Thoughts on:

Sustaining Wealth Creation through Health Solutions and Partnerships:
Building in safety and Safety in Buildings.

GREEN BUILDING

by

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The UK's Department for International Development (Nigeria) DFID, is responsible for managing the British Government's contribution to development in Nigeria, with the objective of supporting efforts at federal and state level to reduce poverty, achieve the Millennium Development Goals (MDGs) through collaboration and strategic interventions that can help manage resources more effectively and efficiently. Our interventions are within 3 broad thematic areas:

Governance + Economic Growth + Human Development

Threats

1. In developing countries of which Nigeria is typical , the level of urbanization is expected to increase to 39.5% by the end of this century and to 56.9% by 2025.

2. In 2007, the world's population living in towns and cities surpassed 50% for the first time in history and this proportion is growing.

3. Rapid, unplanned and unsustainable patterns of urban development are making developing cities focal points for many emerging environment and health hazards.

4. Nigeria is on a trajectory of likely having the most poor people in any country by 2030

5. Recent McKinsey research indicates that 577 'middleweights' (cities with populations of between 150,000 and ten million), will contribute more than half of global growth to 2025, gaining share from today's megacities. See 'Urban World: Mapping the Economic Power of Cities' (McKinsey Global Institute, March 2011)

Vision for Health and Safety:
1997 Rio Declaration

Mankind demonstrated an understanding of the relationship between population & economic growth , urbanisation and the consequences upon health and poverty when it agreed on the Rio Declaration on Environment and Development stating some of the principles as follows:

1. People are entitled to a healthy and productive life in harmony with nature.

2. To achieve sustainable development, environmental protection shall constitute an integral part of the development process not isolated from it.

3. Eradicating poverty and reducing disparities in living standards in different parts of the world are essential to achieve sustainable development.

4. Peace, development and environmental protection are interdependent and indivisible

Concerns

In 40 years of rapid urbanization including the massive agglomeration of people and activities we note the following:

1. Gentrification and urbanization appears to have progressed without much regard to the principles of sustainable development. Hence as we are *meeting the needs of the present we appear to be compromising the ability of future generations to meet their own needs.*

2. In spite of such large economic growth there is evidence of increasing poverty and inequality, as in limited access by majority to finance, security and quality services including health and education.

3. the inability of the various urban governments to promptly and effectively evacuate solid wastes which continue to pile up as soon as they are evacuated because of the density of urban living;

4. the non-accessibility to safe and potable drinking water which has in turn driven urban residents to the use of unsanitary water

5. Urban living is increasingly became intolerable reflected in overcrowded housing units generally unsanitary environments , Prevalence of water-borne diseases among urban residents and general threats to physical Security of life and property

Causes

- Inadequate provision and management of environmental infrastructure - Unrepaired water pipes, inability to generate sufficient funds, erratic power supply, and poor management.
- Insufficient waste management services - a low solid waste collection rate has resulted in illegal dumping, blocked drains, disruption of business in commercial areas, reduced road space, and localised air pollution due to neighbourhood incineration.
- Flooding exacerbated by uncontrolled urbanisation - much of the city has no storm drains, sewers or gutters. This lack of drainage, combined with shallow valley floors, increasing poor solid waste management, has resulted in at least ten devastating floods in the last 70 years in Ibadan for example. These are worsened by settlement in flood plains and deforestation of hillsides.
- Poor environmental health - inadequate water supply, water pollution, poor refuse disposal, crowded and sub-standard housing, contaminated food, and disasters such as flooding have resulted in high health risks for Ibadan's residents. As an extreme example, a cholera epidemic claimed over 10,000 victims in the early 1970s.
- Exclusion of critical stakeholders in the identification, development and implementation of urban development options has contributed to the lack of lasting solutions to safe building challenges
- Frequent changes of government policy have hampered timely implementation of consistent building and health related policy.

Responsible Co-operation and co-ordination

- Building and safety therefore implies a nexus between Economic Growth and Human Development which can be achieved only through collaboration and cooperation.

- Current challenges can be addressed through a more collaborative approach to urban development between all levels of government, business and civil society, on the basis of a shared vision of sustainable development

- Failure in building capacities in urban environmental planning and management on a broad-based stakeholder participatory approach is largely responsible for the huge building and safety challenges faced in Nigeria.

- Providing and sharing (health and safety) Managing information to stakeholders and taking account of the general principles of prevention.

Broad Policy Imperatives

1. Developing a more detailed understanding of urbanisation trends over the next 20 years or so.

2. Demonstrating an urban focus for state and local governments e.g building better sewage or mass transit systems, or generating additional employment opportunities in the service industries.

3. Strengthening **municipal governance** (a *sine qua non* for effective delivery of urban services and growth). Unfortunately our state and local government arrangements have not helped in achieving this. (Lagos City Council/Ibadan City Council of the past)

4. Land Use reform, which is often a priority intervention in reducing urban poverty and ensuring sustainable devleopment .

5. Demonstrating the cost-benefit analysis of planning ahead now versus retrofitting at a later date. This is particularly relevant to states, where much infrastructure is yet to be built, and there is a window of opportunity to plan ahead (both in terms of projected demand for services and infrastructure, and in terms of low-carbon growth).

Recommendations

1. Ensure broad-based stakeholder involvement in city development strategies.
    - Construction
    - Health
    - Energy
2. Participatory problem-solving through inclusive processes and pro-poor governance.
3. Mobilisation of local resources and commitment.
4. A framework for capacity development and support for institutions leading to better implementation.
5. Mainstreaming health and environmental concerns in urban planning and management.

Specific Building Related

- Clearer Responsibilities for all
- Builders Consultation with employees, health specialists, others
- Safe plant and equipment
- Safe handling and use of substances
- Information, instruction and supervision
- Competency for tasks and training
- Accidents, first aid and work-related ill health
- Monitoring
- Emergency procedures – fire and evacuation
- Setting Standards to be achieved

Thanks