCESS

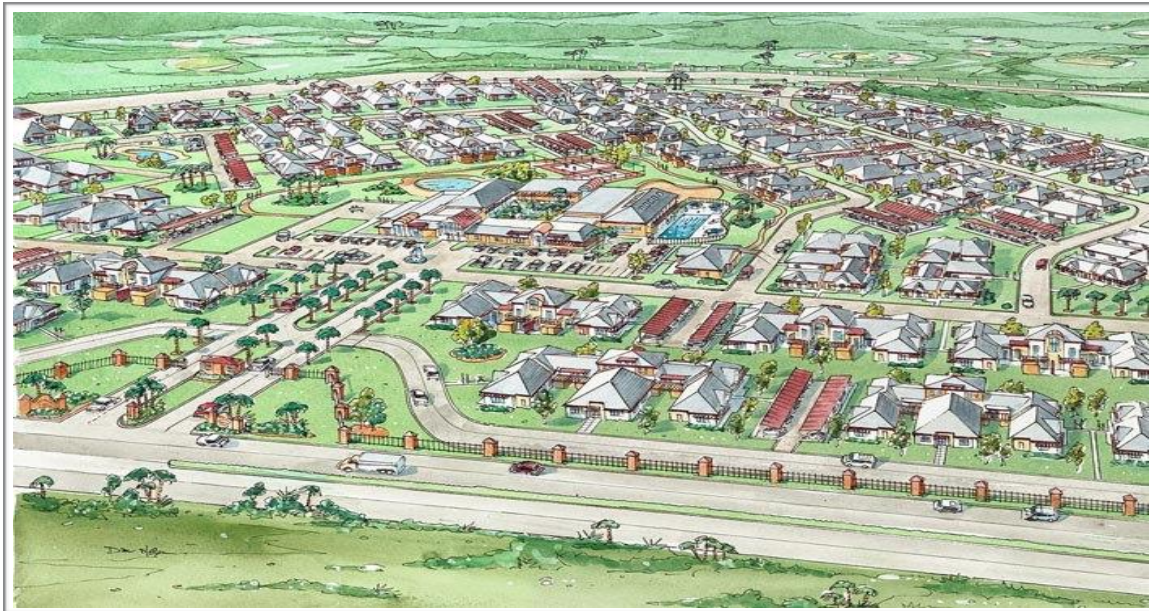


CONSULTANTS JOBS

CONSULTANT	JOBS
GIS SPECIALIST	<p>Geographic Information System (GIS) specialist is a person who uses computer programs with satellite geographic data to organize and display data for land planning specialist. Land formation, boundary lines, soil density, river erosion.</p> <p>Demographic and terrain are some of the data that GIS specialist creates into a software for land planning specialist.</p>
LAND PLANNING SPECIALIST	<p>Land use specialists are used to regulate the use of land in an efficient and ethical way to prevent, "<u>land use conflicts</u>".</p> <p>Land use specialists are used for the management of the development of land, to protect the culture and natural resources of the community.</p> <p>Land use specialists do assessments of land and water potential, alternative use of land and create a land-use plan to provide a vision for the future development in agriculture, living communities, districts or any defined planning area.</p> <p>Land use specialists are used to protect agriculture land and provide urban, regional, transportation and environmental plans based on the economy and demographics of the local population.</p>
AGRONOMIST	<p>Agronomists takes information from GIS Specialist, Land planning specialist and conduct their own soil analysis for production of agricultural crops. The agronomist will use the information from soil, plant genetics, plant physiology, meteorology to optimize food production, creating higher yield and plan crop rotation, irrigation, drainage, soil classification, soil fertility, weed control, insect and pest control.</p>
EPIDEMIOLOGIST	<p>Medical specialist to study the patterns, causes and effects of health and disease conditions in community populations. (Assist community health)</p>
VOCATIONAL INSTRUCTOR	<p>To train the PWD and unemployed people for vocational skills as electricians, plumbers, masons, tiller, roofer, carpenter, weavers, tailors, arts crafts and other jobs related to farm and construction.</p>

CANAAN RESIDENTIAL HOME-AUDIT - PURPOSE

FARMER HOMES



COMMUNITY HOMES



HOUSES TO BE BUILT

FRONT VIEW
SCALE 1:100

RIGHT VIEW
SCALE 1:100

REAR VIEW
SCALE 1:100

LEFT VIEW
SCALE 1:100

<p>Project: PROPOSED HOUSES BUILT ON CANAAN PWDs VILLAGE (MTAMBA KISARAWE)</p>	<p>Client: JUMUIYA YA UCHUMI NA MAENDELEO YA WALEMAMU (JUMAWAM)</p>	Plot	Block	Area	<p>Architect :</p>	<p>General notes</p> <p>(1) All dimensions and instructions to be verified on the site. (2) All dimensions are in mm. (3) All samples of building and finishing materials to be approved by architect. The design remains the property and copyright of the Architect.</p>	<p>Drawing titles</p> <p>ELEVATIONS</p>
		Designed:	Mr. Masfiri Pius Teli 0756 771745	Scale:			
Drawn:	Mvazza	Date:					
Checked:		Drg no,					

