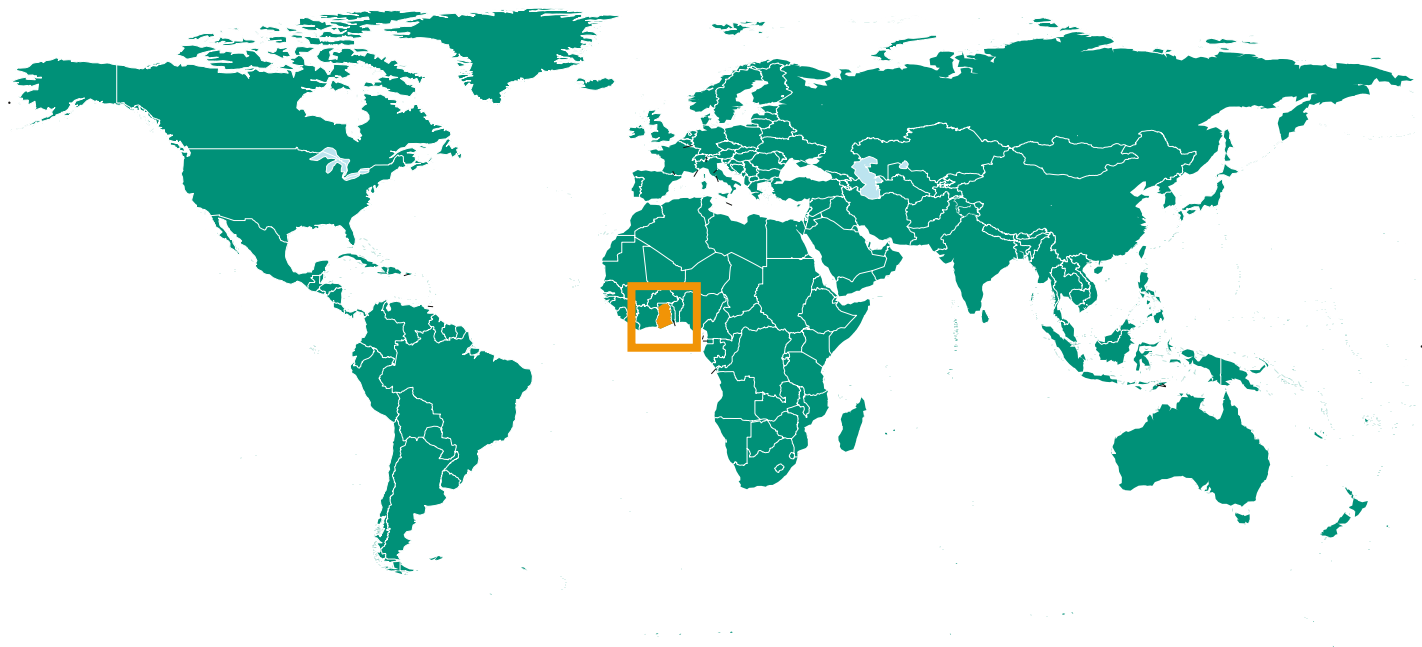


COUNTRY
PROGRAMME
DOCUMENT
2008 – 2009

GHANA





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FOREWORDS

EXECUTIVE DIRECTOR



In April 2007, the Governing Council of UN-HABITAT approved our 2008-2013 Medium-Term Strategic and Institutional Plan. This plan intends to promote the alignment of UN-HABITAT normative and operational activities at country level.

The UN-HABITAT Country Programme Documents

(HCPD) are tangible components of this Plan as well as a genuine endeavour of UN-HABITAT to better coordinate normative and operational activities in a consultative and inclusive process involving UN-HABITAT's in-country focal points, UN-HABITAT Programme Managers, national governments, UN country teams, sister-UN agencies, development partners and all divisions of our Agency. The UN-HABITAT Country Programme Documents are strategic tools meant as a guide for all UN-HABITAT activities over a two-year period. A major dimension of the UN-HABITAT Country Programme Document is to advocate UN-HABITAT's mandate and address the urban challenges facing the world's developing countries.

The UN-HABITAT Country Programme Documents identify national urban development goals and priorities including shelter, urban governance, access to basic services and credit. Important cross-cutting issues such as the environment, gender, responses to disasters, and vulnerability reduction are also addressed. The UN-HABITAT Country Programme Documents focus on UN-HABITAT country programming.

They serve as a work plan for UN-HABITAT Programme Managers and a reference tool for national and local actors involved in sustainable urban development. According to the Medium-Term Strategic and Institutional Action Plan adopted by the UN-HABITAT Committee of Permanent Representatives on 6 December 2007, twenty UN-HABITAT Country Programme Documents were completed during 2008, including the One-UN Pilot countries where UN-HABITAT is active.

In line with the United Nations reform process, UN-HABITAT Country Programme Documents seek to strengthen the role of the United Nations and to demonstrate our commitment. I wish to thank our UN-HABITAT Programme Managers for their input and dedication and for putting together these documents under guidance of the Regional and Technical Cooperation Division and with support from all branches and programmes of the Agency.

A handwritten signature in black ink, which appears to read 'Anna K. Tibaijuka'. The signature is fluid and cursive.

Anna K. Tibaijuka
Executive Director, UN-HABITAT

MINISTER



The Ministry for Water Resources Works and Housing has successfully collaborated with UN-HABITAT over the years on a number of mutually relevant issues. As the Ministry's premier representative I would like to take this opportunity to reiterate our belief that food and shelter are basic needs of human kind.

Ghana as a country has made tremendous progress over the past decade, its GDP currently growing at over 5%. However, we recognize the challenges rapid urbanisation and increasing population present to us. As explained in this document the Government of Ghana continues to advance the provision of adequate housing, potable water and improved sanitation in response to the problems generated by rapid urbanisation.

It is against this backdrop that the UN Development Assistance Framework (UNDAF) covering the period 2006-2010 was jointly developed by the UN Country Team (UNCT) and the Government of Ghana. The UNDAF states that the National priorities for UN system support will focus on the following thematic areas: Water and Sanitation, Vulnerable and Excluded, Education, Health, Food Security and Governance.

UN-Habitat played a major role in establishing the National Housing Policy which is currently under going a Strategic Environmental Assessment (SEA). The Policy review is a result of a shift in socio-economic development focus after the adoption of the Millennium Development Goals (MDGs) and the Growth and Poverty Reduction Strategy II (GPRSII).

The Government of Ghana has also formulated a new Water Policy which was successfully launched in March 2008. The overall goal of this Policy is to "achieve sustainable development, management and use of Ghana's water resources to improve health and livelihoods, reduce vulnerability while assuring good governance for present and future generations".

On behalf of the Government of Ghana, the Ministry of Water Resources, Works and Housing wishes to thank UN-HABITAT for their financial and technical support in the areas of Water and Sanitation, Shelter and the Vulnerable and Excluded.

Furthermore, I wish to take this opportunity to thank all stakeholders whose tireless efforts have contributed to the development of this document. It is my expectation and hope that all key actors will be supported to ensure effective implementation.

Hon. Abubakar Saddique Boniface, Mp
Minister of Water Resources, Works and Housing

SITUATION ANALYSIS

NATIONAL URBAN POLICY CONTEXT

Ghana lies in the centre of the West African coast and shares borders with the three French-speaking nations of Côte d'Ivoire, Republic of Togo and Burkina Faso. High population growth in Ghana has led to an increase in informal urban settlements. In 1921, 7.8 percent of the population lived in urban centres. By 1960, this figure had risen to 23.1 percent and further to 32 percent in 1984. In 2000, the percentage of people living in areas classified as urban rose to 43.8 percent. Ghana's current level of urbanisation is estimated to be more than 50 percent.

Ghana has been averaging close to 5% annual Gross Domestic Product growth rate over the past decade. Evident in the urban areas is the effects of urbanisation manifesting in socio-economic, environmental and institutional challenges for residents and local authorities.

Ghana does not have an urban development policy. Several urban development strategies however, can be found in various Government publications. The fundamental concern in these documents is optimizing sustainable economic growth. They also draw upon and develop the capabilities and initiatives of people to the benefit of Ghana as a whole. The scale and complexity of urban problems is intensifying and rapid urbanisation and population growth is creating a major challenge to the country's development.

Ghana's third Common Country Assessment outlines its main development concerns. Among these are water and sanitation, governance, education, health and economy.

The current United Nations Development Assistance Framework 2006 – 2010 (pages 7 and 8) clearly indicates that the 'United Nations system's assistance includes support for the vulnerable in respect of shelter and sustainable human settlement, support for water and sanitation and governance.

In terms of urban development, the challenges and priorities facing the country are: governance and institutions, land and housing, shelter and basic services, urban planning and management, housing/urban development and the environment, vulnerability reduction and capacity development.

Part one of the HCPD is divided into the mutually reinforcing focus areas of UN-HABITAT's Medium-Term Strategic Institutional Plan for 2008-2013, as approved by the Governing Council in 2007.

STATISTICAL OVERVIEW

Urbanisation (2008)

- Total population: 23.9 m
- Urban population: 11.9m (50%)

Annual population growth rates (2005-2010)

- National: 1.9%
- Urban: 3.4%

Population of major cities (2008)

- Accra: 2.2 m
- Kumasi: 1.7 m

Source: UN DESA

Slum indicators (2003)

- Slum to urban population: 45%

% urban population with access to:

- Improved water: 83%
- Piped water: 72%
- Improved sanitation: 75%
- Sufficient living area: N/A
- Durable housing: 96%

Source: UN-HABITAT

FOCUS AREA 1: ADVOCACY, MONITORING AND PARTNERSHIPS

VULNERABILITY REDUCTION

The fourth round of the Ghana Living Standard Survey and several participatory poverty assessments provide an insight into vulnerable people in Ghana. The description of the extreme poor by Ghana Living Standard Survey 4 offers a starting point for understanding the vulnerable. Ghana Living Standard Survey 4 defines the extreme poor as those whose standard of living is insufficient to meet basic nutritional requirements even if they donated their entire consumption budget to food. Poverty in Ghana remains a disturbing issue, the poor often facing long periods of hunger.

Cross-sectional surveys and social assessments show there is a long "hungry" season in northern Ghana. One policy issue is how deep extreme poverty has penetrated in Ghana.

The income gap ratio indicates the depth of (extreme) poverty. The depth of extreme poverty increased marginally in the 1990s, with significant increases in the rural savannah, urban coastal areas, urban forest areas and rural forest areas.

The poorest in the urban and rural areas face harsh conditions of unreliable water supplies, poor sanitation, pollution, and limited access to power supplies and poor nutrition. Worsening vulnerability is anticipated: a rise in street children, child labour, and the phenomenon of Kayaye - females plunged into poverty by HIV/AIDS, harmful traditional practices and domestic violence.

The analysis of problems faced by the poor in improving their living standards, understanding the causes of the problems and the characteristics of each group reveals a number of key development issues. These can be categorized into: (i) Reform of macro and sector policies to reflect the needs of the extreme poor/vulnerable and excluded; (ii) mainstreaming the needs of the vulnerable and excluded into the general public policy; (iii) making the elimination/reduction of vulnerability and exclusion a key national policy objective.

CAPACITY DEVELOPMENT

Capacity development remains low due to a combination of factors. Three factors are identified: (i) the lack of effective institutional structures, roles and procedures; (ii) a lack of enforcement; (iii) poor services. A significant improvement in service delivery is a requirement without which the government reform programmes and the Ghana Poverty Reduction Strategy are unlikely to succeed.

Lack of clarity in and enforcement of public sector structures, roles and procedures has led to unpredictable decisions and activities. Institutional restructuring, particularly of the Central Management Agencies, has been disappointingly ineffective and needs to be revisited. At least in one case the proposals suggest a lack of knowledge of the technical and administrative processes involved. It would appear that additional expertise on institutional structuring and job evaluation should be an advantage. Slow progress has been exacerbated by the reluctance of the different institutions to embrace reform. This, however, must be a requirement for the public service. Effective restructuring of the public service is essential for increased capacity.

Capacity of District Assemblies in the management of public-private partnerships in solid waste management, including preparation and management of service contracts and regulation will be strengthened.

Capacity to manage environmental sanitation will be developed with an emphasis on staff, skills, guidelines, motivation and resources provided for Environmental Health Departments of Districts Assemblies and the Ministry of Local Government & Rural Development and Environment.

FOCUS AREA 2: PARTICIPATORY URBAN PLANNING, MANAGEMENT AND GOVERNANCE

URBAN PLANNING AND MANAGEMENT

Within Ghana's Decentralisation policy, District Assemblies / Municipality Assemblies have been entrusted with significant responsibilities relating to planning and enforcement of the physical development within their administrative boundaries. Ghana's objective is to formulate, implement, monitor, evaluate and co-ordinate reform policies and programmes: (i) to democratize governance and decentralize the machinery of government; (ii) reform and energize local governments to serve effectively as institutions for mobilizing and harnessing local resources for local national administration and development; (iii) Facilitate the development of human settlements through community and popular participation; (iv) Improve the demographic database for development planning and management and promoting orderly human settlement development.

It is, however, evident that links between the national planning system and local authorities are weak.





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For example, the Greater Accra Metropolitan Area Structure plan was developed in 1991 to plan for future growth. The enforcement of the structure plan remains a challenge with limited coordination between central government agencies and metropolitan assemblies. This has filled a vacuum within the planning structure and has benefited the private sector. Without any active enforcement of planning standards, any individual can hire a surveyor (who may or may not be certified by a District Assembly) to develop a layout plan for a discrete development. These layout plans are developed randomly without consideration to trunk or feeder infrastructure standards. Unless the property requires a title, it rarely passes through the District Assembly system for approval.

There is no formal mechanism for mixed-use development in key cities like Accra, as land is scarce and often under dispute. Kumasi faces a similar situation but it is more organized than Accra. In Tamale, there is no existing structure plan, and most of the planning and layout for properties is done by the Chief. Also missing from the planning process is the participation of communities/public consultation processes on infrastructure needs and priorities. Lack of coordination with utilities companies is also a major impediment. Within the Growth and Poverty Reduction Strategy II Ghana sees the institutionalisation of community participation as an integral part of the planning process, necessitating regular workshops at unit committee level enabling communities, including the poor, to review progress and future development priorities.

GOVERNANCE AND INSTITUTIONS

The third Common Country Assessment underscored the progress made on democracy and governance issues and how Ghana is consolidating its foundations as a stable and democratic state in West Africa. Good governance has been recognized as an important tool for reducing poverty, achieving sustainable human development and the Millennium Goals. The current Growth and Poverty Reduction Strategy elucidates this connection and good governance has been identified as one of three priorities for the government of Ghana.

The Peer Review Panel of the African Peer Review Mechanism process identified that structural and other weaknesses impede full achievement of the democratic agenda. It points to weak civil society participation in the governance process, and a need for increased attention to gender issues. Linked to the Growth and Poverty Reduction Strategy, it is expected that key aspects of governance will also be reflected in the African Peer Review Mechanism Action Plan that focus on transparency and accountability, decentralisation, institutional capacity strengthening and the inclusion of the private sector as an engine for economic growth.

FOCUS AREA 3: PRO-POOR LAND AND HOUSING

LAND FOR HOUSING

The land ownership structure and the system of land delivery in cities have significant implications for spatial development and urban sprawl. The multiplicity of agencies involved in land management has led to a great deal of duplication and distortion in the land markets. District Assemblies have little authority and few resources to undertake land management activities due to highly centralized controls over urban land development, land-use controls, titling and registration.

Additionally, there is a complicated system of traditional land ownership that tends to work in an ad-hoc manner. For example, in Tamale, the Yendi conflict prevented the preparation and issuance of land leases in the metropolitan area since 2003 when the conflict began. There has been no chief (Ya Na) to execute leases. The result is that the Lands Commission only gives out letters assuring potential investors and financial institutions that leases will be granted as soon as the situation is normalized. In the meantime, developments are taking place without any sort of control and/or regulations.

HOUSING/ URBAN DEVELOPMENT

Since the 1950s the number of low-income households in urban areas has risen steadily. The inability of the housing delivery system to meet housing demands over the years has created pressure on the infrastructure, especially in urban areas.

The vast majority of people in the low-income category have little capital or income to access the real estate market. With the private construction industry generally unwilling to accept the high risks and low profits of building for the urban poor, greater responsibility has been placed upon government agencies to provide housing. The outcome has been affordable housing projects funded by the government of Ghana, through the Ministry of Water Resources Works and Housing, and captured in the draft national housing policy.

The initial response of the government of Ghana to the pressures of rapid urban population growth was to adopt the shelter “solutions”.

Various attempts have been made in the past by the government of Ghana to resolve its housing problem by promoting low cost housing projects, creating building societies, roof and wall protection schemes, rural co-operative housing schemes, etc. The activities of most of the state agencies that embarked on a housing programme were directed primarily to housing workers in urban areas. Unfortunately, housing needs were not satisfied and slums emerged and started to grow.

While measures were taken during the first phase of the Economic Recovery Programme to generate quick responses to the delivery of housing, much in the sector remains to be addressed to facilitate long-term development of the sector. The Economic Recovery Programme highlights that public sector housing solutions need to target households with low incomes. Appropriate macro-economic policies will lead to structural changes in the economy and in society and in turn influence the geographical pattern of urbanisation.

FOCUS AREA 4: ENVIRONMENTALLY SOUND BASIC URBAN INFRASTRUCTURE AND SERVICES

INSTITUTIONAL SETUP

The National Environmental Action Plan led to the establishment of the Environmental Protection Agency (Act of 1994, Act 490) that assesses the state of the environment, sustainability, institutional collaboration and sets out clear goals about what can be done. As a contribution to the national goal of protecting the environment, the United Nations within the United Nations Development Assistance Framework (2006-2010) will focus attention on promoting the sustainable use of natural resources and good environmental management, at national and local levels, and where it envisages promoting community



level training about appropriate technologies, such as renewable energy, as a way of improving access to energy services.

BASIC SERVICES

Significant gaps exist in access to basic services by the poor, particularly in regard to education, shelter and water and sanitation. Uncontrolled human settlement growth has led to a chaotic urban sprawl and the emergence of slums. To deal with these problems, the government of Ghana has proposed to undertake certain activities. A slum classification study to identify existing slums, using participatory development methods and intensify on-going interventions, will be used to upgrade old Accra.

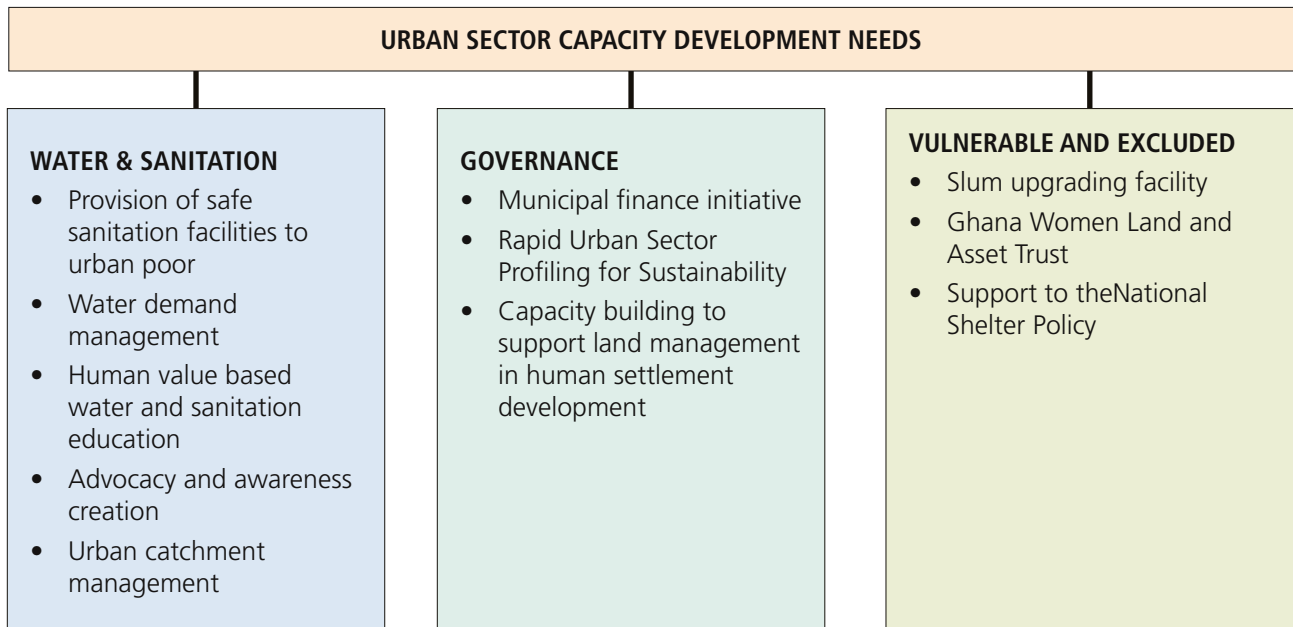
The Growth and Poverty Reduction Strategy II focuses on strengthening physical planning schemes. It is a way of instilling professionalism and discipline into the design and construction of buildings and a way of introducing a code of ethics to guide the behaviour of all actors in the planning process. District Assemblies must acquire land that can be earmarked for public

use such as sites suitable for schools, markets and parks.

The issues in regard to education are quality, equity and efficiency. Quality education is constrained by poorly equipped and unsupervised public schools, wide geographical disparities in terms of access to basic education, limited spread of vocational and technical education, resource management, availability of teachers and lack of school materials.

Providing water to the rural population and the urban poor also poses a considerable challenge. Urgent action is required to ameliorate the unfavourable environmental health conditions. Adequate management of solid and liquid waste is essential in bringing down morbidity and mortality among the poor. Support for the development of basic services will remove key obstacles encountered by the poor in accessing and using other services such as education, safe drinking water and sanitation.

URBAN SECTOR CAPACITY DEVELOPMENT NEEDS



The table above presents the three main urban capacity development needs in Ghana: Water and Sanitation, Governance, and the Vulnerable and Excluded. As these are cross-cutting components, they emphasize capacity development priorities of all focus areas of the Ghana UN-HABITAT Country Programme Documents.

RECENT AND ON-GOING WORK

The following tables provides an introduction to projects recently implemented or currently underway in Ghana, by UN-HABITAT and its partners. The matrix illustrates details of donors, budgets and outlines the main activities and objectives of each programme.

UN-HABITAT

Project Title	Time frame	Budget (USD)	Funding Partner(s)	Partner(s)	Main Activities / Outputs
RUSPS Second Phase	2004-2009	100,000	UN-HABITAT, Government of Ghana	Ministry of Local Government Rural Development and Environment, Ministry of Water Resources, Works and Housing	To perform a fast track profiling of selected cities and at the national level on common concerns on urban issues. Feasibility studies for slum upgrading pilots and regional capacity building.
Slum Upgrading Facility	2004-2009	4,700,000	UN-HABITAT, Government of Ghana	Ministry of Local Government Rural Development and Environment, Ministry of Water Resources, Works and Housing	To mobilize domestic capital for slum upgrading activities by facilitating links among local actors and by packaging the financial, technical and political elements of development projects to attract such investment.
Ghana Women Land Access Trust (GAWLAT)	2007-2009	450,000	UN-HABITAT, Government of Ghana	Ministry of Water Resources Works and Housing, Ministry of Women and Children	To improve the living conditions of slum dwellers in particular women the empowering and formation of membership based organizations to access land and housing.
Municipal Finance Initiative	2006-2009	7,136,067	UN-HABITAT, Government of Ghana, Cities Alliance	Ministry of Local Government Rural Development and Environment, Ministry of Finance and Economic Planning	To assist the Metropolitan, Municipal and Districts Assemblies to significantly increase their internally generated funds.
Water for African Cities II	2006-2008	1,1610,750	Water and Sanitation Trust Fund, (UN-HABITAT)	Ghana Water Company Limited, Ministry of Water Resources Works and Housing, Accra Metropolitan Assembly	To support the implementation of integrated water and sanitation interventions in a select low-income area in a contribution to efforts to achieve the WATSAN related Millennium Development Goals in the city.

UN-HABITAT

Project Title	Time frame	Budget (USD)	Funding Partner(s)	Partner(s)	Main Activities / Outputs
Affordable Housing Project	2007-2008	5,000,000	Government of Ghana (GoG)	Ministry of Water Resources Works and Housing	Provision of affordable housing to low income earners. Contribute to the achievement of habitat agenda and attaining MdGs by improving urban management.
National Housing Policy	2005-2007	104,000	UN-HABITAT, Government of Ghana	Ministry of Water Resources Works and Housing	To identify key issues, problems and opportunities in the housing sector. Preparation of a Housing Policy submitted to Parliament.

PARTNERS

Title	Organization	Partners	Main Activities
Capacity Development for Integrated Water Resources Management	United Nations Development Programme	Community-based organisations.	Supporting best practices for water resources management. This includes a community water initiative aimed at strengthening poor and vulnerable communities on how to use appropriate, low-cost and affordable technologies in water supply and how to use ecological sanitation schemes.
Water, Sanitation and Hygiene Project	United Nations Children's Fund	Government of Ghana	The projects focus on (a) safe water provision in communities (b) training (re-training) of water and sanitation committees for new and rehabilitated boreholes (c) hygiene promotion in communities and (d) school sanitation and hygiene education.
The Urban Transport Project	The World Bank	Ministry of Local Government Rural Development and Environment and the Ministry of Transportation	Improve efficiency and reduce congestion in major Ghanaian cities. Introduce the Bus Rapid Transit (BRT) system to increase transport of people, and reduce the dependency on private vehicles.

STRATEGY

UN-HABITAT plays a vital role in achieving the objectives stated in the current United Nations Development Assistance Framework III. The objective is to develop an environment where every one has the option to express his/her views on issues of national interest, making his/her own choices and participating freely in the decision making process at all levels.

Land degradation and deforestation is regarded as the most pervasive natural resource and environmental threat to Ghana. The United Nations will provide support to government's efforts to establish and enforce regulatory frameworks for promoting sustainable use of natural resources.

NATIONAL DEVELOPMENT GOALS AND PRIORITIES

Ghana's long-term objective is "an agenda for growth and prosperity". The Ghana Poverty Reduction Strategy is the nation's major development policy framework that supports poverty reduction and growth. It provides a comprehensive understanding of poverty and its causal relationships. The strategy includes measures for macro-economic stability and a framework for sustainable economic growth to support poverty reduction.

The salient features of the Ghana Poverty Reduction Strategy include a broad based sequence of programmes that support growth and poverty reduction, a three-year growth and poverty reduction plan to find expression in the sectoral Medium Term Expenditure Framework, the corresponding Medium Term Expenditure Framework and annual budgets.

The Medium Term Development Plan is the first of a 5-year development plan that was developed from a 25-year vision. The first step of the Medium Term Development Plan (referred to as vision 2020) is based on collaborative work among Ministries, Departments, Agencies, Regions, Districts, and consultations with civil society. The Medium Term Development Plan covers five related areas: economic growth, human development, rural development, and the development of the environment.

It is within this context, that the Third United Nations Development Assistance Framework - covering the period 2006-2010 - was jointly developed by the United Nations Country Team in Ghana together with the government of Ghana. The United Nations Development Assistance Framework III states that the national priorities for the United Nations system will focus on the following areas: education, health, food security, water and sanitation, and the vulnerable and excluded.

UN-HABITAT'S PROPOSED STRATEGY FOR THE SECTOR

As one of the least developed sub-Saharan African countries, Ghana's urban issues warrant immediate intervention. It is important that UN-HABITAT takes into account Ghana's comparative advantage, its limited availability of resources and the proposed interventions by other United Nations System Agencies in the current United Nations Development Assistance Framework. It can then formulate a strategy that focuses on specific areas that are feasible and which will have a lasting impact.

As part of the response to the current United Nations Development Assistance Framework capacity building thematic areas, a joint programme between United Nations Development Programme and UN-HABITAT was proposed. It is to be called Community Water Supplies in the Poor Areas of Accra. The programme will be jointly funded by the United Nations Development Programme and UN-HABITAT.



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Another proposed UN-HABITAT intervention is to assist the government in developing capacity building. This is in an effort to give support to the following areas:

Land Management as part of Human Settlements Development in conjunction with the Ministry of Local Government, Rural Development and Environment and the Ministry of Lands Forestry and Mines.

Participatory Slum Upgrading Programme Phase II with the Ministry of Local Government, Rural Development and Environment and the Ministry of Water Resources, Works and Housing.

Ghana Women Land and Asset Trust with the Ministry of Water Resources, Works and Housing and Ministry of Women and Children's Affairs.

The Ministry of Local Government, Rural Development and Environment and the Ministry of Finance have already proposed a municipal finance initiative to which UN-HABITAT will give technical support. Assistance by UN-HABITAT to the government in this endeavour will greatly boost local resource mobilisation. A draft bill has been completed and is due to be passed into law. The provision of financial assistance by UN-HABITAT to the project will be important.

PROGRAMME OBJECTIVES

The main objective of the UN-HABITAT Country Programme in Ghana is to contribute to capacity development in select areas. This is being done in collaboration with the government and in coordination with other United Nations Agencies operating in the country. This country programme document focuses on three specific components: (a) water and sanitation; (b) good governance and (c) the vulnerable and excluded.

Building on endogenous policy frameworks, such as the Ghana Poverty Reduction Strategy in alignment with United Nations Development Assistance Framework III (2006-2010), the Ghana UN-HABITAT Country Programme Document will be used as a tool to assist the government in its efforts to work the HABITAT Agenda into achieving the Millennium Development Goals. UN-HABITAT, as one of the constituents of the United Nations system, will assist the government in achieving Goal 7, targets 10 and 11 of the Goals. In doing this, a well articulated programme document, with a clear vision, becomes mandatory, generating the need for this Country Programme Document.

To ensure UN-HABITAT's role, it needs to present, in a coherent and coordinated manner, all its current and future activities and draw from it its strategic action plan. This UN-HABITAT Country Programme Document is essential to UN-HABITAT programmes and its vision of poverty reduction, particularly in urban areas.

IMPLEMENTATION ARRANGEMENTS



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KEY PRINCIPLES

The principal implementing agency for projects in the pipeline, including other proposed interventions would become a main government counterpart.

- UN-HABITAT will act as an implementing partner by providing technical and financial assistance, while also being responsible for the administration and management of the projects and programmes.
- Funds for joint programmes (projects) will be managed through a pooled funding option using UN-HABITAT as the managing agent.
- The preparation and implementation of projects will be done with the full participation of a national counterpart, which will vary depending on the main theme of the project.
- Agreements of cooperation with non-governmental organisations and non-profit organisations will be encouraged.

- A Steering Committee will be established comprising donor agencies and government counterparts.
- United Nations rules and procedures for the implementation of programmes/projects will apply and all payments will be authorized by UN-HABITAT through the United Nations Development Programme country office.

INFORMATION

Projects will have a built-in component for publication and dissemination of technical and informative material. Conventional and non-conventional tools will be produced, such as reports, publications etc.

Distribution will be widespread, including community channels and other options as required. UN-HABITAT websites, publications and training tools will also be used for disseminating more information.

PROGRAMME FRAMEWORK

RESULTS/RESOURCES BY THEMATIC COMPONENT

RESULTS/RESOURCES BY THEMATIC COMPONENT			
Expected Results	Key Indicators	Key Partners	Resources (USD)
Water and Sanitation Thematic Area GPRS Priority : Human Resource Development and Basic Services UNDAF Outcome 1: By 2010, the proportion of the people in Ghana, particularly those living in most deprived districts whose right to health is fulfilled, is increased.			
Programme Component 1: Water for African Cities II			
1. Pro-poor water sanitation governance 2. Increased access to sanitation services 3. Increased access to good drinking water 4. Water demand management 5. Human values based water sanitation and hygiene education 6. Advocacy and awareness creation 7. Urban catchment management	1. Sabon Zongo Development committee formed and functioning. 2. Adequate garbage, liquid and solid waste facilities provided. Sub-metro-waste management unit strengthened. 3. Outlets- stand pipes provided. Management of GWCL and stakeholders improved. 4. Water demand managed in Sabon Zongo. 5. Pilot schools selected. Water and sanitation facilities provided in schools. 6. Development of committee empowered and strengthened. Public relations unit of sub-metro strengthened. 7. Vegetation cover survey.	Ghana Water Company, Sub Metro, Ghana Education Service, Water resources Commission.	1,1610,750

RESULTS/RESOURCES BY THEMATIC COMPONENT

RESULTS/RESOURCES BY THEMATIC COMPONENT			
Expected Results	Key Indicators	Key Partners	Resources (USD)
Programme Component 2: Community Water Supplies in Poor Urban Areas of Accra			
<ol style="list-style-type: none"> 1. Pro-poor water sanitation governance 2. Increased access to sanitation services 3. Increased access to good drinking water 4. Water demand management 5. Advocacy and awareness creation 6. Improving access to quality services and treatment for vulnerable and high risk groups 7. Building stronger and partnership and intensify advocacy of HIV/AIDS in all components. 	<ol style="list-style-type: none"> 1. Structure plans for three cities produced 2. Report reflecting socio-economic and gender data 3. Report of Consultation 4. Structure Plan Report. 	Ghana Water Company, Sub Metro	1,500,000
Vulnerable and Excluded Thematic Area			
GPRS Priority: Special Programmes for the Vulnerable and the Excluded.			
UNDAF Outcome 6: By 2010, capacity for equitable and participatory governance systems made more effective at all levels and guided by human rights principles			
Programme Component 3: Slum Upgrading Facility			
<ol style="list-style-type: none"> 1. Proposed planning and architectural scheme developed 2. Draft proposal developed to be submitted to cities Alliance 3. Servcom established between HFC/CHF for development of low-income housing finance product 	<ol style="list-style-type: none"> 1. Proposed planning and architectural scheme developed 2. Draft proposal developed to be submitted to cities Alliance 3. Servcom established between HFC/CHF for development of low-income housing finance product 	TMA, SAEMA, Ministry of Local Govt rural Devt and Env, Min of Water Resources Works and Housing, Min of Finance, Community Members	4,700,000

RESULTS/RESOURCES BY THEMATIC COMPONENT

RESULTS/RESOURCES BY THEMATIC COMPONENT			
Expected Results	Key Indicators	Key Partners	Resources (USD)
Vulnerable and Excluded Thematic Area			
GPRS Priority: Special Programmes for the Vulnerable and the Excluded.			
UNDAF Outcome 6: By 2010, capacity for equitable and participatory governance systems made more effective at all levels and guided by human rights principles			
Programme Component 3: Slum Upgrading Facility			
4. Shelter Policy reviewed and draft local government finance bill developed and under stakeholder review	4. Shelter Policy reviewed and draft local government finance bill developed and under stakeholder review		
5. Project document developed and supported by government	5. Project document developed and supported by government		
Programme Component 4: National Housing Policy			
Provision of adequate, decent and affordable housing that is accessible and sustainable with infrastructural facilities to satisfy the needs of Ghanaians	<ol style="list-style-type: none"> 1. Establishment of affordable houses 2. Deliver about five thousand housing units in five places 3. Appropriate and affordable houses 4. Creation of an enabling environment to attract housing investment 	Ministry of Water Resources Works and Housing.	104,000
Programme Component 5: Ghana Women Land and Asset Trust			
Land purchase and housing development	<ol style="list-style-type: none"> 1. Mobilize, educate and facilitate women and large spectrum of the urban low-income groups, 2. Form and register pro-poor housing cooperatives as organs 	Ministry of Women and Children's Affairs. and Ministry of land forestry and Mines and Ministry of Water Resources Works and Housing.	450,000

RESULTS/RESOURCES BY THEMATIC COMPONENT

RESULTS/RESOURCES BY THEMATIC COMPONENT				
Expected Results	Key Indicators	Key Partners	Resources (USD)	
Governance Thematic Area				
GPRS Priority: Governance				
UNDAF Outcome 6: By 2010, capacity of equitable and participatory governance systems made more effective at all levels and guided by human rights principles				
Programme Component 6: Municipal Finance Initiative				
1. Project development and draft bill 2. Passing of local government finance bill 3. Municipal finance authority set up 4. Pilot project completed	<ol style="list-style-type: none"> 1. Sensitization conference held and draft local government finance bill developed 2. Parliamentary review completed and other reviews to planned 3. Proposal for authority developed to be submitted to cabinet for approval and review in progress 4. Pilot project completed by a municipality or two through private capital 	Ministry of Local Govt Rural Devt and Env, Ministry of Finance and Economic Planning	100,000	
Programme Component 7: Rapid Urban Sector Profiling for Sustainability Phase II (RUSPS II)				
1. Capacity building and policy seminars	1. Identification of capacity gaps of governance, slums, environment and gender.	UN-HABITAT, FAO, FMEHUD, FMA	500,000	
Programme Component 8: Capacity Building to support Land Mgt in Human Settlements Development				
Acquisition and deploying the capacity for disputes and tensions.	<ol style="list-style-type: none"> 1. Established community consultation mechanisms involving all stakeholders. 2. Communities and community organizations sensitized and organized to participate in planning 3. Organised management of focal development initiatives and land-use planning and management. 	Ministry of Local Govt Rural Devt and Environment, Min. of Lands Forestry and Mines	500,000	

REQUIRED BUDGET

The table reflects the budget for the Ghana UN-HABITAT Country Programme Document. A budget is presented for each programme for the three main thematic components covered in the Country Programme. The table displays funding over a 2-year period and highlights the secured versus the non-secured funding for each programme presented. All numbers in US Dollars.

REQUIRED BUDGET						
Thematic Areas / Programme Components	Year 1 (USD)	Year 2 (USD)	Secured Funds (USD)	Unsecured Funds (USD)	Total (USD)	
Water and Sanitation Thematic Area						
1. Water for African Cities II	610,000	1,000,750	1,610,750	0	1,610,750	
2. Community Water Supplies in Poor Urban Areas of Accra	750,000	750,000	0	1,500,000	1,500,000	
Total Water and Sanitation	1,360,000	1,750,750	1,610,750	1,500,000	3,110,750	
Vulnerable and Excluded Thematic Area						
3. Slum Upgrading Facility	200,000	4,500,000	4,700,000	0	4,700,000	
4. National Shelter Policy	99,000	5,000	104,000	0	104,000	
5. Ghana Women Land and Asset Trust	200,000	250,000	0	450,000	450,000	
Total Vulnerable and Excluded	499,000	4,755,000	4,804,000	450,000	5,304,000	
Governance Thematic Area						
6. Municipal Finance Initiative	4,065,773	3,070,294	175,000	6,961,067	71,360,007	
7. Rapid Urban Sector Profiling for Sustainability Phase II	20,000	80,000	100,000	0	100,000	
8. Capacity Building to support Land Mgt in Human Settlements Development	250,000	250,000	0	500,000	500,000	
Total Governance	4,335,773	3,550,294	195,000	7,691,067	7,736,067	
Programme Management						
Total Programme Management	131,000	101,000	94,000	138,000	232,000	
GRAND TOTAL	6,325,773	10,157,044	6,703,750	9,779,067	16,332,817	

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ACRONYMS

APRM	African Peer Review Mechanism
CCA	Country Common Assessment
DA's	District Assemblies
ERP	Economic Recovery Programme
GDP	Gross Domestic Product
GPRS	Ghana Poverty Reduction Strategy
GWCL	Ghana Water Company Limited
HCPD	HABITAT Country Programme Document
IGF	Internally Generated Funds
MMDA's	Metropolitan/Municipal and District Assemblies
MTEF	Medium Term Expenditure Framework
MTDP	Medium Term Development Plan
MLGRDE	Ministry of Local Government Rural Development and Environment
MWRWH	Ministry of Water Resources Works and Housing
SMTEF	Sector Medium Term Expenditure Framework
UNDAF	United Nations Development Assistance Framework
UN-DESA	United Nations Department of Economic and Social Affairs
UNDP	United Nations Development Programme
UNICEF	United Nations Children's Fund
UN-HABITAT	United Nations Human Settlements Programme
WB	World Bank



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EXECUTIVE SUMMARY

The UN-HABITAT Country Programme Document for Ghana outlines the main objectives and priorities of UN-HABITAT. In collaboration with the Government and other United Nations Agencies, the overall aim of this UN-HABITAT Country Programme Document is to promote the HABITAT Agenda.

UN-HABITAT plays an active role in urban development and urban policy. Through partnerships with the Ministry of Local Government, Rural Development and the Environment and the Ministry of Water Resources, Works and Housing, UN-HABITAT has assisted in identifying key urban issues and areas of support for improvement of the urban situation in Ghana.

Through an analysis of seven key sectors - Governance, Land and Housing, Shelter and Basic Services, Urban Planning and Management, Housing/ Urban Development and the Environment, Vulnerability Reduction and Capacity Development - the Ghana Country Programme Document provides an overview of the national policy context and the areas of intervention by the government in addressing urban development challenges.

The multilateral programming instruments presented in the Ghana UN-HABITAT Country Programme Document are the Ghana Poverty Reduction Strategy, the Medium Term Development Plan and the Third United Nations Development Assistance Framework.

Ghana's national development goals and priorities are based on the Ghana Poverty Reduction Strategy, the nation's main development policy framework.

The Ghana Poverty Reduction Strategy supports poverty reduction and economic growth. The three focus areas that UN-HABITAT and the government of Ghana highlighted in the UN-HABITAT Country Programme Document are water and sanitation, the vulnerable and the excluded and governance. Taking into account the United Nations Development Assistance Framework and other United Nations system activities, the country programme in Ghana is currently formulating a strategy to approach the urban sector through the development of long-term development strategies. It will incorporate health, education and food security concerns as priority areas for the United Nations system as a whole. In summary, the UN-HABITAT Country Programme Document presents a clear programme document meant to guide UN-HABITAT's current and future work in Ghana.



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