

Pre-eviction Assessment Mogadishu, Somalia | July 2015



A section of Darwish IDP settlement, Mogadishu. Photo@NRC



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Pre-eviction Assessment, Darwish IDP settlements, Mogadishu.

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Background and Executive Summary

The Darwish IDP settlement is located in Howl-wadag District in Mogadishu close to the Parliament building as shown on the map 1. The settlement has been home to approximately 3000 households. 58% of the residents have lived in the settlement for 5 years. Forced evictions remain a major protection concern for IDPs in the Darwish settlement in particular mostly due to its proximity to the Parliament building. The settlement has been faced with several eviction threats and presently faces a high risk of eviction. This assessment identifies the needs of the IDPs and communities at risk of forced eviction and informs the advocacy and responses based on intentions and decisions of the IDPs.



Map 1: Darwish

IDP settlement

Mogadishu's IDPs continue to be the most exposed to forced evictions in Somalia or the risk thereof. The Pre-eviction assessment serves to inform a lawful eviction process, respective advocacy and humanitarian response. In response to the imminent eviction threat at Darwish IDP settlement, a pre-eviction assessment was conducted in support of authorities, represented by the National Commission for Refugees and IDPs (NCRI) under the overall coordination of the Somalia Protection Cluster with NRC as operational lead agency. Save the Children, Mercy Corps, Danish Refugee Council, Action Contre la Faim (ACF-International) and Concern Worldwide participated in the assessment.

The information gathered contained eviction related information, preparedness measures taken, intentions in case of eviction, shelter and livelihood situation and assistance needs in case of eviction. The main findings are the following:

- The IDPs at risk of forced evictions did not receive a written notice from the government. 78% of the respondents were made aware of the eviction threat through media and other IDPs within the settlement.
- Protection against forced eviction providing procedural guarantees or due process is an immediate need. Application of the eviction guidelines, with an emphasis on the meaningful participation of IDPs, provision of adequate time for preparation, as well as the need to ensure security of tenure in an alternative settlement, are priorities.
- 75% of the households were female headed while 20% were male headed. 90% of female headed households were dependent on day labour in the host community to ensure an income for their family. This livelihood option would be disrupted in case of eviction. 5 % are child-headed households.
- The majority of the respondents originate from Lower and Middle Shabelle (40.4% and 30.4% respectively). 48% of the respondents were displaced during the 2011 drought. 35% expressed their willingness to return to their places of origin.
- Some residents expressed fears over the presence of police settling among them (reportedly due to lack of affordable housing and the fact that Darwish is public land).

According to the respondents, 65% received humanitarian assistance during their stay in the settlement, especially food security support and NFIs. However, humanitarian needs remain:

- **WASH:** The most common source of drinking water was communal access to piped water with one tap within the settlement. The IDPs collectively collected money for the pipe extension and each 20 liter jerry can is obtained at 1000 Somali shillings. IDPs use communal toilets which are almost filled. 20HHs share one communal latrine and IDPs contribute 10USD to reconstruct the latrines.
- **Health and disability:** 7% of the respondents reported to have ill family members. Among them are 4% with chronic illness and 12% with disability. Only 45% of the IDPs are aware of where to obtain free medical support.
- **Protection:** 100% of the respondents lacked secure land tenure and did not possess any land titles or agreements to support their occupancy. Land tenure therefore on an alternative site for settlement is a priority to avoid secondary forced evictions.

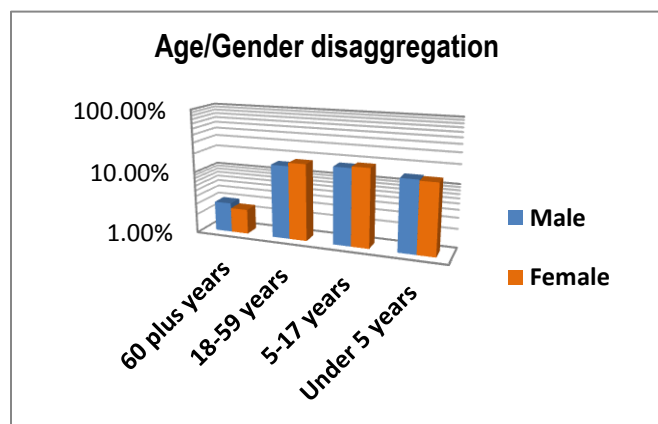
General information and Methodology

In response to the imminent risk of forced eviction and following a request by authorities, a pre-eviction assessment was conducted in the Darwish IDP settlement located adjacent to the Federal Parliament building in Mogadishu's Howl-wadag district. The objective of this assessment was to gather information at household-level to better understand needs of the communities at risk to inform advocacy and responses to ensure a lawful eviction process as much as possible.

The sampling frame of this assessment was formed based on pre-assessment field visits and interviews with IDP leaders and district authorities. 519 HH (3250 individuals) were interviewed at the household level. The findings have a 95% level of confidence, while a 5% margin of error remains. The HH survey was conducted using mobile technology and the Mobenzi platform by the enumerators from the participating partners. The assessment tool was provided by the Somalia Protection and Shelter Clusters.

Summary of findings

Demographic profile



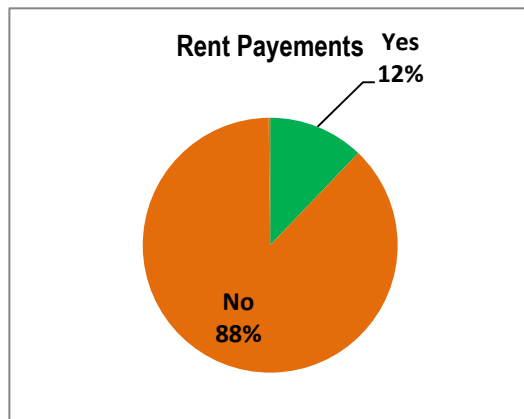
The proportion of males (49%) and females (51%) is almost evenly split. The average household size is estimated at six individuals (standard deviation of two). Children under the age of 18 make up 63% of the population. 75% are female-headed households with 90% dependent on daily labour in the host community, while 20% are male headed households. 5% of the households reported minors being the head of the household.

Persons with specific needs

44% of the households living in Darwish IDP settlements reported at least one person in the household with specific needs/vulnerability. 12 % are persons with physical disability. Others are elderly (8%), lactating children (9%), sick children (7%), people with chronic illness (4%), people with mental health problems (1%), traumatised survivors of violence (1%) and others (2%).

Type	Individuals with special need	Average number of individuals/HH special need
Disability	60	12%
Elderly	43	8%
Lactating children	49	9%
Sick children	38	7%
People with chronic illness	18	4%
People with mental health problems	4	1%
Traumatized survivors of violence	6	1%
other	12	2%

Rent payments

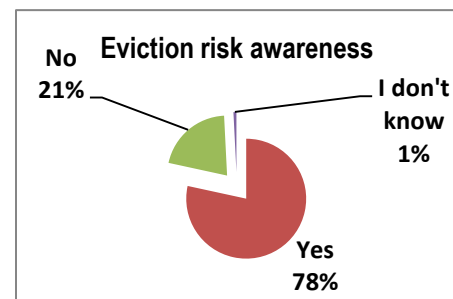


According to the respondents, 12% pay rent and 88% reported that they don't pay rent.

48% of the IDPs who pay rent reported monthly rent payment of 0-2 US dollars to a community leader in the settlement. 47% of the IDPs who pay rent reported to pay on quarterly basis, whereas 5% of the respondents pay annually. Despite paying rent, the IDPs lacked rental agreements to secure their tenure and were only issued with payment receipts. Therefore, rental payments cannot be considered to protect against forced evictions.

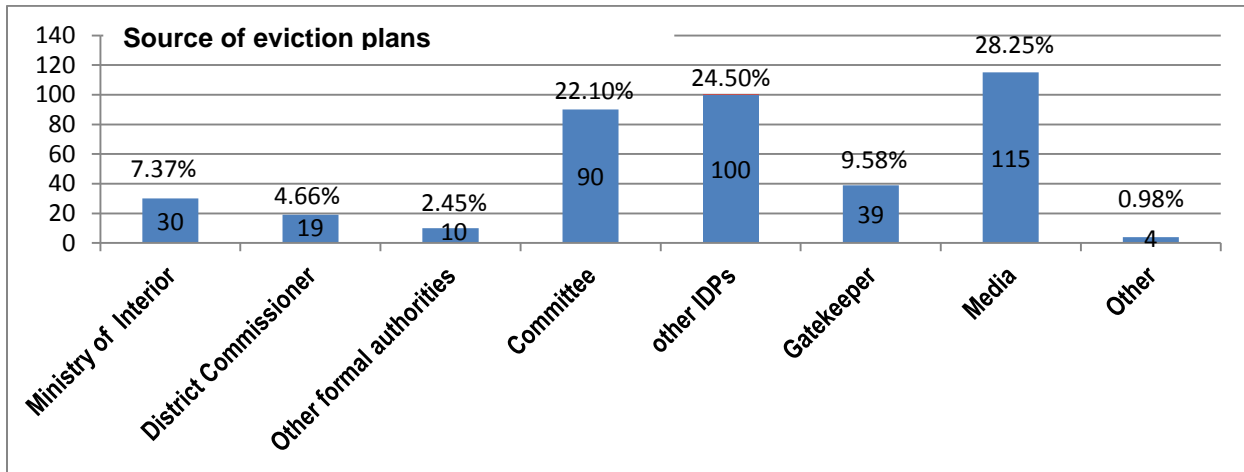
Awareness on eviction plans

The majority of the households (78%) are aware of the forced eviction risk in their settlement. Only 21% of the respondents reported that they were not aware of any evictions plans. 24% of the households learnt about the eviction plans from the media. 22% of the respondents heard it from other IDPs with in their settlement. The figure below illustrates different sources of information on



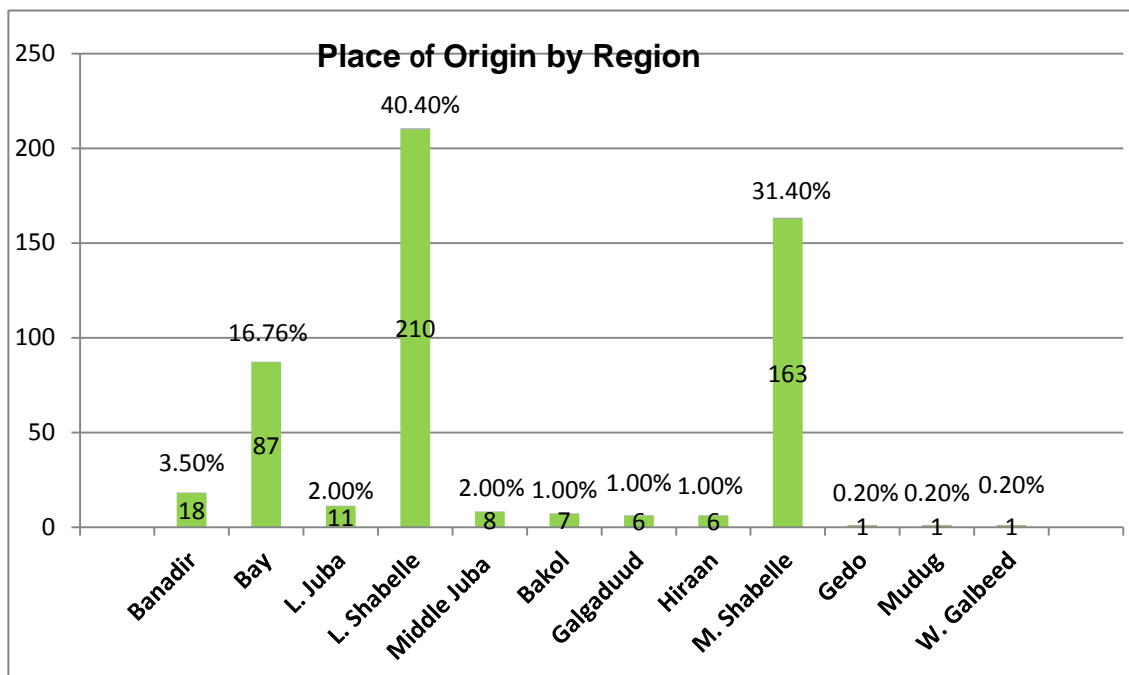
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eviction plans.



Place of Origin

The largest proportion of the IDPs living in Darwish are from Lower and Middle Shabelle, 40.4% and 31.4% respectively. Bay region was named as place of origin for 17% of the Darwish IDPs. 3.5% originate from Banadir itself.



Jowhar district in Middle Shabelle is most common district of origin with 28% of the assessed population. Baidao in Bay is place origin to 14.3%, followed by Qoryooley in Lower Shabelle with 14%. Marka and Afgoye make 8% and 6.2% respectively.

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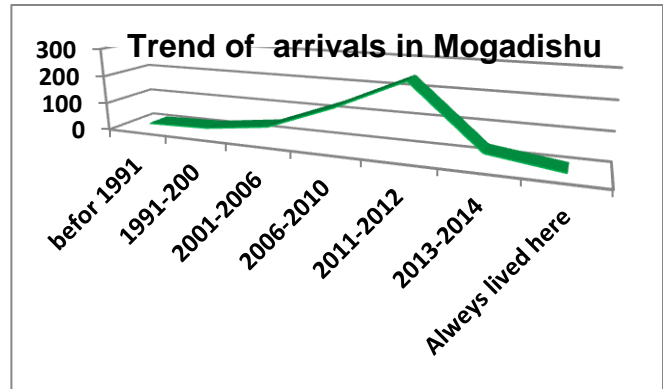
Below table provides an overview of regions and districts of origins.

Region	Districts	No. of households reported	Percentage per district
Banadir	Abdiaziz	7	3.5
	Bondhere	1	
	Hamar Jajab	3	
	Heliwa	3	
	Howl-wadaag	2	
	Warta Nabada	2	
Middle Shabelle	Adan Yabal	4	31.4
	Balcad	14	
	Jowhar	145	
Lower Shabelle	Afgooye	32	40.4
	Barawe	14	
	Qoryooley	74	
	Marka	40	
	Wanla wyen	49	
Awdal	Borama	1	0.2
Bay	Baidao	73	16.67
	Buur hakawa	12	
	Diin soor	1	
	Qansax Dhere	1	
Galgaduud	Ceel Buur	4	1
	Ceel Dheer	3	
Hiran	Beled weyne	5	1
	Jalalaqsi	1	
Lower Juba	Afmadow	1	2
	Jamame	3	
	Kismayo	7	
Bakol	Rab Dhuure	1	1
	Tayeeglow	2	
	Xudur	2	
	Wajid	2	
Gedo	Luuq	1	0.2
Waqooyi Galbeed	Qardho	1	0.2
Middle Juba	Saakow	5	2
	Buale	3	

Duration of displacement

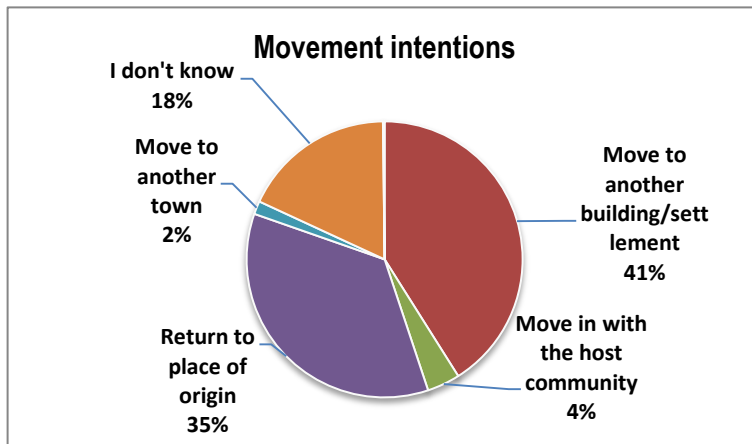
While over 40% of the assessed IDPs arrived between 1991 and 2010, the peak year for arrivals was 2011 with 48% due to the drought. A drastic reduction of arrivals was noted after 2013. The majority of the IDPs (58%) reported that they lived in Darwish settlement for five years. 17% of the households reported to have lived in the settlement for seven years. Only 1% of the IDPs lived in the settlement for less than two years.

Year of Arrival in Mogadishu	No. households	%
before 1991	15	2.8
1991-200	21	4
2001-2006	50	9.6
2006-2010	140	27
2011-2012	248	47.8
2013-2014	39	7.5
Always lived here	6	1.2



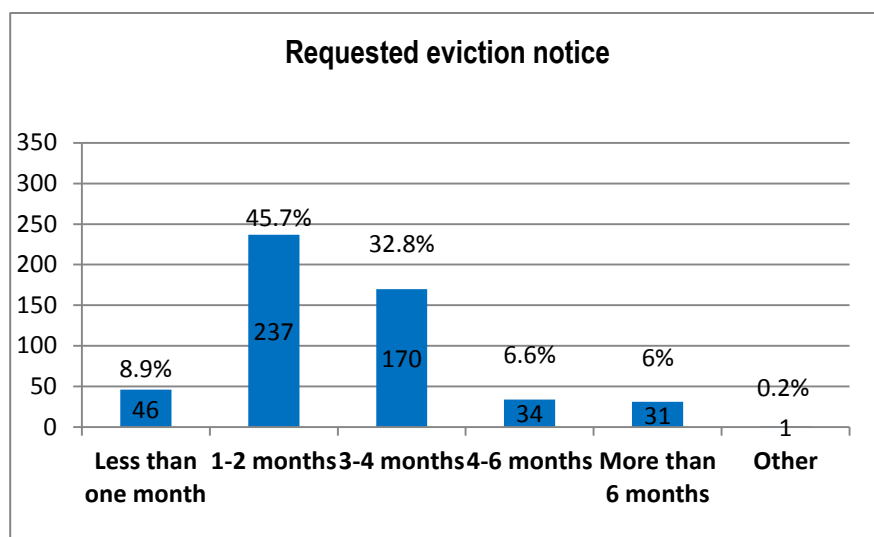
Intentions and preparedness

41% of the respondents reported to have taken measures in case of an eviction. The majority of the households (59%) reported to have no measures taken. 77% identified another place to settle, whereas 11% sent some family members to place of origin as coping mechanism. 5% reported to have saved some money to support the move in case of eviction, while 2% are willing to sell their household items.



A large proportion (41%) of the IDPs are planning to move to another IDP settlement in case of an eviction and subsequently continue living in other IDP settlements. 35% expressed intentions to return to place of origin, while 4% expressed interest in integrating with the host community. 18% of the assessed IDPs do not have options and don't know what to do and where to go in case of eviction.

Over 83% of the respondents have plans for their current belongings. According to the respondents, 43% are planning to bring with them in case of eviction. 27% reported to leave them behind for lack of capacity to carry with them while 8% are willing to sell them. 6% are willing to give them away.



IDPs require time for sufficient preparation to vacate from the settlement in case of eviction.

The majority of the responding IDPs (45.7%) requested that they be provided with a 1-2 months' notice to plan/prepare before eviction. 32% requested for 3-4 month, while 7% requested for 4-6 months' notice.

Access to humanitarian assistance, livelihoods and community structure

Overall, 65% of households reported having received humanitarian assistance, whilst 35% reported the opposite¹. The majority of the households (74%) reported that they do not receive any assistance now, while 17% do. 59% of the assistance reported was provided by humanitarian organisations and 6% by the government.

According to the respondents, 60% of the households received food assistance while 19% of the settlement received NFI's. 11% also reported receiving a supply of clean drinking water.

What	No. of households	%
Buul with 1 layer	223	45%
Buul with 2 layers	218	42%
Buul with more than 2 layers	41	8%
Vernacular Buul	27	5%
Tent	0	%
Timber frame/plastic sheeting	0	%
corrugated iron Sheet shelter	0	%
Timber shelter	0	%
Solid Wall house	0	%
House	0	%

On average, there are 6.26 persons per household and each household occupies 1.87 buuls. All shelter are categorized as buuls, the majority with one or two layers only.

In case of eviction, access to current shelter will be lost and communities would require shelter support in re-building buuls or improved shelter in the new location.

¹ These figures need to be interpreted with care, as underreporting is common in order to receive additional support.

Source of Income	%
Day labour	83%
Small business	5%
Other work/Other source of income	4%
Farming and/or livestock	3%
Allowance/community support	1%
Salaried job government	1%
Salaried job humanitarian aid	1%
Salaried Job private	1%
Handicraft work	1%

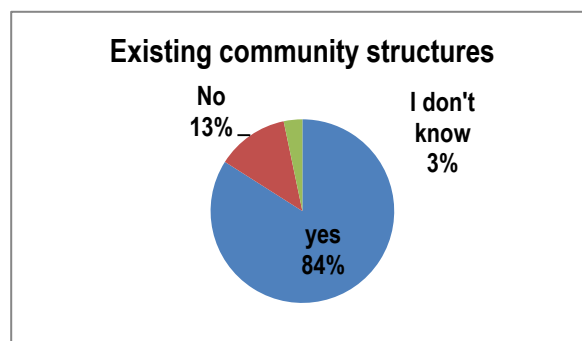
According to the respondents, the main source of income or household gain in the past month has been day labour. 83% source income through daily labour in the host community.

5% of the respondents reported to source their income through small businesses.

53% of the respondents reported that no member of their household undertook any work for pay, profit, or household gain in the last month, while 46% reported to have some of their family members who worked for profit during the same period. 42% of the members who engaged in work were the head of the households. On average, they walk 30 minutes daily to access work.

84% of the respondents reported that there are community structures within the IDP settlement.

According to the respondents, the committee fulfils a role in providing security and informs the community and undertakes consultations.



Conclusions and Recommendations

An estimated 3000 households are at risk of forced eviction from Darwish settlements in Howl-wadag district of Mogadishu.

The cost of forced eviction and losses it causes cannot easily be quantified or measured. However, the following will be consequences:

- Risk of re-newed displacement and disruption of durable solution processes of IDPs. This creates a vicious circle of emergency for IDPs. With every secondary displacement, as it is case of forced eviction, the community capacity to work towards ending their displacement decreases. This will increasingly become an obstacle to sustainable development as well an impediment to community-based reconciliation.

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- Disruption of livelihoods and daily income of IDP families
- Loss of shelter, as most IDPs live in buuls, and access to services available in or near Darwish settlements
- Loss of earlier humanitarian investments in Darwish settlement

Mindful that forced evictions always increases protection risks especially when they are carried out or enforced by use of harassment, intimidation, threats and even physical violence. Such conduct will result in even increased vulnerability and heightened risk of loss or destruction of property. Due to the imminent and disruptive nature of forced evictions, IDPs regularly opt for risky coping strategies.

While an eviction may be justified if it is undertaken for a legitimate purpose that can be justified by compelling and overriding public interest, due process as set out in the eviction guidelines needs to be abided by. This is in the interest of authorities, IDPs and humanitarian partners alike. Authorities have the primary responsibility to ensure a lawful eviction process and notably to provide for a suitable and adequate alternative. The findings of this assessment can support authorities in this endeavor. Humanitarian organisations and donors should support authorities.

Six key recommendations

1. **Prevention of the eviction:** Authorities ensure that the eviction of the IDPs from Darwish is only effectuated if no other feasible alternatives exist, through which the eviction could be prevented. If it cannot be prevented, authorities need to ensure that adequate justification is provided to IDPs and adequate notice is given to them in line with their expressed needs for preparedness.
2. **Due eviction process:** Authorities ensure that due process is applied and in accordance with eviction guidelines. This includes inter alia adequate notice period, the full participation of IDPs throughout the entire process, and notably the need to identify suitable land alternatives for evictees. Protection Cluster partners should support authorities in ensuring such a due process as much as possible.
3. **Abstain from use of force:** Authorities must abstain from resorting to use of force to effectuate the eviction under all circumstances.
4. **Tenure security:** In order to reduce the risk of forced evictions and the drastic consequences for the communities and authorities alike, authorities and humanitarian/development organisations must work together to improve tenure security in Mogadishu, through land agreements or better through title deeds. Improved tenure security will be more conducive to humanitarian and development investments. For Darwish in particular, if the eviction cannot be averted, all efforts must be taken provide improved tenure security to IDPs in their location.
5. **Referral for voluntary returns:** IDP HHs who expressed an interest in return to their places of origin should be referred to participating partners of the Somalia Return Consortium for their follow and eventual facilitation of voluntary return should conditions permit.
6. **Coordination of humanitarian response:** A multi-sectoral response will be required should the eviction be effectuated. The eviction will create humanitarian needs notably for protection,

shelter/NFI, WASH and continued access to health services, food and nutrition centers as well as livelihoods need to be ensured.